

CITY OF OBETZ
RECORD OF PROCEEDINGS



REGULAR MEETING OF MAY 11, 2026

The regular meeting of May 11, 2026 was held at 6:00 PM in Council Chambers at the Government Center, 4175 Alum Creek Drive, with Mayor Angela Kirk presiding.

ROLL CALL

Mayor Kirk called the roll. Mr. Michael Flaherty – present; Mr. Robert Kramer – present; Mr. Guiles Richardson – present; Mr. Derek Varney – present; Mr. Mike Kimbler – present; Mr. Todd Gibbs – present. Also present were Gene Hollins, Esq., Law Director; Joe McDaniels, Esq., Assistant Law Director; Mike Confer, Police Chief; Stacey Boumis, AICP, Clerk, and, Rod Davisson, Esq. City Administrator.

MINUTES

Mayor Kirk called for a motion to approve the minutes of the April 27, 2026 meeting. Motion made by Mr. Richardson; seconded by Mr. Flaherty. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried.

ORDINANCES

First Readings

No first readings.

Second Readings

Ms. Boumis read the title of Ordinance 28 – 26: An Ordinance To Rezone All Of Or A Portion Of Tax Parcels 152-002313, 152-002314, 152-001744, 152-001841, 152-001847, 152-001848, 152-002315, 152-002316 From Planned Unit Development To Planned Residential District And To Rezone All Of Or A Portion Of Tax Parcels 152-001749 And 152-001753 From Exceptional Use To Planned Residential District. Mayor Kirk stated the public hearing is scheduled for May 26th.

Ms. Boumis read the title of Ordinance 27 – 26: An Ordinance Amending The Membership Fee Schedule For The Obetz Athletic Club, Establishing Fees For Member Use Of Golf Simulators And For Personal Training Sessions, And Declaring An Emergency. Mr. Davisson reviewed the proposed fees. He stated there has been no increase in the rates since the OAC was built. The OAC loses approximately \$250,000 per year. There is a large investment in the simulators and equipment. The City studied other rates and looked at fees to use other simulators. If Council wants the facility to continue to operate, they need to adjust the rates. Even with a rate adjustment, the new rates are below market. Mr. Dan Raver, a resident, addressed Council. He stated he uses the OAC twice a day. He asked if event revenue generated by Fortress Obetz was used to fund the OAC. He then stated during large events, parking at the OAC is impossible. There are about ten times a year that parking is not possible or the facility is closed. Mayor Kirk stated the revenue from events is not huge and all the money goes into a single pot. Mr. Raver

stated the OAC is a huge community service. He acknowledged the City should have increased rates years ago. Mayor Kirk stated residents have said outsiders need charged to use the simulators or should not be able to use them. Mr. Raver asked about the winter golf league rates. He then stated he is not opposed to a rate increase at the OAC but the City cannot generate more revenue with less people. Mayor Kirk, Council, and Mr. Raver continued to discuss fees at the OAC including fees for using the golf simulators.

Greg McDowell, a resident, stated a lot of people use the golf simulators for practice and don't play games. The charge should be a per person charge. He then stated the two-hour time block is good. He will hit a few balls; then work out for a few minutes then go back to the simulator.

Mayor Kirk stated people complain they can't get into the simulators. Mr. McDowell discussed public notice of the rate increase. Mr. Davisson provided a background on costs of Obetz facilities and programs. He stated the City cut over \$600,000 from the budget. The cost of programs must increase. He then stated this is a direct result of the safety levy failure. The police still need paid. Services will now cost more. If revenue increases, rates can be adjusted. Mayor Kirk, Council, and Mr. Davisson discussed scheduling, maintenance, and revenue at the OAC. They also discussed pricing. Mr. Varney asked Mr. McDowell what his recommendation is. He stated residents should be charged \$10 per hour per person and non-residents should pay double.

Robert Windsor addressed Council. He stated he has been an OAC patron for four years. He stated when he has talked to other patrons regarding the rate increase, they said they would go somewhere else. He stated there should be a membership tier that includes simulator usage. He then stated the OAC is closed down for five days during ZucchiniFest. Members of the public in attendance continued to discuss the proposed golf simulator fees. They expressed concern over the proposed rate increase, stating the proposed rate is too high and will exclude people from being able to play. They also asked if other program rates are increasing. Mayor Kirk stated yes, starting with fees to play spring sports. Mayor Kirk stated she was trying to be a good steward of public money. Mr. Davisson stated this was second reading only and Council did not have to vote on anything tonight.

Third Readings

Ms. Boumis read the title of Ordinance 21 – 26: An Ordinance Authorizing The Issuance Of Not To Exceed Five Million Eighty Thousand Dollars (\$5,080,000) Of General Obligation Limited Tax, Taxable Notes In Anticipation Of The Issuance Of Bonds, In One Or More Series; Acquiring Land And Interests In Land Located In The City Of Obetz; Reimbursing The City For Any Moneys Advanced For Such Purposes; Authorizing A Purchase Agreement, If Necessary; Providing For Costs Of Issuance Associated With The Issuance Of The Notes; Refunding Notes Previously Issued For Such Purpose; And Declaring An Emergency. Mr. Davisson stated this is a refinance, not new debt. The notes can be turned into bonds when the projects are complete. Mayor Kirk called for a motion to adopt Ordinance 21 – 26. Motion made by Mr. Flaherty; seconded by Mr. Gibbs. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried.

Ms. Boumis read the title of Ordinance 22 – 26: An Ordinance Authorizing The Issuance Of Not To Exceed Three Million Seventy-Five Thousand Dollars (\$3,075,000) Of Special Obligation Nontax Revenue Taxable Notes In Anticipation Of The Issuance Of Bonds, In One Or More Series, For The Purpose Of Acquiring Land And Interests In Land And Any Existing Buildings And Facilities Upon Such Land For The Purpose Of Redevelopment, Constructing A New Building Or Buildings Or Other Facilities For Commercial Use, And All Necessary Improvements And Appurtenances Related Thereto; Reimbursing The City For Any Moneys Advanced For Such Purposes, If Necessary; Authorizing A Purchase Agreement, If Necessary; Providing For Costs Of Issuance Associated With The Issuance Of The Notes; Refunding Notes Previously Issued For Such Purposes; And Declaring An Emergency. Mr. Davisson stated this is money to fund Orchard 38. The note will be converted to a bond once construction is complete. Mayor Kirk called for a motion to adopt Ordinance 22 – 26. Motion made by Mr. Gibbs; seconded by Mr. Kimbler. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried.

Ms. Boumis read the title of Ordinance 23 – 26: An Ordinance Authorizing The Issuance Of Not To Exceed One Million Five Hundred Thousand Dollars (\$1,500,000) Of General Obligation Limited Tax, Tax-Exempt Notes In Anticipation Of The Issuance Of Bonds, In One Or More Series, For The Purpose Of Acquiring And Constructing Public Utility Improvements Including But Not Limited To Any Necessary Road, Sidewalk, Landscaping And Related Improvements And Appurtenances Thereto; Acquiring Land And Interests In Land Located, In The City Of Obetz, Necessary For Such Improvements; Reimbursing The City For Any Moneys Advanced For Such Purposes; Authorizing A Purchase Agreement, If Necessary; Refunding Notes Previously Issued For Such Purposes; And Declaring An Emergency. Mr. Davisson stated this is money to underground electric downtown. The City has received a proposal back from AEP and the costs are over \$3 million which is significantly more than the note. Mr. Davisson stated Council would need to come up with an additional \$1.5 million if they want to proceed. Council discussed options including scaling back the project. Mayor Kirk stated it does not make sense to move forward including a scaled back version. Mayor Kirk called for a motion to adopt Ordinance 23 – 26. Motion made by Mr. Flaherty; seconded by Mr. Kramer. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried.

Emergencies

Ms. Boumis read the title of Ordinance 31 – 26: An Ordinance Authorizing The Director Of Finance To Make Payment On Contracts With Columbia Gas And IGS Ventures, Inc. And Declaring An Emergency. Mr. Davisson stated this is a then and now. The City is selling more gas than originally estimated. Mayor Kirk called for a motion to suspend the rules regarding the adoption of Ordinance 31 – 26. Motion made by Mr. Flaherty; seconded by Mr. Gibbs. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried. Mayor Kirk called for a motion to adopt Ordinance 31 – 26. Motion made by Mr. Richardson; seconded by Mr. Flaherty. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried.

Ms. Boumis read the title of Ordinance 32 – 26: An Ordinance To Approve Changes To The 2026 Appropriations For The Current Expenses And Other Expenditures Of The City Of Obetz. Mr. Davisson stated the additional appropriations cover facial recognition software for the police department, tuition reimbursement, training classes, supplies, and a CPR/AED/first aid instructor kit. Mayor Kirk called for a motion to suspend the rules regarding the adoption of Ordinance 32 – 26. Motion made by Mr. Richardson; seconded by Mr. Gibbs. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried. Mayor Kirk called for a motion to adopt Ordinance 32 – 26. Motion made by Mr. Flaherty; seconded by Mr. Richardson. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried.

MAYOR'S REPORT

Mayor Kirk stated the next Council meeting is Tuesday, May 26th due to the Memorial Day holiday. She then discussed recent events including the mother/son picnic. She then stated she went to the Ohio Statehouse with Becky Dixon. State Representative Lawson-Rowe introduced a bill to name a portion of I-270 the Chris Dixon Memorial Highway.

COMMITTEE REPORTS

Mr. Varney stated Committee of the Whole meetings are at 5:00 PM, before the first Council meeting of the month. Council does not want to make decisions in a silo. He encouraged people to attend.

ADMINISTRATION'S REPORT

Mike Confer, Police Chief – Chief Confer stated the speed trailer is up and running. Mayor Kirk stated she wants it moved to Mathews Avenue.

Gene Hollins, Esq., Law Director – Mr. Hollins stated an executive session is needed.

Stacey Boumis, AICP, Community Services Director/Clerk – Ms. Boumis stated the Planning and Zoning Commission meets May 13th.

Rod Davisson, Esq., City Administrator – Mr. Davisson stated he had nothing additional.

OLD BUSINESS

No old business.

NEW BUSINESS

No new business.

REMARKS FROM THE AUDIENCE

No remarks.

EXECUTIVE SESSION

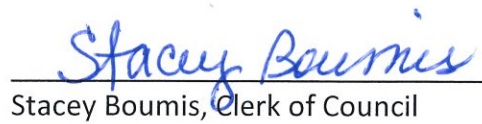
Mayor Kirk called for a motion to go into executive session under ORC 121.22(g)(1) and (g)(3) to discuss personnel and pending litigation. Motion made by Mr. Flaherty; seconded by Mr. Gibbs. Voting as follows: Mr. Richardson – yes; Mr. Kimbler – yes; Mr. Flaherty – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried. Council went into executive session at 7:33 PM. Council returned from executive session at 8:40 PM with all six members present.

ADJOURNMENT

Mayor Kirk called for a motion to adjourn. Motion made by Mr. Gibbs; seconded by Mr. Kimbler. All ayes. Council adjourned at 8:41 PM.



Mayor Angela M. Kirk



Stacey Boumis, Clerk of Council