

**CITY OF OBETZ
RECORD OF PROCEEDINGS**



REGULAR MEETING OF MAY 26, 2026

The regular meeting of May 26, 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; Rob Rigby, Deputy Police Chief; and, Stacey Boumis, AICP, Clerk.

MINUTES

Mayor Kirk called for a motion to approve the minutes of the May 11, 2026 meeting. Motion made by Mr. Gibbs; 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.

SWEARING IN CEREMONY

Mayor Kirk swore in Christopher Green, Jr. to the position of police officer.

ORDINANCES

First Readings

No first readings.

Second Readings

No second readings.

Third Readings

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. Varney stated the Council Committee of the Whole held a meeting to discuss the proposed rate increase. Following that meeting, Council heard public comments at the last Council meeting. Based on public feedback, Mr. Varney proposed changes to the ordinance. He stated the required 2 hour reservation block for the golf simulators should be decreased to a minimum 1 hour reservation block. The cost to reserve a 1 hour block should be set at \$25 for residents and \$50 for non-residents. Up to four people can use the simulator at once. He then stated that if demand decreases, Council can reexam the fees. Mr. Flaherty stated he looked at five different golf simulator rentals. The proposed rate of \$25 per hour is the cheapest price he found. Mayor Kirk stated one of the projectors is down. It is between \$6,000 to \$8,000 to replace a projector. She then stated Council should consider allowing senior residents (65 and older) to use the simulators for \$20 per hour.

Mayor Kirk then stated Ms. Doddroe needs time to get staff ready for the changes and requested implementation of the rates get changed from June 1 to July 1. Council discussed the Mayor's recommendation regarding senior rates to use the simulators. Mr. Varney stated residents have been upset that they cannot get on the simulators. He also stated that people have been reserving time and not showing up. Mayor Kirk stated payment is due when a simulator is booked and there are no refunds. She then stated both resident and non-resident rates have been increased.

Mr. Hollins stated Council will need to move to amend the table in Section 2 of the Ordinance as follows: (1) change 2 hours to 1 hour; (2) change the rate for a resident member from \$50 to \$25 for per hour; (3) change the rate for a non-resident member from \$100 to \$50 per; (4) add a rate for a resident senior (65 and older) the rate being \$20 per hour. Council will also need to amend Section 4, making the start date of the new rates July 1 rather than June 1. Motion to amend Ordinance 27 – 26 as stated by Mr. Hollins made by Mr. Kramer; 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.

Mayor Kirk called for a motion to adopt Ordinance 27 – 26 as amended. 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 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 opened the public hearing. Wes Young, representing The Fischer Group/Grand Communities (Fischer) gave a presentation. He discussed the company history. Fischer was founded in 1980 and is still a private family business in nine areas. Fischer expanded into Columbus in 2008 and is currently active in three communities. He discussed why Fischer wants to develop in Obetz including the quality of the schools and City amenities. Mr. Young showed the proposed subdivision layout and circulation plan. There are 346 homesites – 174 homesites will be in the Maple Street collection starting at \$450,000 to \$475,000; 52 homesites will be in the Designer collection starting at \$590,000 to \$625,000; and, 120 homesites will be paired patio homes. The paired patio homes will be maintenance free starting at \$375,000 to \$400,000. Fischer is introducing a new paired patio product, the Wilder, as a part of that collection.

Mr. Varney asked about masonry on the homes facing road A. Mayor Kirk stated just stone is desired on the homes facing road A, not brick. Mr. Young stated Fischer would like to use brick and stone both and can commit to all homes along road A having brick or stone to the first floor window sill as well as four sided architecture. Mr. Kramer stated he does not want all the homes to look the same. Council discussed the architecture of the homes. Ms. Boumis stated the development text does not have the architectural commitments desired by Council. Mr. Young stated he will need to go back and get approval from corporate for anything more than what was

presented.

Lisa Bush, a Rathmell Road resident, stated it is hard to get out of her house. Mr. Kramer stated the roundabout should make it easier. Mayor Kirk stated the internal roads will handle a lot of the traffic and minimize traffic on Rathmell Road. Steve Combs, pastor at Leave a Mark Church, stated he is excited about what is happening in Obetz. The Church celebrates its 20th anniversary in February. Dave Humphries, a resident, stated there has been a lot of development over the last 15 to 20 years. He stated the roads should be wider to allow parking on both sides of the street. Barbara Machack, a resident in Fairchild Estates, stated driveways should be longer to accommodate more parking in driveways if there is only going to be parking on one side of the street. No additional public comment.

Mayor Kirk and Council discussed the site plan. Mayor Kirk and Council thought the site plan was acceptable. The only issue is architecture. Mr. Kramer stated he wants variation. Mayor Kirk and Council agreed that stone should be used on the entire front first floor elevation.

Mayor Kirk called for a motion to table Ordinance 28 – 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.

Emergencies

Ms. Boumis read the title of Ordinance 33 – 26: An Ordinance To Approve Changes To The 2026 Appropriations For The Current Expenses And Other Expenditures Of The City Of Obetz. Mr. Hollins reviewed the proposed appropriation changes. Funds will be used for police uniforms, Alum Creek Drive paving, expenses related to a recent sewer backup, and the notes reissuance. Mayor Kirk called for a motion to suspend the rules regarding the adoption of Ordinance 33 – 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. Mayor Kirk called for a motion to adopt Ordinance 33 – 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.

Tabled

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. Mayor Kirk called for a motion to remove Ordinance 23 – 26 from the table. 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. Mr. Hollins stated that due to project is not moving forward so Council should vote “no” on the legislation. Mayor Kirk called for a motion to adopt Ordinance 23 – 26. Motion made by Mr. Kramer; 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.

MAYOR’S REPORT

Mayor Kirk stated the City attended the Lockbourne Memorial Day parade. It was a nice event. She then stated the City has been busy getting ready for ZucchiniFest and Independence Day events.

COMMITTEE REPORTS

Mr. Varney stated there will be a Committee of the Whole meeting on June 8th at 5:00 PM to discuss parking. Mr. McDaniels stated he has been looking at different approaches and will have a menu of options for Council.

ADMINISTRATION’S REPORT

Rob Rigby, Deputy Police Chief – Deputy Chief Rigby stated officers responded to 928 calls for service since the last meeting. They issued 60 citations and prepared 32 reports. He thanked Council for approving funds for a facial recognition program. It has already helped solve two theft cases. He then stated two new officers have been hired. Nic Horn is on the streets as well since school is out for the summer. Mr. Flaherty stated officers need to be on Recreation Trail when Full Throttle Thursdays are letting out.

Gene Hollins, Esq., Law Director – No report.

Stacey Boumis, AICP, Community Services Director/Clerk – Ms. Boumis stated the next Planning and Zoning Commission meeting is June 10th. She then stated the community should be excited about Lonestar. When she saw them last weekend, they put on a great show.

Joe McDaniels, Esq., Deputy Law Director – Mr. McDaniels stated he has been working on parking issues and an AI policy for staff.

OLD BUSINESS

No old business.

NEW BUSINESS

No new business.

REMARKS FROM THE AUDIENCE

No remarks.

ADJOURNMENT

Mayor Kirk called for a motion to adjourn. Motion made by Mr. Gibbs; seconded by Mr. Kimbler.
All ayes. Council adjourned at 7:38 PM.



Mayor Angela M. Kirk



Stacey Boumis, Clerk of Council