

**CITY OF OBETZ
RECORD OF PROCEEDINGS**



REGULAR MEETING OF SEPTEMBER 14, 2026

The regular meeting of September 14, 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: Gene Hollins, Esq., Law Director; E. Rod Davisson, Esq., City Administrator, Rob Rigby, Deputy Police Chief; and, Stacey Boumis, AICP, Clerk.

MINUTES

Mayor Kirk called for a motion to approve the minutes of the August 24, 2026 meeting. Motion made by Mr. Gibbs; seconded by Mr. Richardson. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried.

ORDINANCES

First Readings

Ms. Boumis read the title of Ordinance 59 – 26 : An Ordinance To Further Extend And Update The Moratorium On The Establishment And Operation Of Licensed Cultivators, Licensed Processors, And Licensed Dispensaries Within The City Of Obetz Through October 1, 2027, And Declaring An Emergency. No discussion.

Ms. Boumis read the title of Ordinance 60 – 26: An Ordinance Canceling The Regularly Scheduled Council Meetings Of November 23, 2026 And December 28, 2026. No discussion.

Second Readings

Ms. Boumis read the title of Ordinance 52 – 26: An Ordinance Approving The Recodification, Editing And Inclusion Of Certain Ordinances As Parts Of The Various Component Codes Of The Codified Ordinances Of Obetz. No discussion.

Ms. Boumis read the title of Ordinance 53 – 26: An Ordinance To Rezone Parcels 152-000851 From 152-000866, 153-000006, 153-000017, 153-000004, And 153-000030 From Community Facilities To Planned Industrial District. No discussion.

Ms. Boumis read the title of Ordinance 54 – 26: An Ordinance Approving The Final Plat For Section 2 Of The Buckstone Bend Subdivision. Ms. Boumis addressed Council. She stated there are 43 lots on the plat and the Planning and Zoning Commission recommended approval.

Ms. Boumis read the title of Ordinance 57 – 26: An Ordinance Accepting The Donation And Conveyance Of Approximately 0.084 Acres Of Real Property From CB Garage, LLC. For Public Road Right-Of-Way Purposes. No discussion.

Ms. Boumis read the title of Ordinance 58 – 26: An Ordinance Accepting The Donation And Conveyance Of Approximately 0.065 Acres Of Real Property From Riha Properties, LLC. For Public Road Right-Of-Way Purposes. No discussion.

Third Readings

Ms. Boumis read the title of Ordinance 47 – 26: An Ordinance Accepting The Recommendations Of The Tax Incentive Review Council Regarding Several City Tax Incentives. Mr. Davisson discussed the Ordinance. He stated the Tax Incentive Review Council is has members from the City of Obetz government, the Hamilton Township Schools, Groveport Madison Schools, Hamilton Township, Madison Township, Eastland Career Center, and Franklin County to review the economic development deals that Obetz has made with its corporate residents and to evaluate whether or not those corporate residents have lived up to their part of the bargain. If they have the Tax Incentive Review Council (TIRC) recommends continuing the deal. If they haven't, they can have the deal revoked. All of the Obetz businesses with tax incentives are complying. The TIRC recommends continuing the abatements. Mayor Kirk called for a motion to adopt Ordinance 47 – 26. Motion made by Mr. Richardson; seconded by Mr. Flaherty. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried.

Ms. Boumis read the title of Ordinance 51 – 26: An Ordinance Authorizing The Conveyance Of Certain City-Owned Real Property To The Big Walnut Area Community Improvement Corporation For Economic Development Purposes. Mr. Davisson explained that a Community Improvement Corporation is and why the City would transfer land to it. Mayor Kirk called for a motion to adopt Ordinance 51 – 26. Motion made by Mr. Richardson; seconded by Mr. Flaherty. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried.

Emergencies

Ms. Boumis read the title of Ordinance 61 – 26: An Ordinance To Provide For A Contracting Procedure For A New Automatic Utility Metering Infrastructure (AMI) Network For Water, Sewer, Electric, And Gas Utilities, And Declaring An Emergency. Mr. Davisson discussed the Ordinance. He explained why new meters are needed. He stated the City will be selecting a different type of meter this time with a longer warranty. Mr. Flaherty asked if electric and gas meters were also getting updated. Mr. Davisson stated yes. Mr. Davisson and Council discussed the current meters and replacing them. Mr. Varney asked if the software on the new meters works with our current system. Mr. Davisson stated yes. He further stated contractors will install the new meters. Mayor Kirk called for a motion to suspend the three reading rule. Motion made by Mr. Gibbs; seconded by Mr. Kimbler. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried. Mayor Kirk called for a motion to adopt. Motion made by Mr. Richardson; seconded by Mr. Flaherty.

Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried.

Tabled

Ordinance 35 – 26 remained tabled. Mayor Kirk called for a motion to remove Ordinance 46 – 26 from the table. Motion made by Mr. Flaherty; seconded by Mr. Kimbler. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried. Ms. Boumis read the title of Ordinance 46 – 26: An Ordinance To Rezone Parcel 152-000851 From Suburban Office And Institution To Planned Commercial District. (This was the second reading of this ordinance)

MAYOR’S REPORT

Mayor Kirk stated ZucchiniFest is over. Staff did a good job. People don’t see what it takes to put on such a large event. Next year is the 40th anniversary of the Festival and she stated she is excited to see what that looks like.

COMMITTEE REPORTS

Mr. Varney stated there was no Committee meeting tonight. There will be a Committee meeting in October.

ADMINISTRATION’S REPORT

Rob Rigby, Deputy Police Chief – Deputy Chief Rigby stated ZucchiniFest went very well. He then shared police stats. Mr. Gibbs asked if any warnings or tickets have been issued for e-bikes. Mr. Rigby stated there were no citations and one warning.

Gene Hollins, Esq., Law Director – Mr. Hollins stated he is very busy working on a number of economic development agreements and packages for the benefit of the City.

Stacey Boumis, AICP, Community Services Director/Clerk – Ms. Boumis stated the Planning and Zoning Commission meets on Wednesday.

E. Rod Davisson, Esq., City Administrator – Mr. Davisson stated the ZucchiniFest went well. Mayor Kirk stated the Fortress was number one in sports destinations in central Ohio. This goes off of the reviews and votes of the public. The reviews of the ZucchiniFest are part of that evaluation.

Mr. Davisson stated the City was able to cut ZucchiniFest expenses and save approximately \$250,000. He then discussed the Community Cup. Approximately twenty staff members participated. The City moved up a division and was able to finish second.

Next Monday there is a Charter Review Commission meeting.

He then explained to the students in attendance how Obetz government works. Obetz is a municipal corporation in the State of Ohio. There are various levels of government. The main ones are state, county, township, and municipal. Township is the oldest form of government and

the least powerful. Municipalities, of course, came along and are based on population. If you have a population of less than 5,000, you are a village. More than 5,000 is a city. We have more than 5,000, so we're a city since 2020. We operate under not only Ohio law, but in Ohio, municipalities have home rule authority, which is a terribly important concept. Home rule authority says that we can make our own rules and decide how we want our city to function within some limited guard rail. Specifically, there are two types of home rule authority. We have home rule authority for matters of local self-government, which means the citizens of Obetz could choose to have two council members or 25 council members or 50 council members; that is a matter of local self-government. They can decide not to publicly bid a project; that's a matter of local self-government. There's nothing that the State can do to us for doing that because we have coequal power with the State, meaning we have constitutional authority to do those things. Now, when it comes to the other type of local government power, our home rule power, which is police power, our laws cannot conflict in the way that there would be a constitutional conflict with the laws of the State of Ohio meaning, we could not make murder legal in Obetz.

The way Obetz makes its own laws is through its charter. The charter is like the constitution of Obetz. It lays out our very broad powers and how we will use those powers. Every so often you should go back and review the charter. Right now, the City is in the process of reviewing its charter. There is a group of residents doing the review, not Council. Council will review the recommendations of the residents and decide what changes go the public for a vote. The changes that are being proposed are largely because the State of Ohio, the State government, continues to attack and diminish the power of local government. In other words, the State of Ohio wants to tell you how things should go in your city. And, the residents of Obetz disagree with that. They think they should be able to decide how things go in their city for themselves without the State telling them how that's going to go.

Obetz has six elected Council members and one Mayor. And as you know, these folks meet a couple times a month, and you can come here and see them and talk to them. You can ask questions about what they're voting on and why they're voting on it. And, you can get explanations. And generally, I find that over the years that if you come in and ask and listen, when everybody knows the facts, the answer usually ends up being the same answer for everybody. The City solves complicated issues as a team on a regular basis and we do it better than anybody.

OLD BUSINESS

No old business.

NEW BUSINESS

Mayor Kirk stated she has a new appointment to the Planning and Zoning Commission. She stated she has selected Tommy Dunn to fill the unexpired term of Crystal Tucker which expires on December 31, 2029. Ms. Tucker has taken a position with the City. She stated Mr. Dunn is a good asset to the community and is a Navy veteran. Mr. Varney moved to approve the appointment of Tommy Dunn; seconded by Mr. Kramer. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Varney – yes; Mr. Gibbs – yes; Mr. Kramer – yes. Motion carried.

REMARKS FROM THE AUDIENCE

Mr. Jerry Benson addressed Council. He stated he served on a previous Charter Review Commission. He commended the two Council members who were following the dress code established in the charter. Council and Mr. Benson discussed why the dress code was established.

He then asked for clarification on the e-bikes. He asked when the helmet rules was effective. Mayor Kirk stated it is effective now. He stated kids are not following the rules yet. Council discussed e-bikes rules and curfew for minors.

Ms. Matchak addressed Council. She stated she just wants to understand the issue with the water meters. Mr. Davisson explained the part that is failing. He stated the meter itself is still functioning, it is the “hat” on top of the meter that sends a Wi-Fi signal out that is failing. When that fails, the reading is either missed completely or sends a lower reading. He stated the goal is not to make people catch up with payments if they have been getting lower readings. Ms. Matchak stated her bill jumped after she sent in her actual reading. Mr. Davisson stated the City would look into this. Council discussed this issue. He stated there would be an adjustment if Ms. Matchak overpaid. Mayor Kirk and Council continued to discuss this issue.

Gary McKinley addressed Council. He asked about reading the meter. He stated he has not received a notice. Mr. Davisson stated if he hasn’t gotten notice, his meter might not be failing. The City is notifying people who have failing meters.

Mr. Benson asked about mosquito spraying. Mayor Kirk stated Franklin County Board of Health does mosquito spraying.

EXECUTIVE SUMMARY

Mayor Kirk called for a motion to go into executive session under ORC 121.22(g)(8) to discuss economic development. Motion made by Mr. Kramer; seconded by Mr. Flaherty. Voting as follows: Mr. Richardson – yes; Mr. Flaherty – yes; Mr. Kimbler – yes; Mr. Gibbs – yes; Mr. Varney – yes; Mr. Kramer – yes. Motion carried. Council went into executive session at 6:55 PM. Council returned from executive session at 7:51 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 7:52 PM.

Mayor Angela M. Kirk

Stacey Boumis, Clerk of Council