CITY COUNCIL MEETING

Monday, November 16, 2026 at 5:30 PM
1 Benjamin Franklin Way Franklin, Ohio 45005
www.FranklinOhio.org

AGENDA

1. CALL TO ORDER

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE

4. APPROVE THE CLERK'S JOURNAL AND ACCEPT THE TAPES AS THE OFFICIAL MINUTES
   A. November 2, 2026

5. PRESENTATIONS
   A. Meritorious Service Award (Chief Colon)
   B. Committee Reports

6. RECEPTION OF VISITORS

7. PUBLIC HEARING
   A. ORDINANCE 2026-26 AN ORDINANCE TO CONSIDER REZONING APPROXIMATELY 4.519 ACRES AT 1400 COMMERCE CENTER DRIVE FROM I-1 LIGHT INDUSTRIAL DISTRICT TO PLANNED UNIT DEVELOPMENT DISTRICT AND TO CONSIDER APPROVAL OF A PLANNED UNIT DEVELOPMENT APPLICATION AND COMBINED PRELIMINARY AND FINAL DEVELOPMENT PLAN FOR NEW STORY SCHOOLS (Jonathan Westendorf)
      a. PUD Application and Combined Preliminary and Final Development Plan

   B. ORDINANCE 2026-27 AN ORDINANCE TO CREATE A MUNICIPAL LAND REUTILIZATION PROGRAM PURSUANT TO CHAPTER 5722 OF THE OHIO REVISED CODE AND AUTHORIZING THE CITY TO ACQUIRE, SELL, MANAGE, AND DISPOSE OF NONPRODUCTIVE LAND SITUATED WITHIN THE CITY'S BOUNDARIES AS IS NECESSARY AND APPROPRIATE TO ASSURE THE LAND'S EFFECTIVE REUTILIZATION PURSUANT TO OHIO REVISED CODE SECTIONS 5722.02 TO 5722.15, AND TO DECLARE AN EMERGENCY (Jonathan Westendorf)

8. INTRODUCTION OF NEW LEGISLATION
   A. ORDINANCE 2026-28 AN ORDINANCE TO CREATE A MUNICIPAL LAND REUTILIZATION PROGRAM PURSUANT TO CHAPTER 5722 OF THE OHIO REVISED CODE AND AUTHORIZING THE CITY TO ACQUIRE, SELL, MANAGE, AND DISPOSE OF NONPRODUCTIVE LAND SITUATED WITHIN THE CITY'S BOUNDARIES AS IS NECESSARY AND APPROPRIATE TO ASSURE THE LAND'S EFFECTIVE REUTILIZATION PURSUANT TO OHIO REVISED CODE SECTIONS 5722.02 TO 5722.15 (Jonathan Westendorf)

   B. ORDINANCE 2026-29 APPROVING THE FINAL PLAT FOR SHAKER MEADOWS SECTION SIX MAJOR SUBDIVISION (Eric Damian)
      a. Shaker Meadows Section Six Record Plan

   C. ORDINANCE 2026-30 AN ORDINANCE CREATING FOUR INCENTIVE DISTRICTS AND DECLARING IMPROVEMENTS TO CERTAIN REAL PROPERTY WITHIN THE INCENTIVE DISTRICTS TO BE A PUBLIC PURPOSE, AND EXEMPT FROM REAL PROPERTY TAXATION; IDENTIFYING CERTAIN PUBLIC INFRASTRUCTURE IMPROVEMENTS THAT, ONCE MADE, WILL BENEFIT OR SERVE THE PARCELS IN THE

INCENTIVE DISTRICTS; REQUIRING THE OWNERS OF THOSE PARCELS TO MAKE SERVICE PAYMENTS IN LIEU OF TAXES; ESTABLISHING AN INCENTIVE DISTRICT PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND FOR THE DEPOSIT OF SUCH SERVICE PAYMENTS; AUTHORIZING PAYMENTS TO THE FRANKLIN CITY SCHOOL DISTRICT AND THE WARREN COUNTY CAREER CENTER; AND APPROVING RELATED MATTERS (Karisa Steed)

a. Exhibit A – Property Description
b. Exhibit B – Public Infrastructure Improvements

D. ORDINANCE 2026-31 AN ORDINANCE TO CREATE A TAX INCREMENT FINANCING (TIF) AREA PURSUANT TO SECTION 5709.40(B) OF THE OHIO REVISED CODE BY DECLARING THE IMPROVEMENT OF CERTAIN REAL PROPERTY LOCATED IN THE CITY OF FRANKLIN, WARREN COUNTY, OHIO TO BE A PUBLIC PURPOSE; DECLARING SUCH PROPERTY TO BE EXEMPT FROM REAL PROPERTY TAXATION; DESIGNATING SPECIFIC PUBLIC INFRASTRUCTURE IMPROVEMENTS THAT, ONCE MADE, WILL DIRECTLY BENEFIT THE PARCELS FOR WHICH IMPROVEMENT IS DECLARED TO BE A PUBLIC PURPOSE, REQUIRING ANNUAL SERVICE PAYMENTS IN LIEU OF TAXES, ESTABLISHING A COMMERCIAL 2026 SERIES PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND, AUTHORIZING PAYMENTS TO THE FRANKLIN CITY SCHOOL DISTRICT AND THE WARREN COUNTY CAREER CENTER, AUTHORIZING BUT NOT REQUIRING THE NEGOTIATION AND THE EXECUTION OF A TAX INCREMENT FINANCING AGREEMENT, AND PROVIDING RELATED AUTHORIZATIONS PURSUANT TO OHIO REVISED CODE SECTIONS 5709.40(B), 5709.42, 5709.43, 5709.832 AND 5709.85 (Karisa Steed)

a. Exhibit A – Property Description
b.Exhibit B – Public Infrastructure Improvements

E. ORDINANCE 2026-32 DECLARING THE IMPROVEMENT OF CERTAIN REAL PROPERTY LOCATED IN THE CITY OF FRANKLIN, WARREN COUNTY, OHIO TO BE A PUBLIC PURPOSE; DECLARING SUCH IMPROVEMENT TO BE EXEMPT FROM REAL PROPERTY TAXATION; REQUIRING ANNUAL SERVICE PAYMENTS IN LIEU OF TAXES; ESTABLISHING AN URBAN REDEVELOPMENT TAX INCREMENT EQUIVALENT FUND; AUTHORIZING PAYMENTS TO THE FRANKLIN CITY SCHOOL DISTRICT AND THE WARREN COUNTY CAREER CENTER; AUTHORIZING THE EXECUTION OF A TAX INCREMENT FINANCING AGREEMENT; AND PROVIDING RELATED AUTHORIZATIONS PURSUANT TO OHIO REVISED CODE SECTIONS 5709.41, 5709.42, 5709.43, 5709.832 AND 5709.85 (Karisa Steed)

a. Exhibit A – Property Description
b. Exhibit B – Urban Redevelopment Improvements

9. CITY MANAGER'S REPORT

10. COUNCIL COMMENTS

11. EXECUTIVE SESSION

A. To consider the appointment, employment, and compensation of a public employee or official pursuant to ORC 121.22 (G)(1).
B. To consider the purchase of property for public purposes, and to consider the sale or other disposition of unneeded property in accordance with section 505.10 of the Revised Code. Premature disclosure of information would give an unfair competitive or bargaining advantage to a person whose personal, private interest is adverse to the general public interest pursuant to ORC 121.22 (G)(2).
C. Preparing for, conducting, or reviewing negotiations or bargaining sessions with public employees concerning their compensation or other terms and conditions of their employment pursuant to ORC 121.22 (G)(4).

12. ADJOURNMENT