



CITY COUNCIL REGULAR MEETING AGENDA

Monday, July 14, 2025 at 7:00 PM

15 East Franklin Street Bellbrook, Ohio 45305
T (937) 848-4666 | www.cityofbellbrook.org

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. APPROVAL OF THE MINUTES**
 - A. Approval of the June 23, 2025 Regular Meeting Minutes
- 5. MAYOR'S ANNOUNCEMENTS AND SPECIAL GUEST**
- 6. CITIZEN COMMENTS**
- 7. CITIZENS REGISTERED TO SPEAK ON AGENDA ITEMS**
- 8. PUBLIC HEARING OF PROPOSED ORDINANCES**
- 9. INTRODUCTIONS OF ORDINANCES**
 - A. Ordinance 2025-O-11 AN ORDINANCE AMENDING PART EIGHT "BUSINESS REGULATION AND TAXATION CODE," TITLE TWO "BUSINESS REGULATION" OF THE BELLBROOK CODE OF ORDINANCES BY REPEALING CHAPTER 872 "SALE OF DRUG PARAPHERNALIA" IN ITS ENTIRETY AND ENACTING A NEW CHAPTER 872 "RECREATIONAL MARIJUANA" PURSUANT TO OHIO REVISED CODE SECTION 3780.25 (Hoke)
 - B. Ordinance No. 2025-O-12 AMENDING ARTICLE 18 – GENERAL PROVISIONS OF THE BELLBROOK ZONING CODE (Ashley)
- 10. ADOPTION OF RESOLUTIONS**
 - A. Resolution 2025-R-14 AUTHORIZING THE SALARY SCHEDULE AND MERIT PERFORMANCE PAY OF EMPLOYEE POSITIONS NOT COVERED BY A COLLECTIVE BARGAINING AGREEMENT (Cyphers)
- 11. OLD BUSINESS**
- 12. NEW BUSINESS**
- 13. CITY MANAGER'S REPORT**
- 14. COMMITTEE REPORTS**
 - A. Safety Committee
 - B. Service Committee
 - C. Finance/Audit Committee
 - D. Community Affairs Committee
- 15. CITY OFFICIAL COMMENTS**
- 16. EXECUTIVE SESSION**
- 17. ADJOURNMENT**

File Attachments for Item:

A. Approval of the June 23, 2025 Regular Meeting Minutes

RECORD OF PROCEEDINGS

Bellbrook City Council Meeting
June 23, 2025

Item A. Section 4, Item

1. CALL TO ORDER:

Mayor Schweller called the Regular Meeting of the Bellbrook City Council to order at 7:00pm

2. PLEDGE OF ALLEGIANCE:

Mayor Schweller led the Council in the Pledge of Allegiance.

3. ROLL CALL

PRESENT

Mrs. Katherine Cyphers

Mr. Forrest Greenwood

Mr. Brady Harding

Mr. T.J. Hoke

Mayor Mike Schweller

ABSENT

Mr. Logan Ashley

Deputy Mayor Ernie Havens

A. Motion to excuse the absences of Mr. Ashley and Deputy Mayor Havens

Motion made by Mr. Hoke, Seconded by Mrs. Cyphers.

Voting Yea: Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Mr. Hoke, Mayor Schweller

4. APPROVAL OF THE MINUTES

A. Approval of minutes for March 24, 2025, April 14 and 28, 2025, May 12 and 27, 2025 and June 9, 2025

Mayor Schweller asked if anyone had comments or corrections to the minutes of the March 24, 2025, April 14 and 28, 2025, May 12 and 27, 2025 and June 9, 2025, meetings. Hearing none, the minutes were declared to be approved.

5. MAYOR'S ANNOUNCEMENTS AND SPECIAL GUEST

A. Recognition of 25 years of service and retirement of Bev Daugherty, Bellbrook Service Department

Mayor Schweller recognized the retirement and 25 years of service of Bev Daugherty. He presented her with a certificate of service and Mr. Pasley spoke on Bev's time with the City.

B. Introduction of newly appointed and promoted employees

Cathi Spaugy, Community Development Administrator

Lieutenant Renee Simmons, Bellbrook Fire Department

Mr. Schommer introduced Cathi Spaugy as the new Community Development

Administrator. He noted she brings over 20 years of local government service and work within a non-profit.

Chief Bizzarro introduced Renee Simmons and announced her promotion to Lieutenant.

6. CITIZEN COMMENTS

RECORD OF PROCEEDINGS

Bellbrook City Council Meeting
June 23, 2025

Item A. Section 4, Item

7. CITIZENS REGISTERED TO SPEAK ON AGENDA ITEMS

None

8. PUBLIC HEARING OF PROPOSED ORDINANCES

9. INTRODUCTIONS OF ORDINANCES

10. ADOPTION OF RESOLUTIONS

- A. Resolution 2025-R-13 AUTHORIZING THE CITY MANAGER TO ENTER INTO RELATED AGREEMENTS WITH THE GREENE COUNTY ENGINEER'S OFFICE FOR THE 2025 COLLECTIVE PAVING AND MARKING PROGRAM AND WAIVING THE COMPETITIVE BIDDING REQUIREMENTS (Greenwood)

2025 Repaving includes:

Pavilion Lane

Bledsoe Drive

Brewsters Run Ct

Portions of S West and W South Streets

Mr. Greenwood read the Resolution.

Mr. Schommer explained this Resolution allows participation in the collective bidding program through the Greene County Engineer's Office. The bid provides for repaving of streets for the 2025 interior street resurfacing program.

Motion to adopt 2025-R-13

Motion made by Mr. Greenwood, Seconded by Mrs. Cyphers

Voting Yea: Mr. Cyphers, Mr. Greenwood, Mr. Harding, Mr. Hoke

11. OLD BUSINESS

12. NEW BUSINESS

13. CITY MANAGER'S REPORT

- A. City Manager update on topics to include:
- Joint School District/City redevelopment plan for Sugarcreek Elementary – Meeting June 26 to discuss process of acquiring the property. School district makes the final decision as to what happens with the property.
- Traffic Issues/Projects – Drainage issue at Bellbrook Park seems to have been resolved with new drain, culvert and general maintenance.
- Highway Patrol has been in the area for commercial truck enforcement.
- Requirement through EPA for inventory of residential water accounts with lead lines. We will be sending letters to water customers informing of the report being filed past the deadline due to lack of response by EPA for guidance.
- Placing speed study signs throughout the City.
- Looking into crosswalk placement for Little Sugarcreek.
- November 4, 2025, Public Safety Maintenance Levy Ballot Issue – Filing is complete.

14. COMMITTEE REPORTS

- A. Safety Committee – Mr. Hoke had nothing to report.

RECORD OF PROCEEDINGS

Bellbrook City Council Meeting
June 23, 2025

Item A. Section 4, Item

- B. Service Committee – Mr. Greenwood said PFAS testing is complete and sent to the lab. Noted that Pioneer Cemetery is maintained by City of Bellbrook.
- C. Finance/Audit Committee – Mrs. Cyphers had nothing to report.
- D. Community Affairs Committee – None

15. CITY OFFICIAL COMMENTS

Cyphers – None

Greenwood – Looking forward to the Dairy shed 50th anniversary on Thursday at 11 am. Mr. Schommer noted on that topic that Mr. Harding is donating a decorative ice cream cone to the downtown space near the Dairy Shed.

Harding – Noted that no City monies are being used to create the ice cream cone.

Hoke – Informed by a resident that they noticed the flow of commercial truck has decreased and was appreciative.

Mayor Schweller – Congratulated Bev and Renee on retirement and promotion.

16. EXECUTIVE SESSION

None

17. ADJOURNMENT

Hearing no further business coming before the Council, Mayor Schweller declared the meeting adjourned at 7:40pm

Michael Schweller, Mayor

Robert Schommer, Clerk of Council

File Attachments for Item:

A. Ordinance 2025-O-11 AN ORDINANCE AMENDING PART EIGHT "BUSINESS REGULATION AND TAXATION CODE," TITLE TWO "BUSINESS REGULATION" OF THE BELLBROOK CODE OF ORDINANCES BY REPEALING CHAPTER 872 "SALE OF DRUG PARAPHERNALIA" IN ITS ENTIRETY AND ENACTING A NEW CHAPTER 872 "RECREATIONAL MARIJUANA" PURSUANT TO OHIO REVISED CODE SECTION 3780.25 (Hoke)

RECORD OF ORDINANCES

Item A. Section 9, Item

Ordinance No. 2025-O-11

July 28, 2025

City of Bellbrook State of Ohio

Ordinance No. 2025-O-11

AN ORDINANCE AMENDING PART EIGHT “BUSINESS REGULATION AND TAXATION CODE,” TITLE TWO “BUSINESS REGULATION” OF THE BELLBROOK CODE OF ORDINANCES BY REPEALING CHAPTER 872 “SALE OF DRUG PARAPHERNALIA” IN ITS ENTIRETY AND ENACTING A NEW CHAPTER 872 “RECREATIONAL MARIJUANA” PURSUANT TO OHIO REVISED CODE SECTION 3780.25.

WHEREAS, Article XVIII, Section 3 of the Constitution of the State of Ohio grants municipalities the authority to exercise all powers of local self-government and to enact and enforce local police, sanitary, and other similar regulations that are not in conflict with the general laws; and

WHEREAS, Ohio Revised Code Section 3780.25(A) gives City Council the authority to prohibit adult use cannabis operators within the City of Bellbrook; and

WHEREAS, the City of Bellbrook previously adopted ordinances relating to the sale of drug paraphernalia which are outdated and not in the best interest of the citizens of Bellbrook; and

WHEREAS, the City Manager recommends that City Council prohibit adult use cannabis operators pursuant to Ohio Revised Code Section 3780.25(A).

NOW, THEREFORE, THE CITY OF BELLBROOK HEREBY ORDAINS:

Section 1. Part Eight “Business Regulation and Taxation Code,” Title Two “Business Regulation” is hereby repealed and amended as set forth herein.

Section 2. Chapter 872 “Sale of Drug Paraphernalia” is hereby repealed in its entirety and a new Chapter 872 “Recreational Marijuana” is hereby enacted as set forth in Exhibit A, which is attached hereto and incorporated herein by reference, with deletions shown by ~~strike through~~ and additions shown by **bold** and underscoring.

Section 3. It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that any and all deliberations of this Council that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements, including, but not limited to Section 121.22 of the Ohio Revised Code.

PASSED BY City Council this ____ day of ____ 2025.

____ Yeas; ____ Nays.

RECORD OF ORDINANCES

Item A. Section 9, Item

Ordinance No. 2025-O-11

July 28, 2025

AUTHENTICATION:

Michael W. Schweller, Mayor

Robert Schommer, Clerk of Council

APPROVED AS TO FORM:

Stephen McHugh, Municipal Attorney

**CHAPTER 872. RECREATIONAL MARIJUANA SALE OF DRUG
PARAPHERNALIA**

Sec. 872.01. Definitions.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

ADULT USE CANNABIS or CANNABIS or MARIJUANA or MARIHUANA. These terms are defined as the term “marihuana” is defined in Ohio Revised Code Section 3719.01.

ADULT USE CANNABIS OPERATOR. A level I adult use cultivator, a level II adult use cultivator, a level III adult use cultivator, an adult use processor, and an adult use dispensary, as defined by Ohio Revised Code Section 3780.01.

ADULT USE CULTIVATOR. A level 1 adult use cultivator or a level II adult use cultivator.

ADULT USE DISPENSARY. A person licensed pursuant to Ohio Revised Code Section 3780.15, other provisions of Chapter 3780 of the Ohio Revised Code, and any rules promulgated thereunder to sell adult use cannabis authorized.

ADULT USE PROCESSOR. A person licensed pursuant to Ohio Revised Code Section 3780.14, other provisions of Chapter 3780 of the Ohio Revised Code, and any rules promulgated thereunder to manufacture adult cannabis as authorized.

LEVEL I ADULT USE CULTIVATOR, LEVEL II ADULT USE CULTIVATOR, AND LEVEL III ADULT USE CULTIVATOR. These terms are defined as they are defined in Ohio Revised Code Section 3719.01.

As used in this chapter:

Drug paraphernalia means all equipment, products and materials of any kind which are used or intended for use in planting, propagating, cultivating, growing, harvesting, manufacturing, compounding, converting, producing, processing, preparing, testing, analyzing, packaging, repackaging, storing, containing, concealing, injecting, ingesting, inhaling or otherwise introducing into the human body a controlled substance in violation of law. "Drug paraphernalia" includes, but is not limited to:

Kits used, intended for use or designed for use in planting, propagating, cultivating, growing or harvesting any species of plant which is a controlled substance or from which a controlled substance can be derived;

Kits used, intended for use or designed for use in manufacturing, compounding, converting, producing, processing or preparing controlled substances;

Isomerization devices used, intended for use or designed for use in increasing the potency of any species of plant which is a controlled substance;

Testing equipment used, intended for use or designed for use in identifying or in analyzing the strength, effectiveness or purity of controlled substances;

Scales and balances used, intended for use or designed for use in weighing or measuring controlled substances;

Diluents and adulterants, such as quinine hydrochloride, mannitol, mannite, dextrose and lactose, used, intended for use or designed for use in cutting controlled substances;

Separation gins and sifters used, intended for use or designed for use in removing twigs and seeds from, or in otherwise cleaning or refining, marihuana;

Blenders, bowls, containers, spoons and mixing devices used, intended for use or designed for use in compounding controlled substances;

Capsules, balloons, envelopes and other containers used, intended for use or designed for use in packaging small quantities of controlled substances;

Containers and other objects used, intended for use or designed for use in storing or concealing controlled substances;

Hypodermic syringes, needles and other objects used, intended for use or designed for use in parenterally injecting controlled substances into the human body; and

Objects used, intended for use or designed for use in ingesting, inhaling or otherwise introducing marihuana, cocaine, hashish or hashish oil into the human body, such as:

Metal, wooden, acrylic, glass, stone, plastic or ceramic pipes, with or without screens, permanent screens, hashish heads or punctured metal bowls;

Water pipes;

Carburetion tubes and devices;

Smoking and carburetion masks;

Roach clips, meaning objects used to hold burning material, such as a marihuana cigarette, that has become too small or too short to be held in the hand;

Miniature cocaine spoons and cocaine vials;

Chamber, carburetor, electric and air driven pipes;

Chillums and bongs; and

Ice pipes or chillers.

Sec. 872.02. Adult Use Cannabis Operators Prohibited License required.

Pursuant to Ohio Revised Code Section 3780.25, adult use cannabis operators are strictly prohibited in the City of Bellbrook.

No person, as a principal, clerk, agent or servant, shall sell any item, effect, paraphernalia, accessory or thing which is designed or marketed for use with illegal cannabis or drugs, as defined in the Ohio Revised Code, without first obtaining a license therefor as provided in this chapter. Such license shall be in addition to any and all other licenses held by the applicant.

Sec. 872.03. Penalty Application for licenses.

Whoever violates any provision of this chapter shall be deemed guilty of a misdemeanor of the first degree.

An application for a license required by Section 872.02 shall be filed with the Chief of Police. Such application shall be in addition to any requirements for other licenses as provided in these Codified Ordinances. The

application shall include the names of all persons financially interested in such business, the name, residence and age of the person who will manage or operate such business and the location of such business. The application shall also state whether the manager or any person financially interested in such business has had a license to operate such a place of business revoked or refused, or has, within five years prior to such application, been convicted of a violation of any law relating to the regulation of, or the manner of conducting, the business for which the license is requested. The application shall be accompanied by affidavits signed by the applicant and by each and every employee authorized to sell such items, that such persons have never been convicted of a drug related offense. Such application shall be signed by the owner in the case of an individual or partnership, or by the president or manager in the case of a corporation or association.

Sec. 872.04. Investigations; issuance and effective period of licenses.

The Chief of Police shall cause an investigation to be made to determine the truthfulness of the statements made in the application and may deny the issuance of a license if it is found that the applicant or his or her manager has, within five years thereof, had such a license revoked, has been convicted of an offense relating to the regulation of, or the manner of conducting, such business, or has been convicted of a drug related offense at any time. Otherwise, the Chief shall, upon payment of the fee provided for in Section 872.05, issue a license authorizing the person to maintain and operate the business stated in the application, at the location stated, for a period expiring on December 31 next ensuing. However, when an application is filed between December 1 and 31, it shall not expire until December 31 of the following year. Such license is conditioned upon the licensee complying in all respects with the statutes of the State and the ordinances of the City relating to the business carried on under such license.

Sec. 872.05. Fee.

The fee for the license required by Section 872.02 shall be two hundred fifty dollars (\$250.00) per year, which fee shall be paid to the City.

Sec. 872.06. Sales to minors.

No person shall sell or give any item described in Section 872.01, in any form, to any male or female person under nineteen years of age.

Sec. 872.07. Record of sales.

Every licensee shall keep a record of every item, effect, paraphernalia, accessory or thing, which is designed or marketed for use with illegal cannabis or drugs, which is sold. Such record shall be open to the inspection of any police officer at any time during the hours of business. Such record shall contain the name and address of the purchaser, the name and quantity of the product sold, the date and time of the sale and the licensee's or his or her agent's signature. Such record shall be retained for not less than two years.

Sec. 872.08. Periodic inspections.

Periodic inspections shall be made at the discretion of the Division of Police to determine if records are kept in accordance with this chapter.

Sec. 872.09. Compliance required.

The applicant shall comply with all applicable regulations of these Codified Ordinances.

Sec. 872.99. Penalty.

Whoever violates or fails to comply with any of the provisions of this chapter is guilty of a misdemeanor of the third degree and shall be fined not more than five hundred dollars (\$500.00) or imprisoned not more than sixty

~~days, or both, for each offense. A separate offense shall be deemed committed each day during or on which a violation or noncompliance occurs or continues.~~

File Attachments for Item:

B. Ordinance No. 2025-O-12 AMENDING ARTICLE 18 – GENERAL PROVISIONS OF THE BELLBROOK ZONING CODE (Ashley)

RECORD OF ORDINANCES

Item B. Section 9, Item

Ordinance No. 2025-O-12

July 28, 2025

City of Bellbrook State of Ohio

Ordinance No. 2025-O-12

AMENDING ARTICLE 18 – GENERAL PROVISIONS OF THE BELLBROOK ZONING CODE

WHEREAS, The City of Bellbrook has adopted Article 18 – General Provisions of the Bellbrook Zoning Code into the Bellbrook Code of Ordinances; and

WHEREAS the Bellbrook Planning Board has reviewed and through official Decision Record recommended certain changes to Article 18 of the Bellbrook Zoning Code; and

WHEREAS, City Council wishes to amend Article 18 – General Provisions to include a new section for Small Livestock.

NOW, THEREFORE, THE CITY OF BELLBROOK HEREBY ORDAINS:

Section 1. That the following amendments to Article 18 – General Provisions of the Bellbrook Zoning Code be approved with the addition of Section 18.41 Small Livestock added in its entirety as follows:

18.31 Small Livestock

This Section outlines the requirements for keeping small livestock, as defined by the Bellbrook Municipal Code Chapter 618 Section 618.01.

The keeping of small livestock is permitted, provided the following criteria are met:

- (A) A zoning permit is required by the City of Bellbrook. No person shall keep any small livestock without first having obtained a permit from the Community Development Administrator.
- (B) The principal use of the lot is a single-family residential dwelling.
- (C) Allowed densities for keeping any combination of small livestock animals shall be as follows:
 - (1) Lots smaller than 0.5 acres: no more than three (3) small livestock animals
 - (2) Lots 0.5 acre to less than 1.0 acre: no more than six (6) small livestock animals
 - (3) Lots 1.0 acres to less than 2.5 acres: no more than twelve (12) small livestock animals
 - (4) Lots 2.5 acres to less than 5.0 acres: no more than fifteen (15) small livestock animals
- (D) It shall be unlawful to keep more animals than the lot size allows.
- (E) All small livestock shall be provided with an outdoor, covered, predator-proof sheltering structure, which shall be kept in sound and usable condition. The sheltering structure shall be thoroughly ventilated, designed to be easily accessed and cleaned, and of sufficient size to permit free movement of the animals.
- (F) The sheltering structure must be of a size to allow for 4 square feet per individual small livestock animal.
- (G) Any outdoor sheltering structure shall be placed in the rear yard of the property, and in no case shall the outdoor sheltering structure be closer than 50 feet to a residential property other than the single-family residential dwelling where the small livestock animal(s) are kept. In no case shall the outdoor sheltering structure be closer than 25 feet to an abutting property line.
- (H) Structures or appurtenances for keeping small livestock animals may not be in a front or side yard.

RECORD OF ORDINANCES

Item B. Section 9, Item

Ordinance No. 2025-O-12

July 28, 2025

- (I) There shall be no more than one (1) sheltering structure on the property. Sheltering structures shall be considered accessory structures.
- (J) All feed must be stored in a rodent-proof container, and animals must not be fed in a manner likely to attract rodents, such as dispersing the feed on the ground.
- (K) Unless attended by a keeper, all small livestock animals shall be kept in an outdoor sheltering structure at all times, and the sheltering structure must be within a fully enclosed fenced yard. No small livestock shall be allowed to roam "at large" in the city. See Sec. 618.14. - Impounding and redemption.
- (L) Keeping small livestock pursuant to this Section shall be strictly for personal or household use rather than for any commercial use. The sale of animal products in residentially zoned districts, including but not limited to meat, eggs, and fur, shall be prohibited.
- (M) Small livestock animals may be slaughtered and butchered on-site of the property, where they are kept only inside the primary structure and otherwise out of public view. All waste must be bagged and disposed of with household trash to prevent nuisance and health hazards.
- (N) Manure from small livestock must be disposed of in one of the following manners:
 - (1) Household trash collection: Manure must be bagged, placed in a waterproof container, and disposed of with household trash.
 - (2) Composted and applied on-site: Manure must be kept in a rodent-proof container designed to limit odors. The containers must be located in the property's defined rear yard at least 8 feet from any property line. Finished compost may be applied on-site.
 - (3) Directly applied on-site: Manure applied directly on-site must be done in a way that prevents nuisance and polluted stormwater runoff.
- (O) Notwithstanding compliance with the requirements of this Section, small livestock shall not be kept in such a manner or of such disposition as to cause any unhealthy condition, interfere with the normal use and enjoyment of human or animal life of others or interfere with the normal use and enjoyment of any public property or property of others. Small livestock shall be kept only in conditions that limit odors and noise and the attraction of insects and rodents so as not to cause a nuisance to occupants of nearby buildings or properties and not to cause health hazards. See Sec. 618.13. - Nuisance conditions prohibited.
- (P) The person keeping small livestock is responsible for being aware of and abiding by all applicable local, state, or federal requirements, including but not limited to the Ohio Department of Agriculture's Ohio Livestock Care Standards and private deed or covenant restrictions.

Section 2. It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that any and all deliberations of this Council that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements, including, but not limited to Section 121.22 of the Ohio Revised Code.

RECORD OF ORDINANCES

Item B. Section 9, Item

Ordinance No. 2025-O-12

July 28, 2025

PASSED BY City Council this 28th day of July, 2025.

____ Yeas; ____ Nays.

AUTHENTICATION:

Michael W. Schweller, Mayor

Robert Schommer, Clerk of Council

APPROVED AS TO FORM:

Stephen McHugh, Municipal Attorney

File Attachments for Item:

A. Resolution 2025-R-14 AUTHORIZING THE SALARY SCHEDULE AND MERIT PERFORMANCE PAY OF EMPLOYEE POSITIONS NOT COVERED BY A COLLECTIVE BARGAINING AGREEMENT (Cyphers)

RECORD OF RESOLUTIONS

Item A. Section 10, Item

Resolution No. 2025-R-14

July 14, 2025

City of Bellbrook State of Ohio

Resolution No. 2025-R-14

AUTHORIZING THE SALARY SCHEDULE AND MERIT PERFORMANCE PAY OF EMPLOYEE POSITIONS NOT COVERED BY A COLLECTIVE BARGAINING AGREEMENT

WHEREAS, the City of Bellbrook wishes to set the salary schedule for City positions which are not covered by collective bargaining agreement; and

WHEREAS, the City reviews wage rates for its employees on an annual basis; and

WHEREAS, the City Manager evaluates the performance of the city employees and determines what standards and expectations have been met or exceeded; and

WHEREAS, City Council evaluates the performance of the City Manager and determines what standards and expectations have been met or exceeded, and the employment agreement allows consideration on an annual basis for merit/bonus pay dependent on the results of performance; and

WHEREAS, the wages of certain employees will fall outside the new salary schedule and ranges for certain positions and the City Manager shall have the authority to adjust those specific wages as necessary including one-time lump sum payments; and

WHEREAS, the funds for the salary schedule and wage rate adjustments have been estimated in the 2025 Appropriations Ordinance.

NOW, THEREFORE, THE CITY OF BELLBROOK HEREBY RESOLVES:

Section 1. That the salary schedule as substantially set forth and attached hereto as Exhibit A and incorporated herein by reference is hereby adopted.

Section 2. The Mayor is authorized to submit a merit and performance bonus for the City Manager in accordance with Section 4 (D) of the employment agreement within the standard range noted in the Merit System and Personnel Rules for City employees. The merit pay shall be based on his current base salary with no other adjustments or increases to the current base salary and benefits.

Section 3. That it is found and determined that all formal actions of the City Council relating to the adoption of this Resolution were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements, including §121.22 of the Revised Code of the State of Ohio.

Section 4. That this resolution shall take effect and be in force forthwith.

RECORD OF RESOLUTIONS

Item A. Section 10, Item

Resolution No. 2025-R-14

July 14, 2025

PASSED BY City Council this 14th day of July, 2025.

_____ Yeas; _____ Nays.

AUTHENTICATION:

Michael W. Schweller, Mayor

Robert Schommer, Clerk of Council

City of Bellbrook Wages Scale 2025

Resolution 2025-R-14 Exhibit A

Item A. Section 10, Item

	Pay Range	
City Manager/Finance Director	\$	132,074
Police Chief	\$	105,918 \$ 130,094
Fire Chief	\$	105,401 \$ 129,469
Service Director	\$	100,690 \$ 127,562

Administrative	Pay Scale								
	\$ 1	\$ 2	3	4	5	6	7	8	9
Central Services Manager	\$29.61	\$31.09	\$32.65	\$34.28	\$35.99	\$37.79	\$39.68	\$41.66	\$43.75
	\$61,589	\$64,668	\$67,902	\$71,297	\$74,862	\$78,605	\$82,535	\$86,662	\$90,995
Administrator	\$ 28.20	\$29.61	\$31.09	\$32.65	\$34.28	\$35.99	\$37.79	\$39.68	\$41.66
Community Development, Utility Billin	\$ 58,656	\$61,589	\$64,668	\$67,902	\$71,297	\$74,862	\$78,605	\$82,535	\$86,662
Executive Assistant	\$ 25.71	\$27.00	\$28.35	\$29.76	\$31.25	\$32.81	\$34.45	\$36.18	\$37.99
FT	\$ 53,477	\$56,151	\$58,958	\$61,906	\$65,001	\$68,251	\$71,664	\$75,247	\$79,010
Administrative Assistant	\$ 22.97	\$24.12	\$25.32	\$26.59	\$27.92				
PT/FT	\$ 47,778	\$50,166	\$52,675	\$55,309	\$58,074				

	Pay Scale						
	1	2	3	4	5	6	7
Museum Curator (Part-time)	\$ 15.44	\$16.21	\$17.02	\$17.87	\$18.77	\$19.71	\$20.69
Camera Operator (Part-time)	\$ 15.44	\$16.21	\$17.02	\$17.87	\$18.77	\$19.71	\$20.69
Custodian (Part-time)	\$ 15.44	\$16.21	\$17.02	\$17.87	\$18.77	\$19.71	\$20.69

Service	Pay Scale							
	1	2	3	4	5			
Service Foreman	\$ 41.75	\$ 43.00	\$ 44.29	\$ 45.62	\$ 46.99			
	\$ 86,840	\$ 89,445	\$92,129	\$94,892	\$97,739			
Maintenance Worker	1	2	3	4	5	6	7	8
	\$ 20.77	\$ 21.81	\$ 22.90	\$ 24.04	\$ 25.25	\$ 26.51	\$ 27.83	\$ 29.23
	\$ 43,202	\$ 45,362	\$47,630	\$50,011	\$52,512	\$55,137	\$57,894	\$60,789
	9	10	11	12	13	14	15	
	\$ 30.69	\$ 32.22	\$ 33.83	\$ 35.52	\$ 37.30	\$ 39.16	\$ 40.54	
	\$ 63,828	\$ 67,020	\$ 70,371	\$ 73,889	\$ 77,584	\$ 81,463	\$ 84,314	

Fire (non-union)	Pay Scale								
	\$	1	\$	2	3	4	5	6	7
Firefighter/Medic (Part-time)	\$	15.79	\$	16.92	18.05	19.19	20.31	21.45	22.52
Firefighter/EMT (Part-time)	\$	14.67	\$	15.79	16.92	18.05	19.19	20.31	21.32

Police (non-union)	Pay Scale												
	\$	1	\$	2	3	4	5	6	7	8	9		
Police Captain	\$	44.35	\$	46.57	\$	48.90	\$	51.34	\$	53.91			
	\$	92,248	\$	96,860	\$	101,703	\$	106,789	\$	112,128			
Patrol Officer (Part-time)	\$	19.24	\$	20.36	\$	21.50	\$	22.62	\$	23.76	\$24.65	\$25.57	\$26.50