



# NOTICE OF PUBLIC HEARING

**Bellbrook**

**City Council  
Public Hearing**

**Monday January 12, 2026 7:00 pm**  
*City Council Chambers 15 E. Franklin Street*

**There will be an open Public Hearing by the Bellbrook  
City Council regarding Ordinance No.2025-O-17**

A Public Hearing will be held by Bellbrook City Council, regarding Ordinance No.2025-O-17

**Ordinance No. 2025-O-17 TO APPROVE A REZONING FROM AGRICULTURAL (A-1) TO OFFICE BUILDING DISTRICTS (O-1) FOR THE PROPERTY LOCATED AT 3900 FRANKLIN STREET FURTHER IDENTIFIED AS PARCEL L35000100080000300 ON THE GREENE COUNTY AUDITOR'S MAP AND ACCEPTING THE RECOMMENDATION OF THE PLANNING BOARD (ZONING CASE PB 25-04)**

Monday January 12, 2026 7:00 pm in the Council Chambers 15 E. Franklin Street.  
The public is welcome to attend or send comments to the Clerk of Council at [clerk@bellbrook.gov](mailto:clerk@bellbrook.gov). A copy of the Ordinance is attached.

**Agenda and additional meeting information available at [www.bellbrook.gov](http://www.bellbrook.gov)**

Posted 12/23/2025

# RECORD OF ORDINANCES

Ordinance No. 2025-O-17

January 12, 2026

## City of Bellbrook State of Ohio

### Ordinance No. 2025-O-17

**TO APPROVE A REZONING FROM AGRICULTURAL (A-1) TO OFFICE BUILDING DISTRICTS (O-1) FOR THE PROPERTY LOCATED AT 3900 FRANKLIN STREET FURTHER IDENTIFIED AS PARCEL L35000100080000300 ON THE GREENE COUNTY AUDITOR'S MAP AND ACCEPTING THE RECOMMENDATION OF THE PLANNING BOARD (ZONING CASE PB 25-04)**

WHEREAS, the citizens of Bellbrook require the efficient and orderly planning of land uses within the City; and

WHEREAS, the Bellbrook Planning Board has reviewed Case PB 25-04 and on December 18, 2025 recommended approval by a vote of 3-0 for the Re-zoning of the property at 3900 Franklin Street; and

WHEREAS, the Bellbrook City Council has reviewed and considered the issue.

### **NOW, THEREFORE, THE CITY OF BELLBROOK HEREBY ORDAINS:**

Section 1. The application requesting approval of a Re-zoning (Case PB 25-04) is hereby approved in accordance with the Planning Board's recommendation

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.

PASSED BY City Council this \_\_\_\_ day of \_\_\_\_ 2026.

\_\_\_\_ Yeas; \_\_\_\_ Nays.

### AUTHENTICATION:

\_\_\_\_\_  
Michael W. Schweller, Mayor

\_\_\_\_\_  
Robert Schommer, Clerk of Council

### APPROVED AS TO FORM:

Stephen McHugh, Municipal Attorney