
Regular Council Meeting



Agenda

6:00 PM June 25, 2026

Teri Murphy, Mayor

Council Members:

Ora Allen..... At-Large
Branden Delph..... At-Large
Mike Daugherty..... Ward 1
Dave Miller..... Ward 2
Shirley Whitt..... Ward 3
Jeanette Marcus..... Ward 4

Michael Davis, City Manager
Martina Dillon, Law Director

Moraine Municipal Building • 4200 Dryden Rd, Moraine, OH 45439

I. Regular Meeting Call to Order

- A. Roll Call
- B. Pledge of Allegiance
- C. Approval of Minutes
 - 1. Special City Council Meeting Minutes - May 29, 2026
 - 2. Regular City Council Meeting Minutes - June 11, 2026
- D. Special Presentations-Life Safety Award

II. Reports from the Following

- A. Finance Committee
- B. Finance Director
 - 1. May 2026 Finance Report
- C. Committee of the Whole
- D. City Manager
 - 1. City Manager's Report — June 25, 2026
- E. Law Director
- F. Mayor
 - 1. Mayor's Court Monthly Report - March 2026

III. Guest Speakers - None

IV. Business

(Anyone wishing to raise a question about any piece of legislation listed on this agenda will have three (3) minutes at this time. All other topics to be addressed to Council will be heard later in this meeting.)

Ordinances

- 2236-26 An Ordinance adopting the recommendation of the Planning Commission to approve a Zoning District Change for City Lot Number 3365 located at 2955 Springboro West Road within the City of Moraine From B-1 (Neighborhood Business District) To B-2 (General Business District).
- 2237-26 An Ordinance authorizing the execution of a Master Lease-Purchase Agreement and related Payment Schedule for the purpose of acquiring a Case construction loader with grapple for use by the City.
- 2238-26 An Ordinance to make supplemental appropriations for current expenses and other expenditures of the City of Moraine, State of Ohio for the period January 1, 2026, to December 31, 2026, and declaring an emergency.

Resolutions

- 8241-26 A Resolution accepting the bid of and authorizing the City Manager to enter into a

contract with Neyra Construction, Inc. dba Neyra Paving, for the 2026 Parking Lot Paving Program for the bid amount of \$432,121.65 and further authorizing the City Manager to execute needed change order(s), if any, in specified amount.

8242-26 A Resolution authorizing the City Manager to enter into a Memorandum of Understanding with the Board of Education of the West Carrollton City School District for the provision of a School Resource Officer for the 2026-2027 school year.

8243-26 A Resolution authorizing the City of Moraine to purchase via Sourcewell through Southeastern Equipment Company, one (1) 2026 Case construction loader with grapple at a total cost of \$237,110.57.

8244-26 A Resolution appointing Randall Warner II to the Merit System Commission for a term ending December 31, 2027, and to the Community Reinvestment Housing Council for a term ending December 31, 2029.

Voice Vote - None

V. Persons Appearing Before Council - None

VI. Any Other Business

VII. Executive Session - None

VIII. Adjournment

RECORD OF PROCEEDINGS

Minutes of City Council

Held May 29, 2026

Special Meeting Call to Order

Meeting called to order at 12:13 PM.

Roll Call

Teri Murphy	Mayor	Present
Branden Delph	At-Large	Present
Ora Allen	At-Large	Present
Mike Daugherty	Ward 1	Present
Dave Miller	Ward 2	Present
Shirley Whitt	Ward 3	Present
Jeanette Marcus	Ward 4	Present

Staff Attendance:

City Manager Michael Davis	Clerk of Council Karen Powell
Parks and Recreation Director Brent Shane	Comm. Dev. Director Libby Schroeder

Business

City Manager Michael Davis gave a brief history on Gray America Corporation and the companies under the Gray America Corporation umbrella. He reviewed the upcoming agenda with Council.

Splash Pad Discussion

Parks and Recreation Director Brent Shane distributed concept plans of the proposed splash pad. He reported that when The Kleingers Group was hired to design the splash pad, they also added designs for Ora Everetts Park. He said there have been several meetings with the Kleingers Group where several concepts were presented, and each concept was broken down into what has been distributed to Council. He reviewed the three options. He noted that originally an 8,000 square foot splash pad was being planned, but that size has been reduced to save money. In Option 1, he noted the price is \$3,985,000.00. He said the price is over the \$2,500,000.00 budgeted as it was decided that an outdoor restroom was needed, and a drop-off drive was added.

Mr. Davis said a lot of the splash pads in neighboring areas are around 4,000 square feet. He said in Option 1, the splash pad has been reduced to 6,500 square feet, and it would still be one of the biggest splash pads in the region. He said there are three options to review, and he wants the Council's decision on which option they want.

Mr. Shane reviewed the restroom building plans in Option 1 which offers a breezeway and houses a mechanical and chemical room. He said more parking would be added. He noted that this option costs more than what was brought before Council. He continued with a review of the landscaping and site plans. He remarked that it would be ideal to have businesses donate, and plaques could be placed on the wall.

Mr. Miller inquired if the restrooms will be available all year long?

Mr. Shane replied that the restrooms would be open throughout the year.

Mr. Shane reviewed Option 2 which reduces the splash pad to approximately 4,500 to 5,000 square feet. He mentioned that with this option, some landscaping and architectural features will be lost, and the restroom will be just one building with a mechanical room. He reported this

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significantly reduces the cost by approximately \$500,000.00. Mr. Shane reviewed Option 3 which reduces the splash pad to 4,500 square feet. He said this plan has the same features as Option 2, but the bathroom is a Romtec and is a lot smaller; and there is no mechanical room and no landscaping. He said the mechanics of the splash pad would have to be placed below or above ground in a bunker-type structure. Mr. Shane offered to have the Kleingers Group address Council in a Council meeting.

Mr. Davis asked Council what they think of the price of the three options. He noted that Option 2 costs approximately a half million dollars less. He confirmed with Mr. Shane that the Street Division is willing to maintain the landscaping.

Mrs. Allen asked what reconstruction and demolition included?

Mr. Delph responded that means site prep.

Mrs. Whitt replied that is a huge bill.

Mr. Shane explained that the contractors will have to dig significantly into the ground due to the recirculating system of the splash pad. He emphasized that the original project was \$2.5 million, and adding the bathroom portion is what is making the price so high.

Mr. Daugherty asked if there are any numbers for the amphitheater at this meeting?

Mr. Davis responded that staff needs a little direction on whether to follow through with the complete demolition of the Splash Moraine buildings or try to reuse one and make it part of the amenity. He said the amphitheater is a 2027 capital project, but the demolition is this year's project.

Mr. Shane and Mr. Davis discussed with Council the possibility of moving the funds budgeted for the Deer Meadow Park restrooms and parking lot to the splash pad project. Mr. Shane said there is no detailed plan for Dear Meadow Park or Wax Park yet. He said he does not want to jump the gun and begin a new project without a plan.

Mayor Murphy said Deer Meadow has needed restrooms for a long time.

Mr. Davis listed the events that take place at Deer Meadow Park. He asked Council what they feel is acceptable that the budget can handle, and reminded Council that the City is in a great financial position.

Mrs. Whitt said in Huber Heights there is just a splash pad and kids love it. She said in looking at the proposed plan, Moraine would be the envy of the Miami Valley.

Mr. Delph asked if the Romtec restrooms could handle the future of the park with the addition of pickleball courts, etc.?

Mrs. Whitt said there was never a line during the 60th Anniversary celebration with 1,200 people in attendance and only four restrooms.

Council briefly discussed the possibility of parents dropping off children at the splash pad and leaving them unattended.

Mr. Davis reassured Council that staff would look into what other communities are doing with regard to their splash pads and unattended children.

Mrs. Whitt expressed that this splash pad could be a signature item from City Council. She said

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if this is going to be built, then the City should do it right.

After discussion, it was decided that the investment is still needed at Deer Meadow Park. Mr. Shane will contact the Kleingers Group to rework Option 2, remove the overhang, keep the restroom instead of the Romtec, and make recommendations to shrink the cost, and then Mr. Shane will bring revisions back to Council.

Mr. Davis and Mr. Shane discussed with Council the opportunity for acquiring shelter and Civic Center rentals.

Amphitheater Design Discussion

Mr. Davis said during the Vision Plan process, it was recommended to tear down the pump house. He said an RFP went out and responses were received to demo the restrooms and the pump house. He said staff is looking for direction whether to go back out to bid for demolition of the restrooms and renovation of the pump house. Mr. Davis reviewed AI photos of how the pump house could be transformed. He said the building is very stable and is a good-sized building that offers storage. He noted a stage could be built with the building as a backdrop. He reminded Council that this would be a 2027 project. He said there are bid responses right now to tear down the restrooms and pump house. He asked if things are moving too fast as there is a pretty big asset here that could be used, or does it need to go and build a stage with some sort of backdrop. He did mention that the building would need some work. He asked Council for direction on whether to keep the building and work on a proposal or to move forward with the demolition. He said he does not want anybody coming back stating the City wasted the opportunity of using a big building. He passed along to Council that Mr. Bangert said building a new structure and ending up with something smaller would probably cost the same as remodeling the existing structure. Mr. Davis said there is money to demo the building.

Mr. Shane suggested if the City opts to keep the building, then the Street Division could tear down the bathhouses. He said they tore out Splash Moraine and saved the City a lot of money. He said if the building is kept, the fireworks will have to go back up on the levee.

Mrs. Allen and Ms. Marcus said the City should use the building if possible.

Mrs. Whitt asked Mr. Shane what he would do if he were in control and making the decision?

Mr. Shane said initially he wanted to tear it down. He reported the Vision Plan shows an amphitheater in a different spot with all the buildings gone. He said it has been put out to bid twice. He noted the first time was improperly done, and if the mistake had not happened, this conversation would not be happening because the building would already be gone. He stated that he has received eleven proposals to tear down all three buildings. He said he is trying to keep an open mind; but he told Mr. Bangert if the building can be made to look like the proposed photo, he is open to this. He said if there is no yearly budget for a summer concert series, there is no need to invest in an amphitheater. Mr. Shane said he put a lot of time into the Vision Plan.

Mr. Daugherty said we are in the middle of spring and are getting the most rain we will have all year. He asked how much of Wax Park is under water?

Mr. Shane replied the back parking lot is under water.

After discussion, Mrs. Whitt said she is for tearing the building down. Ms. Marcus said she would like to see some type of ideas of what can be done as far as how the building is located and would work in with plans before deciding to tear it down.

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Mr. Davis said the end goal is that the money spent should be within the same range as the demolition and rebuilding costs. He said if those costs come within relatively the same amount, then we are gaining the storage, the building, and the access for the band that we would not have with a new building.

Mr. Daugherty said he would like to hear what the Street Division has to say about tearing down the buildings.

Mayor Murphy advised Mr. Shane that by the next Regular Council meeting, Council would like to know all the answers.

Mr. Davis said Mr. Dunn has indicated that the Street Division employees can tear down the restrooms.

Mayor Murphy recessed the meeting at 1:30 PM.

The meeting reconvened at 1:40 PM.

Annexation

Community Development Director Libby Schroeder indicated she had a conversation with Arbor Homes, a company out of Indiana who have recently shifted into Ohio sites east of Springfield, and they are going through final plan approval in Piqua. She reviewed a rendering of homes provided by Arbor Homes, and stated the company would like to add 200 homes to Jefferson Township. She noted the representative is inquiring about possible annexation of the land to the City of Moraine. She said the frontage of the lots being proposed is 45 feet x 100 feet, and the City's zoning is 60 feet by 125 feet. She said a lot of the homes would be three stories. She said she and Mr. Davis have discussed the strain on the City's services to include trash pickup, safety services, and street maintenance. She stated if Arbor Homes builds according to the City's minimum requirements, that reduces the number of homes to approximately 120 units, not 200.

Mr. Davis discussed density levels and if it monetarily makes sense to build there. He said Council has stated in the past that the 45-foot frontage is too small. He noted that Jefferson Regional Water Authority would have challenges in providing service. He said there is a question whether the Jefferson Regional Water Authority would allow Montgomery County to provide services. He asked Council if they have any interest in an annexation if the builder was willing to go to 60-foot frontage lots. Mr. Davis indicated that the developer said there is still interest if forced into the larger lots, but they would want a partnership with the City to where a TIF could help pay for their infrastructure costs. He discussed several situations that could happen. He said he would need to ensure that the City would not be on the hook if the development went belly up. He stated that he is pro-development and growing a residential base, but the City needs to be cautious because the things the City does for residents make it challenging to increase residential development. He reviewed a graph showing that for every dollar that a resident pays in property tax, the City receives 4 cents. He said trash costs are \$204 a year per household that the residents do not have to pay. He discussed streetlight assessments and income tax.

Mrs. Whitt asked if Council approves the annexation, could there be an understanding that residents pay for the trash?

Council discussed the potential problems with paying for trash for some and not others. They also discussed HOA's and responsibilities.

Mr. Davis said Arbor Homes wants the prestige of building in Moraine. He discussed with

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Council the possibility of larger, higher-priced homes. He said that would balance things out for the City. After discussion, Mr. Davis confirmed he and Ms. Schroeder have Council approval to meet with representatives of Arbor Homes.

Garbage Collection

Mr. Davis noted that the City has options for City of Dayton trash collection for 2027 and 2028 as part of the original contract. He recommended that Council take the 2027 and 2028 renewal. He stated Mrs. Wallace handles most of the service complaints and has been involved with trash collection for 20 years. He discussed that the City of Dayton handles complaints better and quicker than any of the other companies.

Ms. Marcus expressed her complaints about the City of Dayton trash collection.

Mr. Daugherty said he sees Mrs. Wallace's side and also Ms. Marcus's side. He said on the initial go-around, the City of Dayton does not do as well as the previous company, but they are more receptive and more responsive when there are issues.

Mr. Davis reviewed the competitors' rates vs. Dayton's rates. He reported the City of Moraine is spending approximately \$400,000.00 on trash per year. He also noted that bulk pickup services are provided to residents at no expense to the City.

Mr. Daugherty asked if trash service needs to go out to bid?

Mr. Davis said the City has the option to renew in 2027 and 2028 and then would need to go out to bid.

Mrs. Whitt said we need to keep in mind why the City went with Dayton for trash pickup.

He said the reason Mrs. Wallace asked him to bring this to Council is they did not want to just make the decision without input from Council.

Mr. Delph said if drivers complete Ward 4 in 2 hours, the workers are paid for 8 hours. He said they are rushing through. He reviewed several personal complaints he has against the current trash pickup. He asked if the City of Moraine is a training route?

Mr. Davis said he will look into that.

After discussion, Mr. Davis said he will contact the City of Dayton and accept the option for 2027 and revisit the 2028 option with Council. He said if legislation is needed, he will bring that before Council in a future meeting.

Moraine Messenger

Mr. Davis relayed to Council that postage is increasing to 82 cents, and there are long-term financial challenges with the U.S. Postal Service. He said when the Messenger was sent out for RFQ in 2024, the costs included printing, binding, delivery, and mailing permit; and \$25,000.00 was budgeted. He said the total cost of a two-year contract period will likely exceed \$50,000.00. He stated because of the anticipated costs, the City needs to formally bid the service. He asked if Council wants to continue the Moraine Messenger in a hard format? He discussed other communities who are still providing the service.

Ms. Marcus asked if people can sign up for electronic files and then have paper copies available on request. She asked if there are cheaper options available?

Mr. Davis said he will check with other jurisdictions.

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Mayor Murphy asked if the Messenger should be sent out to businesses.

Mr. Davis said he absolutely thinks it should so that businesses feel connected. He stated he did not want Council to have sticker shot when this is brought before them.

Any Other Business

Mr. Davis informed Council that Mrs. Alvarado, Mr. Bangert, and Mr. Dunn have been very adamant that the flooding is a Montgomery County Sanitary problem. He reported that all three met with Montgomery County today, and he provided Council with an update. He spoke about a possible grant program for residents to repair or replace lateral lines.

Executive Session

Adjournment

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Minutes of City Council

Held June 11, 2026

Regular Meeting Call to Order

Meeting called to order at 6:00 PM.

Roll Call

Teri Murphy	Mayor	Present
Branden Delph	At-Large	Present
Ora Allen	At-Large	Present
Mike Daugherty	Ward 1	Present
Dave Miller	Ward 2	Present
Shirley Whitt	Ward 3	Present
Jeanette Marcus	Ward 4	Present

Staff Attendance:

City Manager Michael Davis	Law Director Martina Dillon
Police Deputy Chief Jason Neubauer	Fire Chief Traci Kuzminski
Finance Director Annetta Williams	Street Superintendent Chris Dunn
Build. Maint. Superintendent Rocky Bangert	City Engineer Lauren Alvarado
Comm. Dev. Director Libby Schroeder	Build. & Zoning Admin. Brent Carpenter
Parks and Recreation Director Brent Shane	

Pledge of Allegiance

Mayor Murphy led the Pledge of Allegiance.

Approval of Minutes

Regular City Council Meeting Minutes - May 28, 2026

Mayor Murphy asked if there were any changes or corrections to the May 28, 2026, Regular Council meeting minutes.

Mrs. Whitt stated an amendment was needed to Section 4F Parks and Recreation changing the stated month from June to May.

RESULT: Passed (*Yes 7, No 0, Abstained 0*)
MOVER: None
AYES: Teri Murphy, Ora Allen, Mike Daugherty, Dave Miller, Shirley Whitt, Jeanette Marcus, Branden Delph
NAYS: None
ABSTAIN: None

Special Presentations - None

Reports from the Following

Finance Committee

No report.

Finance Director

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No report.

Committee of the Whole

Ms. Marcus noted the last Committee of the Whole meeting was on May 28, 2026. She reported there would be a meeting this evening.

City Manager

City Manager's Report — June 11, 2026

No additional report.

Law Director

Ms. Dillon requested a voice vote to permit her to perform the duties of Clerk of Council in the Clerk's absence in this meeting and the Committee of the Whole meeting.

Mr. Daugherty moved to approve the Law Director's role as Clerk of Council for tonight's meetings.

RESULT: Passed (*Yes 7, No 0, Abstained 0*)
MOVER: None
AYES: Teri Murphy, Ora Allen, Mike Daugherty, Dave Miller, Shirley Whitt, Jeanette Marcus, Branden Delph
NAYS: None
ABSTAIN: None

Mayor

Mayor's Court Monthly Report - February 2026

Mayor Murphy reported for the month of February 2026, Mayor’s Court received \$24,510.00. She noted after various expenses and disbursements, a total of \$19, was deposited into the General Fund.

Guest Speakers - None

Business

Ordinances

2235-26 An Ordinance adopting the recommendation of the Planning Commission to deny a Zoning District change for City Lot Numbers 2157, 2158, 5057, and 5275 and located at 3351 Main Street within the City of Moraine from R-2 (Single Family Residence District) to B-1 (Neighborhood Business District).

Mr. Delph recused himself from this vote.

Mrs. Whitt stated in light of the Planning Commission's denial of the applicant's request for a zoning district change, she feels due diligence was given to this matter, and she supports the denial of the request because of the Moraine Codified Ordinance 1185.17(a) which states a fueling station cannot be within 200 feet of a church on the same side of the street. She said she further feels there is no sufficient room to allow the tanker trucks to come in.

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Minutes of City Council

Held June 11, 2026

Mrs. Whitt moved to approve the denial of the Zoning District Change.

Ms. Marcus asked to amend the item.

Ms. Dillon asked Mrs. Whitt to rescind her motion so Ms. Marcus could make a motion to amend.

Ms. Marcus said this needs to be studied more as she does not feel the request for a zoning district change has been studied properly. She stated she would like to send this back to the Planning Commission for further review.

Mrs. Whitt withdrew her motion to approve the denial of the zoning district change.

Ms. Marcus moved to amend the legislation from a denial to approval. She said she does not feel it has been given proper consideration and she would like to hear more information from the owners. She said the owners should be given an opportunity to request a variance on the entrance and to work with the church on their differences.

Mrs. Whitt declared that the owners knew this item was on the agenda and they did not attend the meeting. She said they had the opportunity to speak tonight.

Ms. Marcus said residents had the opportunity to speak against Wawa, and it was voted against, and it was done anyhow. She said the business owners have a right to put their case forward.

Mayor Murphy reminded Ms. Marcus that the owners had their chance at the Public Hearing and they did not say anything.

Ms. Marcus reported that no one spoke against the zoning district change at the Planning Commission meeting or the Regular Council Meeting Public Hearing. She said she would like to hear more about what the owners are going to do at that location because it is a perfect fit for the intersection.

After Council discussion, Ms. Dillon explained that the motion is to amend the legislation to approve the zoning district change and to send it back to the Planning Commission for further review.

Mr. Daugherty said he worries about this because of the precedence set by denying the smoke shop a few months ago and he is concerned that this flies in the face of the Comprehensive Plan.

RESULT: Failed (*Yes 2, No 4, Recused 1*)
MOVER: Jeanette Marcus
AYES: Ora Allen, Jeanette Marcus
NAYS: Teri Murphy, Mike Daugherty, Dave Miller, Shirley Whitt
ABSTAIN: Branden Delph

Ms. Dillon said a vote is needed on the ordinance as written for denial of the rezoning.

RESULT: (*Yes 6, No 0, Recused 1*)
MOVER: None
AYES: Teri Murphy, Ora Allen, Mike Daugherty, Dave Miller, Shirley Whitt, Jeanette Marcus
NAYS: None
ABSTAIN: Branden Delph

RECORD OF PROCEEDINGS

Minutes of City Council

Held June 11, 2026

2236-26 An Ordinance adopting the recommendation of the Planning Commission to approve a Zoning District Change for City Lot Number 3365 located at 2955 Springboro West Road within the City of Moraine From B-1 (Neighborhood Business District) To B-2 (General Business District).

Mrs. Allen stated that this case was heard before the Planning Commission on April 21, 2026, and City Council on May 28, 2026. She noted that this is the first reading of the legislation, and the Ordinance will be passed to a second reading and vote at the June 25, 2026, Regular City Council meeting.

Resolutions

8239-26 A Resolution approving a Then-And-Now Certificate in the amount of \$12,636.91 to Lexipol for Annual Fire Policy Manual and Training.

Mr. Miller explained that the Fire Division overlooked having a purchase order in place when the annual invoice from Lexipol was received. He stated that this Resolution authorizes the issuance of a Then-And-Now Certificate as required by the State. Mr. Miller moved to approve.

RESULT: Passed *(Yes 7, No 0, Abstained 0)*
MOVER: Dave Miller
AYES: Teri Murphy, Ora Allen, Mike Daugherty, Dave Miller, Shirley Whitt, Jeanette Marcus, Branden Delph
NAYS: None
ABSTAIN: None

8240-26 A Resolution authorizing the submittal of an application to the Ohio Department of Natural Resources "Natureworks" Grant Program for funding for the City of Moraine, Ohio Splash Pad Project.

Mr. Daugherty indicated that legislation is a required component of the Natureworks Grant application, and this Resolution approves the application to the Ohio Department of Natural Resources. Mr. Daugherty moved to approve.

RESULT: Passed *(Yes 7, No 0, Abstained 0)*
MOVER: Mike Daugherty
AYES: Teri Murphy, Ora Allen, Mike Daugherty, Dave Miller, Shirley Whitt, Jeanette Marcus, Branden Delph
NAYS: None
ABSTAIN: None

Voice Vote

Persons Appearing Before Council - None

Any Other Business

Mr. Daugherty said he attended a MVRPC meeting and a National League of Cities Small Cities Council meeting. He said it was neat to see what some communities across the country are doing for the 250th Anniversary. He said one city is having an 18th Century festival where all the games are historical games. He encouraged residents to attend the Flag Day Ceremony on Saturday.

RECORD OF PROCEEDINGS

	Minutes of City Council	Held June 11, 2026	
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Mr. Miller noted that Arbor Boulevard looks good. He reminded residents that it is road repair and construction season and asked that they be careful. He congratulated Firefighter Mark Erby who retired last week and who had a long career with the City of Moraine.

Mrs. Allen expressed condolences to Ms. Powell and her family on the death of a family member.

Mrs. Whitt also expressed condolences to Ms. Powell. She reported that she attended Mark Erby's retirement party which was very nice.

Mayor Murphy asked everyone to come out for the Flag Day ceremony. She said she has not heard of any other community taking old flags and replacing them with new flags. She expressed condolences to Ms. Powell on the passing of her aunt.

Executive Session

Adjournment

Mayor Murphy thanked the Miami Valley Communications Council for broadcasting this meeting live as well as future rebroadcasts.

Meeting adjourned at 6:19 PM.

City of Moraine

Finance Department



To: Mayor & City Council

From: Annetta Williams, Finance Director

Date: June 23, 2026

Subject: May 2026 Finance Director Report

Summary

May was another busy month for the Finance Department. All tax return documents for April and May have been processed in the income tax software and audited. The City is doing well with adding to our fund balances and continuing to start projects that have been planned for the year. For May, we have increased our fund balances by \$77,900. For the year, we have increased our fund balances by \$4,208,500. Income tax revenues are up 7.8% over 2025 year to date. Other major revenues remain strong and are above the target at 48%. Expenses are at 24%. We are continuing to roll out projects and large equipment purchases, and as construction season is underway, we should start to see increases in capital expenditures.

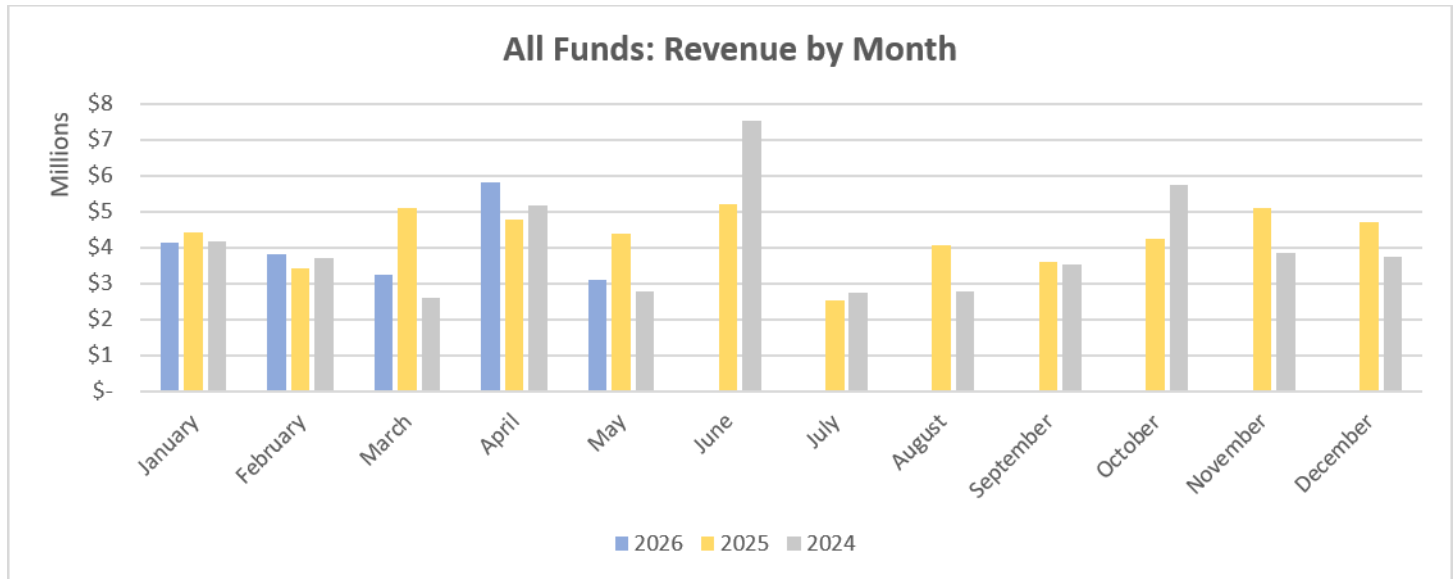
Finance Department Notes

The audit is continuing and should be completed mid-to-late June. The basic financial statements were filed with the State on May 29th. The Annual Comprehensive Financial Report audit is almost done, and the report will be filed with Government Finance Officer's Association by the end of June.

ALL FUNDS

May 2026

MONTHLY REVENUE COLLECTIONS VS. BUDGET



REVENUES BY CATEGORY (GROSS)	CURRENT MONTH	YEAR TO DATE	2026 BUDGET	COLLECTED UNDER / (OVER)	COLLECTED
Local Taxes	\$ 37,182	\$ 757,205	\$ 1,371,041	\$ 613,836	55%
Income Taxes	2,119,279	12,448,956	26,444,375	13,995,419	47%
State Shared Taxes & Fees	125,023	465,279	965,112	499,833	48%
Special Assessments	104,625	137,485	592,700	455,215	23%
Intergovernmental Aid	806	174,072	4,708,831	4,534,759	4%
Charges for Services	58,620	295,053	507,000	211,947	58%
Civic Center	3,243	8,867	30,000	21,133	30%
Payne Recreation Center	6,521	51,422	75,750	24,328	68%
Fines & Forfeitures	5,996	99,836	327,350	227,514	30%
Miscellaneous Receipts	449,443	2,475,474	6,244,627	3,769,153	40%
Interfund Transfers	192,000	3,170,083	14,308,960	11,138,877	22%
Total	\$ 3,102,737	\$ 20,083,733	\$ 55,575,746	\$ 35,492,013	36%

REVENUE COLLECTIONS – ALL CITY FUNDS

Gross Revenues: Through May, our gross revenue collections for the year are at 36%. The intergovernmental revenue collections will start to increase as the grant funded construction projects start. Year to date income tax revenue is up 9% over last year and is at 47% of the current year estimated budget.

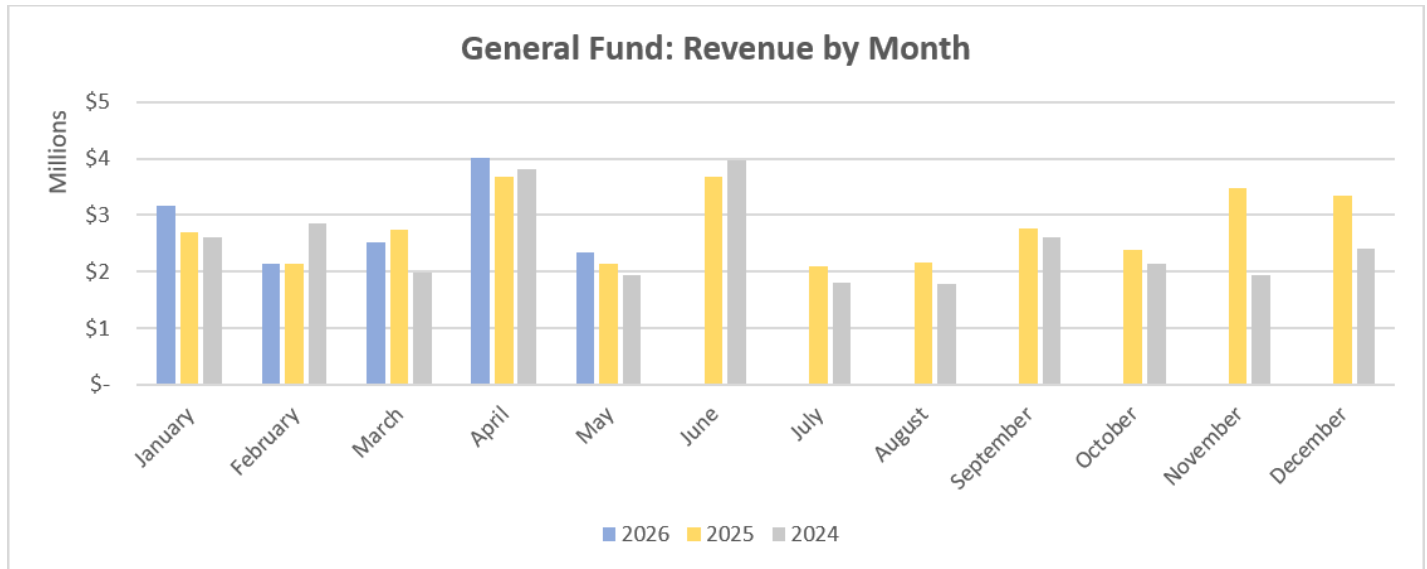
Net Revenue: After removing interfund transfers, net revenue for the month of May was \$2,607,482 and is 41.8% of the net revenue budget

Interfund Transfers: Transfers for this month are lower than budgeted. Year to date transfers for the year are at 22% as we only transfer what is needed to maintain a sufficient balance in the receiving funds. As Capital projects are started, transfers will increase.

GENERAL FUND

May 2026

MONTHLY REVENUE COLLECTIONS VS. BUDGET



REVENUES BY CATEGORY (GROSS)	CURRENT MONTH	YEAR TO DATE	COLLECTED		
			2026 BUDGET	UNDER / (OVER)	COLLECTED
Local Taxes	\$ 13,645	\$ 409,606	\$ 729,945	\$ 320,339	56%
Income Taxes	2,119,279	12,448,956	26,444,375	13,995,419	47%
State Shared Taxes & Fees	19,716	90,072	176,424	86,352	51%
Special Assessments	-	23,639	11,700	(11,939)	202%
Intergovernmental Aid	159	2,844	7,000	4,156	41%
Charges for Services	58,120	292,703	505,000	212,297	58%
Fines & Forfeitures	5,996	99,836	327,350	227,514	30%
Miscellaneous Receipts	114,273	807,298	1,662,970	855,672	49%
Total	\$ 2,331,188	\$ 14,174,954	\$ 29,864,764	\$ 15,689,810	47%

REVENUE COLLECTIONS – GENERAL FUND

State Shared Taxes: This category is at 51% of the budget due to 911 shared revenue.

Intergovernmental Aid: This category is at 41% of its budget but at a budget of \$7,000 it is not a significant percentage of the entire budget. In May, we adjusted the estimated revenue to reflect what is expected from the Southern Ohio Safe Streets Task Force grant (SOSSTF).

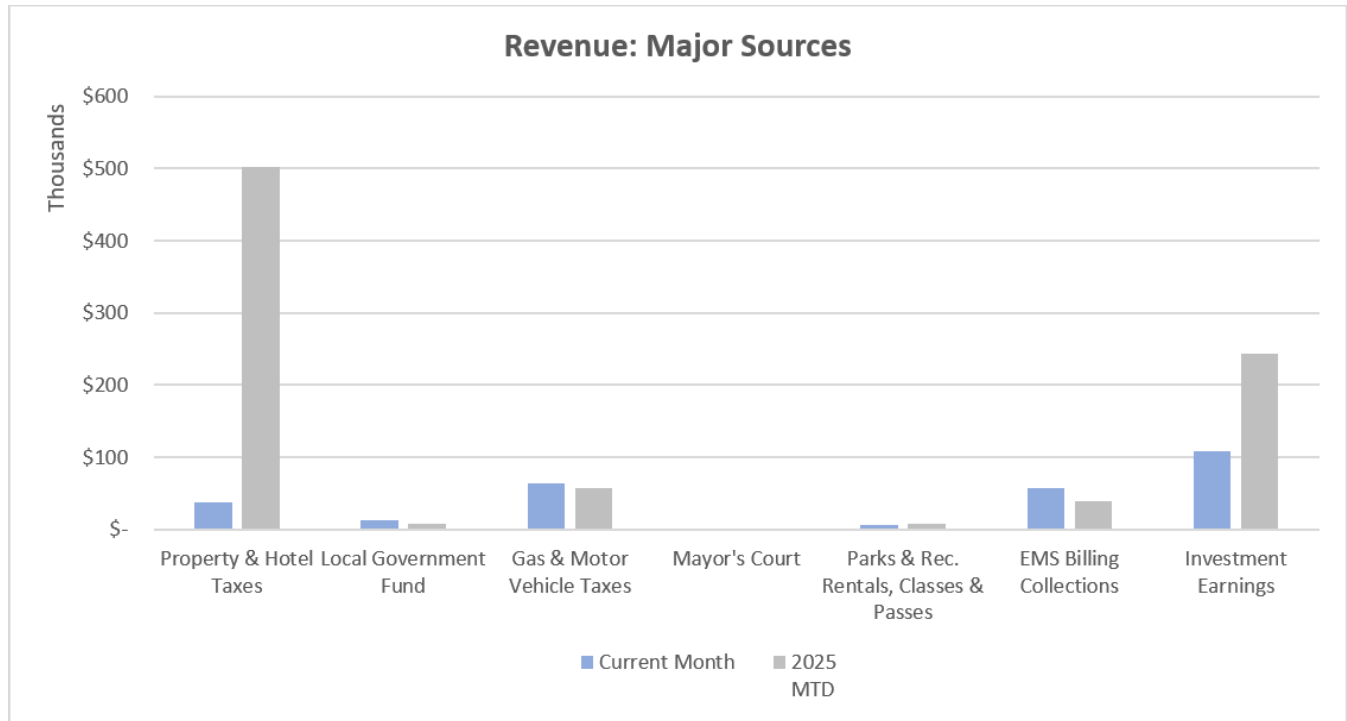
Charges for Services: This category is primarily EMS billing receipts from Fire Department runs that can be billed to insurance which is at 46% of the budget. We will look at increasing the revenue estimate to reflect revenue expected from the fee increase that was effective in March.

Charges for services along with the property tax, income tax revenues and interest earnings contributes the majority of the 47% actual-to- budget overall in the general fund revenues.

MAJOR SOURCES

May 2026

MONTHLY REVENUE COLLECTIONS VS. BUDGET



REVENUES BY TYPE	CURRENT MONTH	YEAR TO DATE	2026 BUDGET	COLLECTED UNDER / (OVER)	COLLECTED
Property & Hotel Taxes	\$ 37,182	\$ 559,222	\$ 1,000,087	\$ 440,865	56%
Local Government Fund	13,165	56,753	130,924	74,171	43%
Gas & Motor Vehicle Taxes	63,538	287,463	748,688	461,225	38%
Mayor's Court	-	43,091	180,000	136,909	24%
Parks Rentals, Classes & PASSES	6,514	52,259	84,000	31,741	62%
EMS Billing Collections	57,845	289,493	500,000	210,507	58%
Investment Earnings	107,996	759,703	1,594,800	835,097	48%
Total	\$ 286,239	\$ 2,047,984	\$ 4,238,499	\$ 2,190,515	48%

REVENUE COLLECTIONS – MAJOR SOURCES

Property Taxes: This revenue is paid to the City twice per year, typically, in April and October. Collections are at 56% because the first half distribution was received in April.

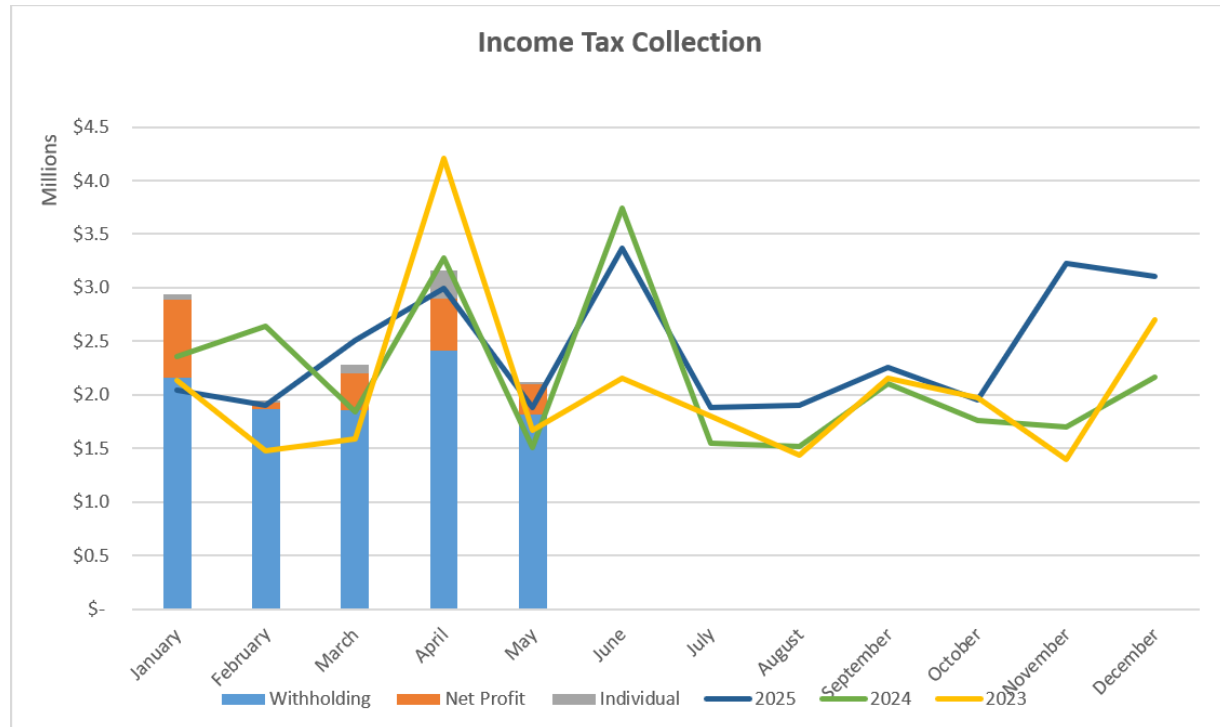
Parks Rentals & Season passes: These revenues are higher than expected at 62% of the budget primarily due to rentals and season passes.

Investment Earnings: The interest earnings revenue received is above target at 48%. The City received interest revenue of \$107,996 in May.

INCOME TAX

May 2026

MONTHLY REVENUE COLLECTIONS VS. BUDGET



REVENUES BY TYPE	CURRENT MONTH	YEAR TO DATE	2026 BUDGET	COLLECTED UNDER / (OVER)	COLLECTED
Electric Co. Income Tax	\$ -	\$ 14	\$ 1,000	\$ 986	1%
Income Tax Refunds	-	(143,057)	(714,000)	(570,943)	20%
Income Taxes	2,119,279	12,592,000	27,157,375	14,565,375	46%
Total	\$ 2,119,279	\$ 12,448,956	\$ 26,444,375	\$ 13,995,419	47%

REVENUE COLLECTIONS – INCOME TAX

2026 Collections: We are at 47% of the total revenue budget for the year, 5% above the target year to date percentage for May of 42%. We have collected \$12,448,956 of the budget.

Net Profit: In May, we collected \$284,340 in net profit receipts. Net profits are down 20.5% compared to May MTD last year but up 6.2% over 2025 year to date. Net profit accounts for approximately 23.6% of total gross collections. We are at 29.8% of the \$6,409,140 expected budget.

Withholding: In May, we collected \$1,813,603. Withholdings are up .8% over 2025. Withholdings account for approximately 73.7% of total gross collections. We are at 51% of the total \$20,014,985 expected withholdings for the year.

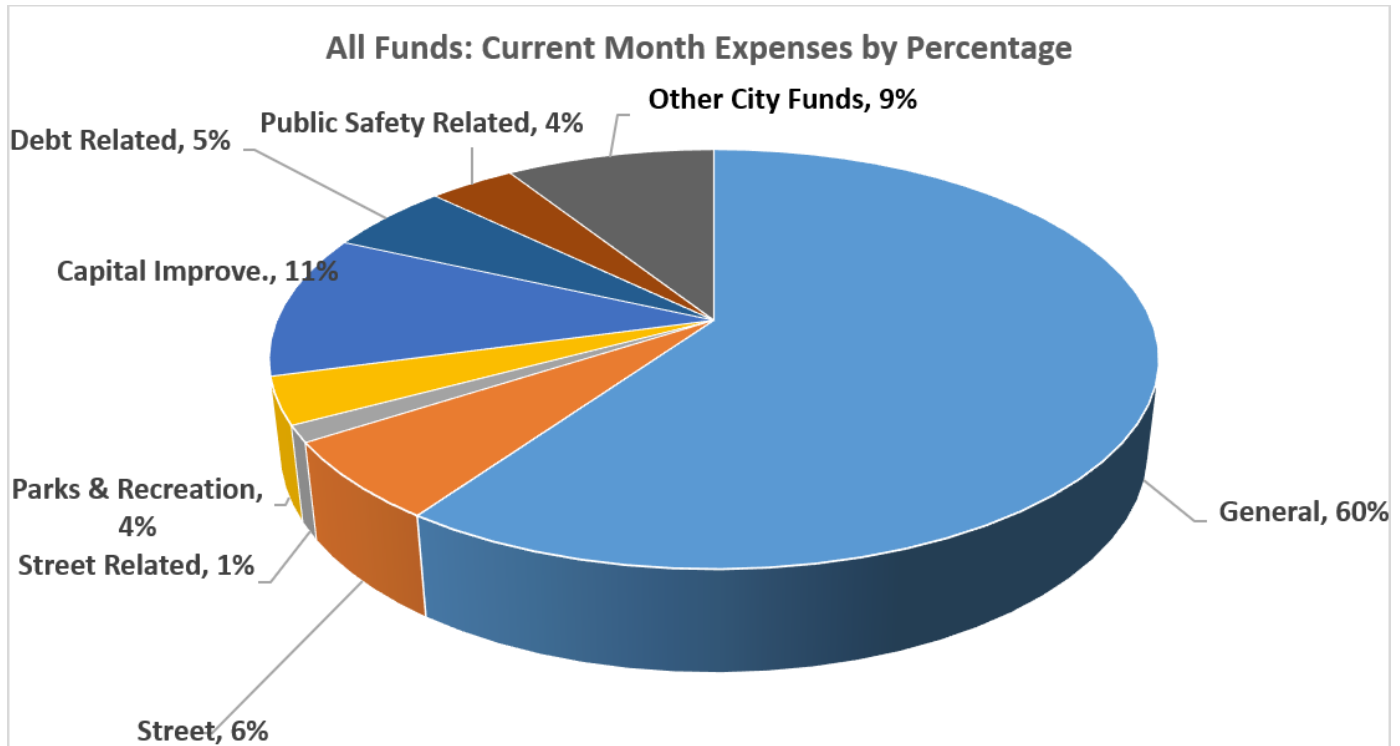
Individual: In May, we collected \$21,336. We are down 62.2% from May 2025 and 3.9% down from 2025 year-to-date. Individual receipts account for approximately 2.7% of total gross collections. We are at 62% of the total \$733,249 expected Individual receipts for the year.

Refunds: We have processed \$143,057 in refunds. We received revenue in error in January that belonged to a different jurisdiction which we refunded in January. No refunds have been done since January 2026, we expect to see more in June.

ALL FUNDS

May 2026

MONTHLY EXPENSES VS. BUDGET



EXPENSES BY FUND/TYPE	CURRENT MONTH	YEAR TO DATE	2026 BUDGET	AVAILABLE BALANCE	% EXPENSES TO BUDGET
General Fund	\$ 1,807,329	\$ 10,798,759	\$ 35,715,489	\$ 22,478,809	30%
Street Fund	184,808	1,002,721	3,042,676	1,795,098	33%
Street Related Funds	38,743	207,171	769,168	467,957	27%
Parks & Recreation Fund	109,203	554,382	1,677,065	884,453	33%
Capital Improvement Fund	333,787	1,102,771	16,574,803	10,546,873	7%
Debt Related Funds	163,625	166,004	1,009,250	9,621	16%
Public Safety Related Funds	113,075	634,190	1,614,475	956,562	39%
Other City Funds	274,224	1,409,222	5,307,868	3,323,409	27%
Total	\$ 3,024,795	\$ 15,875,222	\$ 65,710,794	\$ 40,462,782	24%

EXPENSES – ALL FUNDS

Net Expenses: After interfund transfers, our Net Expenses for May were \$2,529,540 and 24% of the budget year to date, well under the 42% expected through the month of May.

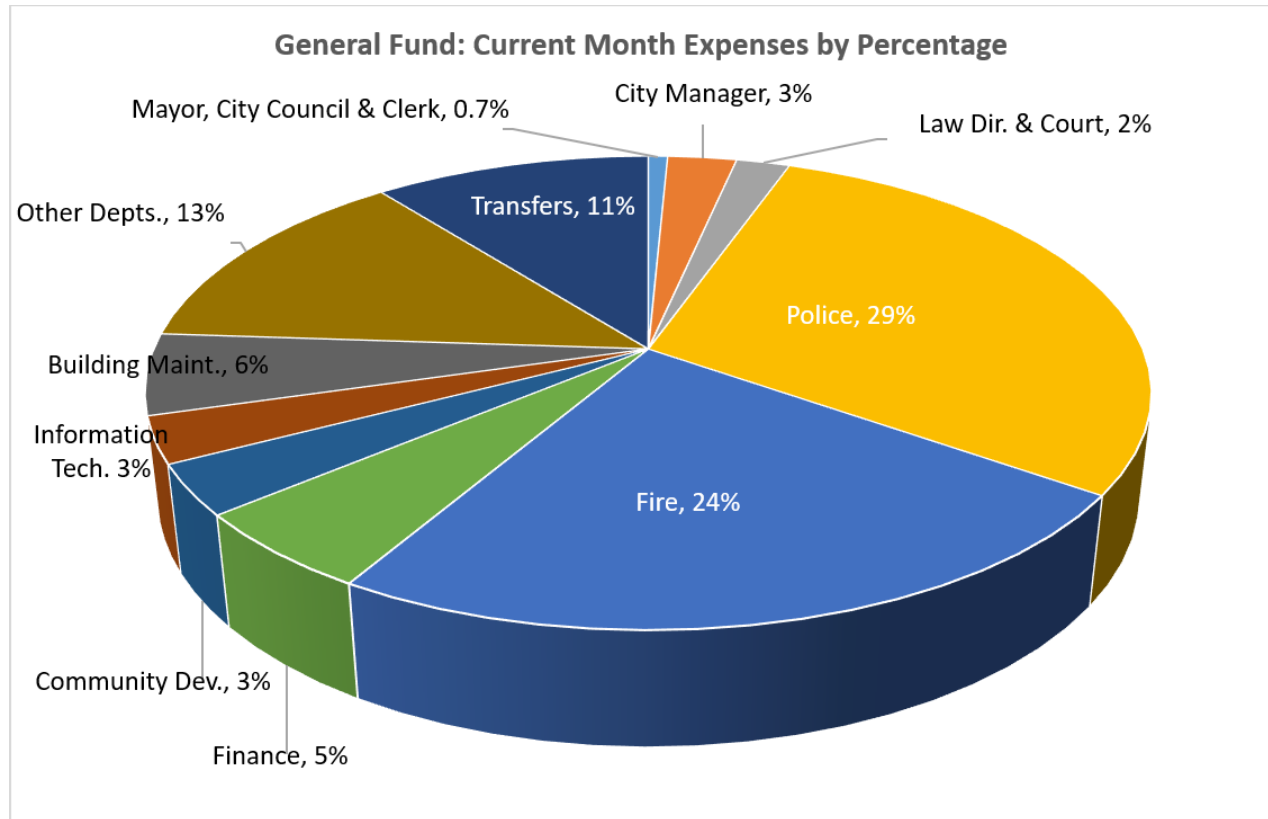
Large Expenses: In May we paid \$77,000 for Civic Center flooring upgrades, \$84,500 on the City building renovation, and \$24,500 on the Splash Pad design. Debt service interest payments were also made.

It's early in the year and we will continue to evaluate current year budget needs. So far, we are under budget by 18% overall.

GENERAL FUND

May 2026

MONTHLY EXPENSES VS. BUDGET



EXPENSES BY DEPARTMENT	CURRENT MONTH	YEAR TO DATE	2026 BUDGET	AVAILABLE BALANCE	% EXPENSES TO BUDGET
Mayor, City Council & Clerk	\$ 13,387	\$ 74,756	\$ 229,381	\$ 131,901	33%
City Manager & Info. Center	47,832	228,602	703,446	414,420	32%
Law Director & Clerk of Courts	37,116	160,276	481,063	279,089	33%
Police	529,156	2,715,209	7,104,085	3,922,719	38%
Fire	429,479	2,114,694	5,263,773	2,943,879	40%
Finance	98,404	425,564	1,099,364	579,085	39%
Community & Economic Dev.	62,072	364,368	1,225,665	711,321	30%
Information Technology	57,051	327,050	1,243,520	484,226	26%
Building Maintenance	100,273	562,881	1,871,757	1,024,524	30%
Other Departments	240,559	655,278	2,184,474	848,767	30%
Transfers	192,000	3,170,083	14,308,960	11,138,877	22%
Total	\$ 1,807,329	\$ 10,798,759	\$ 35,715,489	\$ 22,478,809	30%

EXPENSES – GENERAL FUND

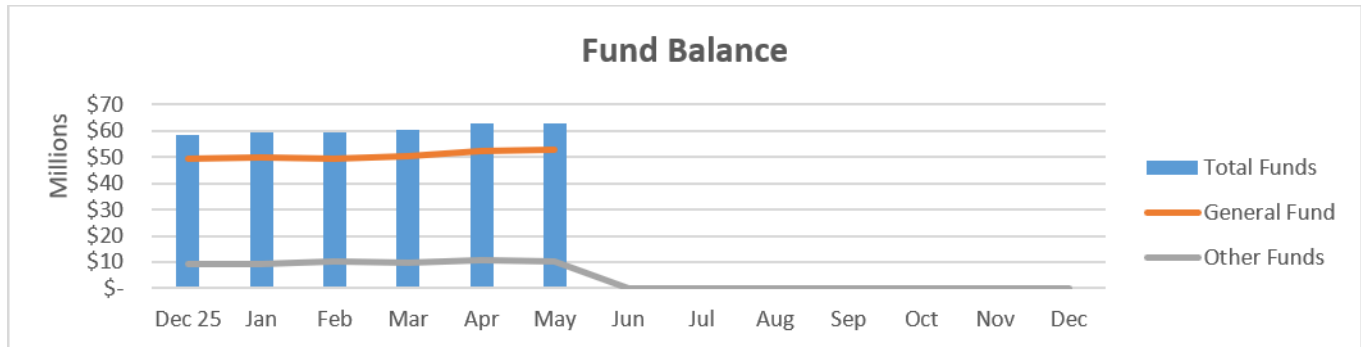
Budget Status: The General Fund is at 30% of the budget, well under the 42% expense target. All departments spending is at or below the year-to-date target. Overtime usage in the Fire Department is at 65.5% of the budget due to leave requiring backfills and staff shortages.

Transfers: Transfers are well below budget at 22%. However, as significant budgeted capital improvement fund projects begin, money will be transferred as those projects are encumbered and spent.

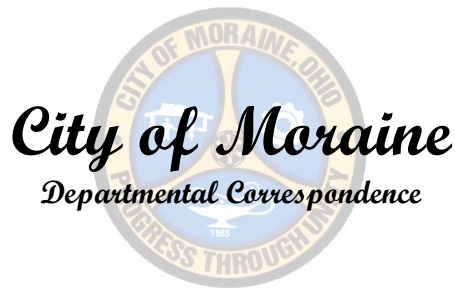
FUND BALANCES & CASH FLOW

May 2026

MONTH END BALANCES BY FUND



FUND	YEAR BEGIN BALANCE	MONTH BEGIN BALANCE	MONTH CHANGE BALANCE	MONTH END BALANCE	YEAR TO DATE CHANGE
General	\$ 49,257,578	\$ 52,109,914	\$ 523,859	\$ 52,633,773	\$ 3,376,195
Street	402,040	388,404	(127,099)	261,305	(140,735)
State Highway	382,729	371,297	4,667	375,964	(6,765)
Parks & Recreation	278,407	274,905	(48,732)	226,173	(52,233)
Cemetery	90,547	93,353	463	93,815	3,269
Motor Vehicle License Tax	36,299	35,585	2,010	37,595	1,296
Enforcement & Education	76,120	77,025	133	77,158	1,038
Mayor's Court Computer	73,497	50,921	-	50,921	(22,576)
Clerk of Court Computer	48,997	33,946	-	33,946	(15,051)
Economic Development	366,266	479,707	-	479,707	113,441
Special Energy Improvement Pr	-	9,175	-	9,175	9,175
Capital Improvement	3,639,626	4,521,723	(231,371)	4,290,351	650,725
Vance Darroch Project	57,381	57,381	-	57,381	-
Debt Service	189,794	191,894	332	192,226	2,432
Tax Increment Financing	59,066	254,381	(38,954)	215,427	156,361
Home Improvement Loan	723,286	731,287	1,267	732,554	9,268
City Garage	317,557	231,220	(37,740)	193,479	(124,078)
Miscellaneous Trust	44,926	44,592	-	44,592	(334)
Police Pension	101,054	132,207	(16,813)	115,394	14,340
Fire Pension	74,075	137,610	(6,698)	130,912	56,837
Insurance Reserve	1,478,135	1,495,750	(5,123)	1,490,626	12,492
Health Insurance	615,689	735,560	43,356	778,915	163,226
Federal Law Enforcement	43,661	44,144	76	44,220	559
State Law Enforcement Training	54,309	54,214	9,590	63,804	9,495
Drug Law Enforcement Trust	45,358	45,860	79	45,939	581
OneOhio Opioid Settlement	153,477	138,389	4,640	143,029	(10,448)
Total	\$ 58,609,874	\$ 62,740,443	\$ 77,942	\$ 62,818,385	\$ 4,208,511



TO: Mayor
City Council

FROM: Michael Davis, City Manager

DATE: June 22, 2026

SUBJECT: City Manager's Report

1) City Manager

- a) Attended the Montgomery County Community Development Advisory Committee (CDAC) meeting on June 10, 2026, as the Mayors and Managers' appointee, and reviewed the submitted CDBG applications.
- b) Several interviews were conducted over the past few weeks for the City Planner position. An offer has been extended and accepted. Background checks and other pre-employment processing are still underway.
- c) Attended the monthly MVTCG GovTech meeting on June 15, 2026.
- d) Attended the Shearer's ribbon-cutting ceremony on June 22, 2026, along with the Mayor, members of Council, and City staff.

2) Building & Zoning

- a) Continuing with property maintenance concerns throughout the city.
- b) TNT's new building on Dryden Road is progressing to completion.

3) Engineer

- a) Barrett Paving will begin repaving Kettering Boulevard and S. Dixie on July 6, 2026.
- b) The 2026 crack-sealing program has been advertised, and bids will be opened on June 30, 2026.
- c) FEMA is currently verifying the City's Provisionally Accredited Levee, which protects the West Moraine Plat area from flooding along the Great Miami River. Staff is coordinating with FEMA and ODNR to ensure that residents and businesses within the protected area continue to receive flood protection benefits and remain exempt from mandatory flood insurance requirements.
- d) Coordinating with Traffic Detectors & Signs, LLC to replace traffic signal loop detectors with radar detection systems as part of ODOT improvement projects on Kettering Boulevard and S. Dixie Drive. Several intersections throughout the city will be affected by this work.
- e) Montgomery County is offering funding assistance for properties affected by lead-based paint and lead hazards. The County has requested the City's assistance in promoting this program to eligible residents.

- f) Staff has begun collecting proposals and quotes for the City's pavement rating program. While the program has historically been conducted every two years, staff believes annual pavement condition inspections and asset inventories can be completed within the existing budget.

4) Parks

- a) PIO Aaron Vietor and Director Brent Shane will meet with Jeff Stevens on June 23, 2026, to record segments for iHeartRadio.
- b) Mr. Shane reported that he will be working with Mr. Vietor on the rebranding of Parks and Recreation.
- c) Country Jam returned this week and will continue regularly on Mondays from 4:00 p.m. to 6:00 p.m.
- d) The department will be working on a proposal for the German Village playground.
- e) The first Flag Day ceremony was successful, with more than two dozen flags collected from the public.
- f) The Americana Porch Sign Program will begin on June 27, 2026.
- g) Patriotic Home Beautification Awards have been ordered.
- h) Final preparations are underway for Star Spangled Boom, including band payments, event layouts, and last-minute swag and decorations.
- i) Planning for fall programs is underway. The department plans to bring back Deeply Rooted Landscapes for Winter Seed Sowing due to requests received through program surveys. A Harry Potter-themed program is also being planned for October.
- j) The Flag Football Clinic was canceled and rescheduled due to weather conditions.

5) Police

- a) June 6: An occupied stolen vehicle was recovered during a traffic stop on Main Street. The driver was arrested and transported to jail.
- b) June 10: An occupied stolen vehicle was recovered during an investigation at Walmart. Three juveniles were arrested and transported to the Juvenile Detention Center (JDC).
- c) June 13: A body was recovered from the Miami River. The investigation is ongoing.
- d) June 15: Assisted West Carrollton Police Department with a subject fleeing on foot. Moraine officers responded and took the subject into custody.
- e) June 17: Injury to student occurred at South Community Youth Positive Health Day Treatment program. Detective section is investigating.
- f) A National Night Out business meeting was held on June 18, 2026. National Night Out is scheduled for August 4 from 6:00 p.m. to 8:00 p.m. at Wax Park.
- g) Multiple calls were received regarding permitted solicitors not following established rules. Sergeants are conducting follow-up investigations.
- h) Since the last report, there have been 13 calls for service at Walmart, 11 calls at Circle K, 6 calls at DMAX, and 38 calls for service on I-75.

6) Street Division

- a) Routine maintenance occurred Citywide including mowing, street repair and parks.
- b) Currently installing new historical signage.

Bi-Monthly Report

To: Michael Davis, City Manager
From: Traci Kuzminski, Fire Chief 
Date: June 18th 2026
Subject: Activity Report

The Fire Division responded to a total of 121 Incidents from May 31st – June 13th, 2026.

EMS/ Fire & Rescue –

- Division Responded to 6 Motor Vehicle Incidents
- Division responded to 76 EMS Incidents
- Division responded to 9 Fire Alarms/Detector Activations
- Division Responded to 30 other calls

Long-term projects/issues:

- New Medic ordered. Still Waiting
- Order of new ladder E-One Metro Quint Fire Truck through Vogelpohl Fire.
- Receiving quotes for a new medic unit for delivery in 2029

Full time hiring/promotions:

- FF/P Mark Erby Retirement
- 2 FT in the process

Part time hiring:

- We have 3 part time personnel currently on the roster
- 3 conditional offers sent out

Short-term projects/issues:

- Annual Departmental Physicals Complete

Number of Inspections/Re-Inspections:

- 59 Inspections

Meetings:

- Council Meeting 6/11

Other:

- Lt. Buck attended Strategy and Tactics Course class at Ohio Fire Academy 5/31- 6/5
- 2 car seat checks for safety
- Crews attended water day at MCESC Schools, sprayed kids with water for summer celebrations 6/2
- (3) CPR classes at Federal Records Building for staff
- (1) CPR class at BIMAC Technologies for staff
- Trench Rescue Awareness training 6/9-6/11
- Flag Day Ceremonies at City Building 6/13

MAYORS' COURT MONTHLY STATEMENT TO COUNCIL

Fines and Other Monies Collected or Received

Rev. Code Sec. 733.40

To the Council of the City of Moraine Ohio:

The following is a full statement of all fines, forfeitures, and costs in ordinance cases and all fees collected by me, or which have in any manner come to my hands, or which are due me as Mayor, Chief of Police or other officer of the city and any other fees and expenses which have been advanced out of the city treasury, and all monies received by me as Mayor for the use of the city and paid over by me to the Treasury of the city as required by law.

Prepared: 6/23/2026

BALANCING FOR MONTH OF: MARCH 2026**BOND ACCOUNT**

<u>Balance retained in Bond Account Beginning:</u>	\$	3,005.00
Amount received and deposited - CASH	+	2,100.00
Amount received and deposited - SURETY	+	3,113.00
Less amount returned to Defendants	-	3,975.00
Less amount retained in Bond Account (end of month)	-	3,548.00
Additions, Subtractions or Changes, etc.	+/-	0.00
EQUALS BONDS FORFEITED	\$	695.00

MAYOR'S ACCOUNTFines & Court Costs

Amount received and deposited	\$	23,267.18
Monthly reimbursement to City for Kett "LEAF"	(-)	0.00
Additions, Subtractions or Changes, etc.	+/-	(46.00)
EQUALS GROSS REVENUE	\$	23,916.18

O/P 26B22 - \$16 & 26D109 - \$30

EQUALS GROSS REVENUE\$ 23,916.18**DISBURSEMENTS**

Mo. Co. Booking Fees		Ck # <u>4068</u>	\$ <u>317.00</u>
Police Dept Traffic School	101-0600-40603	Ck # _____	\$ <u>-</u>
Police Dept Enf & Educate	207-0800-40872	Ck # _____	\$ <u>-</u>
Police Dept House Offender	101-0600-40607	Ck # _____	\$ <u>-</u>
IDAM-Ind Drvrs Alc Mntr (15%) - Kettering		Ck # <u>4069</u>	\$ <u>144.00</u>
IDATF-Ind Drvrs Alc Mntr (OVI's) - Kettering		Ck # _____	\$ <u>-</u>

Computer Fund:

BEFORE 12-13-18

Computer Fund	301-0800-40820	\$ <u>-</u>
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12-13-18 & AFTER

Mayor's Court CF	208-0800-40820	<u>385.00</u>	
Clerk of Court CF	209-0800-40820	<u>255.00</u>	Ck # <u>4070</u> \$ <u>640.00</u>

Treasurer of State:

Victims of Crime	\$ <u>986.00</u>	
IDSF-Ind Def Support Fund (50%)	<u>2,685.00</u>	
IDSFV-Ind Def Support Fund (OVI's)	<u>-</u>	
CJDE - Crim Just Drug Enf Fund (35%)	<u>336.00</u>	
Seatbelt Fines	<u>-</u>	
Child Restraint	<u>25.00</u>	
Expungements	<u>60.00</u>	
Attorney General Reimbursement	<u>60.00</u>	
STPF-Statewide Treat & Prevent Fund	<u>-</u>	
IIAMF-Ind Drvs Intrlk & Alc Mntr Fund	<u>-</u>	paid on-line \$ <u>4,152.00</u>

City-General Fund:**101-0600-40601**

ADTS - Admin T/School Fee	\$ <u>-</u>	
City Fines	<u>18,501.18</u>	
Miscellaneous Fees	<u>-</u>	
Parking Tickets	<u>155.00</u>	
Witness Fees	<u>7.00</u>	
Kettering Fees	<u>-</u>	Ck # <u>4071</u> \$ <u>18,663.18</u>

An Ordinance adopting the recommendation of the Planning Commission to approve a Zoning District Change for City Lot Number 3365 located at 2955 Springboro West Road within the City of Moraine From B-1 (Neighborhood Business District) To B-2 (General Business District).

Department: Community Development

Request: Action Item

Item Background and Purpose:

A public hearing for Case No. R-02-2026 was held at the Regular City Council meeting on May 28, 2026. The request is approval of a Zoning District Change from B-1 to B-2 for the ability to have used car sales at the site.

Financial Impact:

Is Item Budgeted?: No

Funding Source: N/A

Attachments:

1. R-02-2026 Staff Report (3)
2. Planning Commission Minutes - April 21, 2026 - Draft (2)
3. 2708 Kreitzer before - after pictures
4. 2955 Springboro W before - after pictures
5. Vicinity Map
6. Parking Requirements
7. B-1 District
8. B-2 District
9. 2955 Springboro West BLD24-00179 Remodel Vacant Bldg-Structure Only
10. 201-5
11. 201-4
12. Available Parking
13. Intersection Sight Triangle
14. Mailing to 200' R-02-2026 Legal Notice
15. Property owners within 200 ft
16. Additional Info 2955 Springboro W
17. Zoning Letter
18. Zoning Map for 2955 Springboro West
19. R-02-2026 Legal Notice (1)

RECORD OF ORDINANCES

Ordinance No. 2236-26

AN ORDINANCE ADOPTING THE RECOMMENDATION OF THE PLANNING COMMISSION TO APPROVE A ZONING DISTRICT CHANGE FOR CITY LOT NUMBER 3365 LOCATED AT 2955 SPRINGBORO WEST ROAD WITHIN THE CITY OF MORaine FROM B-1 (NEIGHBORHOOD BUSINESS DISTRICT) TO B-2 (GENERAL BUSINESS DISTRICT).

WHEREAS, Stellar Development & Property Holdings, owner of the property located at 2955 Springboro West Road, Lot Number 3365 located within the City of Moraine, filed an application and request to re-zone said property from B-1 (Neighborhood Business District) to B-2 (General Business District); and

WHEREAS, after public hearing by the Planning Commission on April 21, 2026, notice of which was given as required by law, said request to re-zone the aforementioned property from B-1 (Neighborhood Business District) to B-2 (General Business District) was recommended for approval by the Planning Commission; and

WHEREAS, a public hearing by City Council on said request occurred on May 28, 2026, notice of which was given as required by law, and

WHEREAS, this Ordinance has received two separate readings on June 11, 2026, and June 25, 2026.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO:

SECTION 1: That, in consideration of the applicable provisions of Moraine Codified Ordinance Chapter 1127, including Section 1127.01 which states, in relevant part, “Whenever the public necessity, convenience, general welfare or good zoning practice require, Council may, after recommendation thereon by the Planning Commission, and subject to the procedure provided in this section, amend, supplement or change the regulation, district boundaries or classification of property, now or hereafter established by this Zoning Code, or amendments thereto....”; and in further consideration of the applicable provisions of Moraine Codified Ordinance Chapter 1151, including Section 1151.01 which states, in relevant part, “The B-1 Neighborhood Business District is intended to provide for relatively small business and service establishments in suitable locations primarily to serve the daily staple needs of residents.”; and in further consideration of the applicable provisions of Moraine Codified Ordinance Chapter 1153, including Section 1153.01 which states, in relevant part, “The B-2 General Business District is intended to provide for a variety of retail, service and administrative establishments required to satisfy the needs of the overall community. This District is also intended to accommodate retail trade establishments in the community which cannot be practically provided for in a neighborhood commercial district development.”; the City Council hereby adopts the recommendation of the Planning Commission to approve the rezoning application from B-1 (Neighborhood Business District) to B-2 (General Business District) for property located at 2955 Springboro West Road, Lot Number 3365 located within the City of Moraine.

SECTION 2: That any Ordinance in conflict with this Ordinance is hereby repealed.

SECTION 3: That this Ordinance shall take effect and be in force thirty (30) days after its second reading and adoption.

RECORD OF ORDINANCES

Ordinance No. **2236-26**

SECTION 4: That the Clerk is hereby directed to forward a certified copy of this Ordinance to the City Manager, City Planner, and Building and Zoning Inspector.



Technical Review Committee

Michael Davis, City Manager
Libby Schroeder, Community Development Director
Nick Sorice, City Planner
Doug Hatcher, Fire Inspector
Lauren Alvarado, City Engineer
Brent Carpenter, Building & Zoning Administrator
Beth Waters, Community Development Secretary

Planning Commission R-02-2026 Staff Report

Applicant: Stellar Development & Property Holdings

Location: 2955 Springboro West Rd. Moraine, OH 45439

Lot Number: 3365

Current Zoning District: B-1

Proposed Zoning District: B-2

This formality is brought before the Planning Commission today prior to a 30-day legal notice for a public hearing to be brought before City Council. All legal notices were issued per Moraine Codified Ordinances Chapter 1127.

Description: The Technical Review Committee met on April 15, 2026, to review this application and documentation

The applicant, Stellar Development & Property Holdings, is applying for a Zoning District Change at the premises of 2955 Springboro West Moraine, OH 45439 from B-1 to B-2. The City Lot Number that this property sits on is 3365. The structure on the lot was the former Jimbo's building that was rehabbed by Stellar Development & Property Holdings in 2025. The neighboring house was also remodeled in addition to the Jimbo's structure as they are both owned by Stellar Development & Property Holdings.

The proposed use for this Zoning District Change per Application R-02-2026 is to allow used car sales on the property, which requires a B-2 Zoning District. The property is currently surrounded by a B-1 District and M-1 District. Across the street on Kreitzer is a B-2 District, and across the street on Springboro West Road contains M-2 District parcels.

In your packets, you will see a Zoning Letter submitted by the applicant, along with a before and after photo of the structure. A Zoning Map showing the current surrounding districts are in the packet. You will also find the B-1 and B-2 uses from the Moraine Codified Ordinances.

Stellar Development also provided an additional letter indicating that the parking lot will be resurfaced and marked, prior to a tenant going into the location, as per the approved site plan from BLD24-00179, regarding the building remodel. This site plan is also provided in your packets for reference.

If there are any questions regarding the Technical Review Committee's report after our review of this zoning district change proposal, please feel free to ask at this time.

Thank you,

Nick Sorice
City Planner

RECORD OF PROCEEDINGS

Minutes of Planning Commission

Held April 21, 2026

Call to Order

Meeting called to order at 6:00 PM.

Kevin Howard	Chair	Absent
Tom Watts	Member	Present
Gina Delph	Member	Present
Stephen Noel	Vice Chair	Present
Jacqueline Long	Member	Present

Mr. Watts moved to excuse Mr. Howard's absence; Mr. Noel seconded the motion.

RESULT: Passed *(Yes 4, No 0, Abstained 0)*
MOVER: Tom Watts
AYES: Stephen Noel, Tom Watts, Gina Delph, Jacqueline Long
NAYS: None
ABSTAIN: None

Approval of Minutes

Planning Commission Meeting Minutes - March 19, 2026 - Draft

Mr. Noel asked if there were any changes or corrections to the March 19, 2026, Planning Commission meeting minutes. Hearing none, the minutes were approved as submitted.

Public Hearing - R-02-2026: A Zoning District Change Request at 2955 Springboro West Road from B-1 to B-2

Mr. Noel opened the Public Hearing at 6:01 PM.

Clerk of Council Karen Powell administered the Oath to those who would be providing testimony in this meeting.

Staff Report

Building and Zoning Administrator Brent Carpenter provided the City staff report. He said all legal notices of the public hearing were issued per Moraine Codified Ordinances Chapter 1127. Mr. Carpenter indicated that the Technical Review Committee met on April 15, 2026, to review the application and documentation. He reported that the applicant, Stellar Development & Property Holdings, is applying for a Zoning District change at the premises of 2955 Springboro West Road from B-1 to B-2. He stated that the City Lot Number that this property sits on is 3365. He noted that the structure on the lot was the former Jimbo’s building and that was rehabbed by Stellar Development & Property Holdings in 2025. He stated that the neighboring house, also owned by Stellar Development & Property Holdings, was remodeled in addition to the Jimbo’s structure. Mr. Carpenter explained that the proposed use for this Zoning District change per Application R-02-2026 is to allow used car sales on the property, which requires a B-2 Zoning District. He said the property is currently surrounded by a B-1 District and M-1 District, across the street on Kreitzer is a B-2 District, and the property across the street on Springboro West Road contains M-2 District parcels. Mr. Carpenter said included in the distributed packet is a zoning letter submitted by the applicant along with a before and after photo of the structure. He remarked that also in the packet, the board will find the listed B-1 and B-2 uses from the Moraine Codified Ordinances. He said that Stellar Development also provided a letter indicating that the parking lot will be resurfaced and marked as per the approved site plan from BLD24-00179, regarding the building remodel.

RECORD OF PROCEEDINGS

Minutes of **Planning Commission**

Held **April 21, 2026**

Mr. Noel asked the applicant, Rodney Pack, to provide a report.

Mr. Pack of 2955 Springboro Road West informed the board that he is unsure if the rezoning will be for a car lot or not, but he felt that B-2 zoning was better for a business in that location.

Mrs. Delph asked Mr. Pack if someone is lined up to place a business on the property?

Mr. Pack replied no. He said some people were interested, but they backed out.

Mr. Watts questioned if Mr. Pack knows if an auto sales lot will be placed on the property.

Mr. Pack answered that he is not sure. He commented that he owns multiple dealerships, but he does not plan on putting one of his dealerships on the property.

Mr. Watts asked Mr. Pack how long he has owned the property.

Mr. Pack replied that he has owned the property approximately one and a half years. He said the property has been vacant a long time, and his company completely renovated the building and the Kreitzer house. He said both properties are turn-key, and both are on one deed. He noted that he has been trying to obtain the house next door in order to rehab the building, but he has not been successful.

Opponents/Proponents

Mr. Noel asked if anyone present would like to speak on behalf of the zoning district change?

Seeing none, Mr. Noel asked if anyone present would like to speak against the zoning district change?

Mr. Noel asked the commission members if they have any questions for Mr. Carpenter or Mr. Pack?

Mr. Watts asked Mr. Carpenter if there is a plan to combine the lots?

Mr. Carpenter replied that there is no plan to combine the lots.

Mr. Watts stated if the lots are not combined, then rezoning the individual lots to B-2 decreases what type of business can be placed in that area.

Mr. Noel asked what are the business options for a lot that small?

Mr. Watts explained that not much can be placed on the lots.

Mr. Watts confirmed with Mr. Carpenter that if a car lot went into the location, the building could not be used as a commercial garage.

Mr. Noel asked Mr. Pack if in the future he would come back to try to make all three lots into one lot?

Mr. Pack replied that a lot of money was spent renovating the house, so it would be quite a while before he would think about tearing the house down to join the lots.

Close Public Hearing

Mr. Noel closed the Public Hearing for Case No. R-02-2026 at 6:15 PM.

RECORD OF PROCEEDINGS

Minutes of Planning Commission

Held April 21, 2026

Business

Decision - R-02-2026

Mr. Watts said he does not have an issue currently changing this property to B-2. He said it is difficult to zone it B-2 with a residence next door, but that residence is zoned B-1 already. He said knowing the applicant has invested a large amount of money into the house and knowing that the lot size is going to determine what type of B-2 business goes in that location, he has no objection. Mr. Watts mentioned that he would like the commission at some point to revisit some of the uses of B-2 and lot sizes so they are more familiar with information.

Mrs. Delph said she has no objection, and her question of anyone that has an objection is what are they afraid of?

Mr. Noel said for him the hard part is if this is turned into B-2, the other two lots remain B-1. He said in approving the change, they might be a step ahead, but talking about combining the lots and zoning the lots B-2 makes sense from a use standpoint.

Mrs. Delph said this would be a step ahead and not a step backwards.

Mr. Watts said the area around this property almost dictates rezoning to B-2.

Mr. Noel said if the used car sales lot is not the intention right now, there is time to put the pieces together at another time. He said right now the zoning is just being changed and there will probably need to be another meeting down the road. He explained that the applicant admitted that he has to wait to recoup money from the renovations before being able to come back and go through multiple steps. Mr. Noel said he is not negative toward the rezoning, he just wants to be considerate of the applicant's steps.

Mr. Pack said he understands, but it will be a long time down the road before he comes back, and the application money does not bother him. He said he has an empty building that he thinks he will be able to get better businesses interested in now.

Ms. Powell instructed the commission if they want to continue the conversation with the applicant, the hearing will need to be reopened.

Mr. Noel said if that is the desire, he is not trying to stand in anyone's way.

Mrs. Delph made a motion to approve Case No. R-02-2026 zoning district request at 2955 Springboro West Road from B-1 to B-2; Mrs. Long seconded the motion.

RESULT: Passed (*Yes 4, No 0, Abstained 0*)
MOVER: Gina Delph
AYES: Stephen Noel, Tom Watts, Gina Delph, Jacqueline Long
NAYS: None
ABSTAIN: None

Other Business - None

RECORD OF PROCEEDINGS

	Minutes of Planning Commission	Held April 21, 2026	
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Adjournment

Meeting adjourned at 6:23 PM.

2708 Kreitzer Rd before



2708 Kreitzer Rd after

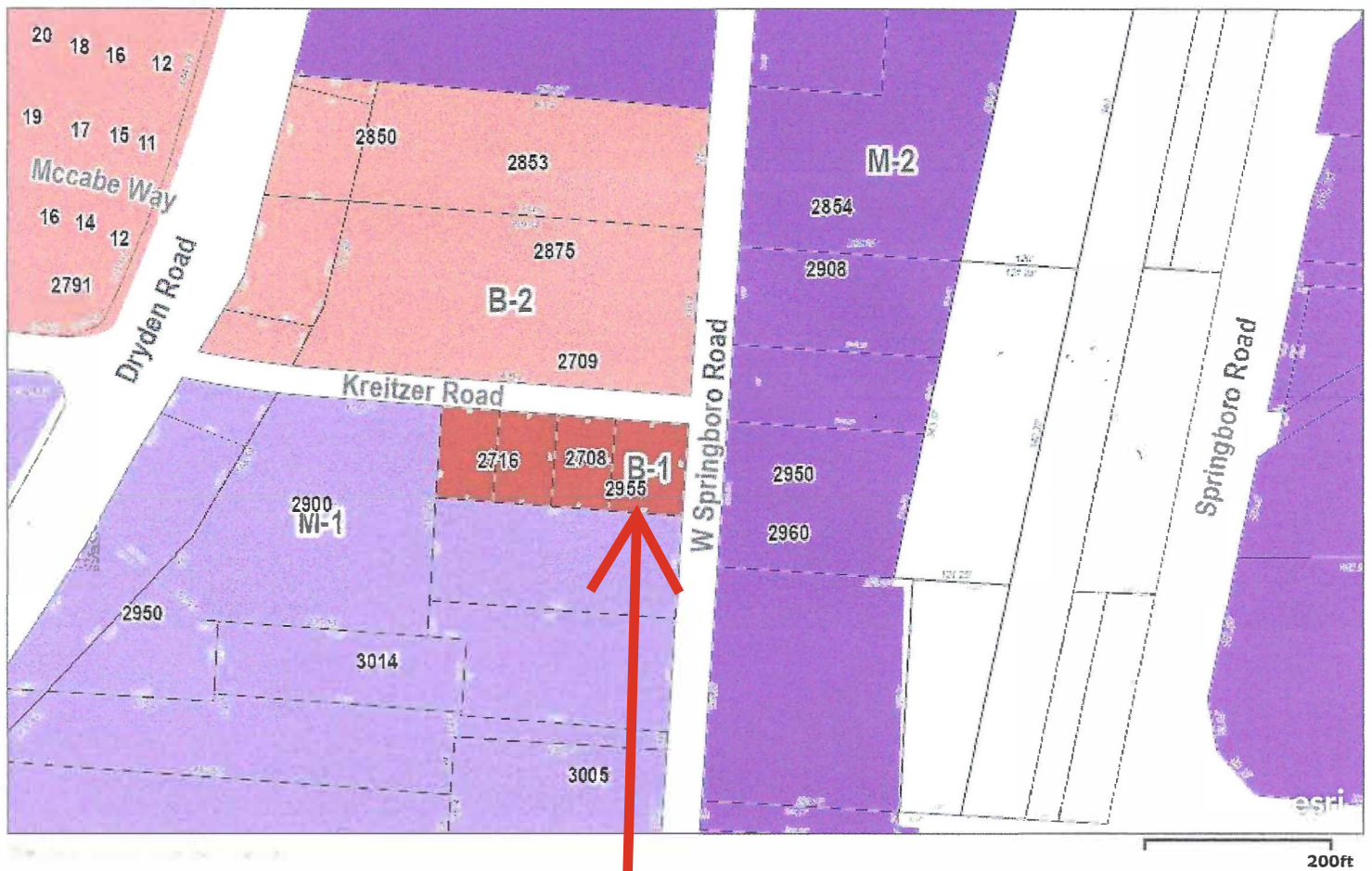


2955 Springboro W before



2955 Springboro W after





2955 Springboro W is zoned B1 I would like to rezone to B2 as you can see on the map it's surrounded by B2 & M1 & M2

1187.07 NUMBER OF PARKING SPACES REQUIRED.

(a) Residential Uses.

- (1) Single-family or two-family residential detached and semi-detached, two (2) off-street parking spaces (a garage may be counted for one (1) of these spaces), two-family, single-family attached and multi-family: two (2) spaces per dwelling unit.
- (2) Apartments: two (2) spaces per dwelling unit.

(b) Special Residential Uses.

- (1) Dormitories, convents and monasteries: one (1) space per six (6) residents plus one (1) space per employee.
- (2) Corporate guest houses: one (1) space per two (2) bedrooms, plus one (1) space per employee.
- (3) Residential social service facilities: one (1) space per four (4) residents plus one (1) space per employee.
- (4) Retirement villages and senior citizen housing: three-fourths (3/4) space per dwelling unit, plus one (1) space per employee.

(c) Institutional and Recreational Uses.

- (1) Cemeteries: one (1) space per employee, plus one (1) space per four (4) seats in any chapel.
- (2) Community centers, libraries, museums, art galleries, botanical gardens and other establishments of historical, education and cultural interest: one (1) space per two hundred fifty (250) square feet of gross floor area, plus one (1) space per employee on the largest work shift.
- (3) Day care centers and nursery schools: one (1) space per employee, plus one (1) space per five (5) children at capacity, plus a drop-off area consistent with the provisions of Section 1187.12.
- (4) Elementary and junior high schools: one (1) space per employee, plus one (1) space per two (2) classrooms.
- (5) High schools: one (1) space per employee, plus one (1) space per six (6) students at capacity.
- (6) Hospitals and medical centers: one (1) space for every two (2) beds, plus one (1) space for every staff and employee on the largest work shift.
- (7) Junior colleges, colleges and universities: one (1) space for every three (3) student classroom seats, plus one (1) space per employee.
- (8) Places of worship: one (1) space per four (4) seats at maximum capacity.
- (9) Public offices and buildings: one (1) space for every two hundred fifty (250) square feet of gross floor area.
- (10) Nursing and personal care facilities, including nursing homes, extended care facilities, rest homes and convalescent homes: one (1) space per six (6) beds, plus one (1) space for each staff and employee on the largest work shift.
- (11) Recreational uses, indoor and outdoor: all such uses shall provide the total number of spaces required for the specific combination of recreation facilities provided, based on the following:
 - A. Auditoriums, arenas, stadiums, gymnasiums, and playing fields with stands: one (1) space for every four (4) seats at capacity.
 - B. Golf courses: ten (10) spaces per hole, plus fifty percent (50%) of the spaces otherwise required for any accessory uses (e.g., bars, restaurants, pro shops).
 - C. Parks, playgrounds, nature areas and other open space: one (1) space for every five (5) users at maximum capacity, except that the Zoning Enforcement Officer may waive the parking requirements for neighborhood parks under five (5) acres in size.
 - D. Recreation centers: one (1) space for every two hundred fifty (250) square feet of floor area, except those designed for use exclusively by senior citizens or youth under age sixteen (16), in which case there shall be one (1) space for every seven hundred fifty (750) square feet.
 - E. Skating rinks: one (1) space per three hundred (300) square feet of gross floor area.
 - F. Swimming pools: one (1) space for every seventy-five (75) square feet of water surface area.
 - G. Tennis, racquetball and handball courts: indoor - four (4) spaces for each playing court; outdoor tennis courts - two (2) spaces for each court. In addition to the above requirements, all recreational uses shall provide one (1) space for every two (2) employees on the largest work shift.

(d) Business and Professional Offices.

- (1) Business and professional offices and associations: one (1) space per three hundred (300) square feet of gross floor area, but not less than two (2) spaces per office.
- (2) Medical offices and clinics: three (3) spaces per treatment or examination room or chair, plus one (1) space per staff and employee, but not less than five (5) spaces per practitioner.

(e) Retail Commercial and Service Uses.

- (1) Animal hospitals and veterinary clinics: three (3) spaces for each treatment area, plus one (1) space for each staff and employee, except that pet stores shall provide parking pursuant to subsection (i) below.
- (2) Commercial schools and studios: one (1) space for every three (3) students at capacity and one (1) space for each employee.
- (3) Financial establishments, banks and savings and loan associations: one (1) space per two hundred (200) square feet of gross floor area, plus one (1) space per employee on the largest work shift, plus five (5) off-street waiting spaces per drive-in window or drive-through teller machine.
- (4) Funeral homes and mortuaries: one (1) space for every fifty (50) square feet of public floor area, plus one (1) space for each employee, plus one (1) space for each business vehicle.
- (5) General merchandise stores and supermarkets: one (1) space for each one hundred fifty (150) square feet of gross floor area used for sales and display and one (1) space for every two hundred fifty (250) square feet of storage, warehouse and office area.
- (6) Home furnishings, home improvements and equipment stores: one (1) space for each four hundred (400) square feet of indoor and outdoor sales and display area and one (1) space for each eight hundred (800) square feet of office, storage and warehouse area.
- (7) Nurseries and garden supply stores: one (1) space for each employee on the largest shift, one (1) space for each two hundred (200) square feet of gross floor area of inside sales or display and one (1) space for each one thousand (1,000) square feet of exterior sales and display area.
- (8) Restaurant, standard: one (1) space per one hundred (100) square feet of gross floor area, plus one (1) space per employee on the

largest work shift.

- (9) Specialty retail commercial, specialty food stores, personal services and commercial centers: one (1) space for every two hundred (200) square feet of gross floor area less than two thousand (2,000) and one (1) space for every two hundred fifty (250) square feet of gross floor area greater than two thousand (2,000) square feet, except that commercial entertainment uses in commercial centers shall provide additional parking as required in the following pertinent provisions, and no use shall have less than five (5) spaces.
 - (10) Business and cleaning services: one (1) space for every three hundred (300) square feet of sales and office area, plus one (1) space for every employee on the largest work shift, plus one (1) space for every company or service vehicle regularly stored on the premises.
 - (11) Automobile accessories sale and installation: two (2) spaces for every service bay, plus one (1) space for each employee, plus one (1) space for every four hundred (400) square feet of sales area.
 - (12) Automobile service stations and auto repair, painting and body shops: two (2) spaces for each service bay, plus one (1) space for each employee and service vehicle, with a minimum of six (6) spaces.
 - (13) Automobile washing facilities: six (6) waiting spaces and two (2) storage spaces for each car washing device or stall; or ten (10) off-street waiting spaces for an assembly line type washing establishment where vehicles await entrance to the washing process. Two (2) employee parking spaces for every three (3) employees. Two (2) parking spaces at the exit end of each washing bay for drying and hand finishing of vehicles.
 - (14) Dance halls, bingo halls, assembly and exhibition halls: one (1) space for every fifty (50) square feet of floor area.
 - (15) Drive-in theatre: one (1) space for each automobile station, plus one (1) space per employee.
 - (16) Game rooms and pool halls: one (1) space for every two (2) patrons at maximum capacity, plus one (1) space for every two (2) employees on the largest work shift.
 - (17) Golf driving range: one (1) space per tee, plus one (1) space per employee on the largest work shift.
 - (18) Miniature golf: one and one-half (1/2) spaces per hole, plus one (1) space per employee on the largest work shift.
 - (19) Other outdoor commercial entertainment: one (1) space for every four (4) patrons at maximum capacity, plus one (1) space for every two (2) employees on the largest work shift.
 - (20) Theaters, concert halls and meeting and banquet halls: one (1) space for every two and one-half (2-1/2) seats at capacity.
 - (21) Convenience food stores, mini-markets and carry-outs: one and one-half (1- 1/2) spaces for every two hundred (200) square feet of floor area, plus one (1) space for each employee.
 - (22) Drive-through stores, including photo kiosks and freestanding automatic teller machines: one (1) space for each employee, plus off-street stacking space for five (5) vehicles, plus one (1) space for each two hundred (200) square feet of sales area open to the public.
 - (23) Fraternal and social associations and private clubs: one (1) space for every fifty (50) square feet of floor area in assembly or meeting rooms, plus one (1) space for every two hundred (200) square feet of other floor area.
 - (24) Hotels and motels: one (1) space per room or suite, plus one (1) space for every three (3) employees on the largest work shift, plus one (1) space per three (3) persons to the maximum capacity of each public meeting and/or banquet room, plus fifty percent (50%) of the spaces otherwise required for accessory uses (e.g., restaurants and bars).
 - (25) Restaurants, fast food: one (1) space per fifty (50) gross square feet of floor area, plus one (1) space per employee on the largest shift with a minimum of twenty-five (25) total spaces and with off-street stacking space for eight (8) vehicles for each drive-in window, with such stacking spaces to be located behind the point where a drive-in order is placed.
 - (26) Taverns, bars and nightclubs: one (1) space for every fifty (50) square feet of gross floor area, plus one (1) space for each employee on the largest work shift.
 - (27) Vehicle sales and service: one (1) parking space for each eight hundred (800) square feet of floor area, plus one (1) space for each three thousand (3,000) square feet of open lot area devoted to the sale and display of motor vehicles.
- (f) Light Industrial Uses.
- (1) Construction trades and contractor offices and industrial craft shops: one (1) space for every three hundred (300) square feet of floor area, plus one (1) space for every business vehicle.
 - (2) Lumberyards and building materials sales: one (1) parking space for eight hundred (800) square feet of floor area, plus one (1) space for every three thousand (3,000) square feet of lot area devoted to the storage and display of building materials.
 - (3) Manufacturing, printing and publishing establishments and laundry and dry cleaning plants: one (1) space for each employee on the largest work shift, plus one (1) visitor parking space for every ten thousand (10,000) square feet of floor area, plus one (1) space for every company vehicle regularly stored on the premises.
 - (4) Recycling centers: one (1) space for each employee or volunteer on the largest work shift, plus one (1) parking space for each collection vehicle and two (2) drop-off spaces for each bay and/or collection vehicle and container.
 - (5) Warehouses and mini-warehouses: one (1) space for every four thousand (4,000) square feet of gross floor area, plus one (1) space per employee on the largest work shift.
 - (6) Wholesaling facilities: one (1) space for every three hundred (300) square feet of office and sales area, plus one (1) space for every four thousand (4,000) square feet of warehouse and storage area, plus one (1) space per employee on the largest work shift.
- (g) Heavy Industrial Transportation and Utility Uses.
- (1) Heavy equipment rental, sales and storage: one (1) space for every eight hundred (800) square feet of floor area, plus one (1) space for every three thousand (3,000) square feet of lot area devoted to the sale and display of vehicles.
 - (2) Heavy industry: one (1) space for each employee on the large work shift, plus one (1) space for each company vehicle normally stored on the premises, plus one (1) space for every ten thousand (10,000) square feet of lot area and floor area in industrial use.
 - (3) Public service yards and garages: one (1) space for each employee on the largest work shift, plus one (1) space for each business vehicle.

- (4) Public transit stations: one (1) space per employee, plus one (1) space per three (3) patrons to capacity.
- (5) Public utilities: one (1) space for every two hundred fifty (250) square feet of floor area, plus one (1) for each business vehicle, where applicable, with a minimum of two (2) spaces.
- (6) Transportation terminals: one (1) space for every five (5) seats in the waiting area, plus one (1) space for every employee on the largest shift, plus one (1) space for every company vehicle normally parked on the premises. (Ord. 1069-94. Passed 4-28-94.)

CHAPTER 1151

B-1 Neighborhood Business District

1151.01 Purpose.

1151.02 Uses.

1151.03 Site development regulations.

CROSS REFERENCES

Definitions - see P. & Z. Ch. 1115

Accessory buildings and uses - see P. & Z. 1181.02, 1181.05

Supplemental regulations - see P. & Z. Ch. 1185

1151.01 PURPOSE.

The B-1 Neighborhood Business District is intended to provide for relatively small business and service establishments in suitable locations primarily to serve the daily staple needs of residents. (Ord. 1203-97. Passed 7-10-97.)

1151.02 USES.

(a) Permitted Uses.

- (1) Minor B-1 District which is entirely surrounded by R Districts and which district, including the streets, contains less than five acres.
 - A. Any use permitted and as regulated in the R-4 District;
 - B. Retail sales and services including any local convenience retail and for service uses including: grocery, fruit or vegetable store, meat market, drug store, shoe repair shop, hardware and paint stores, barber and beauty shops, dry cleaning and laundry pickup stations, laundromats;
 - C. Business and professional offices, supplying commodities or performing services primarily for residents of the neighborhood;
 - D. Restaurant, cafe, not including dancing or live entertainment;
 - E. Automobile service station, minor repair and storage garages; and
 - F. Commercial parking lots for passenger vehicles except as otherwise provided in the Zoning Code;
 - G. Accessory building incidental to the principal use. Regulations governing accessory facilities and uses are specified in Chapter 1181.
- (2) Major B-1 District. The following uses are allowed, provided no such use shall be permitted in a minor B-1 District.
 - A. Any local retail business or service establishment such as an electrical appliance shop, plumbing and heating shop, printing shop, furniture shop, interior decorating shop, and upholstery shop including automobile, boat and like upholstery;
 - B. Theaters, not including drive-ins;
 - C. Hotel; and
 - D. Garage for general automobile repair; but not including major body and fender work, overall painting and steam cleaning;
 - E. Accessory buildings incidental to the principal use. Regulations governing accessory facilities and uses are specified in Chapter 1181.

(b) Special Uses. The following special uses are subject to review in accordance with Chapter 1117.

- (1) Micro Antenna or wireless communication antenna attached to a pole located in the right-of-way provided the antenna does not exceed more than twenty feet above the highest point of the separate antenna structure and the transmission and receiving equipment is limited to five cubic feet and located in an underground vault and positioned parallel to the road, and is situated on the non-road way side of the pole. Also provided that said facilities meet all standards as set in Chapter 1117 for "Telecommunications: Commercial Mobile Radio, Television and Radio Service Facilities". (Ord. 1203-97. Passed 7-10-97.)

1151.03 SITE DEVELOPMENT REGULATIONS.

(a) Lot Requirements.

- (1) Minimum lot area 5,000 square feet
- (2) Minimum lot frontage 60 feet

(b) Yard Requirements.

(1) Minimum front yard depth.

- A. Dwellings: Same as permitted in R-4 District.
- B. Permitted Uses: 40 feet*

(2) Minimum rear yard depth.

- A. Dwellings: Same as permitted in R-4 District.
- B. Permitted Uses: 40 feet

(3) Minimum side Yard width.

- A. Dwellings: Same as permitted in R-4 District.
- B. Permitted Uses: None required except adjoining any R-District in which case, not less than 10 feet.

(c) Structural Requirements.

- (1) Maximum building height shall be forty (40) feet.
 - (d) Parking and Loading Requirements.
 - (1) See Chapter 1187 for off-street parking and loading requirements.
 - (e) Signs.
 - (1) See Chapter 1189 for size and location of permitted signs.
 - (f) Supplementary Regulations.
 - (1) All permitted businesses, services or processing shall be conducted wholly within a completely enclosed building except for the sale of automotive fuel, lubricants and fluids at service stations and except for off-street automobile parking and loading.
 - (2) Within a major B-1 District all principal permitted buildings shall be located at least fifty (50) feet from any lot in any R District.
 - (3) In any B-1 District fronting directly across the street from any R-2 or R-3 District, the parking and loading facilities shall be distant at least twenty- five (25) feet from the established right-of-way line, and the buildings or the structures at least seventy-five (75) feet from the established right of way.
 - (4) Goods shall consist primarily of new merchandise.
 - (5) Processes and equipment employed and goods processed or sold shall be limited to those which are not objectionable by reason of odor, dust, smoke, cinders, gas fumes, noise, vibration, refuse matter or water-carried waste.
 - (g) See Chapter 1185 for additional provisions for commercial facilities.
 - (h) Special uses shall comply with all pertinent development standards contained in Chapter 1117.
- *The front yard depth shall be measured from the established right-of-way line as shown on the Official Thoroughfare Plan.
- (Ord. 1203-97. Passed 7-10-97.)

CHAPTER 1153

B-2 General Business District

1153.01 Purpose.

1153.02 Uses.

1153.03 Site development regulations.

CROSS REFERENCES

Definitions - see P. & Z. Ch. 1115

Accessory buildings and uses - see P. & Z. 1181.02, 1181.05

Supplemental regulations - see P. & Z. Ch. 1185

1153.01 PURPOSE.

The B-2 General Business District is intended to provide for a variety of retail, service and administrative establishments required to satisfy the needs of the overall community. This District is also intended to accommodate retail trade establishments in the community which cannot be practically provided for in a neighborhood commercial district development.

(Ord. 1203-97. Passed 7-10-97.)

1153.02 USES.

(a) Permitted Uses.

- (1) All permitted uses as provided within the B-1 Neighborhood Business District.
- (2) Department stores;
- (3) Establishments engaged in the retail trade of: drugs, book and stationery stores, apparel stores, jewelry stores, optical goods stores, furniture, home furnishings, cameras-photo supplies, hardware, hobby shops, music, musical instruments, pet sales and supplies, radio and television sales and service, sporting goods, newsstands and similar retail activities, bakery shops, dry cleaning and laundry pick-up station, laundromats, etc.;
- (4) Office equipment and office supply stores;
- (5) Establishments engaged primarily in the fields of finance, insurance and real estate such as banks, credit agencies, investment firms, real estate and insurance offices;
- (6) Miscellaneous business services such as advertising, news syndicates, employment agencies, travel bureaus and ticket offices;
- (7) Engineering and architectural services, legal services, accounting, auditing and bookkeeping services;
- (8) Nonprofit, professional, service, charitable and labor organizations;
- (9) Business schools or private schools operated for a profit;
- (10) Theaters, not including drive-ins;
- (11) Restaurants, including drive-in or fast food;
- (12) Post office and governmental office buildings;
- (13) Automobile service stations;
- (14) Auto and truck rental; new and used car, truck, bicycle or motorcycle sales and services; boat and marine equipment sales, rental and service; trailer sales and rentals; tire sales and repair;
- (15) Cultural institutions including public libraries, public art galleries and public museums;
- (16) Bowling alleys, indoor skating rinks and similar recreational uses;
- (17) Building supplies, garden supplies; commercial greenhouses;
- (18) Commercial baseball fields; swimming pools; golf driving ranges, or similar open air recreational uses and facilities;
- (19) Carpenter, sheet metal and sign painting shops;
- (20) Medical and dental offices, clinics, health centers and hospitals;
- (21) Wholesale sales, warehouses and distribution firms; and

(Ord. 1203-97. Passed 7-10-97.)

- (22) Retail tobacco stores, provided that such stores are located in freestanding structures, and including:

A. Smoking establishments provided that:

1. The parcel on which a smoking establishment is to be located is more than 125 feet from any parcel in a residential district, and
2. Access to the smoking establishment is restricted to persons eighteen years of age or older.

- (23) Accessory buildings and uses incidental to the principal use and as regulated in the B-1 District, except of a type which is prohibited in the M-1 District as a principal use. (Ord. 1901-14. Passed 1-8-15.)

(b) Special Uses. The following special uses are subject to review in accordance with Chapter 1117. (Ord. 1203-97. Passed 7-10-97.)

- (1) Sexually oriented businesses, as defined in Chapter 1115;
(Ord. 1538-04. Passed 7-22-04.)
- (2) Animal hospitals and/or indoor kennels;
(Ord. 1790-11. Passed 1-27-11.)
- (3) Body Shop;
- (4) Manufactured/mobile home parks;
- (5) Night clubs, discotheques, etc.;
- (6) Temporary and/or outdoor sales of plants and garden supplies; and
- (7) Micro Antenna or wireless communication antenna attached to a pole located in the right-of-way provided the antenna does not exceed more than twenty feet above the highest point of the separate antenna structure and the transmission and receiving equipment is limited to five cubic feet and located in an underground vault and positioned parallel to the road, and is situated on the non-road way side of the pole. Also provided that said facilities meet all standards as

1153.03 SITE DEVELOPMENT REGULATIONS.

(a) Lot Requirement.

- (1) Minimum lot area 10,000 square feet
- (2) Minimum lot frontage 80 feet

(b) Yard Requirements.

(1) Minimum front yard depth.

- A. Dwellings: Same as permitted in R-4 District.
- B. Permitted Uses: 40 feet*

(2) Minimum rear yard depth.

- A. Dwelling: Same as permitted in R-4 District.
- B. Other Permitted Uses: 40 feet

(3) Minimum side yard width.

- A. Dwelling: Same as permitted in R-4 District.
- B. Other Permitted Uses:

None except adjacent to an R District in which case not less than 20 feet.

(c) Structural Requirements.

- (1) Maximum building height 40 feet (3 stories)

(d) Parking and Loading Requirements.

- (1) See Chapter 1187 for off-street parking and loading requirements.

(e) Signs.

- (1) See Chapter 1189 for size and location of permitted signs.

(f) Supplementary Regulations.

- (1) A request to rezone land to B-2 General Business District shall be substantiated with evidence that:

- A. Such a use shall not conflict with the intended function of a major street to carry traffic; and
- B. That the capacity of the street(s) shall not be materially reduced by the additional commercial facilities.

Where necessary to achieve these conditions, the developer may be requested to provide special thoroughfare improvements such as dedication of right-of-way and/or easement.

- (2) All merchandise, new and used, with the exception of boat, automobile, truck or farm implements and plants and garden supplies when approved as special uses, shall be stored within a completely enclosed building. Open storage may be permitted if located behind the principal structure and if visually screened from the street and adjacent properties by a landscaped screen, fence or wall as defined in Chapter 1185.

(g) See Chapter 1185 for additional provisions for commercial facilities.

(h) Special uses shall comply with all pertinent development standards contained in Chapter 1117.

* The front yard depth shall be measured from the established right-of-way lines as shown on the Official Thoroughfare Plan.

(Ord. 1203-97. Passed 7-10-97.)

NOTICE: New Construction, Remodeling, Electrical, Mechanical, Fire Suppression, Fire Alarm, Gas Piping, HVAC, Digital Billboards, Tents, Sheds (over 120 SF) Demolition, Change of Building Use, etc. ALL REQUIRE A SEPARATE APPLICATION TO BE SUBMITTED AND WILL BE ISSUED A SEPARATE PERMIT NUMBER. All sections of this application must be completed upon submittal, or your application will not be accepted. If you have not assigned a contractor/subcontractor to date, please enter TBD in the Contractor Section.

CONTRACTORS AND SUBCONTRACTORS are required to complete a contractor registration that will be good for one (1) year. If your registration has expired, it will need to be renewed at the time of permit application submittal. Please visit <https://ci.moraine.oh.us/building-zoning/> to obtain the contractor/subcontractor registration form.

Completed application, construction plans including a site plan and your contractor registration can be emailed to bwaters@morainecoh.org. Contractor registration and permit fees can be paid with MC/Visa by calling 937-535-1039 after submittal or with checks made payable to City of Moraine.

Applicant Name: JACK KAMMER	Email: JACK@FGA-1.COM	Phone: 937.224.3344
------------------------------------	------------------------------	----------------------------

(Yes, I have read everything contained in this NOTICE Section and acknowledge what is needed to submit application for permit)

Building Use & Occupancy Classification (see 2021 Ohio Building Code) Please Check One					Const. Type	HVAC Permits	Property Address/Location: 2955 SPRINGRO WEST RD
Assembly	A-1	A-2	A-3	A-4			
Business	B					IB	Project Description (Include square footage of the AFFECTED AREA) REMODEL OF A 1,186 SF VACANT BUILDING, CONSTRUCTING A NEW FRONT TO BUILDING
Educational	E					IIA	
Factory/Industrial	F-1	F-2				IIB	Estimated Construction Cost (ECC) \$ 15K includes all work for which THIS permit is issued including any permanent equipment.
High Hazard	II-1	II-2	II-3	II-4	II-5	IIIA	
Institutional	I-1	I-2	I-3			IIIB	Structural Only (Roof, HVAC, Electric separate)
Mercantile	M					IV	
Residential	R-1	R-2	R-3	R-4		VA	Permit Type Standard High Efficiency
Storage	S-1	S-2				VB	
Utility/Allee	U						

MORaine PROPERTY /SITE OWNER		TENANT	
Contact Name		Contact Name	
Business Name	STELLAR DEVELOPMENT AND PROPERTY HOLDING	Business Name	
Phone #		Phone #	
Complete Address	1550 SOLDIERS HOME - WEST CARROLL RD DAYTON, OH 45417	Complete Address	
Email		Email	
GENERAL CONTRACTOR		SUB-CONTRACTOR	
Contact Name	Self	Contact Name	
Business Name		Business Name	
Phone #		Phone #	
Complete Address		Complete Address	
Email		Email	
Moraine Registration #		Moraine Registration #	

*** OFFICE USE ONLY-DO NOT COMPLETE ***				
City Lot # 3365	Zoning District B-1	Variance -	Yes ☒ No ☐	NIC/AD 10/31/2024
\$ 111.00	\$ 72.15	\$ 183.15	Approved	Application Preceded By
Date Cost 9-13-24	Sq. Ft. Change Plan Review BLD24-00179	Subtotal	\$ 5.49	\$ 188.04
Application Date 11-4-24	Application # BLD24-00179		3% State Surcharge 11/19/24	TOTAL PERMIT FEES 6544
Permit Date	Permit #	Permit Closed	Date Paid Y	Receipt # Y
Emailed NIC-DATE	Emailed Applicant 11/19/24		APPLICATION SCANNED	DRAWINGS SCANNED
			PERMIT PICKED UP BY	DATE

Permit Number: **BLD24-00179**

Date Issued: **11/04/2024**

BUILDING PERMIT

Applicant Information

JACK KAMMER
MORAINE, OH

JACK@FGA-1.COM

Job Site Address

2955 SPRINGBORO WEST, MORaine, OH 45439-

Contractor Information

REG-000000

PROPERTY OWNER/SELF

Description of Work

REMODEL VACANT BUILDING-STRUCTURAL ONLY

Property Owner

STELLAR DEVELOPMENT AND PROPERTY
HOLDING
1550 SOLDIERS HOME-WEST CARROLLTON
RD

Parcel Number

J44 04107 0022

Lot Number

3365

Valuation: **15,000.00**

Total Fees: **188.64**

Issued per Moraine Codified Ordinances (MCO 1123.03) and as applicable to the Ohio Building Code (OAC 4101:2-1-16) Moraine Dwelling Code (MCO 1303) or the Ohio Residential Code.


Andrew Dickerson
Building Official

1. This permit **DOES NOT** include any electrical work. Electrical permits are applied for/issued at/by the City of Moraine. Plumbing Permits/Inspections, Combined Health Services of Montgomery County, (937) 225-4421
2. If your Liability Insurance or Workers Compensation expires before your Annual Contractor Registration , you will need to submit revised certificates before any permits will be issued or inspections finalized.
3. The applicant warrants the truthfulness of the information in the application, and that if any of the information provided is incorrect, the permit may be revoked. If the permit is issued wrongfully, whether based on misinformation or an improper application of the code, the permit may be revoked. This permit shall become invalid unless the work authorized shall have been commenced within 365 days after its issuance or if the work authorized is suspended or abandoned for 120 days.
4. Any code requirements omitted from these plans by the author or the reviewer, does not exempt them from code compliance during construction.
5. **Ohio law requires that you call 800-362-2764 or 8-1-1 and/or submit a dig notification request through OHIO811 at least 48 hours (not including weekends and holidays) and no more than ten working days before you plan to dig.**

FOR INSPECTIONS & SPECIAL CONDITIONS, SEE FOLLOWING PAGE

GENERAL BUILDING/REMODELING PERMIT INSPECTIONS:		
	FOOTING	<i>Lot lines properly marked, forms & rebar in place & properly supported before placing concrete.</i>
	FOUNDATION WALL	
	FLOOR SLAB	<i>Compacted and vapor barrier & mesh installed where required before placing concrete.</i>
X	FRAMING	<i>Rough plumbing inspections from Montgomery County (before siding is installed) Rough electric can be inspected at the same time.</i>
	CRAWL SPACE	<i>Before sub-flooring is installed.</i>
X	INSULATION	
X	ABOVE CEILING	<i>Before ceiling pads are installed.</i>
	MASONRY FIREPLACE	<i>Firebox and smoke chamber.</i>
	MANUFACTURED FIREPLACE	<i>Provide manufacturers installation instructions. When in new dwelling unit, will be inspected with the rough HVAC</i>
	MASONRY VENEER	<i>Brick ties, flashings, and vapor barrier.</i>
	EGRESS LIGHT	<i>Scheduled when dark.</i>
X	FINAL BUILDING	<i>All final Plumbing inspections completed by Montgomery County; final Electrical inspections completed by National Inspection Corporation.</i>
	OTHER	
GAS PIPING PERMIT INSPECTIONS		
	TRENCH	
	PRESSURE TEST	<i>Two inch & larger, underground, or over 200 feet requires a 24-hour gas clock. All others require a digital or Kuhlman gauge</i>
HEATING AND AIR PERMIT INSPECTIONS:		
	ROUGH/ABOVE CEILING	<i>Have all ducts installed & exhaust fans vented outside before insulating.</i>
	EXHAUST DUCTS	<i>Before insulation or wrap.</i>
	WELD TEST FOR GREASE DUCT	<i>Smoke test for duct detectors not tied to a fire alarm</i>
	FINAL	<i>Have all gas or electrical connections.</i>
	OTHER	
FIRE ALARM PERMIT INSPECTIONS:		
	ROUGH VISUAL	
	ACTIVATION of all DEVICES/FINAL	<i>To include smoke test for duct detector when fire alarm is installed</i>
	FINAL	
SPRINKLER SYSTEM PERMIT INSPECTIONS:		
	UNDERGROUND VISUAL	
	FLUSH	<i>Burlap bag required to perform test.</i>
	HYDROSTATIC	<i>Above/below ground.</i>
	FIRE PUMP	
	KITCHEN HOOD	
	THRUST BLOCKS	
	AIR TEST FOR DRY SYSTEM	
	TRIP TEST FOR DRY SYSTEM	
	OTHER	
MISC INSPECTIONS		
	DEMOLITION OPEN HOLE	<i>Before backfill</i>
	DEMOLITION FINAL	<i>After hole is closed, graded, and seeded</i>
	SIGN FOOTER	
	SIGN FINAL	<i>After footer and final electric inspections completed by National Inspection Corporation if applicable.</i>
	SWIMMING POOL FINAL	<i>After the electrical final</i>
	ZONING FINAL	<i>After signs, fence or shed (under 200 sf) is complete</i>
	OTHER	

1. Approved plans are required to be on site for every inspection.
2. Additional permits/inspections may be required.
3. **INSPECTIONS REQUIRE 24 HOUR NOTICE AND ARE REQUESTED BY EMAILING bwaters@moraineoh.org PLEASE PUT INSPECTION REQUEST in the subject line.**

When requesting an inspection, PLEASE USE THE FOLLOWING FORMAT in your email request:

- Inspection Type
- Permit Number
- Brief Permit Description
- Address for Inspection
- Contact Name/Phone Number
- Requested Inspection Date

You will receive confirmation by email that your inspection has been scheduled. **If you have not received confirmation, your inspection has not been scheduled. You will need to follow up on your email.**

PLAN REVIEWER'S COMMENTS

DATE: 10-25-24

PROJECT NAME: New front wall to an existing building

ADDRESS: 2955 Springboro West Road

SUITE #:

CITY: Moraine, OH

THIS SET OF PLANS HAS BEEN REVIEWED FOR COMPLIANCE WITH THE 2024 OBC. THE FOLLOWING IS RECOMMENDED TO THE BUILDING OFFICIAL FOR APPROVAL OR DISAPPROVAL.

BUILDING APPROVE: X

OBC use group: B

OBC construction type: VB

Building or

tenant space area: 1,786 s. f.

Occupant load: 12

Suppression: no

Special conditions or any notes specific to the project:

[BLD24-00179] Separate permit for HVAC and roof. and electrical.

William L. Spurling

William L. Spurling, P. E.

Plans Examiner

Any Plumbing or Zoning pages attached are not part of this plan review. This project application for plan approval is invalid after 6 months of inactivity. New application and construction documents are required for review to continue the project.

2955 SPRINGBORO WEST RD BLDG.

2955 SPRINGBORO WEST RD.
GENERAL NOTES

BUILDING CODE REVIEW

MORaine, OH 45439
SHEET INDEX

ARCHITECTURAL GENERAL NOTES

- THIS PROJECT HAS BEEN DESIGNED IN ACCORDANCE WITH THE REQUIREMENTS AND PROVISIONS OF THE "2024 OHIO BUILDING CODE", AND ALL WORK SHALL COMPLY WITH SAME, AS WELL AS ALL APPLICABLE CODES, ORDINANCES, LAWS, SAFETY ORDERS, AND DIRECTIVES OF THE STATE, COUNTY AND CITY.
- THE "GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION", AIA DOCUMENT A201/CMA, SHALL CONSTITUTE A PART OF THE CONTRACT DOCUMENTS.
- EACH CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PERMITS, FEES, CERTIFICATES OF INSPECTION AND APPROVAL, ETC., UNLESS OTHERWISE NOTED BY OWNER.
- THE SUBMISSION OF A BID BY ANY SUBCONTRACTOR SHALL INDICATE SAID CONTRACTOR HAS BECOME FAMILIAR WITH THE CONSTRUCTION DOCUMENTS, AND UNDERSTANDS THE LABOR AND MATERIALS REQUIRED TO COMPLETE THE PROJECT AND OBTAIN ALL NECESSARY APPROVALS.
- PRIOR TO CONSTRUCTION, EACH CONTRACTOR AND SUBCONTRACTOR SHALL VISIT THE STRUCTURE AND VERIFY ALL DIMENSIONS AND APPLICABLE SETBACKS. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO BEGINNING CONSTRUCTION.
- IN THE CASE OF DISCREPANCIES OR INCONSISTENCIES APPEARING IN THE CONSTRUCTION DOCUMENTS, SPECIFICATIONS OR FIELD CONDITIONS, THE ARCHITECT SHALL BE NOTIFIED IN WRITING FOR PROPER ADJUSTMENT. IN NO CASE SHALL WORK PROCEED IN UNCERTAINTY OR WITH INSUFFICIENT DATA.
- ALL WORK, APPARATUSES, FIXTURES AND THE STRUCTURE SHALL BE PROTECTED IN ALL RESPECTS FROM WEATHER. ALL BUILDING HAZARDS, FIRE, UNNECESSARY INTRUSIONS, DUST, DIRT OR DEBRIS.
- EACH SUBCONTRACTOR SHALL PROVIDE, INSTALL AND MAINTAIN, FOR THE DURATION OF CONSTRUCTION, ALL REQUIRED SCAFFOLDS, TARPAULIN'S, WARNING SIGNS, FENCES, AND OTHER TEMPORARY CONSTRUCTION ITEMS FOR THE PROPER AND SAFE COMPLETION OF THE WORK, AND FOR COMPLIANCE WITH ALL APPLICABLE REGULATIONS.
- THE CONTRACT STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISH STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL DETERMINE CONSTRUCTION PROCEDURES AND SEQUENCES, AND ENSURE THE SAFETY OF THE STRUCTURE AND ITS COMPONENTS DURING CONSTRUCTION. SAFETY MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO, BRACING, SHORING FOR LOADS DUE TO CONSTRUCTION EQUIPMENT, ETC. OBSERVATION VISITS TO THE SITE BY THE ARCHITECT SHALL NOT INCLUDE INSPECTION OF THE ABOVE ITEMS.
- ALL CONSTRUCTION MATERIALS, IF PLACED ON FRAMED FLOORS OR ROOFS, SHALL BE SPREAD OUT TO ADEQUATELY DISTRIBUTE THE LOAD ON THE STRUCTURE. THE COMBINED LOAD OF CONSTRUCTION MATERIALS SHALL NOT EXCEED THE DESIGN LIVE LOAD PER SQUARE FOOT PER THE STRUCTURAL DRAWINGS. EACH SUBCONTRACTOR SHALL PROVIDE ADEQUATE SHORING AND/OR BRACING WHERE THE STRUCTURE HAS NOT ATTAINED DESIGN STRENGTH.
- ALL MATERIALS, FABRICATION, AND/OR INSTALLATION SHALL COMPLY WITH ALL TECHNICAL AND INDUSTRY STANDARDS AND SPECIFICATIONS FOR EACH DIVISION OF WORK.
- EACH SUBCONTRACTOR, JUST PRIOR TO OCCUPANCY, SHALL PROVIDE FINAL NORMAL CLEANING INCLUDING, BUT NOT LIMITED TO: REMOVAL OF ALL ACCUMULATED TRASH AND DEBRIS; CLEAN ALL WINDOWS, DOORS, HARDWARE AND FIXTURES; VACUUM, CLEAN OR SCRUB AND POLISH ALL FLOORS, REMOVING ALL STAINS OR DIRT. THE GROUNDS ABOUT OR ADJACENT TO THE SITE SHALL BE LEFT RAKE CLEAN.

PLUMBING GENERAL NOTES

- THE PLUMBING CONTRACTOR SHALL ENGINEER AND PREPARE REQUIRED INFORMATION PERTAINING TO HIS PORTION OF WORK FOR REVIEW OF THE OWNER. THE PLUMBING CONTRACTOR SHALL OBTAIN REQUIRED PERMITS, AND INSPECTIONS FROM LOCAL BUILDING INSPECTION DEPARTMENT. THE PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR NECESSARY INSURANCE AND BONDING AS REQUIRED BY THE LOCAL BUILDING INSPECTION DEPARTMENT.
- PLUMBING WORK SHALL BE INSTALLED BY LICENSED CONTRACTORS, O2. AND WORK SHALL COMPLY WITH OHIO PLUMBING CODE; AND LOCAL CODES AND ORDINANCES.
- THE PLUMBING CONTRACTOR SHALL COORDINATE WITH THE GENERAL CONTRACTOR ANY FLOOR, WALL OR ROOF PENETRATIONS REQUIRED. THE PLUMBING CONTRACTOR SHALL PROVIDE DETAIL AND FIXTURE CUT SHEETS FOR THE OWNER'S APPROVAL.
- THE PLUMBING CONTRACTOR SHALL COORDINATE HIS PORTION OF WORK WITH THAT OF THE MECHANICAL, ELECTRICAL AND GENERAL CONTRACTORS.

MECHANICAL GENERAL NOTES

- THE MECHANICAL CONTRACTOR SHALL ENGINEER AND PREPARE REQUIRED INFORMATION PERTAINING TO HIS PORTION OF WORK FOR REVIEW OF THE LANDLORD. THE MECHANICAL CONTRACTOR SHALL OBTAIN REQUIRED PERMITS, AND INSPECTIONS FROM LOCAL BUILDING INSPECTION DEPARTMENT. THE MECHANICAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL NECESSARY INSURANCE AND BONDING AS REQUIRED BY THE LOCAL BUILDING DEPARTMENT.
- MECHANICAL WORK SHALL BE INSTALLED BY LICENSED CONTRACTORS, AND WORK SHALL COMPLY WITH OHIO MECHANICAL CODE AND LOCAL CODES AND ORDINANCES.
- THE MECHANICAL CONTRACTOR SHALL BE RESPONSIBLE FOR BALANCING EXISTING EQUIPMENT TO CONFORM WITH OWNER'S REQUIREMENTS.
- THE MECHANICAL CONTRACTOR SHALL COORDINATE HIS PORTION OF WORK WITH THAT OF THE PLUMBING AND ELECTRICAL CONTRACTORS.

ELECTRICAL GENERAL NOTES

- THE ELECTRICAL CONTRACTOR SHALL ENGINEER AND PREPARE REQUIRED INFORMATION PERTAINING TO HIS PORTION OF THE WORK FOR REVIEW BY THE LANDLORD. THE ELECTRICAL CONTRACTOR SHALL OBTAIN REQUIRED PERMITS AND INSPECTIONS FROM LOCAL BUILDING INSPECTION DEPARTMENT. THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR NECESSARY INSURANCE AND BONDING AS REQUIRED BY THE LOCAL BUILDING INSPECTION DEPARTMENT.
- ELECTRICAL WORK SHALL BE INSTALLED BY LICENSED ELECTRICIANS, AND WORK SHALL COMPLY WITH NATIONAL ELECTRICAL CODE; AND LOCAL CODES AND ORDINANCES.
- ALL WIRING SHALL BE IN CONDUIT. FLEXIBLE CONDUIT MAY BE USED FOR FIXTURE AND EQUIPMENT CONNECTION ONLY. ALL INTERIOR CONDUIT SHALL BE EMT OR MC. ALL WIRE SHALL BE COPPER, MINIMUM SIZE #12.
- THE ELECTRICAL CONTRACTOR SHALL COORDINATE HIS PORTION OF WORK WITH THAT OF THE PLUMBING AND MECHANICAL CONTRACTORS.

BUILDING CODE: 2024 OHIO BUILDING CODE (OBC)
PLUMBING CODE: 2024 OHIO PLUMBING CODE (OPC)
MECHANICAL CODE: 2024 OHIO MECHANICAL CODE (OMC)
EXISTING BUILDING CODE: 2024 OHIO EXISTING BUILDING CODE (OEBEC)
ELECTRIC CODE: 2023 NATIONAL ELECTRIC CODE, NFPA 70 (NEC)
ENERGY CODE: 2021 INTERNATIONAL ENERGY CONSERVATION CODE
ACCESSIBILITY CODE: 2017 ICC/ANSI A117.1 ACCESSIBILITY (NEW CONSTRUCTION & ADDITIONS - 2017) (CHANGE OF OCCUPANCY & ALTERATIONS - 2009)

USE GROUP: B
PREVIOUS USE GROUP: B

TYPE OF CONSTRUCTION: V-B

AREA OF WORK: 1,786 S.F.

OCCUPANCY LOAD: BUSINESS: 1,786 SF/ 150 SF = 12

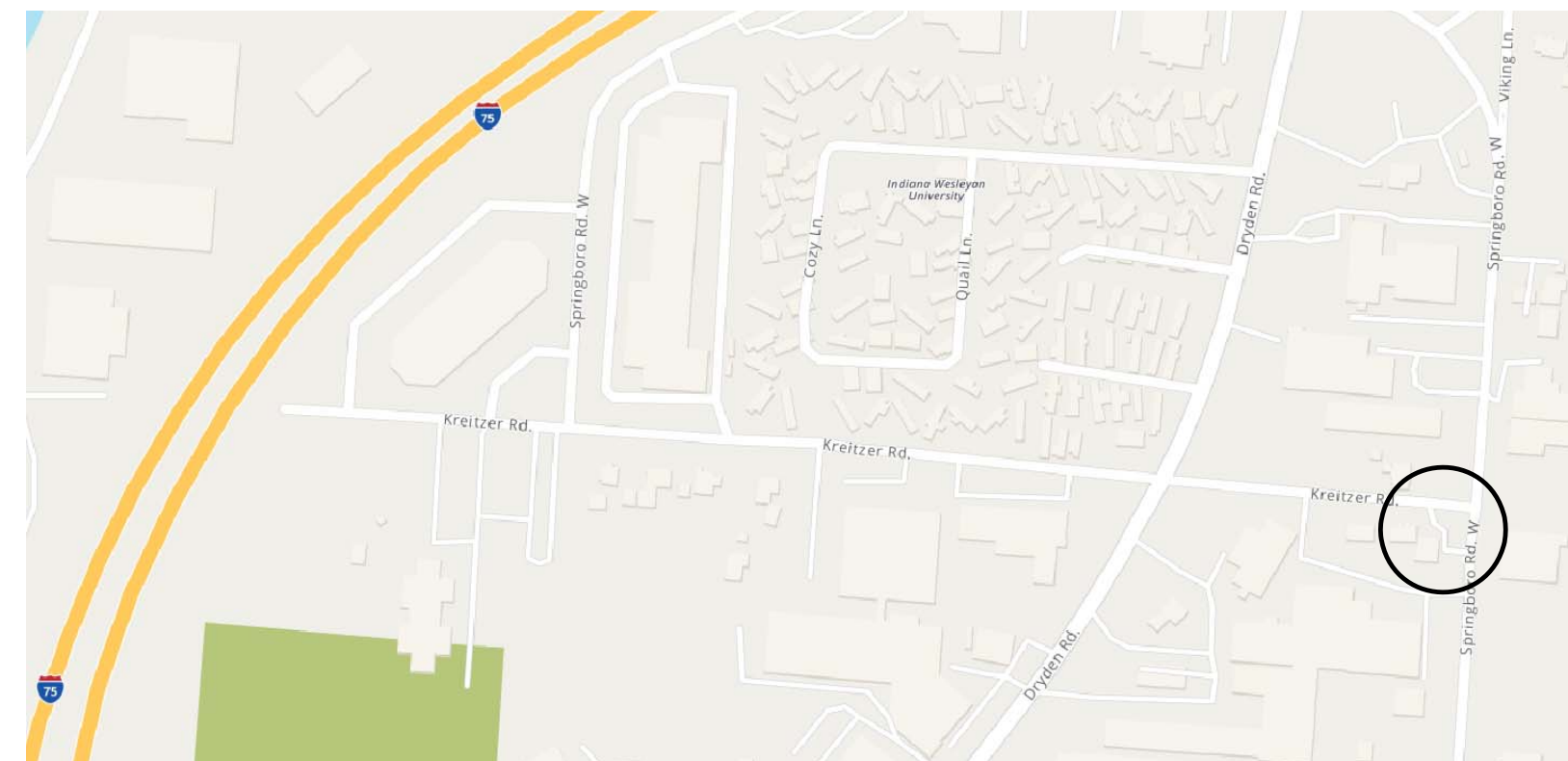
AUTOMATIC FIRE SUPPRESSION SYSTEM: NONE

- T1.0 TITLE SHEET/ CODE NOTES
- ST2.1 SITE PLAN
- A3.1 FLOOR PLAN/ DOOR SCHEDULE/ ROOM FINISH SCHEDULE
ENLARGED REST ROOM PLAN / REST ROOM ELEVATIONS
- A4.1 EXTERIOR ELEVATIONS/ TYP. WALL SECTION/
REFLECTED CEILING PLAN

SYMBOL LEGEND

	KEY NOTE
	ROOM NUMBER
	DOOR NUMBER
	WINDOW KEY
	NORTH ARROW
	ELEVATION SYMBOL
	SECTION SYMBOL
	ELEVATION KEY

VICINITY MAP



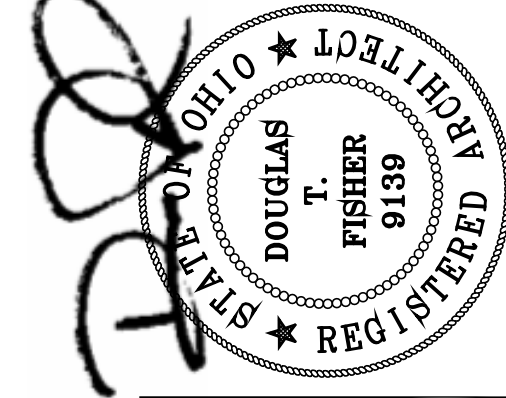
PROJECT TEAM

ARCHITECT
FISHER GROUP ARCHITECTS, INC.
2280 US 68 SOUTH
XENIA, OHIO 45385
v.(937) 224-3344
fga@fga-i.com

BUILDING DEPARTMENT
APPROVED AS NOTED
Date: 10/31/2024
Reviewer: NIC/AD

Any code requirements omitted from these plans by the author or the reviewer, does not exempt them from code compliance during construction.
Inspections are REQUIRED to be called in for as shown in the Certificate of Plan Approval documentation. The permit must be posted on site with visible address.
Approved plans are REQUIRED to be on-site for ALL inspections.

DOUG FISHER: 9139
EXPIRATION DATE: 12/31/2025



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09/13/24

REVISIONS

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CLIENT:
SPRINGBORO WEST RD. BUILDING
2955 SPRINGBORO WEST RD.
MORaine, OH 45439
MONTGOMERY COUNTY

ARCHITECT
FISHER GROUP ARCHITECTS, INC.
2280 US 68 SOUTH
XENIA, OHIO 45385
v.(937) 224-3344
fga@fga-i.com

DATE
09/13/24

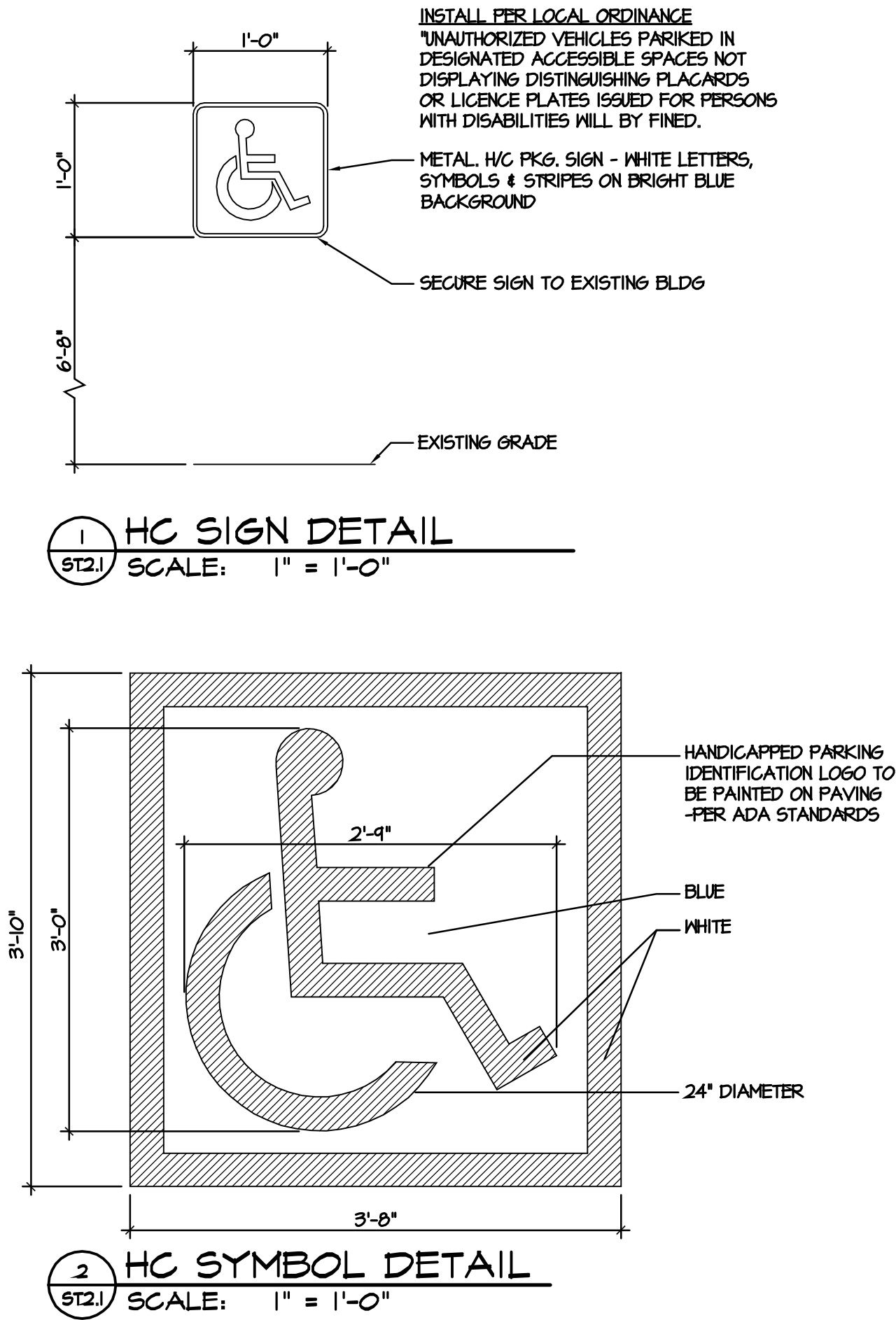
DRAWN BY
J.G.K.

CHECKED BY
D.T.F.

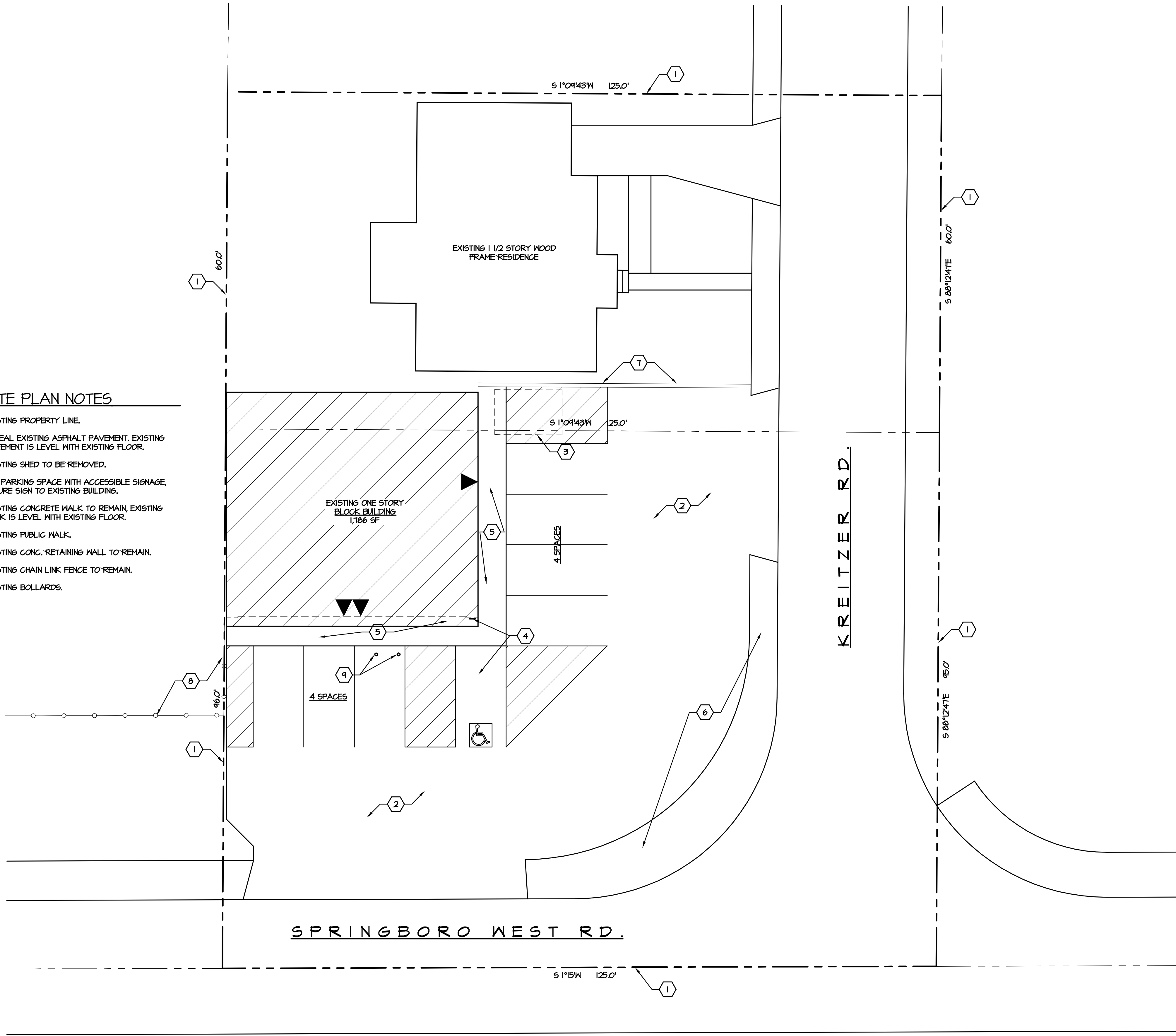
PROJECT NO.
24-2160

T1.0

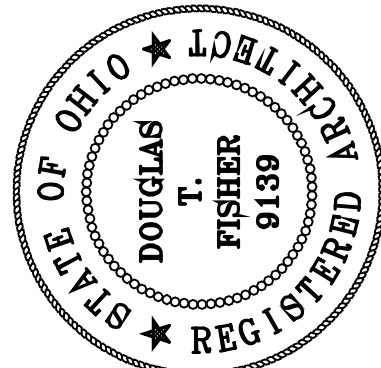
1/21/2024 1:17:18 PM SpringboroWestRdArchitecturalSitePlan.dwg 9/13/2024 1:17:18 PM



- SITE PLAN NOTES
1. EXISTING PROPERTY LINE.
 2. RESEAL EXISTING ASPHALT PAVEMENT. EXISTING PAVEMENT IS LEVEL WITH EXISTING FLOOR.
 3. EXISTING SHED TO BE REMOVED.
 4. H.C. PARKING SPACE WITH ACCESSIBLE SIGNAGE. SECURE SIGN TO EXISTING BUILDING.
 5. EXISTING CONCRETE WALK TO REMAIN, EXISTING WALK IS LEVEL WITH EXISTING FLOOR.
 6. EXISTING PUBLIC WALK.
 7. EXISTING CONC. RETAINING WALL TO REMAIN.
 8. EXISTING CHAIN LINK FENCE TO REMAIN.
 9. EXISTING BOLLARDS.



ARCH. SITE PLAN
SCALE: 1" = 10'-0"



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CLIENT:
SPRINGBORO WEST RD. BUILDING
2955 SPRINGBORO WEST RD.
MORAINE, OH 45439
MONTGOMERY COUNTY

ARCHITECT
FISHER GROUP ARCHITECTS, INC.
2280 US 68 SOUTH
XENIA, OHIO 45385
V.(937) 224-3344
fga@fga-i.com

DATE

09/13/24

DRAWN BY

J.G.K.

CHECKED BY

D.T.F.

PROJECT NO.

24-2160

ST2.1

ROOM FINISH SCHEDULE										
ROOM NO.	ROOM NAME	FLR.	BASE	WALLS NORTH	WALLS SOUTH	WALLS EAST	WALLS WEST	CEILG. MAT.	CEILG. HT.	REMARKS
101	OPEN BUSINESS AREA	CONC	RB	PT	PT	PT	PT	SAP	9'-6"	I
102	UTILITY ROOM	CONC	RB	FRP	PT	PT	PT	SAP	8'-0"	I
103	REST ROOM	CONC	RB	FRP	FRP	FRP	FRP	OPEN	-	I

RM. FINISH LEGEND

WALLS
PT = GYPSUM BOARD PAINTED
WALLS COLOR SELECTED BY OWNER

CEILING
SAP = SUSPENDED ACOUSTICAL PANELS

EX = EXISTING

FLOOR

CONC = EXIST CONC. FLOOR

BASE

RB = RUBBER

RM. FIN. SCHED. NOTES

I. VERIFY ALL FINISHES WITH OWNER.

OBC

INTERIOR FINISH REQUIREMENTS:
CORRIDORS AND EXITS-TYPE II
ROOMS-TYPE III
FLOOR FINISH COMPLY WITH DOC FF-1 "PILL TEST"

DOOR AND FRAME SCHEDULE

DOOR NO.	DOOR SIZE	THICK.	MAT.	TYPE	FRAME MAT.	WALL THICK.	HWDR. SET	REMARKS
101A	PR 3'-0" x 7'-0"	1 3/4"	ALUM	1	ALUM	7 5/8"	H1	2
101B	3'-0" x 7'-0"	1 3/4"	HM	3	HM	7 5/8"	H4	3, 4
102	3'-0" x 6'-8"	1 3/4"	SCM	2	HM	4 1/2"	H3	1, 3
104	3'-0" x 6'-8"	1 3/4"	SCM	2	HM	4 1/2"	H2	1, 3

GENERAL NOTES

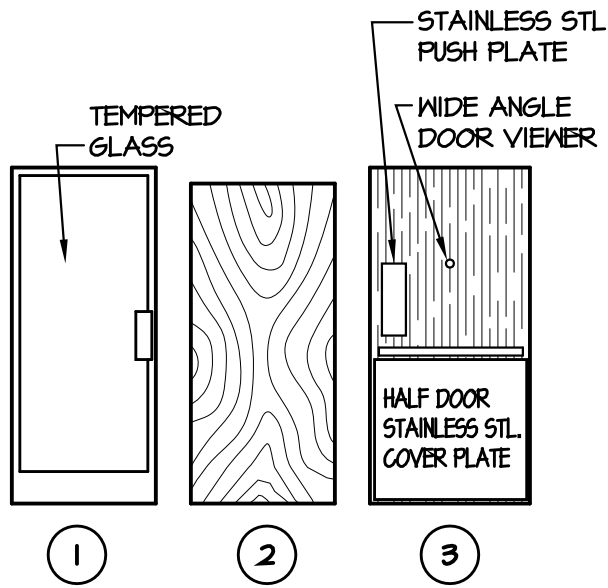
- A. PROVIDE WOOD BLOCKING FOR DOOR STOPS.
B. ALL HARDWARE TO MEET ADA STANDARDS.
C. PROVIDE CAULKING AT ALL DOOR FRAMES.
D. ALL FRAMES TO RECEIVE SILENCERS.
E. KEYING SCHEDULE TO BE APPROVED BY OWNER.
F. ALL GLASS TO BE TEMPERED UNLESS OTHERWISE NOTED.

HARDWARE SET

- H1 - PUSH/PULL SET KEYED LOCK (EXTERIOR)
ADA LATCH PADDLE LOCK (INTERIOR)
- 3 PAIR BUTT HINGES
- H.C. CLOSER
- H.C. THRESHOLD (HALF SADDLE TYPE)
- WEATHER STRIPPING
- H2 - PRIVACY LOCKSET (LEVER HANDLE)
- 1 1/2 PAIR BUTT HINGES
- OVERHEAD CLOSER
- DOOR STOP
- H3 - OFFICE LOCKSET (LEVER HANDLE)
- 1 1/2 PR HINGES
- DOOR STOP
- H4 - PANIC HARDWARE
- TOP PIVOT HINGE, WITH (3) 4" MORTISED HINGES
- THRESHOLD
- WEATHER STRIPPING
- WIDE ANGLE PEEP HOLE
- GROUND MOUNTED RUBBER DOOR STOP
LOCATED OUTSIDE OF TRAFFIC PATH
- STAINLESS STL. HALF DOOR COVER PLATE &
STAINLESS STL. PUSH PLATE (INTERIOR)

NOTE

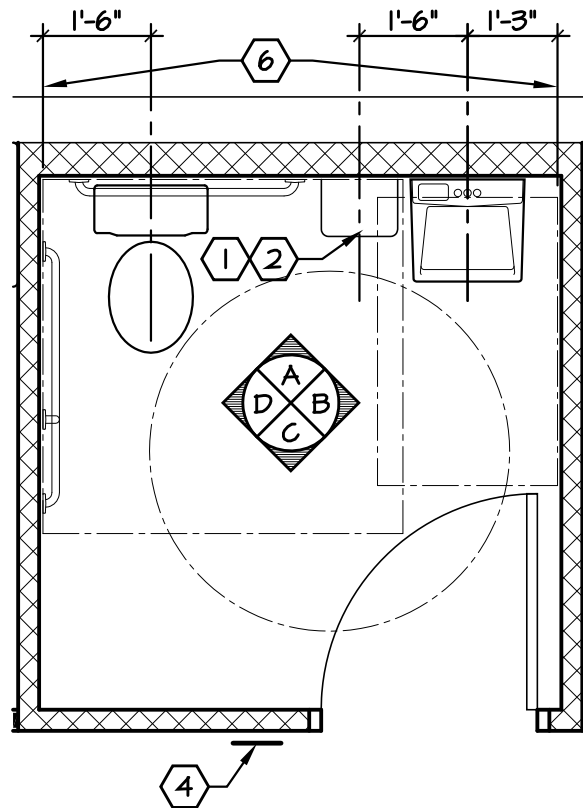
- A. COORDINATE LOCKSETS WITH OWNER PRIOR TO PURCHASING.



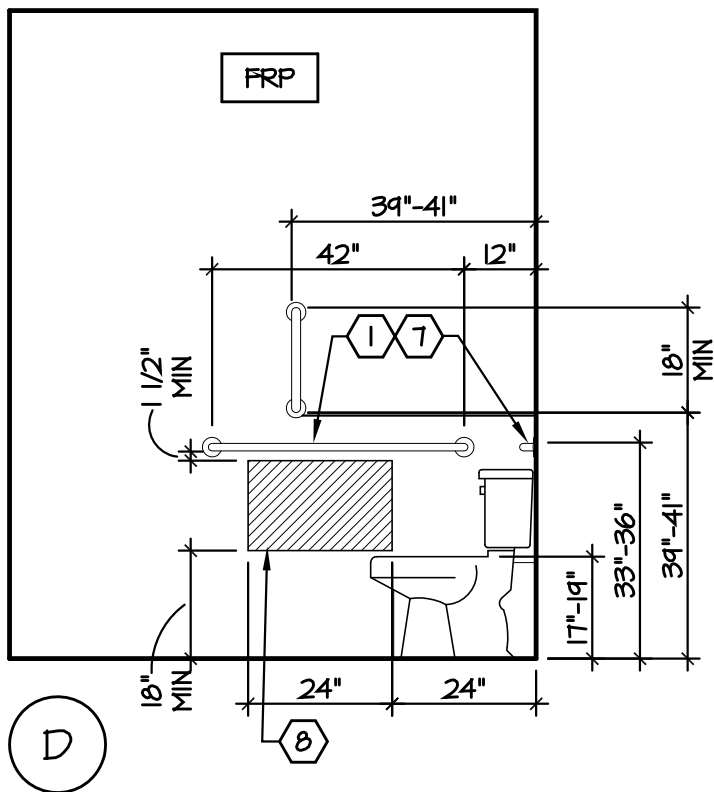
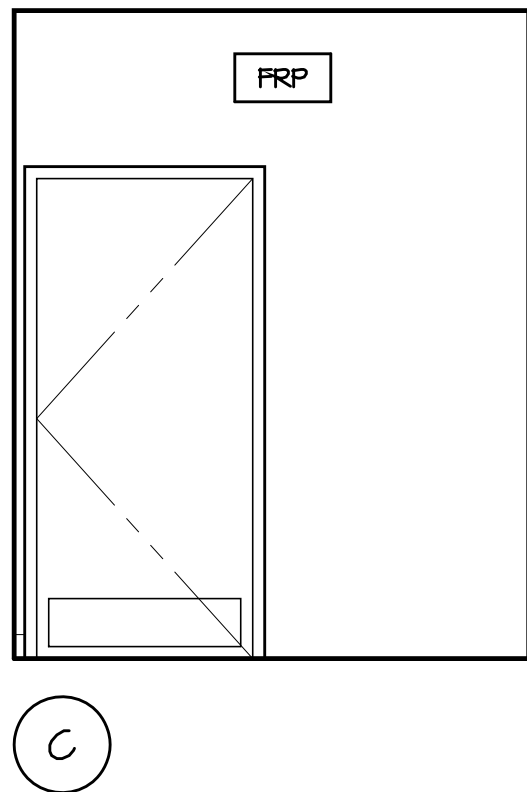
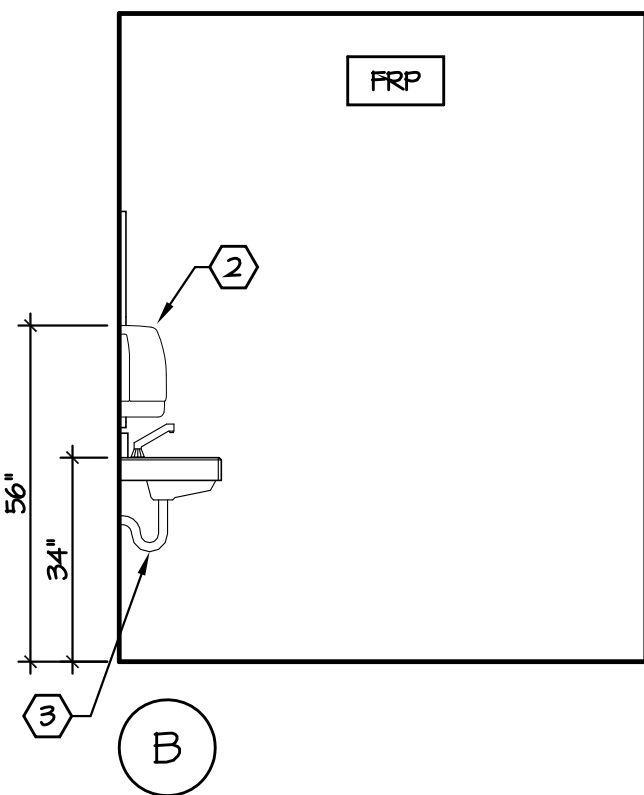
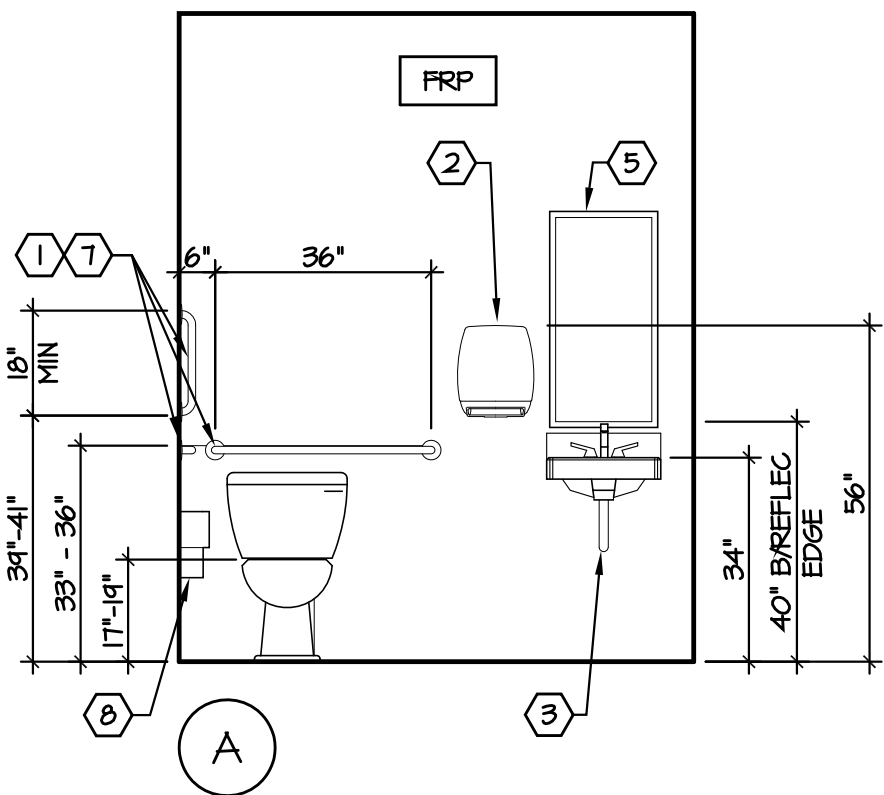
DOOR TYPES
SCALE: 1/4" = 1'-0"

REST RM CODED NOTES

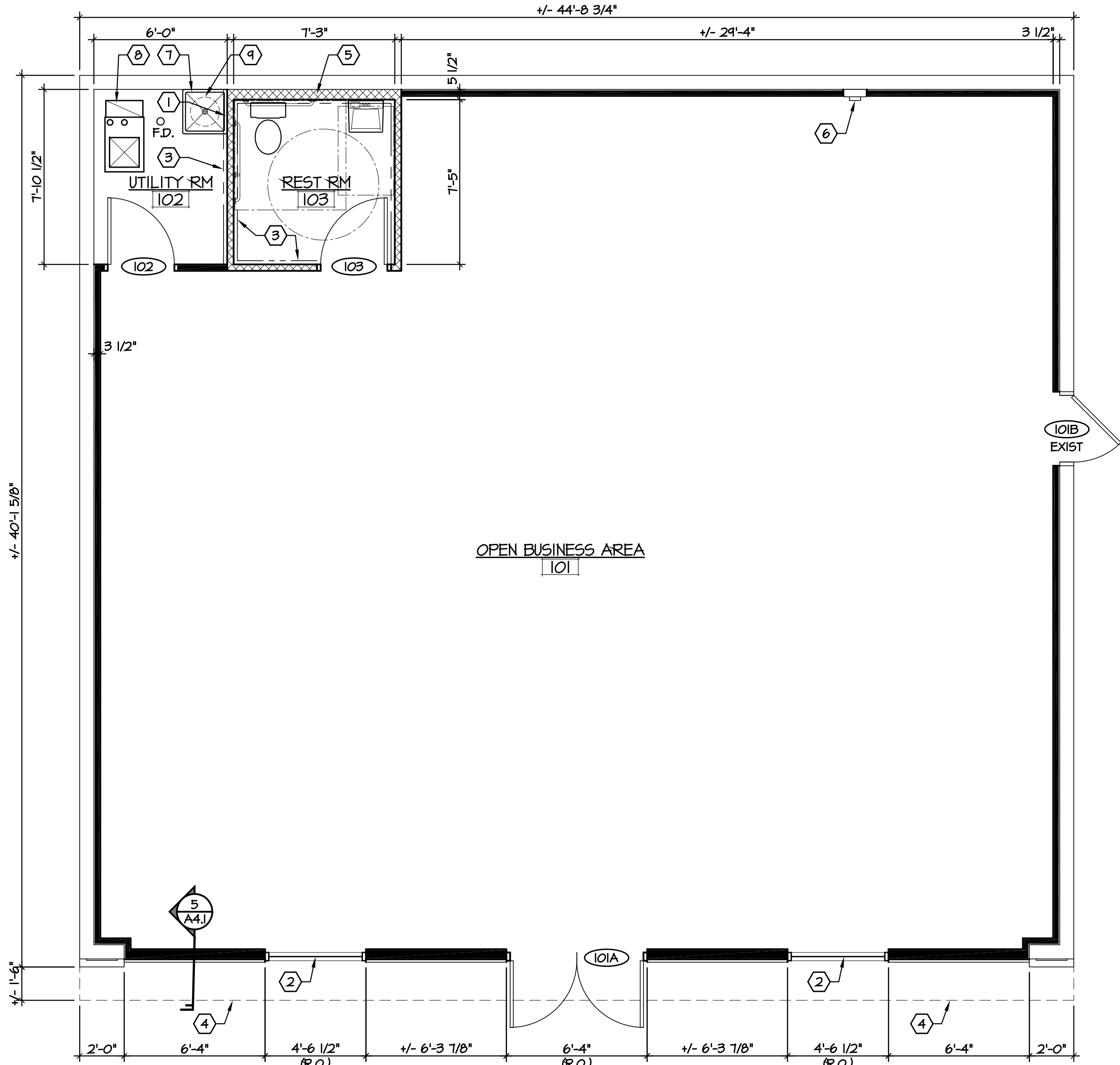
1. CONTRACTOR TO INSTALL ALL REQUIRED BLOCKING FOR TOILET ROOM ACCESSORIES.
2. AUTO-ROLL PAPER TOWEL DISPENSER.
3. TRAP WARP. ALL PIPING & VALVES TO BE COVERED UNDERNEATH LAVATORY.
4. ADA TOILET ROOM SIGNAGE.
5. MIRROR.
6. DIMENSIONED FROM FACE OF FINISH MATERIAL.
7. GRAB BAR.
8. SURFACE MOUNTED MULTI-ROLL TOILET TISSUE DISPENSER, MOUNT WITHIN HATCHED AREA.



ENLARGED
RESTROOM PLAN
SCALE: 3/8" = 1'-0"



REST ROOM ELEVATIONS
SCALE: 3/8" = 1'-0"



FLOOR PLAN
SCALE: 1/4" = 1'-0"

WALL TYPES LEGEND

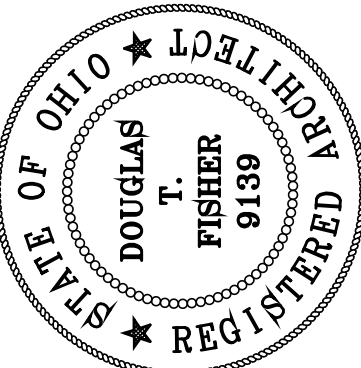
- EXISTING EXTERIOR WALL:
EXISTING EXTERIOR BLOCK WALL, 2x4 WOOD FURRING @ 1'-4" O.C., FULL HEIGHT WITH 4" BATT INSUL AND ONE LAYER OF 5/8" GYPSUM BOARD TO 6" ABOVE CEILING HEIGHT.
- INTERIOR WALL:
2x4 OR 2x6 WOOD STUDS (SEE PLAN) AT 1'-4" O.C. TO 6" ABOVE CEILING, WITH ONE LAYER 5/8" GYPSUM BOARD TO 6" ABOVE FINISH CEILING HEIGHT ON BOTH SIDES (AS REQUIRED).
- INTERIOR WALL: (LAVATORY)
2x4 OR 2x6 WOOD STUDS (SEE PLAN) FULL HEIGHT AT 1'-4" O.C. WITH 3 1/2" SOUND BATT TO 6" ABOVE CEILING, WITH ONE LAYER 5/8" GREEN / NET GYPSUM BOARD (LAVATORY SIDE) AND ONE LAYER 5/8" GYPSUM BOARD (OTER SIDE) TO 6" ABOVE FINISH CEILING HEIGHT.
- FRONT EXTERIOR WALL:
2x6 WOOD STUDS @ 1'-4" O.C., FULL HEIGHT WITH 6" BATT INSUL AND ONE LAYER OF 5/8" GYPSUM BOARD TO 6" ABOVE CEILING HEIGHT (INTERIOR) 1/2" WOOD SHEATHING, DRAINABLE BUILDING WRAP AND 1" LAYER OF EIFS.

GENERAL NOTES

- A. CONTRACTOR SHALL VERIFY SIZES AND HEIGHTS OF ALL STOREFRONTS PRIOR TO FABRICATING WINDOWS.
- B. ALL ANGLED WALLS ARE @ 45 DEG. UNLESS DIMENSIONED OTHERWISE.
- C. ALL DIMENSIONS ARE FROM FACE TO FACE OF STUDS AT NEW CONSTRUCTION, FACE OF FINISH MATERIAL AT EXISTING CONSTRUCTION.
- D. CONTRACTOR TO PROVIDE WOOD BLOCKING FOR ALL EQUIPMENT. ALL WOOD BLOCKING TO BE FIRE TREATED.
1. MOP SINK TO HAVE A ONE PIECE STAINLESS STEEL FLASHING, 4'-0" HIGH, BOTTOM TO BE "Z" SHAPED AND COVER THE LIP OF THE MOP SINK.
2. NEW ALUMINUM STOREFRONT GLAZING SYSTEM.
3. ———— INDICATES FR.P. PANELS, REST ROOM WALLS, TYP.
4. LINE OF CANTILEVER ROOF ABOVE.
5. PLUMBING WALL, WOOD STUDS, 5 1/2" DEEP.
6. EXISTING ELECTRICAL METER.
7. 24"x24" MOP SINK.
8. NEW FURNACE.
9. 6 GAL. ELEC. WATER HEATER ON SHELF ABOVE MOP SINK.

CONSTRUCTION NOTES

DOUG FISHER: 9139
EXPIRATION DATE: 12/31/2025



PRINTING

09/13/24

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CLIENT:
SPRINGBORO WEST RD. BUILDING
2955 SPRINGBORO WEST RD.
MORAINE, OH 45439
MONTGOMERY COUNTY

ARCHITECT
FISHER GROUP ARCHITECTS, INC.
2280 US 68 SOUTH
XENIA, OHIO 45385
V.(937) 224-3344
fga@fga-i.com

DATE

09/13/24

DRAWN BY

J.G.K.

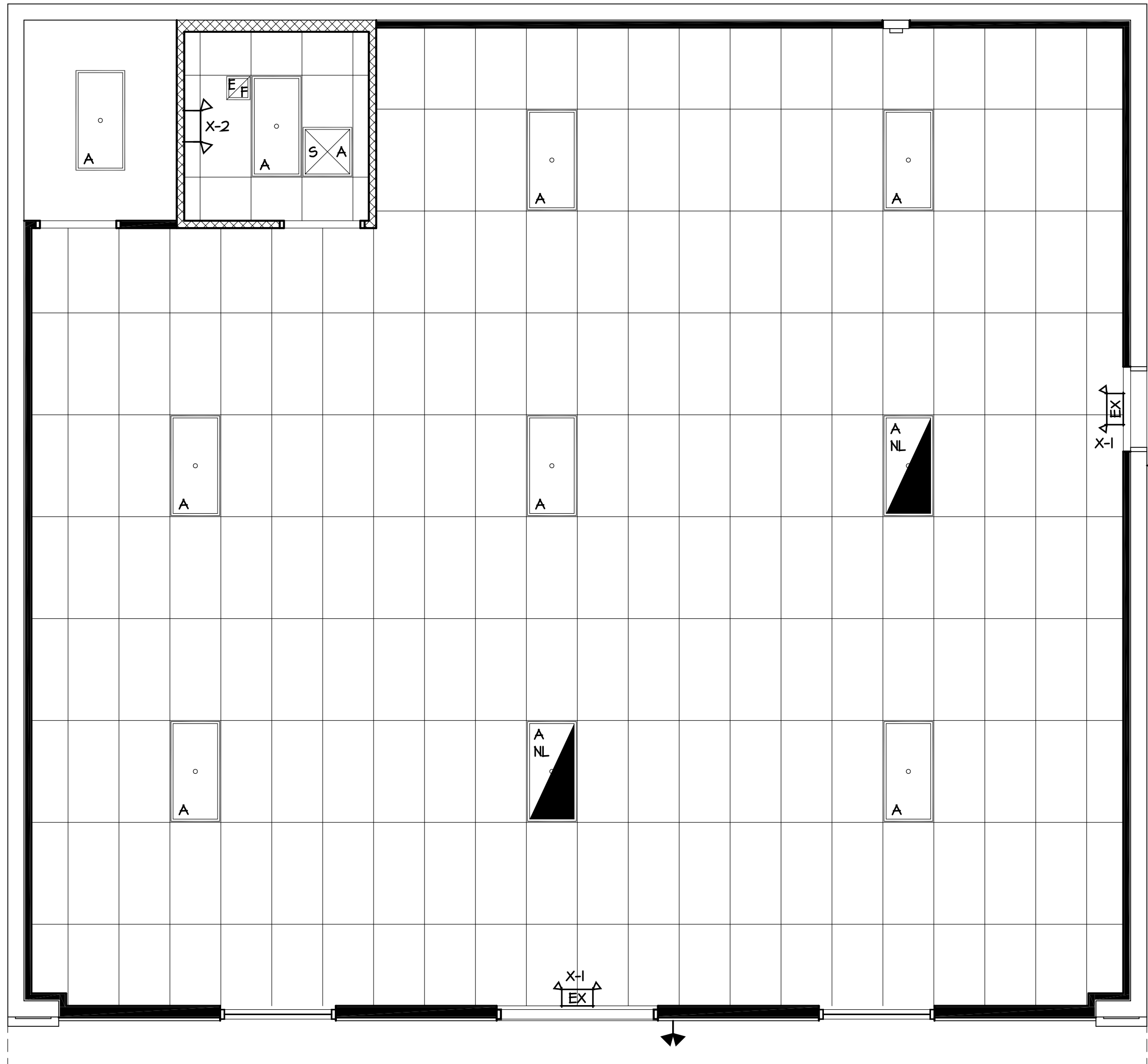
CHECKED BY

D.T.F.

PROJECT NO.

24-2160

A3.1



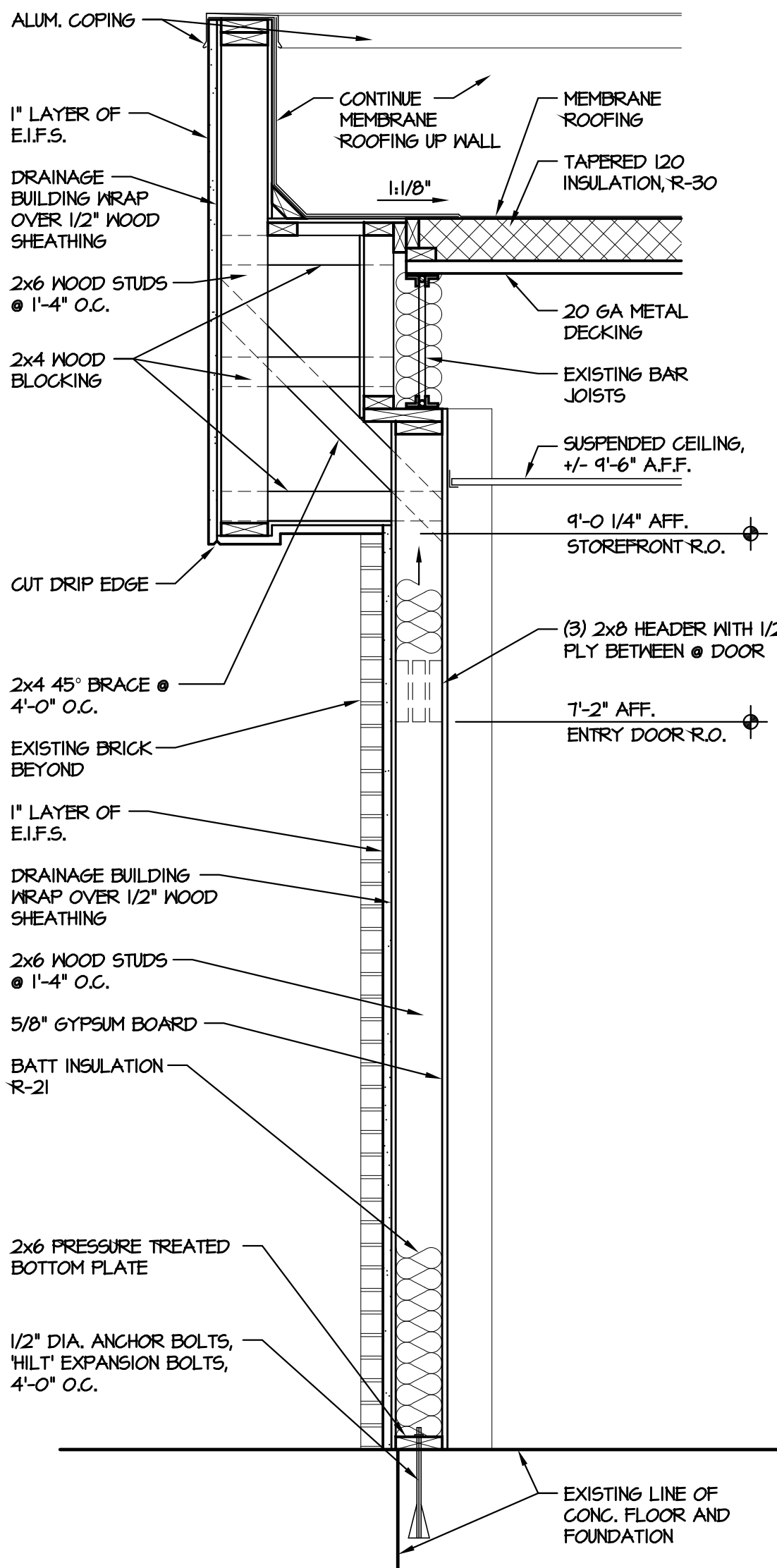
REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"

SYMBOL LEGEND

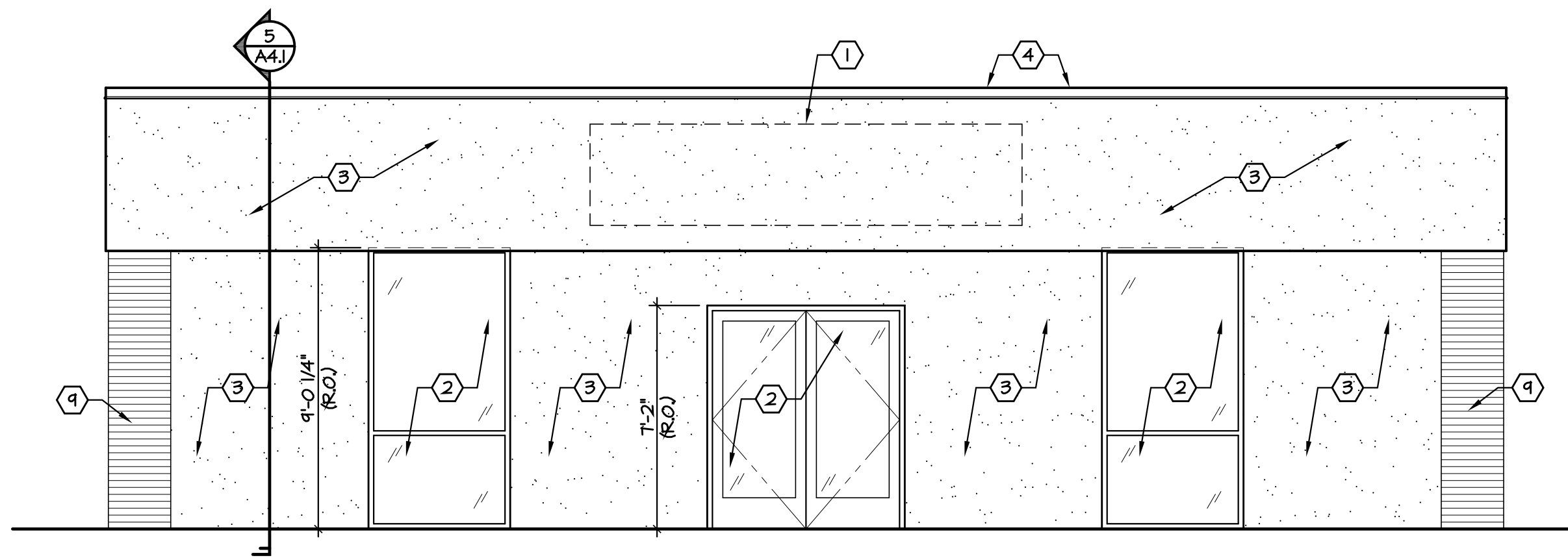
- RECESSED LED LIGHT FIXTURE
- REAR DOOR SECURITY LIGHT
- EMERGENCY EXIT LIGHT
- EMERGENCY LIGHT
- EMERGENCY REMOTE LIGHT
- EXHAUST FAN (EF-2)
- RETURN AIR DIFFUSER
- SUPPLY AIR DIFFUSER

ELEVATION NOTES

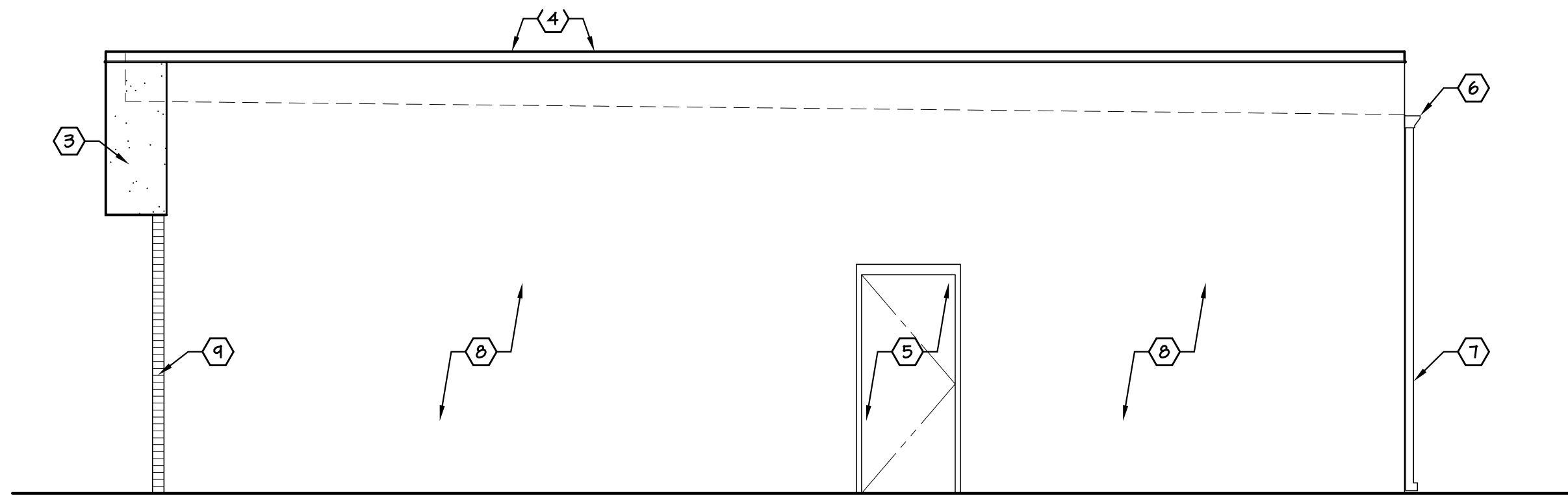
- AREA OF PROPOSED SIGNAGE. SIGNAGE WILL BE SUPPLIED, INSTALLED, AND PERMITTED BY SIGN MANUFACTURER.
- NEW ALUM. STOREFRONT SYSTEM.
- NEW 1" LAYER OF E.I.F.S, VERIFY WITH OWNER STYLE AND COLOR OF E.I.F.S.
- NEW ALUM. COPING.
- EXISTING REAR DOOR, PAINT DOOR AND FRAME TO MATCH NEW FINISHES.
- NEW 6" ALUM. GUTTER.
- NEW ALUM. DOWNSPOUT.
- EXISTING CMU TO BE PAINTED.
- EXISTING BRICK TO REMAIN.
- 6" DIA BOLLARD FILLED WITH CONC. AT PICK-UP WINDOW, VERIFY IF REQUIRED.
- CLEARANCE BAR OR POLE, VERIFY LOCATION IF REQUIRED.



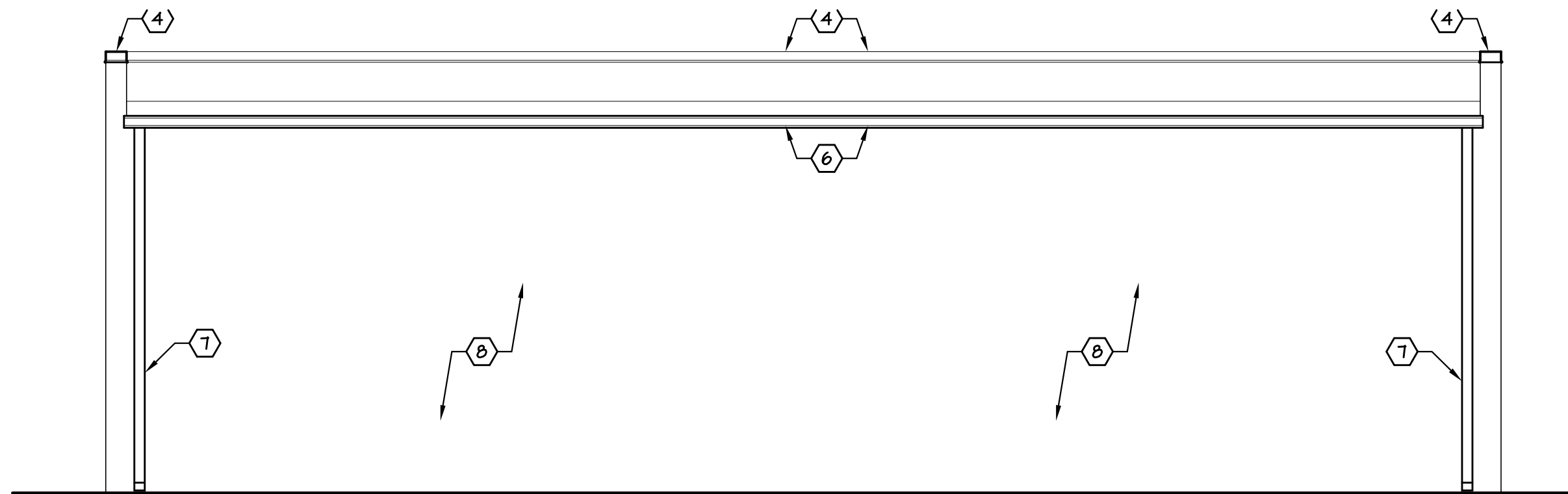
5 TYP. SECTION @ FRONT WALL
SCALE: 3/4" = 1'-0"



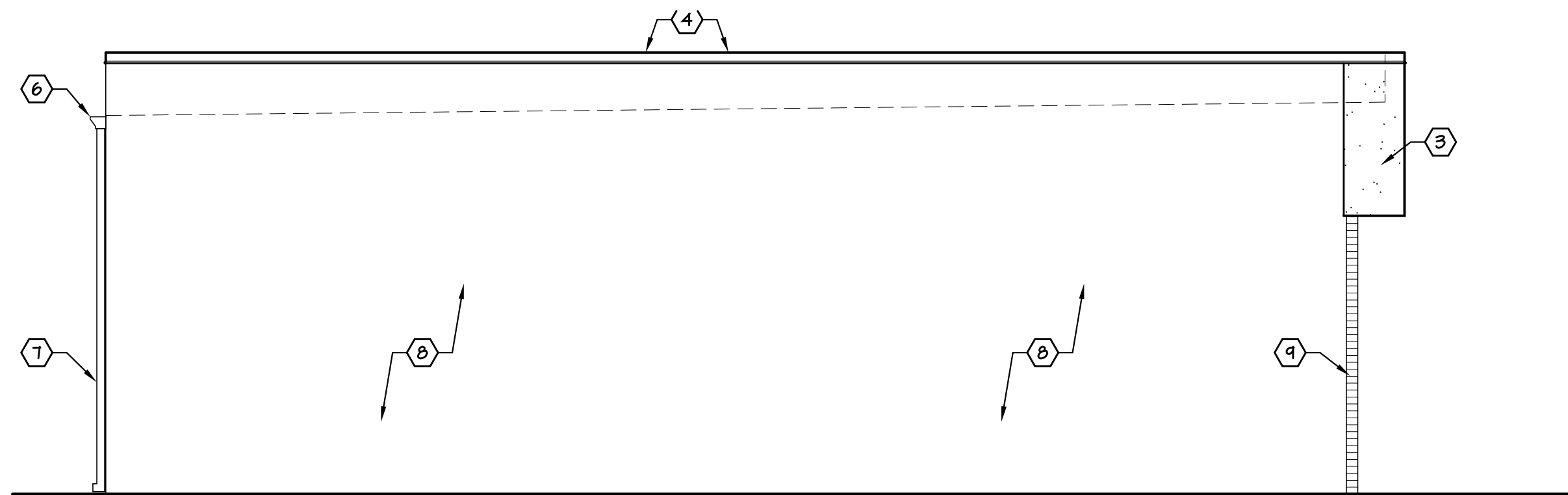
1 EAST ELEVATION
SCALE: 1/4" = 1'-0"



2 NORTH ELEVATION
SCALE: 1/4" = 1'-0"

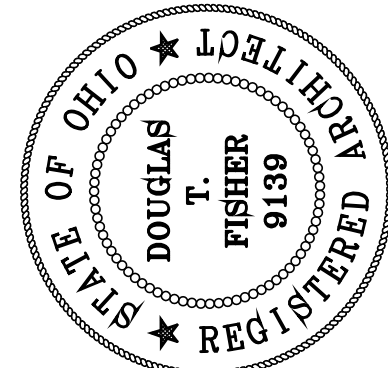


3 WEST ELEVATION
SCALE: 1/4" = 1'-0"



4 SOUTH ELEVATION
SCALE: 1/4" = 1'-0"

DOUG FISHER: 9139
EXPIRATION DATE: 12/31/2026



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fga@fga-i.com

DATE
09/13/24

DRAWN BY
J.G.K.

CHECKED BY
D.T.F.

PROJECT NO.
24-2160

A4.1

INTERSECTION SIGHT DISTANCE

201-5

REFERENCE SECTION
201.3, 201.3.1,
201.3.2 & 201.3.3

(See Following Page for Additional Figures & Notes)

HEIGHT OF EYE 3.50'

HEIGHT OF OBJECT 3.50'

DESIGN SPEED (mph)	Passenger Cars Completing a Left Turn from a Stop (assuming a t_g of 7.5 sec.)		Passenger Cars Completing a Right Turn from a Stop or Crossing Maneuver (assuming a t_g of 6.5 sec.)	
	ISD (ft.)	K-CREST VERT. CURVE	ISD (ft.)	K-CREST VERT. CURVE
15	170	10	145	8
20	225	18	195	14
25	280	28	240	21
30	335	40	290	30
35	390	54	335	40
40	445	71	385	53
45	500	89	430	66
50	555	110	480	82
55	610	133	530	100
60	665	158	575	118
65	720	185	625	140
70	775	214	670	160

If ISD cannot be provided due to environmental or R/W constraints, then as a minimum, the SSD for vehicles on the major road should be provided.

$$ISD = 1.47 \times V_{\text{major}} \times t_g$$

ISD = intersection sight distance (ft.)

V_{major} = design speed of major road (mph)

t_g = time gap for minor road vehicle to enter the major road (sec.)

Using: S = Intersection Sight Distance

L = Length of Crest Vertical Curve

A = Algebraic Difference in Grades (%), Absolute Value

K = Rate of Vertical Curvature

- For a given design speed and an "A" value, the calculated length "L" = $K \times A$

- To determine "S" with a given "L" and "A", use the following:

For $S < L$: $S = 52.92\sqrt{K}$, where $K = L/A$

For $S > L$: $S = 1400/A + L/2$

INTERSECTION SIGHT DISTANCE	201-5
	REFERENCE SECTION 201.3, 201.3.1, 201.3.2 & 201.3.3

(Continued Figures & Notes)

Time Gaps		
	Design Vehicle	Time gap(s) at design speed of major road (t_g)
(A) Left Turn from a Stop	Passenger car	7.5 sec.
	Single-unit truck	9.5 sec.
	Combination truck	11.5 sec.
(B) Right Turn from a Stop or Crossing Manuever	Passenger car	6.5 sec.
	Single-unit truck	8.5 sec.
	Combination truck	10.5 sec.

A. Note: The ISD & time gaps shown in the above tables are for a stopped vehicle to turn left onto a two-lane highway with no median and grades of 3% or less. For other conditions, the time gap must be adjusted as follows:

For multilane highways:

For left turns onto two-way highways with more than two lanes, add 0.5 seconds for passenger cars or 0.7 seconds for trucks for each additional lane, from the left, in excess of one, to be crossed by the turning vehicle.

For minor road approach grades:

If the approach grade is an upgrade that exceeds 3%, add 0.2 seconds for each % grade for left turns.

B. Note: The ISD & time gaps shown in the above tables are for a stopped vehicle to turn right onto a two-lane highway with no median and grades of 3% or less. For other conditions, the time gap must be adjusted as follows:

For multilane highways:

For crossing a major road with more than two lanes, add 0.5 seconds for passenger cars or 0.7 seconds for trucks for each additional lane to be crossed and for narrow medians that cannot store the design vehicle.

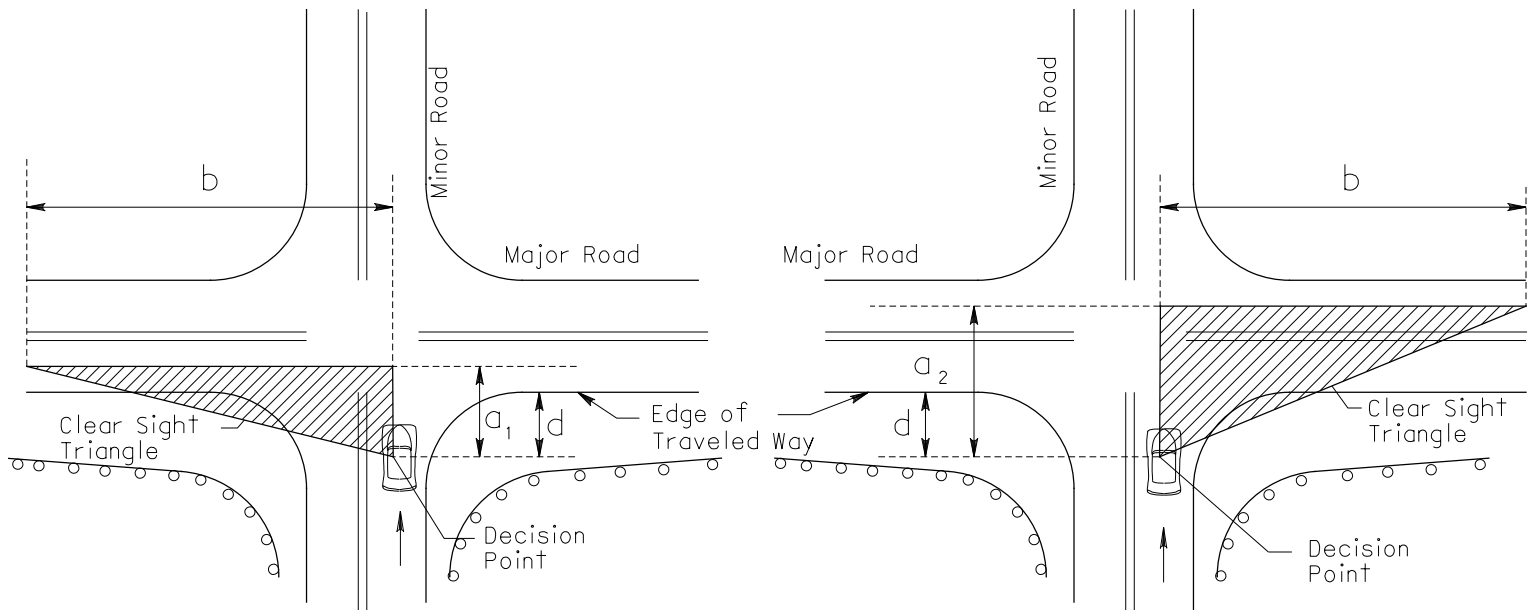
For minor road approach grades:

If the approach grade is an upgrade that exceeds 3%, add 0.1 seconds for each % grade.

INTERSECTION SIGHT TRIANGLES

201-4

REFERENCE SECTION
201.3.1 & 201.3.3



Sight Triangle for Viewing
Traffic Approaching from the Left

Sight Triangle for Viewing
Traffic Approaching from the Right

DIAGRAM A - SIGHT TRIANGLES

- a_1 = The distance, along the minor road, from the decision point to 1/2 the lane width of the approaching vehicle on the major road.
- a_2 = The distance, along the minor road, from the decision point to 1 1/2 the lane width of the approaching vehicle on the major road.
- b = Intersection Sight Distance
- d = The distance from the edge of the traveled way of the major road to the decision point. The distance should be a minimum of 14.5' and 18.0' preferred.

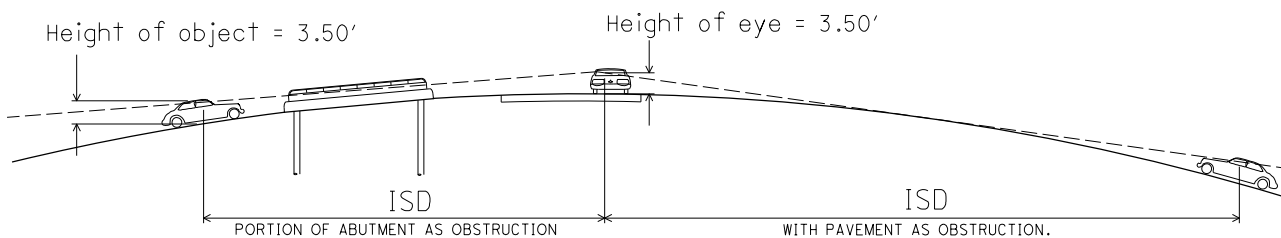
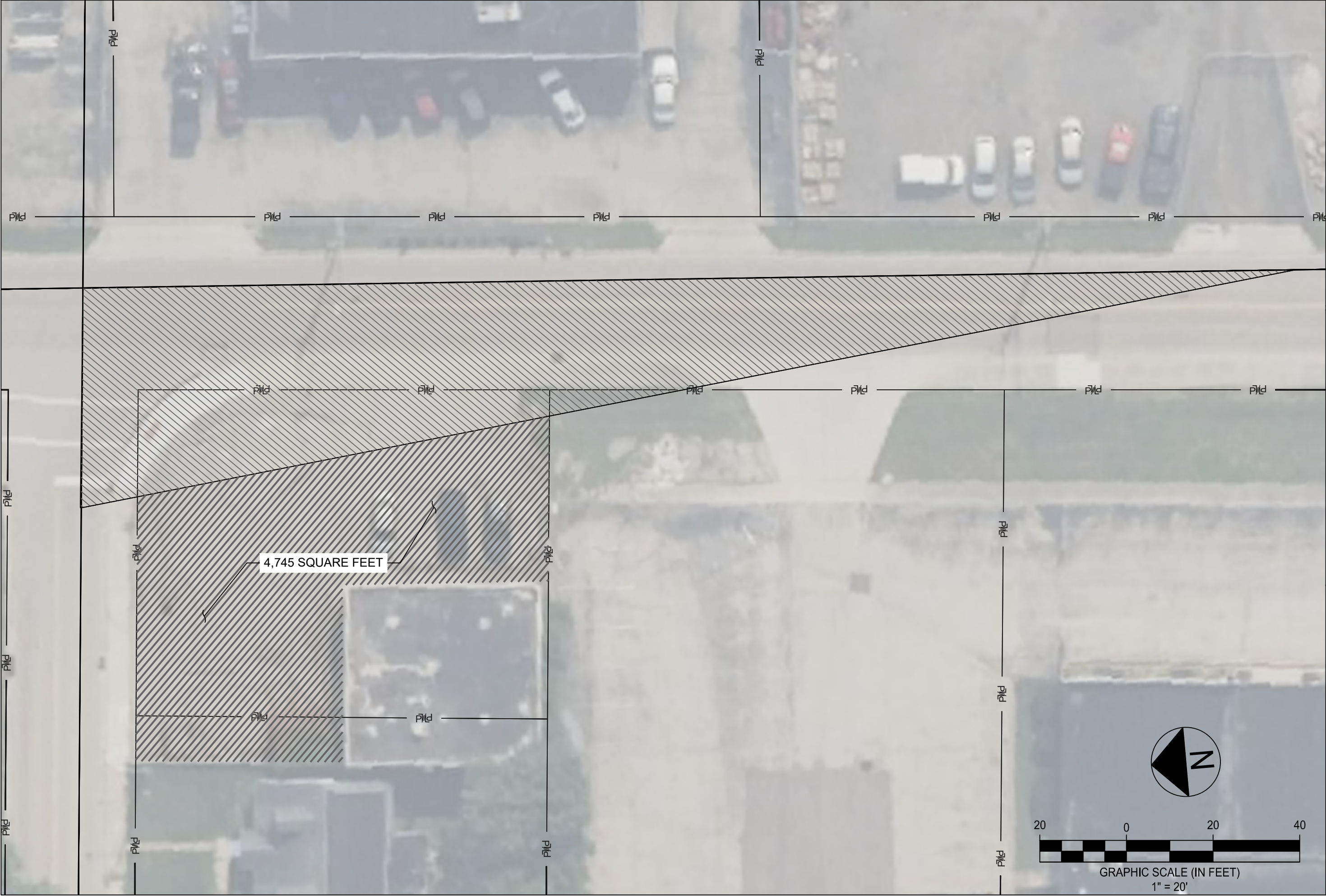
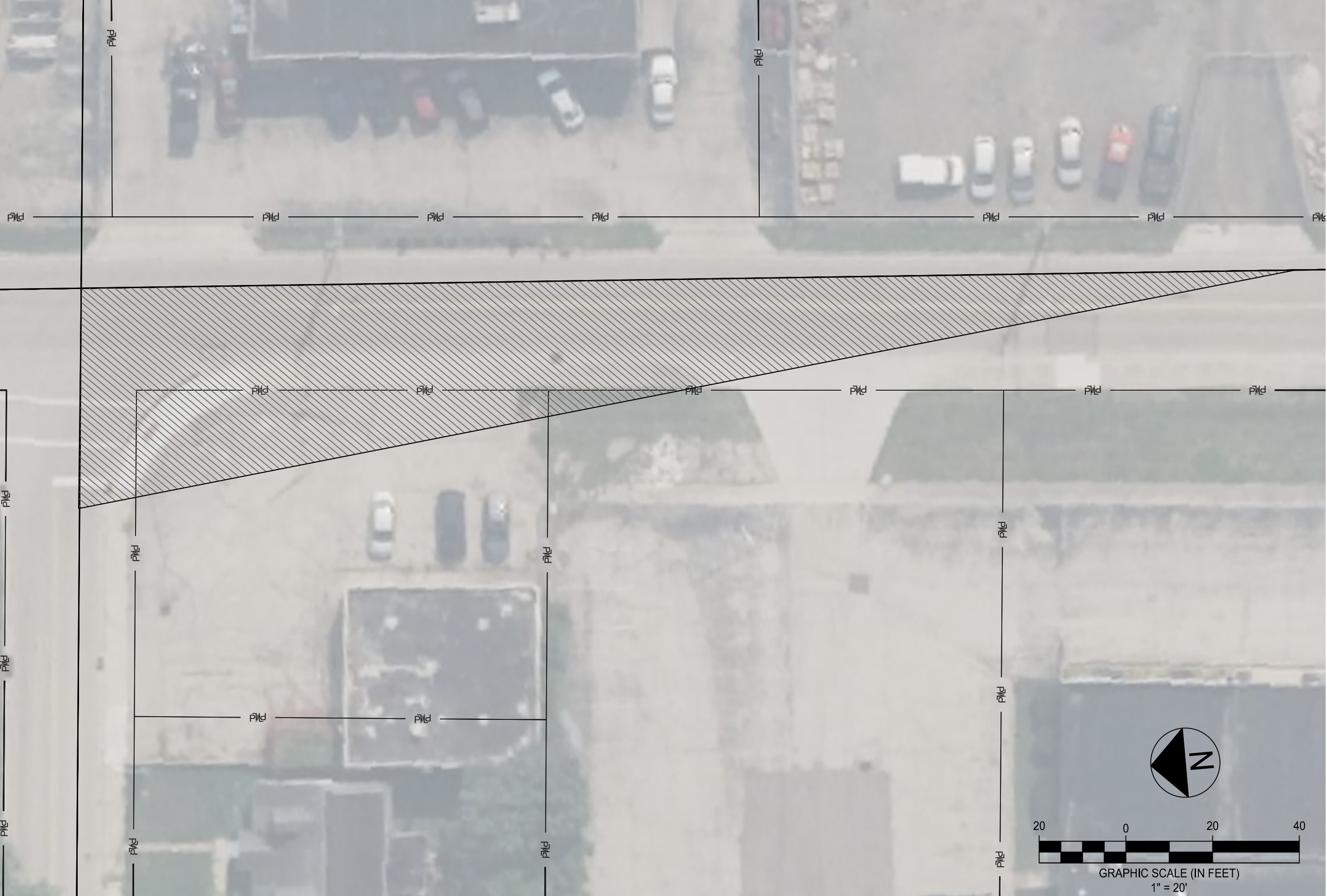


DIAGRAM B - VERTICAL COMPONENTS (Sec. 201.3.3)



DATE		REVISION		BY
ENGINEERING DEPARTMENT 4200 DRYDEN ROAD MORRIS, OH 45439 PHONE (937) 535-1031		.CoM Logo.jpg		
SHEET NUMBER				





**PLANNING COMMISSION
LEGAL NOTICE
R-02-2026**

As a property owner who is within 200 feet of a property applying for a Zoning District Change, you are being notified of the information pertaining to the legal notice.

An application for a Zoning District Change in accordance with Moraine Codified Ordinances (MCO) Chapter 1127 was submitted through the Community Development Department.

A Planning Commission Meeting regarding a Zoning District Change Application will be held on **Tuesday, April 21, 2026, at 6 p.m.** The meeting will be located at the **City of Moraine Municipal Building: 4200 Dryden Rd. Moraine, OH 45439**

The agenda for this Zoning District Change consists of a request submitted by Stellar Development & Property Holdings for the premises located at 2955 Springboro West Road (Lot 3365), that is currently a B-1 District (Neighborhood Business District), for a proposal change to a B-2 District (General Business District).

Any person interested in or affected by this public hearing may appear and be heard at said public hearing.

Additional information regarding this proposal may be obtained by visiting the Community Development Department or by contacting Nick Sorice, City Planner, at 937-535-1037. Additional contact can be made by email at nsorice@moraineohio.gov

Thank you,

Nick Sorice
City Planner
City of Moraine

Property owners within 200' of 2955 Springboro W Moraine Oh – Property

2908 Springboro W Rd – Guijosa Ryan & Jose Lopez-Ornate

2950 & 2960 Springboro W Rd – Fickert Devco INC

Also located at:

FICKERT DEVCO INC

P O BOX 751414

DAYTON OH 45475

2980 Springboro W Rd – Jarco Investments LLC

Also located at:

JARCO INVESTMENTS LLC

3151 SUNNY CREST LN

DAYTON OH 45419

2985 Springboro W Rd – Double Wright LLC

2716 Kreitzer Rd – Jeni L Hodapp

2708 Kreitzer Rd – Stymco Construction Co

JAMISON FRANCES W TRUSTEE

2355 LANTERN HILL RD

DAYTON OH 45459

for

2853 Springboro West Rd.

2900 Dryden Rd. - Tenant

UNIVAR USA INC

3075 HIGHLAND PKWY STE 200

DOWNERS GROVE IL 60515

for

2854 Springboro West Rd. – Tenant

Received on 04/15/2026

Nikhil Saini

To Zoning board

Stellar development wants to notify the zoning board the parking lot located at 2955 Springboro W will be resurfaced and parking lines applied before a new tenant will take possession.

X *Rodney Pack*
Rodney Pack

Received on 03/07/2026

Nick San

Stellar Development
1550 Soldiers Home-West
Carrollton Rd, Dayton. Ohio
45417

To: Moraine City Zoning Board

My name is Rodney Pack, we are submitting this application for a zoning change from B1 to B2 for the following located at 2955 Springboro West. Parcel # J44 04107 0014,22

This property was the old Jimbo's carryout along with the house located at 2708 Kreitzer Rd both properties have been remodeled and updated with major changes to the inside & outside looks and condition of the structures the house has been rented since completion in 2025 we have just finished the 2955 Springboro W building and have it out for lease we have had a few car companies ask about it plus a few others everyone loved the new building and the area but the majority are needing a B2 zoning so we feel with these properties sandwiched between M1 & M2 & B2 we would ask for a zoning change. We feel that it will attract a better business for this area and give the city a new business in the area

I look forward to your decision.

Thank you

X *Rodney Pack*

Rodney Pack

**1550 Soldiers Home-West Carrollton Rd.
Dayton, OH 45417**

Moraine, Ohio

17

14

12

Mccabe Way

Dryden Road

2850

2853

384.8'

359.04'

2875

B-2

2709

409.2'

Kreitzer Road

170.71'

2900

M-1

2716

2708

B-1

2955

W Springboro Road

2950

2960

M-2

2854

249.24'

2908

(235.5)

(224.2)

2950

2960

203.09'

121.25'

(120)

(101)

Springboro Road

148.55'

53.85'

59.25'



00.0035007 0.014 0.021 0.028
mi

Date: 4/13/2026



**PLANNING COMMISSION
LEGAL NOTICE
R-02-2026**

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An Ordinance authorizing the execution of a Master Lease-Purchase Agreement and related Payment Schedule for the purpose of acquiring a Case construction loader with grapple for use by the City.

Department: Finance

Request: Action Item

Item Background and Purpose:

We are recommending 5-year lease financing for the Street Department's case loader w/grapple purchase from Southeastern. This will eliminate the need to replace the \$250,000 backhoe in 2027. We received the following 4 quotes:

Bank/Finance Company	Rate	Annual Payment	Total Interest	Pre-Payment
		5 years		
Huntington Bank Leasing	4.89%	\$54,600.14	\$35,890.13	1%
US Bank Equipment Finance	4.83%	\$54,509.45	\$35,436.70	3%*
Republic First National Corp	5.15%	\$54,993.51	\$37,857.03	3%
KS State Bank – Baystone Govt Finance	5.35%	\$55,367.47	\$39,426.78	

Staff recommends lease financing with Huntington for five years as the lowest and best bid due to the lower pre-payment penalty of 1% versus US Bank's 3%. The ability and cost to pay this debt off early if the City desires, is more important than the additional 0.06% or \$454 of interest cost of the Huntington.

The annual lease payment would be \$54,600.14 for 5 years beginning in 2027. This requires a legal opinion from bond counsel which has a cost of \$6,500 for which we need supplemental appropriations in 2026.

We are requesting an ordinance to authorize the City to enter into a five-year lease with Huntington Bank for \$237,110.57 at 4.89% and an ordinance for supplemental appropriations for \$6,500 for associated legal costs in the general fund, law director legal services budget.

Financial Impact:

Is Item Budgeted?: No

Funding Source: Capital Fund - Lease Financing (Equipment); payments begin in 2027

Attachments:

1. 2025-06-11 COW Memo for 2026 Case Loader Lease Financing Recommendation
2. Huntington Bank - Lease Purchase Agreement Proposal 5-22-2026
3. US Bank Lease Financing Proposal - 5.26.26
4. Squire Engagement Letter - City of Moraine - equipment lease

RECORD OF ORDINANCES

Ordinance No. 2237-26

AN ORDINANCE AUTHORIZING THE EXECUTION OF A MASTER LEASE-PURCHASE AGREEMENT AND RELATED PAYMENT SCHEDULE FOR THE PURPOSE OF ACQUIRING A CASE CONSTRUCTION LOADER WITH GRAPPLE FOR USE BY THE CITY.

WHEREAS, this Council has determined that it is in the best interest of the City to acquire a Case Construction Loader with Grapple (the “Equipment”) pursuant to a master lease-purchase agreement and related payment schedule (together with any and all addenda, exhibits and attachments thereto, the “Lease”), between Huntington Public Capital Corporation, as lessor (“Lessor”) and the City, as lessee, and the form of such Lease has been presented to this Council; and

WHEREAS, the obligations of the City under the Lease will be subject to annual appropriations by this Council.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO:

SECTION 1: Authorization; Terms. That the City Manager and Finance Director are hereby authorized to sign and deliver, in the name of and on behalf of the City, the Lease in substantially the form on file with the Finance Director, provided that the aggregate principal components of the rental payments due under the Lease shall not exceed \$237,110.57, the interest component of those rental payments shall accrue at an annual rate not in excess of 4.89% and the final renewal term of the Lease shall end not later than 5 years from the commencement date of the Lease and the Lease shall be subject to prepayment as set forth in the Lease. The Lease is approved with such changes that are not inconsistent with this Ordinance and not substantially adverse to the City that are permitted by law and approved by the City Manager and the Finance Director on behalf of the City, all of which shall be conclusively evidenced by the signing of the Lease by the City Manager and the Finance Director. The City Manager, Finance Director, Mayor, Law Director, Clerk of Council, and other City officials, as appropriate, are each further authorized to sign any certifications, commitments, financing statements, assignments, escrow agreements, and other documents and instruments and to take such other actions as are desirable, advisable, necessary or appropriate to consummate the transactions contemplated by this Ordinance and the Lease.

SECTION 2: Application of Proceeds. That the proceeds of the Lease shall be credited to the proper fund or funds as provided in the Lease, and those proceeds are appropriated and shall be used for the purpose for which the Lease is authorized and are hereby appropriated for that purpose.

SECTION 3: Federal Tax Considerations. That the City covenants that it will use, and will restrict the use and investment of, the proceeds of the Lease so that (a) the obligations of the City under the Lease will not (i) constitute private activity bonds or arbitrage bonds under Sections 141 or 148 of the Internal Revenue Code of 1986, as amended (the “Code”), or (ii) be treated other than as obligations the interest on which is excluded from gross income under Section 103 of the Code, and (b) the interest components of the Lease payments (“Interest”) will not be treated as an item of tax preference under Section 57 of the Code. The City further covenants that (a) the City will take or cause to be taken such actions which may be required of it for the Interest to be and to remain excluded from gross income for federal income tax purposes, (b) the City will not

RECORD OF ORDINANCES

Ordinance No. 2237-26

take or authorize to be taken any actions that would adversely affect that exclusion, and (c) the City, or persons acting for it, will, among other acts of compliance, (i) apply or cause the application of the Lease proceeds to the governmental purpose of the Lease, (ii) restrict the yield on investment property acquired with the Lease proceeds, (iii) make timely and adequate payments to the federal government if required, (iv) maintain books and records and make calculations and reports, and (v) refrain from certain uses of those proceeds and, as applicable, of property financed with those proceeds, all in such manner and to the extent necessary to assure such exclusion of the Interest under the Code.

The Finance Director, or any other officer of the City having responsibility for the execution of the Lease is hereby authorized (a) to make or effect any election, selection, designation, choice, consent, approval, or waiver on behalf of the City with respect to the Lease as the City is permitted or required to make or give under the federal income tax laws, including, without limitation thereto, any of the elections provided for in Section 148(f)(4)(C) of the Code or available under Section 148 of the Code, for the purpose of assuring, enhancing or protecting favorable tax treatment or status of the Lease or Interest or assisting compliance with requirements for that purpose, reducing the burden or expense of such compliance, reducing the rebate amount or payments or penalties, or making payments of special amounts in lieu of making computations to determine, or paying, excess earnings as rebate, or obviating those amounts or payments, as determined by that officer, which action shall be in writing and signed by the officer, (b) to take any and all other actions, make or obtain calculations, make payments, and make or give reports, covenants and certifications of and on behalf of the City, as may be appropriate to assure the exclusion of Interest from gross income and the intended tax status of the Lease, and (c) to give one or more appropriate certificates of the City, for inclusion in the transcript of proceedings for the Lease, setting forth the reasonable expectations of the City regarding the amount and use of all the proceeds of the Lease, the facts, circumstances and estimates on which they are based, and other facts and circumstances relevant to the tax treatment of the Interest and the tax status of the Lease. Either of those officers is specifically authorized to designate or otherwise determine the obligations of the City under the Lease to be “qualified tax-exempt obligations” for purposes of Section 265 of the Code if such designation or determination is applicable and desirable, and to make any related necessary representations and covenants.

SECTION 4:

Temporary Advances; Reimbursement. That proceeds in the amount of any temporary advances as certified by the Finance Director are to be credited to the fund from which temporary advances were made to reimburse it for temporary advances made to pay capital expenditures previously made for the foregoing purpose, and such amount is charged against those proceeds. Immediately following the signing and delivery of the Lease, the appropriate officers are directed further to reflect such reimbursement, together with reimbursement of any additional amounts eligible for reimbursement under U.S. Treasury Regulations Section 1.150-2, on the appropriate accounting records of the City.

SECTION 5:

Legal Services. That the legal services of the law firm of Squire Patton Boggs (US) LLP are hereby retained. Those legal services shall be in the nature of legal advice and recommendations as to the documents and the proceedings in connection with the authorization and execution of

RECORD OF ORDINANCES

Ordinance No. 2237-26

the Lease and rendering at delivery related legal opinions. In providing those legal services, as an independent contractor and in an attorney-client relationship, that firm shall not exercise any administrative discretion on behalf of this City in the formulation of public policy, expenditure of public funds, enforcement of laws, rules and regulations of the State of Ohio, any county or municipal corporation or of this City, or the execution of public trusts. For those legal services, that firm shall be paid just and reasonable compensation and shall be reimbursed for actual out-of-pocket expenses incurred in providing those legal services. The Finance Director is authorized and directed to make appropriate certification as to the availability of funds for those fees and any reimbursement and to issue an appropriate order for their timely payment as written statements are submitted by that firm. The amounts necessary to pay those fees and any reimbursement are hereby appropriated from available moneys in the General Fund.

SECTION 6: Compliance with Open Meeting Requirements. That this Council finds and determines that all formal actions of this Council and of any of its committees concerning and relating to the passage of this Ordinance were taken in open meetings of this Council or committees, and that all deliberations of this Council and of any of its committees that resulted in those formal actions were in meetings open to the public, all in compliance with the law.

SECTION 7: Effective Date. That this Ordinance shall take effect and be in full force and effect from and after the date of its passage.

City of Moraine

Finance Department



To: Mayor & City Council

From: Annetta Williams, Finance Director

Date: June 8, 2026

Subject: Lease Financing for the purchase of a 2026 Case Loader

Chris Dunn, Street Superintendent, presented an opportunity to acquire a 2026 Case Loader that is a needed piece of equipment. This item is not budgeted in the 2026 capital budget, however, the purchase of a \$250,000 backhoe is budgeted in 2027. As Chris explained, the purchase of this case loader would eliminate the need to replace the backhoe in 2027 and extend its useful life another 8-10 years. Additionally, it would eliminate the need to spend \$20,000 a year to lease a loader for 4 months out of the year for loading salt.

Chris also presented a lease financing proposal provided by Southeastern through KS State Bank Baystone Government Financing. Finance requested 8 proposals for a capital equipment lease of \$237,110.52 and received four proposals including Baystone as follows:

Bank/Finance Company	Rate	Annual Payment 5 years	Total Interest	Pre-Payment
Huntington Bank Leasing	4.89%	\$54,600.14	\$35,890.13	1%
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Republic First National Corp	5.15%	\$54,993.51	\$37,857.03	3%
KS State Bank – Baystone Govt Finance	5.35%	\$55,367.47	\$39,426.78	

*US Bank prepayment permitted after 13 months

Staff recommends we proceed with lease financing for the case loader with Huntington Bank Leasing as the lowest and best bid. US Bank has a 3% pre-payment penalty, compared to Huntington's 1%. The ability and cost to pay this debt off early if the City so desired is important. While the .06% difference in the interest rate is \$454 over the life of the lease, the difference in the pre-payment penalty ranges from \$1,040 to \$2,978.

The first payment of \$54,600.14 for this lease would be in 2027. The only related costs this year would be for bond counsel. This is debt financing and must be certified as tax exempt financing. So, like notes and long-term financing, bond counsel will prepare the debt financing ordinance, ensure that all legal requirements for debt financing are met and provide that opinion. For that reason, a supplemental appropriation of \$6,500 is needed to meet the not-to-exceed cost of the legal engagement.

Staff is requesting two pieces of legislation to move forward to the June 25, 2026, Council meeting. An ordinance to authorize the City to enter into a five year lease with Huntington Bank to purchase the loader with grapple for \$237,110.57 and supplemental appropriation legislation for \$6,500 for related legal costs. Should you have any questions regarding this legislation, feel free to contact me at awilliams@moraineoh.org or extension 1025.

Cc: Mike Davis, City Manager
Chris Dunn, Street Superintendent

TERM SHEET

Date:	May 22, 2026
Type of Transaction:	Lease-Purchase Agreement (the "Lease")
Lessee:	City of Moraine, Ohio
Lessor:	Huntington Public Capital Corporation
Escrow Agent:	Argent Institutional Trust or other mutually acceptable financial institution
Financed Amount:	\$237,110.57
Use of Proceeds:	To finance the purchase of a new 2026 Case construction Equipment 621G2 ZBAR with a grapple (the "Equipment")
Structure/Security:	The Lease shall be payable from legally available revenues of the Lessee, subject to annual appropriation. Pursuant to the Lease documentation, the Lessee shall hold title to the Equipment and grant Lessor a continuing, first prior security interest in any and all right, title and interest of Lessee in the Equipment and in all additions, attachments, accessions, and substitutions thereto.
Tax Status:	Tax-Exempt (Bank Qualified)
Commencement Date:	Estimated to be by June 30, 2026 If needed, the Financed Amount will be deposited with the Escrow Agent on the Commencement Date for the benefit of the Lessee. As Equipment is delivered to and accepted by the Lessee, disbursements will be made by the Escrow Agent at the direction of the Lessee and with the written approval of Lessor
Term:	a. Three (3) Years b. Four (4) Years c. Five (5) Years
Payment Frequency:	Annually – Beginning One (1) Year After Closing
Lessor Rate:	a. 4.79% b. 4.84% c. 4.89%
Fees:	Escrow Fee: \$500.00 (if needed)
Prepayment Option:	The Lease may be prepaid at any time (in whole, but not in part) at a price equal to the then outstanding balance ("Balance"), plus accrued interest, plus a prepayment premium of 1%.
Insurance:	Lessee, at its own expense, will provide insurance naming Lessor as loss payee and additional insured.
Warranties:	Lessor makes no warranties expressed or implied. Lessee's sole warranty rights are any provided by the Equipment vendors and/or manufacturers.
Net Lease:	Lessor is not a manufacturer or dealer of equipment. All maintenance, license fees, taxes, insurance, and any other costs related to ownership and operation of the Equipment shall be the responsibility of Lessee.

Documentation: Lessor contemplates using standardized documentation and intends to use in-house legal counsel. If this transaction necessitates that the Lessor use outside legal counsel or incur any other extraordinary expenses, such costs shall be borne by Lessee.

Proposal Expiration: This proposal shall expire at Lessor's option if (a) Lessor has not received the Lessee's written acceptance by May 30, 2026; AND (b) if the funding does not occur on or before June 30, 2026.

Huntington Contact: Huntington Contact: Jacob Crouch, Vice President
Huntington Public Capital
Phone: 317-770-4746
Email: Jake.Crouch@Huntington.com

Accepted By:
City of Moraine, Ohio

By _____

Name _____

Title _____

Date _____

Huntington Public Capital® ("HPC"), a division of The Huntington National Bank (the "Bank"), is providing the information contained in this document for discussion purposes only in connection with an arm's-length transaction under discussion between you and HPC. If you are a "municipal entity" or "obligated person" within the meaning of the municipal advisor rules (the "Rules") of the Securities and Exchange Commission, Rule 15Ba1-1 et seq. this information is provided to you pursuant to and in reliance upon the "bank exemption," and/or other exemptions and/or the "general information" exclusion provided under the Rules. HPC is acting for its own interest and has financial and other interests that differ from yours. HPC is not acting as a municipal advisor or financial advisor, and has no fiduciary duty, to you or any other person pursuant to the Rules. The information provided in this document is not intended to be and should not be construed as "advice" within the meaning of the Rules. HPC is not recommending that you take or refrain from taking any action with respect to the information contained in this document. Before acting on this information, you should discuss it with your own financial and/or municipal, legal, accounting, tax and other advisors as you deem appropriate. As used in this notice, the "Rules" means Section 15B of the Securities Exchange Act of 1934, the Securities and Exchange Commission's Rule 15Ba1-1, et seq., and any related municipal advisor rules of the Municipal Securities Rulemaking Board, all as they may be amended from time to time.

SAMPLE DEBT SERVICE PAYMENT SCHEDULES**3 Year Option**

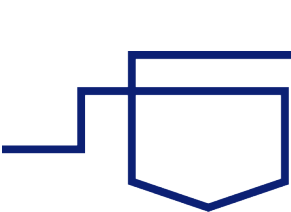
	Date	Payment	Interest	Principal	Balance
Loan	06/15/2026				237,110.57
1	06/15/2027	86,726.63	11,357.60	75,369.03	161,741.54
2	06/15/2028	86,726.63	7,747.42	78,979.21	82,762.33
3	06/15/2029	86,726.63	3,964.30	82,762.33	0.00
Grand Totals		260,179.89	23,069.32	237,110.57	

4 Year Option

	Date	Payment	Interest	Principal	Balance
Loan	06/15/2026				237,110.57
1	06/15/2027	66,619.64	11,476.15	55,143.49	181,967.08
2	06/15/2028	66,619.64	8,807.21	57,812.43	124,154.65
3	06/15/2029	66,619.64	6,009.09	60,610.55	63,544.10
4	06/15/2030	66,619.64	3,075.54	63,544.10	0.00
Grand Totals		266,478.56	29,367.99	237,110.57	

5 Year Option

	Date	Payment	Interest	Principal	Balance
Loan	06/15/2026				237,110.57
1	06/15/2027	54,600.14	11,594.71	43,005.43	194,105.14
2	06/15/2028	54,600.14	9,491.74	45,108.40	148,996.74
3	06/15/2029	54,600.14	7,285.94	47,314.20	101,682.54
4	06/15/2030	54,600.14	4,972.28	49,627.86	52,054.68
5	06/15/2031	54,600.14	2,545.46	52,054.68	0.00
Grand Totals		273,000.70	35,890.13	237,110.57	



Government Leasing and Finance, Inc.

May 26, 2026

City of Moraine, OH
Attn: Annetta Williams, Finance Director

U.S. Bancorp Government Leasing and Finance, Inc. ("USBGLF") has prepared the following proposal ("Proposal"), for your consideration **This is only a proposal and does not represent a commitment by U.S. Bancorp Government Leasing and Finance, Inc.**

Lessor: U.S. Bancorp Government Leasing and Finance, Inc.

Lessee: *City of Moraine, OH*

Equipment: 2026 Case construction Equipment 621G2 ZBAR with a grapple

Expiration: August 26, 2026

Proposed Structure and Payment Options:

	Cost	Interest Rate	Payment	Term	Pmts / Yr	Adv / Arr
1	\$237,110.57	4.70%	\$86,586.83	3 years	1	Arrears
2	\$237,110.57	4.76%	\$66,498.50	4 years	1	Arrears
3	\$237,110.57	4.83%	\$54,509.45	5 years	1	Arrears

Escrow: If an escrow is required, a one-time fee of \$375.00 will be included to establish an escrow account with U.S. Bank, N. A.

Structure: The Lease will be structured as a tax-exempt municipal lease, with title in the Lessee's name and USBGLF holding a security interest in the equipment during the term. The lease is "triple-net" with the Lessee responsible for taxes, maintenance and insurance.

Pre-payment: Permitted after 13 months at 103% of remaining principal.

Documentation: Provided by USBGLF, including (i) standard representations, warranties and covenants by the Lessee pertaining to the accuracy of information, organization, authority, essential use, compliance with laws, pending legal action, location and use of collateral, insurance, financial reporting and financial covenants; and (ii) standard USBGLF provisions pertaining to events of default and remedies available upon default. This offer is subject to the execution of all documentation by the Lessee within a reasonable time and in form and substance acceptable to Lessee, USBGLF and USBGLF's counsel, including terms and conditions not outlined in this Proposal. *Note – A validity opinion (approved by USBGLF) from Lessee Counsel is required for funding.*

The terms and conditions outlined herein are subject to final review and approval (including collateral and essential use review) by USBGLF's business, legal, credit, and equipment risk management personnel.

Sincerely,

Francine Neville

Francine Neville
Internal Sales Representative
P: 720-391-7243
Email: francine.neville@usbank.com



Payment Table

Assumes lease commencement date of 6/15/2026

OPTION 1

	Debt			Termination
Date	Service	Principal	Interest	Balance
6/15/2026	-	-	-	
6/15/2027	86,586.83	75,432.72	11,154.10	n/a
6/15/2028	86,586.83	78,981.21	7,605.61	85,177.53
6/15/2029	86,586.83	82,696.63	3,890.20	-
Total	259,760.49	237,110.57	22,649.92	

OPTION 2

	Debt			Termination
Date	Service	Principal	Interest	Balance
6/15/2026	-	-	-	
6/15/2027	66,498.50	55,207.59	11,290.90	n/a
6/15/2028	66,498.50	57,836.51	8,661.99	127,788.46
6/15/2029	66,498.50	60,590.61	5,907.89	65,380.13
6/15/2030	66,498.50	63,475.86	3,022.64	0.00
Total	265,993.99	237,110.57	28,883.42	

OPTION 3

	Debt			Termination
Date	Service	Principal	Interest	Balance
6/15/2026	-	-	-	
6/15/2027	54,509.45	43,057.01	11,452.44	n/a
6/15/2028	54,509.45	45,136.67	9,372.79	153,384.40
6/15/2029	54,509.45	47,316.77	7,192.69	104,648.12
6/15/2030	54,509.45	49,602.17	4,907.29	53,557.89
6/15/2031	54,509.45	51,997.95	2,511.50	0.00
Total	272,547.27	237,110.57	35,436.70	

June 4, 2026

VIA E-MAIL

Annetta Williams
Finance Director
City of Moraine, Ohio
4200 Dryden Road
Moraine, Ohio 45439

**Re: City of Moraine, Ohio
Lease Purchase Transaction**

Dear Annetta:

We are pleased that the City of Moraine, Ohio (the “City”) has requested Squire Patton Boggs (US) LLP (the “Firm”) to serve as the City’s bond counsel in connection with the authorization, execution and delivery of a lease agreement and related schedule with respect to the purchase of certain equipment for use by the City (collectively, together with all amendments and addendum, the “Lease”). This letter will serve as the engagement letter as approved by Council through passage of legislation authorizing the execution and delivery of the Lease.

The Firm’s services will include those customarily provided by bond counsel in connection with lease purchase transactions such as the Lease, including (i) the rendering of our legal opinion (the “Opinion”), provided that the proceedings for the authorization, execution and delivery of the Lease have been completed to our satisfaction,. The Opinion will address the legality, validity and binding effect of the Lease. The Firm will address the Opinion to the City and to the Lessor and will deliver it on the date that the City delivers the Lease to the Lessor in exchange for the payment to the City, or deposit into escrow, of the proceeds thereof (the “Closing”). Upon delivery of the Opinion, our responsibilities with respect to the Lease as bond counsel will be concluded. For those legal services, the Firm shall be paid just and reasonable compensation in an amount not expected to exceed \$6,500 and shall be reimbursed for the actual out-of-pocket expenses it incurs in rendering those legal services.

As the City’s bond counsel, the Firm represents the City. The City is the Firm’s client, and an attorney-client relationship will exist between the Firm and the City. We assume that all other parties to the transaction described above will retain such counsel as they deem necessary and

Annetta Williams
June 4, 2026
Page 2

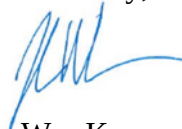
appropriate to represent their interests in this transaction. We further assume that all other parties understand that, in this transaction, we represent only the City, that we are not counsel to any other party, and that we are not acting as an intermediary among the parties. Our representation of the City will not, however, affect our responsibility to render an objective Opinion.

The Firm conducts a national practice in the area of public finance that involves the representation of issuers, underwriters and other parties in the issuance of governmental debt obligations and other governmental financing transactions. In addition, the Firm conducts a national and international corporate law practice that includes the representation of financial institutions and other businesses in transactions, litigation and other matters. As a result of the extent and diversity of that practice, the Firm may currently represent or may have represented the Lessor or other parties involved in the Lease transaction in matters unrelated to the City or the Lease. The Firm may also commence such representations during the time it is serving the City as bond counsel in this matter. Considering the lack of relationship that such other matters have to the City and the Lease, the Firm does not expect any such other representations to conflict with its fulfillment of its professional obligations to the City as bond counsel in this matter. We request that the City, by signing and returning a copy of this letter, acknowledge and consent to the Firm's serving the City as bond counsel for the Lease transaction though the Firm serves, may have served or may serve other parties to that issuance in other, unrelated matters.

The Firm appreciates the opportunity to represent the City in this transaction. Please signify that the City desires for the Firm to proceed with this engagement as described in this letter by signing a copy of this letter and returning it to us. Please retain the original for the City's files.

Please call me if you have any questions.

Sincerely,



Wes Kerns

Annetta Williams
June 4, 2026
Page 3

Engagement Letter Accepted:

CITY OF MORaine, OHIO

By: _____

Printed: _____ Annetta Williams _____

Title: _____ Finance Director _____

Dated: _____

An Ordinance to make supplemental appropriations for current expenses and other expenditures of the City of Moraine, State of Ohio for the period January 1, 2026, to December 31, 2026, and declaring an emergency.

Department: Finance

Request: Action Item

Item Background and Purpose:

We are recommending 5-year lease financing for the Street Department's case loader w/grapple purchase from Southeastern. This will eliminate the need to replace the \$250,000 backhoe in 2027. We received the following 4 quotes:

Bank/Finance Company	Rate	Annual Payment	Total Interest	Pre-Payment
		5 years		
Huntington Bank Leasing	4.89%	\$54,600.14	\$35,890.13	1%
US Bank Equipment Finance	4.83%	\$54,509.45	\$35,436.70	3%*
Republic First National Corp	5.15%	\$54,993.51	\$37,857.03	3%
KS State Bank – Baystone Govt Finance	5.35%	\$55,367.47	\$39,426.78	

Staff recommends lease financing with Huntington for five years as the lowest and best bid due to the lower pre-payment penalty of 1% versus US Bank's 3%. The ability and cost to pay this debt off early if the City desires, is more important than the additional 0.06% or \$454 of interest cost of the Huntington.

The annual lease payment would be \$54,600.14 for 5 years beginning in 2027. This requires a legal opinion from bond counsel which has a cost of \$6,500 for which we need supplemental appropriations in 2026.

We are requesting an ordinance to authorize the City to enter into a five-year lease with Huntington Bank for \$237,110.57 at 4.89% and an ordinance for supplemental appropriations for \$6,500 for associated legal costs in the general fund, law director legal services budget.

Financial Impact:

Is Item Budgeted?: No

Funding Source: General Fund - Law Director (legal costs)

Attachments:

1. 2026-06-25 Supplemental Appropriation Ordinance - Legal Services for Equipment Lease Financing
2. 2025-06-11 COW Memo for 2026 Case Loader Lease Financing Recommendation
3. Squire Engagement Letter - City of Moraine - equipment lease

RECORD OF ORDINANCES

Ordinance No. 2238-26

AN ORDINANCE TO MAKE SUPPLEMENTAL APPROPRIATIONS FOR CURRENT EXPENSES AND OTHER EXPENDITURES OF THE CITY OF MORaine, STATE OF OHIO FOR THE PERIOD JANUARY 1, 2026, TO DECEMBER 31, 2026, AND DECLARING AN EMERGENCY.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO:

SECTION 1: That after due review and consideration, it has been determined that it is in the best interest of the City of Moraine to provide for the following supplemental appropriations as listed:

101 GENERAL FUND		
Department	Operating Expenses	Appropriation
General Fund - Law Director	\$ 6,500	\$ 6,500
	Supplemental Appropriations	\$ 6,500
Total Supplemental Appropriations		\$ 6,500

SECTION 2: That this Ordinance being a supplemental appropriation, shall take effect immediately upon passage, pursuant to Section 4.9 of the City of Moraine, Ohio Charter.

An ordinance to make supplemental appropriations for current expenses and other expenditures of the City of Moraine, State of Ohio for the period January 1, 2026 to December 31, 2026 and declaring an emergency

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MORAINE, STATE OF OHIO:

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Department	Operating Expenses		Appropriation
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	Supplemental Appropriations		\$ 6,500
Total Supplemental Appropriations			\$ 6,500

SECTION 2: That this ordinance being a supplemental appropriation, shall take effect immediately upon passage, pursuant to Section 4.9 of the City of Moraine, Ohio charter.

City of Moraine

Finance Department



To: Mayor & City Council

From: Annetta Williams, Finance Director

Date: June 8, 2026

Subject: Lease Financing for the purchase of a 2026 Case Loader

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Cc: Mike Davis, City Manager
Chris Dunn, Street Superintendent

June 4, 2026

VIA E-MAIL

Annetta Williams
Finance Director
City of Moraine, Ohio
4200 Dryden Road
Moraine, Ohio 45439

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Annetta Williams
June 4, 2026
Page 2

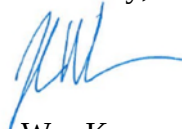
appropriate to represent their interests in this transaction. We further assume that all other parties understand that, in this transaction, we represent only the City, that we are not counsel to any other party, and that we are not acting as an intermediary among the parties. Our representation of the City will not, however, affect our responsibility to render an objective Opinion.

The Firm conducts a national practice in the area of public finance that involves the representation of issuers, underwriters and other parties in the issuance of governmental debt obligations and other governmental financing transactions. In addition, the Firm conducts a national and international corporate law practice that includes the representation of financial institutions and other businesses in transactions, litigation and other matters. As a result of the extent and diversity of that practice, the Firm may currently represent or may have represented the Lessor or other parties involved in the Lease transaction in matters unrelated to the City or the Lease. The Firm may also commence such representations during the time it is serving the City as bond counsel in this matter. Considering the lack of relationship that such other matters have to the City and the Lease, the Firm does not expect any such other representations to conflict with its fulfillment of its professional obligations to the City as bond counsel in this matter. We request that the City, by signing and returning a copy of this letter, acknowledge and consent to the Firm's serving the City as bond counsel for the Lease transaction though the Firm serves, may have served or may serve other parties to that issuance in other, unrelated matters.

The Firm appreciates the opportunity to represent the City in this transaction. Please signify that the City desires for the Firm to proceed with this engagement as described in this letter by signing a copy of this letter and returning it to us. Please retain the original for the City's files.

Please call me if you have any questions.

Sincerely,



Wes Kerns

Annetta Williams
June 4, 2026
Page 3

Engagement Letter Accepted:

CITY OF MORaine, OHIO

By: _____

Printed: _____ Annetta Williams _____

Title: _____ Finance Director _____

Dated: _____

A Resolution accepting the bid of and authorizing the City Manager to enter into a contract with Neyra Construction, Inc. dba Neyra Paving, for the 2026 Parking Lot Paving Program for the bid amount of \$432,121.65 and further authorizing the City Manager to execute needed change order(s), if any, in specified amount.

Department: Community Development

Request: Action Item

Item Background and Purpose:

Bids for the subject project were received on Wednesday, May 28, 2026 at 4:00 PM. The following bids were received:

COMPANY	BASE BID	ALT. 1	ALT. 2	TOTAL
Neyra Paving	\$181,979.55	\$125,683.60	\$124,458.50	\$432,121.65
Fillmore Construction	\$178,886.96	\$128,721.60	\$142,618.40	\$450,226.96
Barrett Paving Materials Inc.	\$206,147.00	\$118,962.00	\$127,288.00	\$452,397.00
Cincinnati Asphalt	\$231,714.33	\$152,118.00	\$139,940.60	\$523,772.93
ENGINEERS ESTIMATE	\$300,000.00	\$210,000.00	\$180,000.00	\$590,000.00

This project consists of resurfacing and repairing the parking lots and access drives, as well as other improvements, to City owned properties. The base bid is for work at the former fire station and storage on Viking Lane (Viking Lane Buildings). The first alternate is for work at Ellerton Cemetery. The second alternate is for work at the Moraine Civic Center.

The apparent low bidder with a total bid price of \$432,121.65, Neyra Paving has done satisfactory work in Moraine and neighboring jurisdictions in the past and has been awarded other projects for this year.

Including a 10% contingency amount of \$43,212.17 that the City Manager can use to authorize potential change orders, the total amount approved would be \$475,333.82. This is slightly above the existing budget of \$400,000.00.

Instead of not performing one of the alternates, I recommend using savings from the other capital improvement projects to cover the shortage. Within the City Facility Improvements, we have savings of \$35,000 from the Bike Path Sealing & Striping Program and savings of \$40,000 from the Parking Lot Sealing & Striping Program. Within the Annual Pavement Sealing & Striping, we have savings of over \$59,000 from the Roadway Striping Program. Within the Annual Street Improvements, we still have \$208,000 savings from the total savings of \$458,000.

I recommend awarding the 2026 Parking Lot Paving Program to Neyra Paving with the accepted bid amount of \$432,121.65 and approving a total of \$475,333.82.

Financial Impact:

Is Item Budgeted?: Yes

Funding Source: Capital Improvement Fund, Engineering, City Facility Improvements

Attachments:

1. 2026-BID-005 Bid Results Memo to CM

RECORD OF RESOLUTIONS

Resolution No. 8241-26

A RESOLUTION ACCEPTING THE BID OF AND AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH NEYRA CONSTRUCTION, INC. DBA NEYRA PAVING, FOR THE 2026 PARKING LOT PAVING PROGRAM FOR THE BID AMOUNT OF \$432,121.65 AND FURTHER AUTHORIZING THE CITY MANAGER TO EXECUTE NEEDED CHANGE ORDER(S), IF ANY, IN SPECIFIED AMOUNT.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO:

- SECTION 1:

That bids were requested and received for the 2026 Parking Lot Paving Program and upon review and recommendation by staff, and determination that the bid of Neyra Construction Inc., dba Neyra Paving, in the amount of \$432,121.65 is hereby deemed to be the lowest and best responsive bid submitted by a responsible bidder and same is hereby accepted and the City Manager is authorized to enter into a contract therewith in accordance with the terms of the bid specifications, said costs to be paid from the Capital Improvement Fund.
- SECTION 2:

That the City Manager is further authorized to expend up to an additional 10 percent of the bid amount of \$432,121.65 for additional work, if necessary, making the total amount approved to be \$475,333.82.
- SECTION 3:

That the Clerk is hereby directed to forward a certified copy of this Resolution to the City Manager, City Engineer, and Finance Director.
- SECTION 4:

That this Resolution shall take effect from and after the date of its passage.



CITY OF MORaine DEPARTMENTAL CORRESPONDENCE

DATE: June 2, 2026

TO: Michael Davis, City Manager

FROM: Lauren Alvarado, City Engineer

SUBJECT: 2026 Parking Lot Paving Program – Bid Results

Bids for the subject project were received on Wednesday, May 28, 2026 at 4:00 PM.
The following bids were received:

COMPANY	BASE BID	ALT. 1	ALT. 2	TOTAL
Neyra Paving	\$181,979.55	\$125,683.60	\$124,458.50	\$432,121.65
Fillmore Construction	\$178,886.96	\$128,721.60	\$142,618.40	\$450,226.96
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This project consists of resurfacing and repairing the parking lots and access drives, as well as other improvements, to City owned properties. The base bid is for work at the former fire station and storage on Viking Lane (Viking Lane Buildings). The first alternate is for work at Ellerton Cemetery. The second alternate is for work at the Moraine Civic Center.

The apparent low bidder with a total bid price of \$432,121.65, Neyra Paving has done satisfactory work in Moraine and neighboring jurisdictions in the past and has been awarded other projects for this year.

Including a 10% contingency amount of \$43,212.17 that the City Manager can use to authorize potential change orders, the total amount approved would be \$475,333.82. This is slightly above the existing budget of \$400,000.00.

Instead of not performing one of the alternates, I recommend using savings from the other capital improvement projects to cover the shortage. Within the City Facility Improvements, we have savings of \$35,000 from the Bike Path Sealing & Striping Program and savings of \$40,000 from the Parking Lot Sealing & Striping Program. Within the Annual Pavement Sealing & Striping, we have savings of over \$59,000 from the Roadway Striping Program. Within the Annual Street Improvements, we still have \$208,000 savings from the total savings of \$458,000.

I recommend awarding the 2026 Parking Lot Paving Program to Neyra Paving with the accepted bid amount of \$432,121.65 and approving a total of \$475,333.82.

A Resolution authorizing the City Manager to enter into a Memorandum of Understanding with the Board of Education of the West Carrollton City School District for the provision of a School Resource Officer for the 2026-2027 school year.

Department: Police Division

Request: Action Item

Item Background and Purpose:

This is the annual MOU between the City of West Carrollton School Board and the City of Moraine to provide School Resource Officer Services for the West Carrollton Intermediate School located within the City of Moraine. This is a planned and budgeted item.

Financial Impact:

Is Item Budgeted?: Yes

Funding Source: Normal Operating Budget

Attachments:

1. 8242-26 - Exhibit A

RECORD OF RESOLUTIONS

Resolution No. 8242-26

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A MEMORANDUM OF UNDERSTANDING WITH THE BOARD OF EDUCATION OF THE WEST CARROLLTON CITY SCHOOL DISTRICT FOR THE PROVISION OF A SCHOOL RESOURCE OFFICER FOR THE 2026-2027 SCHOOL YEAR.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO:

SECTION 1: That the City Manager is authorized to enter into a Memorandum of Understanding in substantially similar form as the Agreement appended hereto as *Exhibit A* with the Board of Education of the West Carrollton City School District for the provision of a School Resource Officer (SRO) for the 2026-2027 school year and including the provision that the City will be reimbursed by the West Carrollton City School District for the cost of all hours worked by the SRO, including wages and benefits.

SECTION 2: That the Clerk be and is hereby authorized and directed to forward a certified copy of this Resolution to the City Manager, Finance Director, and Chief of Police.

SECTION 3: That this Resolution shall take effect and be in full force from and after the date of its passage.

SCHOOL RESOURCE OFFICER MEMORANDUM OF UNDERSTANDING

THIS SCHOOL RESOURCE OFFICER MEMORANDUM OF UNDERSTANDING (hereinafter "SRO MOU") is made and entered into by and between the City of Moraine, an Ohio municipal corporation (hereinafter "City"), and approved on _____, 2026, and the Board of Education of the West Carrollton City School District, a political subdivision of the State of Ohio (hereinafter "School District"), and approved on _____, 2026.

WITNESSETH:

WHEREAS, the City, through its Police Department (hereinafter "Police Department"), and the School District desire to establish and delineate an SRO Program in accordance with the terms of this SRO MOU; and

WHEREAS, the School District and the City desire to set forth in this SRO MOU the specific terms and conditions of the services to be performed and provided pursuant to the SRO Program.

NOW, THEREFORE, the parties agree as follows:

1. Purpose and Goals. The SRO Program is a joint cooperative effort between the Police Department and the School District to provide law enforcement information and advice to students, staff and parents, to provide a positive law enforcement presence in the school community, to build positive relationships between law enforcement, students, and school staff, to reduce incidents of school violence, to assist in creating and maintaining a safe, secure and positive learning environment for students and staff, to respond to criminal acts which may occur in the school environment, and to reduce the number of youths formally referred to the juvenile justice system.
2. Term of MOU. This MOU shall commence on the 1st day of July, 2026, and terminate on July 31, 2027, subject to renewal by mutual agreement of the parties.
3. Services to be Performed by the Police Department. The Police Department will supply to the School District one (1) sworn Moraine police officer to be the SRO, appropriately equipped as determined by the Police Department, to perform the duties of a sworn police officer at West Carrollton High School in accordance with the provisions of the Ohio Revised Code and operation manuals of the Moraine Police Department.
4. Payment for Services to be Performed by the Police Department. The School District will reimburse the City for the cost of all hours worked by the SRO under this MOU, including the hourly wage paid to the SRO and the cost of fringe benefits provided by the City to the SRO. The School District will furnish the City with an accounting of the hours worked by the SRO each bi-weekly pay period during the term of this MOU, and the City will invoice the School District for said costs on a four (4) week cycle. The parties recognize that the cost of the hourly wage and fringe benefits may increase during the term of this MOU due to collective bargaining.

5. Responsibilities of the City.

- A. The City will remain the employer of the SRO for all purposes. The City shall be solely responsible for worker's compensation coverage for the SRO while performing duties pursuant to this MOU. The right to manage and control the SRO assigned to the School District hereunder shall be exclusively that of the Chief of Police and carried out in accordance with established policies and procedures of the Police Department. The Police Department will be responsible for evaluating the work performance of the SRO, and upon request, the School District will provide input regarding the performance of the SRO's duties under this MOU. The SRO shall in no way be considered as an agent or employee of the School District. The SRO shall not be subject to the direction or control of any School District official or administrator, except that the SRO will be expected to comply with the established rules and regulations of the School District to the extent the same does not interfere with the SRO's police duties.
- B. The Police Department will provide and maintain a standard patrol vehicle for the SRO to use in the performance of the duties under this MOU and shall maintain automobile insurance on said vehicle. The Police Department will also be responsible for the cost of gasoline, oil, replacement tires and other maintenance and/or repair expenses associated with the operation of such vehicle.
- C. The Police Department will be responsible for providing the SRO with mandatory training and testing to maintain Ohio law enforcement certification. Such training will be scheduled so that it causes the least interference possible with the duties of the SRO hereunder.

6. Responsibilities of the School District.

- A. The School District's Superintendent will set the schedule of the SRO, subject to approval of the Chief of Police, and generally will conform to the days and hours that school is in session, and also attendance at school events, including meetings, sporting events or other functions deemed appropriate by the Superintendent. The SRO will not be regularly assigned lunch room, hall, bus, or other monitoring duties. If there is an emergency or an unusual temporary situation, the SRO may be assigned to assist high school administrators until the problem is solved.
- B. The SRO shall meet the background and training requirements as specified by ORC Section 3313.951, including an understanding of child and adolescent development. In addition, it is recommended that SROs receive additional training each year on topics such as trending school-based law enforcement topics, child development, adolescent psychology, trauma, conflict resolution, mental health and addiction, children with disabilities, juvenile and education law and policy, PBIS, and cultural competence. The District will reimburse the City for the cost of any and all training to the SRO that is related to the SRO position, including but not limited to the training required under ORC Section 3313.951.

- C. The School District will provide the SRO with a private, secure office and equipment, including a desk, telephone, filing space, and access to a computer that can be password protected, as necessary to perform the duties under this SRO MOU.
 - D. The SRO is not a school disciplinarian and violations of the student code of conduct, School District policy or other School District regulations that are not criminal matters should be handled by School District administration and/or faculty, not by SROs. The School District recognizes that a student's violation of the High School's student conduct code is separate and independent from a violation of municipal or state law. The School District will conduct independent inquiries regarding school discipline matters and should not rely solely on information gathered by the SRO. The SRO may be requested to give testimony at student disciplinary hearings. School District administrators may request that the SRO attend expulsion hearings to provide security for School District personnel and preserve the peace, when indications are such that the student or other attendees may react in a threatening or physical manner. The SRO will obtain approval from the Chief of Police prior to attending expulsion hearings. School District discipline is the responsibility of the appropriate School District administrator and clear guidelines on SRO involvement should be developed and distributed to School District staff. The SRO will report violations of the student code of conduct, School District policy, or School District regulations through the proper channels to be handled by School District administration. It is the responsibility of the SRO to become familiar with the Student Handbook and/or Student Code of Conduct, but it is not the responsibility of the SRO to enforce the rules in these documents. School District administration will have final decision-making authority regarding all matters of School District discipline.
7. Duties of the SRO. The Duties of the SRO assigned to the School District shall be determined by the Chief of Police and may include, but not necessarily be limited to, the following:
- A. Patrol school property or assigned areas on foot or by operating a vehicle or bicycle to promote a safety presence within the school building and on school property.
 - B. Prevent or discover commission of crimes, search for suspicious activity or situations, apprehend criminals, and enforce motor vehicle operation and parking regulations on school property.
 - C. Act as a liaison between students, parents, school administration and the Police Department.
 - D. Meet directly with school administrators and/or staff members to discuss activities or problems within the school and respond to requests from school officials.
 - E. Assist school administrators in searches of person(s), property or vehicles and/or conduct lawful searches of his/her own. Specifically, the SRO will not be involved in searches conducted by School District personnel unless a criminal act is involved or

unless School District personnel require the assistance of the SRO because of exigent circumstances, such as the need for safety or to prevent flight.

- F. Attend after-school functions as requested by school administrators, such as sporting events, concerts, plays, dances, parades, etc.
- G. Act as a direct line of communication between the Police Department and school administrators concerning acts of or threats of violence to students, school building or faculty.
- H. Provide programs to the school community of an educational nature concerning issues on such topics as drug use and abuse, violence prevention, safety and security as well as other topics that may be requested or are deemed to be relevant.
- I. Cooperate with and abide by school policies and procedures, to the extent they do not conflict with the Police Department's General Orders.
- J. Confer with school administrators to develop plans and strategies to prevent and/or minimize dangerous situations on or near school property or involving students at school-related activities.
- K. Advise and update school administrators in as timely a manner as possible when an investigation or arrest is taking place at the school.
- L. Defer to school administrators when disruptions are caused by students with disabilities.
- M. Investigate all criminal offenses on school property, to include notifications to pertinent parties (parent/legal guardian, school officials, police administration, social service agencies, etc.).
- N. Prepare and review all necessary reports and records; perform other administrative duties as required.
- O. Prepare criminal, traffic and civil cases and testify in court when necessary.
- P. Interview complainants, witnesses, suspects and prisoners to obtain information about crimes.
- Q. Secure found, confiscated, and evidentiary property, safeguarding the property to either return to the owner or present as evidence in a court of law.
- R. Enforce federal, state and local laws, statutes and ordinances.
- S. Participate in special events when necessary.
- T. Develop policing objectives and problem-solving practices within the school.

- U. Coordinate crisis planning and updating of school crisis plans. The SRO shall consult with local law enforcement officials and first responders when assisting the School District's administrators in the development of the comprehensive Emergency Management Plan.
 - V. Attend West Carrollton Board of Education and other meetings as directed by the Chief of Police.
 - W. Respond to complaints from students, school staff, parents or other citizens.
8. Transporting Students. The SRO will not transport students in the City-provided vehicle, except:
- A. When the student is a victim of a crime, under arrest, or some other emergency circumstances exist; or
 - B. When a student is suspended and sent home from school pursuant to school disciplinary action, if the student's parent/guardian has refused or is unable to pick up the child within a reasonable time period and the student is disruptive/disorderly and the student's continued presence on school grounds is a threat to the safety and welfare of other students and school personnel.

If circumstances require the SRO to transport a student, a high school administrator will designate a school employee of the same gender as the student to accompany the SRO in the vehicle.

The SRO shall not transport a student in his/her personal vehicle.

The SRO shall notify a school administrator before removing a student from school property.

9. Access to Education Records.
- A. School officials shall allow the SRO to inspect and copy any public records maintained by the school to the extent allowed by law. In addition, SROs can have access to information designated by the School District as "directory information" about students, such as yearbooks.
 - B. To the extent allowed by applicable law, the School District shall identify the SRO as a "school official" in the annual FERPA notice of rights given to parents and eligible students subsequent to the execution of this MOU. The SRO is acting as a school official with a legitimate educational interest in student personally identifiable information ("PII") when 1) the information is necessary to perform services pursuant to this MOU that would otherwise be performed by School District employees; 2) the SRO is under the School District's direct control in the use and maintenance of the records; and 3) the SRO will only use PII for the use for which it was provided and may not redisclose the PII without consent. The City acknowledges that, under the terms of this paragraph, the SROs may be receiving PII. The City agrees that it shall not, and shall ensure that the SRO does not, access, use or disseminate or otherwise

redisclose any student information deemed personally identifiable, as defined in the Family Educational Rights and Privacy Act (FERPA) (20 U.S.C. 1232g, 34 C.F.R. Part 99) and Ohio R.C. §3319.321, in violation of the terms of those laws or other law applicable to the School District with respect to such information. The parties shall ensure that the SRO who is provided with access to personally identifiable student information will be trained in FERPA requirements and his/her duties to handle such information in compliance with those requirements. Information obtained from these databases and other education record information are protected, not subject to public record requests or release and therefore shall not become a public record by means of police reporting.

- C. When not acting as a school official with a legitimate educational interest, the SRO may not inspect and/or copy confidential student education records except in emergency situations to protect the health and safety of the student or other individuals. In that event, school officials may disclose to the SRO that information needed to respond to the emergency situation, taking into consideration (1) the seriousness of the threat to someone's health or safety; (2) the need for the information to meet the emergency situation; and (3) the extent to which time is of the essence.
- D. If confidential student information is needed, but no emergency situation exists, the information may be released only upon the issuance of a search warrant or subpoena to produce the records.

10. Insurance.

- A. The City shall maintain in full force and effect during the term of this SRO MOU a commercial general liability insurance policy with coverage in an amount of not less than one million dollars (\$1,000,000) per occurrence or claim and three million dollars (\$3,000,000) in the annual aggregate for claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work hereunder by the City or its employees, officers, or agents. The City hereby grants a waiver of any right to subrogation which any insurer of the City may acquire against the School District by virtue of the payment of any loss under such insurance. The City agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the City has received a waiver of subrogation endorsement from its insurer(s).
- B. The School District shall maintain in full force and effect during the term of this SRO MOU a commercial general liability insurance policy with coverage in an amount of not less than one million dollars (\$1,000,000) per occurrence or claim and three million dollars (\$3,000,000) in the annual aggregate for any claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work hereunder by the School District or its employees, officers, or agents. The School District hereby grants a waiver of any right to subrogation which any insurer of the School District may acquire against the City by virtue of the payment of any loss under such insurance. The School District agrees to obtain any endorsement that may be necessary to affect this

waiver of subrogation, but this provision applies regardless of whether or not the School District has received a waiver of subrogation endorsement from its insurer(s).

11. Termination. This SRO MOU may be terminated without cause by either party upon 180 days' prior written notice.
12. Applicable Law. This SRO MOU shall be governed, construed and enforced under Ohio law.
13. Notices. Notices under this SRO MOU shall be in writing and may be delivered in person or by email. If hand-delivered, the notice shall be effective upon delivery. If by email, the notice shall be effective when sent.

If to the City:

Craig A. Richardson.
4200 Dryden Rd.
Moraine, OH 45439
937/535-1150
crichardson@moraineoh.org

If to the School District:

Dr. Andrea Townsend, Superintendent
430 East Pease Avenue
West Carrollton, OH 45449
937/859-5121, Ext. 1118
atownsend@wcsd.k12.oh.us

IN WITNESS WHEREOF, the parties have caused duplicate originals of this SRO MOU to be executed by their duly authorized officers.

BOARD OF EDUCATION OF THE
WEST CARROLLTON CITY SCHOOL DISTRICT

By _____ Date _____
Leslie Miller, School Board President

By _____ Date _____
Ryan Slone, Treasurer

CITY OF MORaine

By _____ Date _____
Michael Davis, City Manager

By _____ Date _____
Craig A. Richardson, Chief of Police

A Resolution authorizing the City of Moraine to purchase via Sourcewell through Southeastern Equipment Company, one (1) 2026 Case construction loader with grapple at a total cost of \$237,110.57.

Department: Street Division

Request: Action Item

Item Background and Purpose:

The Case Loader being requested would be a vital piece in our street department fleet. As of now we rent a loader in the wintertime to load our salt in the dump trucks. It costs around \$20,000 each year for 4 months of rental. With the rental we are limited to only using the loader for loading salt and nothing else. The past 2 years, we have been given an old piece of equipment that has needed repairs, causing us not to be able to use the equipment for multiple storms. There has also been an issue with the company charging us for worn out items on the equipment that we feel shouldn't have been a problem. We have since let them know we will not be doing business with them anymore. The issue is they are the only rental company that offers loaders to be used in the salt for loading trucks. Renting this piece of equipment has saved a lot of wear on our backhoe. The backhoe which has the engine in the front is not designed to load salt because salt gets all around the engine causing major repairs and frame issues due to rust. We have noticed that since renting the loader over the last 5 years has drastically reduced the amount of maintenance and repairs to our backhoe. The loader is designed with the engine in the rear of the machine and allows for easy cleaning if it happens to get salt in it. Purchasing the loader would benefit our department and the city in multiple ways. One way would be to have the machine 12 months out of the year instead of 4. Another would be having the machine to use on multiple jobs including emergency call ins where trees or other debris need to be moved or loaded quickly to get roads open back up to the public. Lastly, the purchase of the loader would allow us to hold off on replacing the backhoe that we had planned for next year's budget for \$250,000. We believe that this piece of equipment could allow us another 8-10 years of life out of our current backhoe. I spoke with multiple neighboring jurisdictions that have moved towards having a loader to help with their public service needs. There are also a couple close by that are taking advantage of the leasing program that we are currently looking into. With lease financing we would not have a payment until 2027. Annetta will present the lease financing option in the next agenda item. We feel this piece of equipment would have a positive impact on the city's services and allow longevity out of the equipment we already have.

The loader with the grapple is \$237,110.57. It is Sourcewell pricing without a tariff which would normally be 7% and add \$14,679.73 to the purchase.

I am requesting legislation at the next Council meeting authorizing the purchase of the loader plus a grapple from Southeastern for \$237,110.57 using lease financing as is proposed by the Finance Director.

Financial Impact:

Is Item Budgeted?: No

Funding Source: Capital - Lease Financing

Attachments:

1. Loader Picture and Specifications 2026
2. City of Moraine Case 621G Sourcewell Price Pages
3. City of Moraine Case 621G Sourcewell Sale Order
4. 2026 CASE LOADER MEMO

RECORD OF RESOLUTIONS		
	Resolution No. 8243-26	
A RESOLUTION AUTHORIZING THE CITY OF MORaine TO PURCHASE VIA SOURCEWELL THROUGH SOUTHEASTERN EQUIPMENT COMPANY, ONE (1) 2026 CASE CONSTRUCTION LOADER WITH GRAPPLE AT A TOTAL COST OF \$237,110.57. NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO: <u>SECTION 1:</u> That on the recommendation of staff, the City Manager is authorized to purchase via Sourcewell and through Southeastern Equipment Company, one (1) 2026 Case Construction Loader with Grapple at a total cost of \$237,110.57, said cost to be paid from the Capital – Lease Financing Fund <u>SECTION 2:</u> That the Clerk be and is hereby authorized and directed to forward a certified copy of this Resolution to the City Manager, Street Superintendent, and Finance Director. <u>SECTION 3:</u> That this Resolution shall take effect and be in full force and effect from and after the date of its passage.		





ENGINE

Make	FPT
Model	F4HFE613W
Emissions Certification	Tier 4 Final
Emissions Technology	SCR/DOC
Type	4-stroke, turbocharged and air-to-air cooled
Cylinders	6-cylinder in-line
Bore/Stroke	4.09 x 5.20 in (104 x 132 mm)
Displacement	411 in ³ (6.7 L)
Fuel	#2 Diesel, #1 and #2 mixture permitted for cold temperatures
Fuel injection	Direct injection – electronic
Fuel filter	Replaceable
Fuel pump	Bosch
Gradeability:	
Side-to-side	35°
Fore and aft	35°
Air filter	Dry type elements w/ warning restriction indicator
Mid-mount cooling module w/ auto reversing fan:	
Mid-mount Air/Water w/ Lube Oil Cooler	
Fan – hydraulic driven:	
Style	8 blade puller
Diameter	32 in (813 mm)
Water pump	Integral
Engine oil pump operating angle ratings:	
Side-to-side	35°
Fore and aft	35°
Oil filtration	Replaceable
Engine speeds	RPM
Rated – full load	2000
Horsepower – Maximum Power:	
Peak gross @ 1800 RPM	172 hp (128 kW)
Net rated @ 2000 RPM	151 hp (113 kW)
Peak net @ 1800 RPM	162 hp (121 kW)
Torque – Maximum Power:	
Gross @ 1600 RPM	538 lb-ft (730 N-m)
Net @ 1600 RPM	510 lb-ft (692 N-m)
Net torque rise:	
Maximum power range	29%

NOTE: Gross horsepower and torque per SAE J1995.
Net horsepower and torque per SAE J1349.

DRIVETRAIN

Transmission:	4F/3R Proportional w/ Electronic Control Module torque sensing autoshift/manual shift and modulation
Gears	Helical cut
Gear ratios – 4-speed	Forward/Reverse
1st	4.012/3.804
2nd	2.174/2.061
3rd	1.088/1.031
4th	0.619/ –
Gear ratios – 5-speed	Forward/Reverse
1st	4.320/4.097
2nd	2.191/2.078
3rd	1.418/0.895
4th	0.944/ –
5th	0.611/ –
Torque converter:	
Stall ratio – 4-speed	2.664:1
Stall ratio – 5-speed	2.376:1
Differential:	Limited slip w/ 34% of available axle torque to wheel w/ traction
Rear axle oscillation	24° total
Front and rear axles:	
Differential ratio	3.18
Planetary ratio	6.40
Final axle ratio	20.34
Heavy-duty axles – optional:	
Front axle equipped w/ locking differential	
Rear axle equipped w/ open differential	
Planetaries	Outboard
Service brakes:	Hydraulically actuated, maintenance-free, multiple wet disc w/ accumulator to all four wheels
Brake surface area:	
Front hub – each	480 in ² (0.31 m ²)
Rear hub – each	480 in ² (0.31 m ²)
Parking brakes:	Spring-applied hydraulic release disc on transmission output shaft neutralizes power flow to wheels when engaged
Travel speeds – 4-speed transmission:	
	Forward Reverse
	mph (kph) mph (kph)
1st	4.3 (6.9) 4.5 (7.3)
2nd	8.4 (13.5) 8.8 (14.2)
3rd	14.9 (23.9) 15.6 (25.0)
4th	24.0 (38.6) –
Travel speeds – 5-speed transmission:	
	Forward Reverse
	mph (kph) mph (kph)
1st	4.0 (6.5) 4.3 (6.9)
2nd	8.3 (13.3) 8.7 (14.0)
3rd	12.7 (20.5) 20.1 (32.4)
4th	19.1 (30.7) –
5th	28.0 (45.0) –

NOTE: Travel speeds at full engine throttle w/ 20.5-R25 (L3 Radial) tires.

ELECTRICAL

Voltage	24 Volts, negative ground
Alternator	120 amp
Batteries (2)	12-volt

OPERATOR ENVIRONMENT

ROPS cab AC w/ heat; 8" LCD touchscreen display, adjustable armrest w/ 3 configurable buttons; Key start; Articulated power steering w/ tilt column; Fully adjustable, suspension seat w/ headrest; Foot throttle; Single lever (joystick) loader control w/ auxiliary function and fully adjustable wrist rest, 2 cup holders; Interior rear view mirror; 3 inch (76 mm) retractable seat belt; Integrated 4-corner strobe; Multiple storage trays; Single brake pedal; F/N/R shuttle switch; Left and Right external side mirrors; Pressurized air filtering; Anti-glare window strip; Front and Rear Defroster; Side window, partial/fully open; 2 Dome lights; Wipers, rear and intermittent front; Windshield washers, front and rear; Rubber floor mat; Horn; Radio ready – Includes antenna, speakers, wiring, radio fuse, 20A converter, 12-volt auxiliary power outlet, and USB outlet.

Displays/Gauges:

Digital:

Transmission oil temperature; Engine coolant temperature; Fuel level; DEF level.

LCD screen:

Hour meter; Engine speed; Travel speed; Time; Automatic transmission indication; Current gear selection; FNR indication; DeClutch indication; Engine mode indication; Trip computer A/B; Fuel consumption; Multiple languages, Metric/English; Engine diagnostics; Transmission diagnostics; Warning prompts; Error reporting; Diff. lock*; DEF gauge.

Audible/Visual alarms:

Warning lights:

Four-way flashers and turn signals; Brake pressure; Lamp/high beam indication; Engine block heater.

Caution warnings:

Parking brake; Coolant temperature; Hydraulic oil temperature; Transmission oil temperature; Air filter; Transmission filter; Hydraulic filter; Alternator; Low fuel.

Critical warnings:

Engine oil pressure; Brake pressure; Steering pressure – w/ aux. steering*; Coolant temperature; Hydraulic oil temperature; Transmission oil temperature.

Backup alarm

Maintenance reminders:

Cab air filter; Engine oil filter; Fuel pre-filter; DEF tank vent filter; SCR supply filter; Hydraulic oil and filter; Engine air filter; Engine coolant; Drive belt; Cab recirculation filter; Engine breather filter; Transmission breather; Front and rear axle fluid; SCR supply module filter.

NOTE: *If equipped w/ option.

OPERATING WEIGHT

Z-Bar

Unit equipped w/ 2.75 yd³ (2.1 m³) Case pin on bucket w/ edge; 20.5-R25 L3 Radial tires; ROPS cab w/ heater and A/C; Std. battery; Heavy counterweight – 1,950 lb (885 kg); Front and rear fenders; Lights; 165 lb (75 kg) operator:
28,159 lb (12 773 kg)

XT

Unit equipped w/ 2.5 yd³ (1.9 m³) CNH w/ edge and JRB coupler; 20.5-R25 L3 Radial tires; ROPS cab w/ heater and A/C; Std. battery; Heavy counterweight – 1,950 lb (885 kg); Front and rear fenders; Lights; 165 lb (75 kg) operator:
29,076 lb (13 188 kg)

XR

Unit equipped w/ 2.5 yd³ (1.9 m³) Case pin on bucket w/ edge; 20.5-R25 L3 Radial tires; ROPS cab w/ heater and A/C; Std. battery; Heavy counterweight – 1,950 lb (885 kg); Front and rear fenders; Lights; 165 lb (75 kg) operator:
28,483 lb (12 920 kg)

HYDRAULICS

Pump – steering/implement:

Closed center pressure/flow compensated

Variable displacement – load-sensing:

45.2 gpm @ 2000 RPM
(171 L/min @ 2000 RPM)

Loader control valve:

Closed-center, sectional 2, 3 or 4-function
w/ control for lift, tilt and auxiliary hydraulics

Loader auxiliary steering:

Hydraulic orbital center-pivot articulating
w/ on-demand oil flow

High pressure standby:

Implement 3,625 psi (25 000 kPa)
Steering 3,500 psi (24 132 kPa)

Filtration:

Filtered vent w/ relief on hydraulic reservoir,
maintains 3-5 psi on reservoir, 10-micron, return
filter furnishes only clean oil to all components
of the system

SERVICE CAPACITIES

Fuel tank 65.0 gal (246.0 L)

DEF tank – Diesel Exhaust Fluid:

Usable capacity 9.8 gal (37.1 L)
Total 15.6 gal (58.9 L)

Hydraulic system:

Reservoir 24.0 gal (90.8 L)
Total 39.0 gal (147.6 L)

Transmission:

Service w/ filter 29.2 qt (27.6 L)

Front and rear axle:

Front axle 23.2 qt (22.0 L)
Rear axle 23.2 qt (22.0 L)

Front and rear axle – optional:

Front axle 23.2 qt (22.0 L)
Rear axle 23.2 qt (22.0 L)

Engine oil w/ filter 14 qt (13.2 L)

Cooling system 28.4 qt (26.8 L)

OTHER SPECIFICATIONS

Lift cylinder:

Bore diameter 4.7 in (120.6 mm)
Rod diameter 2.5 in (63.5 mm)
Stroke 31.0 in (787.6 mm)

Dump cylinder – Z-Bar and XR:

Bore diameter 5.0 in (127 mm)
Rod diameter 3.0 in (76.2 mm)
Stroke 24.4 in (619.7 mm)

Dump cylinder – XT:

Bore diameter 4.5 in (114 mm)
Rod diameter 2.5 in (63.5 mm)
Stroke 32.6 in (819.9 mm)

Loader:

Z-Bar loader linkage; Single control for
lift and tilt; Positive hold float; Automatic
return-to-dig; Automatic height control;
Automatic return-to-travel; Brake pedal
transmission disconnect; Bucket position
indicator on bucket.

Cycle time:

Raise w/ rated bucket load:

Z-Bar 6.3 sec
XR 6.3 sec
XT 6.5 sec

Dump w/ rated bucket load:

Z-Bar 1.2 sec
XR 1.2 sec
XT 2.4 sec

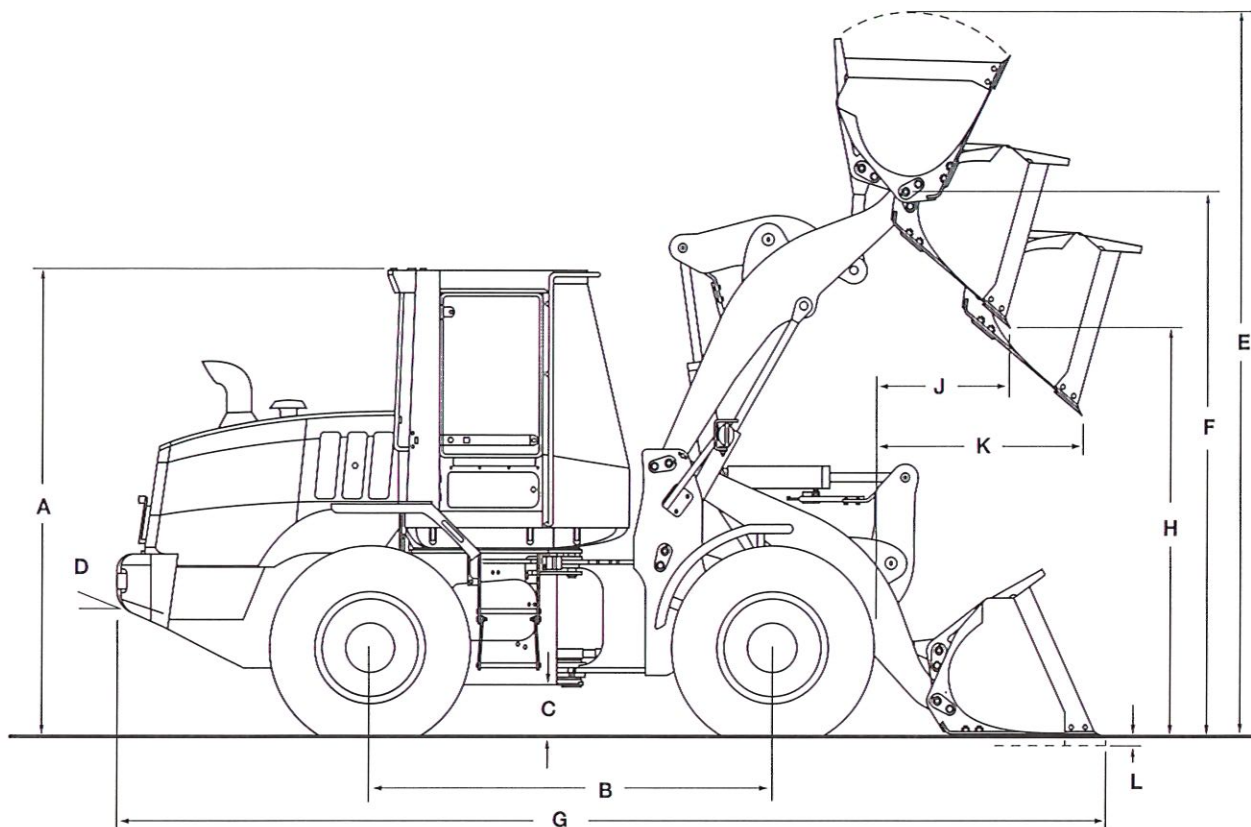
Float down:

Z-Bar 4.8 sec
XR 4.8 sec
XT 4.2 sec

Sound level in Cab (LpA) 68 dB(A)

Exterior sound level (LwA) 104 dB(A)

NOTE: Sound level data tested in accordance
with ISO6395, 6396, 3744.



Line drawings are for illustrative purpose only and may not be exact representation of unit.

DIMENSIONS

A. Height to top of ROPS cab	133.2 in (3 384 mm)
Height to drawbar	42.1 in (1 070 mm)
B. Wheelbase	114.2 in (2 900 mm)
C. Ground clearance	15.3 in (389 mm)
D. Angle of departure	25°
Width:	
Overall* without bucket	97.6 in (2 478 mm)
Tread width	76.8 in (1 950 mm)
Turning radius* – outside	205.6 in (5 223 mm)
Turning angle:	
From center	40°
Total angle	80°
Rear axle oscillation – total	24°

NOTE: *Dimensions taken with 20.5-R25 (L3 Radial) tires. For transport dimensions, refer to specific bucket width and overall length on pages 4 through 9.

WEIGHT ADJUSTMENTS

Select Options	Weight Adjustment	Tipping Load Adjustment Straight: Deflected*	Tipping Load Adjustment 40° Turn: Deflected*
20.5 x 25 12 ply L2 Bias tires	-592 lb (-269 kg)	-618 lb (-280 kg)	-1,179 lb (-535 kg)
20.5 x 25 12 ply L3 Bias tires	-20 lb (-9 kg)	+240 lb (+109 kg)	+363 lb (+165 kg)
20.5-R25 L2 Radial tires	-256 lb (-116 kg)	-259 lb (-117 kg)	-189 lb (-86 kg)
20.5-R25 Snow Radial Tires	-132 lb (-60 kg)	-175 lb (-79 kg)	-111 lb (-50 kg)
20.5-R25 Solid Tires Req. Diff Axles, Ltd Speed Controller	+4,782 lb (+2 169 kg)	+3,140 lb (+1 424 kg)	+3,327 lb (+1 509 kg)

NOTE: Unit equipped with Z-Bar loader arms, 2.5 yd³ (1.9 m³) general purpose pin on bucket with bolt-on edge, 20.5-R25 (L3 Radial) tires, ROPS cab with heater and air conditioner, heavy counterweight, standard batteries, front and rear fenders, full fuel and 165 lb (79 kg) operator. Adjust select options from rated weight.

*Tipping loads: ISO 14397-1 Deflected Tires.

PERFORMANCE SPECS

621G Z-Bar*

		3.0 yd ³ (2.3 m ³) Bucket with Bolt-on Edge - Pin On	2.5 yd ³ (1.9 m ³) Bucket with Bolt-on Edge - Pin On	2.4 yd ³ (1.8 m ³) Bucket with Teeth Only - Pin On	4.5 yd ³ (3.4 m ³) Bucket with Bolt-on Edge - Pin On
Operating weight		28,254 lb (12 816 kg)	28,093 lb (12 743 kg)	28,013 lb (12 707 kg)	28,672 lb (13 005 kg)
E. Operating height – fully raised with spillguard		198.6 in (5 044 mm)	194.5 in (4 941 mm)	194.5 in (4 941 mm)	212.9 in (5 408 mm)
F. Hinge pin height – fully raised		150.9 in (3 833 mm)	150.9 in (3 833 mm)	150.9 in (3 834 mm)	150.9 in (3 833 mm)
G. Overall length – bucket level on ground		290.6 in (7 380 mm)	284.9 in (7 237 mm)	290.6 in (7 382 mm)	302.9 in (7 694 mm)
Dump angle – fully raised		51°	51°	51°	50°
H. Dump height – fully raised, 45° dump		110.4 in (2 804 mm)	114.1 in (2 899 mm)	110.4 in (2 805 mm)	102.2 in (2 596 mm)
J. Bucket reach – fully raised, 45° dump		39.8 in (1 010 mm)	36.0 in (916 mm)	40.2 in (1 021 mm)	47.9 in (1 216 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		59.6 in (1 513 mm)	57.7 in (1 466 mm)	60.0 in (1 525 mm)	62.9 in (1 598 mm)
L. Dig depth		3.3 in (84 mm)	2.8 in (72 mm)	3.0 in (76 mm)	4.4 in (111 mm)
Operating load – ISO Rigid Tires		10,299 lb (4 671 kg)	10,569 lb (4 794 kg)	10,703 lb (4 855 kg)	9,637 lb (4 371 kg)
Operating load – ISO Deflected Tires		9,375 lb (4 252 kg)	9,633 lb (4 369 kg)	9,756 lb (4 425 kg)	8,737 lb (3 963 kg)
Maximum material density – ISO Rigid Tires		3,433 lb/yd ³ (2 037 kg/m ³)	4,228 lb/yd ³ (2 509 kg/m ³)	4,460 lb/yd ³ (2 646 kg/m ³)	2,142 lb/yd ³ (1 271 kg/m ³)
Maximum material density – ISO Deflected Tires		3,125 lb/yd ³ (1 854 kg/m ³)	3,853 lb/yd ³ (2 286 kg/m ³)	4,065 lb/yd ³ (2 412 kg/m ³)	1,942 lb/yd ³ (1 152 kg/m ³)
Tipping load – ISO Rigid Tires:	Straight	23,725 lb (10 761 kg)	24,318 lb (11 030 kg)	24,612 lb (11 164 kg)	22,275 lb (10 104 kg)
	40° turn	20,597 lb (9 343 kg)	21,138 lb (9 588 kg)	21,407 lb (9 710 kg)	19,274 lb (8 742 kg)
Tipping load – ISO Deflected Tires:	Straight	22,307 lb (10 118 kg)	22,881 lb (10 378 kg)	23,155 lb (10 503 kg)	20,896 lb (9 478 kg)
	40° turn	18,749 lb (8 504 kg)	19,266 lb (8 739 kg)	19,511 lb (8 850 kg)	17,474 lb (7 926 kg)
Lift capacity:	Full height	16,266 lb (7 378 kg)	16,442 lb (7 458 kg)	16,530 lb (7 498 kg)	15,794 lb (7 164 kg)
	Ground	22,395 lb (10 158 kg)	25,278 lb (11 466 kg)	26,675 lb (12 100 kg)	21,930 lb (9 947 kg)
Breakout force with tilt cylinder		24,031 lb (10 900 kg)	27,280 lb (12 374 kg)	29,182 lb (13 237 kg)	18,285 lb (8 294 kg)
Loader clearance circle with bucket		455.1 in (11 560 mm)	451.9 in (11 478 mm)	454.8 in (11 552 mm)	462.3 in (11 743 mm)

621G XR

		3.0 yd ³ (2.3 m ³) Bucket with Bolt-on Edge - Pin On	2.5 yd ³ (1.9 m ³) Bucket with Bolt-on Edge - Pin On	2.4 yd ³ (1.8 m ³) Bucket with Teeth Only - Pin On	4.5 yd ³ (3.4 m ³) Bucket with Bolt-on Edge - Pin On
Operating weight		28,644 lb (12 993 kg)	28,483 lb (12 920 kg)	28,403 lb (12 883 kg)	29,062 lb (13 182 kg)
E. Operating height – fully raised with spillguard		215.3 in (5 469 mm)	211.2 in (5 365 mm)	211.2 in (5 365 mm)	229.6 in (5 833 mm)
F. Hinge pin height – fully raised		167.6 in (4 258 mm)	167.6 in (4 258 mm)	167.6 in (4 258 mm)	167.6 in (4 257 mm)
G. Overall length – bucket level on ground		306.7 in (7 789 mm)	301.1 in (7 648 mm)	306.8 in (7 792 mm)	318.8 in (8 099 mm)
Dump angle – fully raised		45°	45°	45°	45°
H. Dump height – fully raised, 45° dump		127.1 in (3 229 mm)	130.8 in (3 323 mm)	127.1 in (3 229 mm)	119.2 in (3 027 mm)
J. Bucket reach – fully raised, 45° dump		39.8 in (1 011 mm)	36.1 in (916 mm)	40.2 in (1 022 mm)	48.2 in (1 225 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		73.7 in (1 871 mm)	71.6 in (1 817 mm)	74.1 in (1 883 mm)	77.7 in (1 973 mm)
L. Dig depth		3.5 in (88 mm)	3.0 in (76 mm)	3.2 in (81 mm)	4.5 in (115 mm)
Operating load – ISO Rigid Tires		8,617 lb (3 909 kg)	8,832 lb (4 006 kg)	8,942 lb (4 056 kg)	8,085 lb (3 667 kg)
Operating load – ISO Deflected Tires		7,938 lb (3 601 kg)	8,146 lb (3 695 kg)	8,248 lb (3 741 kg)	7,420 lb (3 366 kg)
Maximum material density – ISO Rigid Tires		2,872 lb/yd ³ (1 704 kg/m ³)	3,533 lb/yd ³ (2 096 kg/m ³)	3,726 lb/yd ³ (2 211 kg/m ³)	1,797 lb/yd ³ (1 066 kg/m ³)
Maximum material density – ISO Deflected Tires		2,646 lb/yd ³ (1 570 kg/m ³)	3,259 lb/yd ³ (1 933 kg/m ³)	3,437 lb/yd ³ (2 039 kg/m ³)	1,649 lb/yd ³ (978 kg/m ³)
Tipping load – ISO Rigid Tires:	Straight	19,948 lb (9 048 kg)	20,416 lb (9 261 kg)	20,653 lb (9 368 kg)	18,791 lb (8 523 kg)
	40° turn	17,234 lb (7 817 kg)	17,665 lb (8 013 kg)	17,883 lb (8 112 kg)	16,170 lb (7 335 kg)
Tipping load – ISO Deflected Tires:	Straight	18,927 lb (8 585 kg)	19,385 lb (8 793 kg)	19,609 lb (8 895 kg)	17,792 lb (8 070 kg)
	40° turn	15,876 lb (7 201 kg)	16,293 lb (7 390 kg)	16,496 lb (7 482 kg)	14,840 lb (6 731 kg)
Lift capacity:	Full height	15,791 lb (7 162 kg)	15,959 lb (7 239 kg)	16,044 lb (7 277 kg)	15,308 lb (6 944 kg)
	Ground	25,246 lb (11 451 kg)	25,759 lb (11 684 kg)	25,976 lb (11 783 kg)	24,802 lb (11 250 kg)
Breakout force with tilt cylinder		24,720 lb (11 213 kg)	28,096 lb (12 744 kg)	30,037 lb (13 625 kg)	18,751 lb (8 505 kg)
Loader clearance circle with bucket		470.7 in (11 956 mm)	467.0 in (11 862 mm)	470.4 in (11 948 mm)	478.1 in (12 144 mm)

621G

		Z-Bar/XR	Z-Bar/XR	Z-Bar/XR	Z-Bar/XR
Maximum rollback:	Ground	41°/40°	40°/40°	40°/40°	42°/42°
	Carry position	45°/45°	45°/45°	45°/45°	45°/47°
	@ Full height	55°/59°	55°/59°	55°/59°	55°/59°
Maximum grading angle with bucket – back dragging		59°/59°	58°/58°	59°/59°	64°/63°
SAE bucket capacity – struck		2.56 yd ³ (1.96 m ³)	2.15 yd ³ (1.64 m ³)	2.05 yd ³ (1.57 m ³)	3.71 yd ³ (2.84 m ³)
	Heaped	3.00 yd ³ (2.29 m ³)	2.50 yd ³ (1.91 m ³)	2.40 yd ³ (1.83 m ³)	4.50 yd ³ (3.44 m ³)
Bucket width – outside		102.4 in (2 602 mm)	102.4 in (2 602 mm)	102.1 in (2 593 mm)	102.4 in (2 602 mm)
Bucket weight		1,957 lb (888 kg)	1,796 lb (814 kg)	1,716 lb (778 kg)	2,374 lb (1 077 kg)

PERFORMANCE SPECS

621G Z-Bar*		3.0 yd ³ (2.29 m ³) Bucket with Bolt-on Edge - JRB Coupler	2.8 yd ³ (2.14 m ³) Bucket with Teeth - JRB Coupler	2.5 yd ³ (1.91 m ³) Bucket with Bolt-on Edge - JRB Coupler	2.4 yd ³ (1.8 m ³) Bucket with Teeth - JRB Coupler
Operating weight		29,119 lb (13 208 kg)	29,039 lb (13 172 kg)	28,930 lb (13 122 kg)	28,852 lb (13 087 kg)
E. Operating height – fully raised with spillguard		205.1 in (5 209 mm)	205.1 in (5 209 mm)	200.4 in (5 090 mm)	200.4 in (5 090 mm)
F. Hinge pin height – fully raised		150.9 in (3 832 mm)	150.9 in (3 832 mm)	150.9 in (3 832 mm)	150.9 in (3 832 mm)
G. Overall length – bucket level on ground		299.2 in (7 601 mm)	305.0 in (7 746 mm)	293.7 in (7 460 mm)	299.4 in (7 604 mm)
Dump angle – fully raised		51°	51°	51°	51°
H. Dump height – fully raised, 45° dump		104.9 in (2 664 mm)	101.2 in (2 570 mm)	108.5 in (2 755 mm)	104.8 in (2 661 mm)
J. Bucket reach – fully raised, 45° dump		47.0 in (1 193 mm)	51.1 in (1 299 mm)	42.7 in (1 085 mm)	46.9 in (1 191 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		63.7 in (1 618 mm)	65.5 in (1 664 mm)	61.5 in (1 562 mm)	63.6 in (1 614 mm)
L. Dig depth		2.9 in (73 mm)	3.0 in (77 mm)	2.9 in (73 mm)	3.0 in (77 mm)
Operating load – ISO Rigid Tires		9,271 lb (4 205 kg)	9,398 lb (4 263 kg)	9,500 lb (4 309 kg)	9,619 lb (4 363 kg)
Operating load – ISO Deflected Tires		8,407 lb (3 813 kg)	8,522 lb (3 866 kg)	8,631 lb (3 915 kg)	8,739 lb (3 964 kg)
Maximum material density – ISO Rigid Tires		3,090 lb/yd ³ (1 834 kg/m ³)	3,356 lb/yd ³ (1 992 kg/m ³)	3,800 lb/yd ³ (2 255 kg/m ³)	4,008 lb/yd ³ (2 378 kg/m ³)
Maximum material density – ISO Deflected Tires		2,802 lb/yd ³ (1 663 kg/m ³)	3,044 lb/yd ³ (1 806 kg/m ³)	3,452 lb/yd ³ (2 048 kg/m ³)	3,641 lb/yd ³ (2 161 kg/m ³)
Tipping load – ISO Rigid Tires:	Straight	21,483 lb (9 744 kg)	21,760 lb (9 870 kg)	21,978 lb (9 969 kg)	22,238 lb (10 087 kg)
	40° turn	18,543 lb (8 411 kg)	18,796 lb (8 526 kg)	18,999 lb (8 618 kg)	19,238 lb (8 726 kg)
Tipping load – ISO Deflected Tires:	Straight	20,161 lb (9 145 kg)	20,420 lb (9 262 kg)	20,649 lb (9 366 kg)	20,892 lb (9 476 kg)
	40° turn	16,813 lb (7 626 kg)	17,045 lb (7 731 kg)	17,261 lb (7 830 kg)	17,478 lb (7 928 kg)
Lift capacity:	Full height	15,397 lb (6 984 kg)	15,452 lb (7 009 kg)	15,564 lb (7 060 kg)	15,649 lb (7 098 kg)
	Ground	20,923 lb (9 491 kg)	16,177 lb (7 338 kg)	16,975 lb (7 700 kg)	17,704 lb (8 030 kg)
Breakout force with tilt cylinder		18,868 lb (8 558 kg)	20,530 lb (9 312 kg)	21,896 lb (9 932 kg)	23,163 lb (10 506 kg)
Loader clearance circle with bucket		460.2 in (11 689 mm)	463.4 in (11 771 mm)	456.9 in (11 605 mm)	460.0 in (11 683 mm)

621G XR		3.0 yd ³ (2.29 m ³) Bucket with Bolt-on Edge - JRB Coupler	2.8 yd ³ (2.14 m ³) Bucket with Teeth - JRB Coupler	2.5 yd ³ (1.91 m ³) Bucket with Bolt-on Edge - JRB Coupler	2.4 yd ³ (1.8 m ³) Bucket with Teeth - JRB Coupler
Operating weight		29,508 lb (13 385 kg)	29,428 lb (13 348 kg)	29,319 lb (13 299 kg)	29,241 lb (13 264 kg)
E. Operating height – fully raised with spillguard		221.8 in (5 634 mm)	221.8 in (5 634 mm)	217.1 in (5 514 mm)	217.1 in (5 514 mm)
F. Hinge pin height – fully raised		167.6 in (4 257 mm)	167.6 in (4 257 mm)	167.6 in (4 257 mm)	167.6 in (4 257 mm)
G. Overall length – bucket level on ground		315.4 in (8 011 mm)	321.1 in (8 156 mm)	309.8 in (7 870 mm)	315.5 in (8 014 mm)
Dump angle – fully raised		45°	45°	45°	45°
H. Dump height – fully raised, 45° dump		121.6 in (3 088 mm)	117.9 in (2 995 mm)	125.2 in (3 179 mm)	121.5 in (3 086 mm)
J. Bucket reach – fully raised, 45° dump		47.0 in (1 194 mm)	51.2 in (1 300 mm)	42.8 in (1 086 mm)	46.9 in (1 192 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		78.2 in (1 987 mm)	80.4 in (2 041 mm)	75.7 in (1 924 mm)	78.1 in (1 983 mm)
L. Dig depth		3.1 in (78 mm)	3.2 in (82 mm)	3.1 in (78 mm)	3.2 in (81 mm)
Operating load – ISO Rigid Tires		7,764 lb (3 522 kg)	7,868 lb (3 569 kg)	7,953 lb (3 608 kg)	8,052 lb (3 652 kg)
Operating load – ISO Deflected Tires		7,120 lb (3 230 kg)	7,218 lb (3 274 kg)	7,308 lb (3 315 kg)	7,400 lb (3 357 kg)
Maximum material density – ISO Rigid Tires		2,588 lb/yd ³ (1 536 kg/m ³)	2,810 lb/yd ³ (1 667 kg/m ³)	3,181 lb/yd ³ (1 888 kg/m ³)	3,355 lb/yd ³ (1 991 kg/m ³)
Maximum material density – ISO Deflected Tires		2,373 lb/yd ³ (1 408 kg/m ³)	2,578 lb/yd ³ (1 530 kg/m ³)	2,923 lb/yd ³ (1 735 kg/m ³)	3,083 lb/yd ³ (1 830 kg/m ³)
Tipping load – ISO Rigid Tires:	Straight	18,102 lb (8 211 kg)	18,329 lb (8 314 kg)	18,509 lb (8 396 kg)	18,723 lb (8 493 kg)
	40° turn	15,527 lb (7 043 kg)	15,736 lb (7 138 kg)	15,907 lb (7 215 kg)	16,104 lb (7 305 kg)
Tipping load – ISO Deflected Tires:	Straight	17,137 lb (7 773 kg)	17,354 lb (7 872 kg)	17,542 lb (7 957 kg)	17,745 lb (8 049 kg)
	40° turn	14,241 lb (6 459 kg)	14,436 lb (6 548 kg)	14,616 lb (6 630 kg)	14,800 lb (6 713 kg)
Lift capacity:	Full height	14,924 lb (6 769 kg)	14,995 lb (6 802 kg)	15,104 lb (6 851 kg)	15,186 lb (6 888 kg)
	Ground	24,358 lb (11 049 kg)	23,528 lb (10 672 kg)	23,788 lb (10 790 kg)	23,995 lb (10 884 kg)
Breakout force with tilt cylinder		19,474 lb (8 833 kg)	21,155 lb (9 596 kg)	22,571 lb (10 238 kg)	23,864 lb (10 824 kg)
Loader clearance circle with bucket		476.2 in (12 095 mm)	479.8 in (12 187 mm)	472.4 in (12 000 mm)	476.0 in (12 089 mm)

621G		Z-Bar/XR	Z-Bar/XR	Z-Bar/XR	Z-Bar/XR
Maximum rollback:	Ground	40°/40°	40°/40°	40°/40°	40°/40°
	Carry position	45°/46°	45°/46°	45°/46°	45°/46°
	@ Full height	55°/59°	55°/59°	55°/59°	55°/59°
Maximum grading angle with bucket – back dragging		62°/61°	64°/62°	60°/60°	62°/61°
SAE bucket capacity – struck		2.60 yd ³ (1.99 m ³)	2.40 yd ³ (1.83 m ³)	2.15 yd ³ (1.64 m ³)	2.05 yd ³ (1.57 m ³)
	Heaped	3.00 yd ³ (2.29 m ³)	2.80 yd ³ (2.14 m ³)	2.50 yd ³ (1.91 m ³)	2.40 yd ³ (1.83 m ³)
Bucket width – outside		102.4 in (2 602 mm)	102.1 in (2 593 mm)	102.4 in (2 602 mm)	102.1 in (2 593 mm)
Bucket weight		2,821 lb (1 280 kg)	2,741 lb (1 243 kg)	2,632 lb (1 194 kg)	2,554 lb (1 158 kg)

PERFORMANCE SPECS

621G Z-Bar*		3.0 yd ³ (2.29 m ³) Bucket with Bolt-on Edge - ACS Coupler	2.8 yd ³ (2.14 m ³) Bucket with Teeth - ACS Coupler	2.5 yd ³ (1.91 m ³) Bucket with Bolt-on Edge - ACS Coupler	2.4 yd ³ (1.8 m ³) Bucket with Teeth - ACS Coupler
Operating weight		29,322 lb (13 300 kg)	29,242 lb (13 264 kg)	29,109 lb (13 203 kg)	29,028 lb (13 167 kg)
E. Operating height – fully raised with spillguard		203.7 in (5 173 mm)	203.7 in (5 173 mm)	199.2 in (5 059 mm)	199.2 in (5 059 mm)
F. Hinge pin height – fully raised		150.9 in (3 832 mm)	150.9 in (3 832 mm)	150.9 in (3 832 mm)	150.9 in (3 832 mm)
G. Overall length – bucket level on ground		297.3 in (7 551 mm)	303.0 in (7 696 mm)	292.0 in (7 418 mm)	297.7 in (7 562 mm)
Dump angle – fully raised		51°	51°	51°	51°
H. Dump height – fully raised, 45° dump		106.1 in (2 696 mm)	102.4 in (2 602 mm)	109.5 in (2 782 mm)	105.8 in (2 688 mm)
J. Bucket reach – fully raised, 45° dump		45.5 in (1 155 mm)	49.6 in (1 260 mm)	41.5 in (1 053 mm)	45.6 in (1 158 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		62.9 in (1 598 mm)	64.8 in (1 646 mm)	60.8 in (1 545 mm)	62.9 in (1 597 mm)
L. Dig depth		2.9 in (74 mm)	3.1 in (78 mm)	2.9 in (73 mm)	3.1 in (78 mm)
Operating load – ISO Rigid Tires		9,329 lb (4 232 kg)	9,456 lb (4 289 kg)	9,542 lb (4 328 kg)	9,662 lb (4 383 kg)
Operating load – ISO Deflected Tires		8,450 lb (3 833 kg)	8,566 lb (3 886 kg)	8,661 lb (3 928 kg)	8,771 lb (3 978 kg)
Maximum material density – ISO Rigid Tires		3,110 lb/yd ³ (1 845 kg/m ³)	3,377 lb/yd ³ (2 004 kg/m ³)	3,817 lb/yd ³ (2 265 kg/m ³)	4,026 lb/yd ³ (2 389 kg/m ³)
Maximum material density – ISO Deflected Tires		2,817 lb/yd ³ (1 671 kg/m ³)	3,059 lb/yd ³ (1 815 kg/m ³)	3,464 lb/yd ³ (2 056 kg/m ³)	3,655 lb/yd ³ (2 168 kg/m ³)
Tipping load – ISO Rigid Tires:	Straight	21,642 lb (9 817 kg)	21,921 lb (9 943 kg)	22,099 lb (10 024 kg)	22,361 lb (10 143 kg)
	40° turn	18,658 lb (8 463 kg)	18,913 lb (8 579 kg)	19,084 lb (8 656 kg)	19,324 lb (8 765 kg)
Tipping load – ISO Deflected Tires:	Straight	20,296 lb (9 206 kg)	20,558 lb (9 325 kg)	20,750 lb (9 412 kg)	20,996 lb (9 524 kg)
	40° turn	16,899 lb (7 665 kg)	17,133 lb (7 771 kg)	17,321 lb (7 857 kg)	17,542 lb (7 957 kg)
Lift capacity:	Full height	15,175 lb (6 883 kg)	15,263 lb (6 923 kg)	15,396 lb (6 984 kg)	15,483 lb (7 023 kg)
	Ground	16,546 lb (7 505 kg)	17,354 lb (7 871 kg)	17,992 lb (8 161 kg)	18,795 lb (8 525 kg)
Breakout force with tilt cylinder		20,212 lb (9 168 kg)	21,315 lb (9 668 kg)	22,635 lb (10 267 kg)	24,003 lb (10 887 kg)
Loader clearance circle with bucket		459.0 in (11 659 mm)	462.2 in (11 740 mm)	455.9 in (11 580 mm)	459.0 in (11 658 mm)

621G XR		3.0 yd ³ (2.29 m ³) Bucket with Bolt-on Edge - ACS Coupler	2.8 yd ³ (2.14 m ³) Bucket with Teeth - ACS Coupler	2.5 yd ³ (1.91 m ³) Bucket with Bolt-on Edge - ACS Coupler	2.4 yd ³ (1.8 m ³) Bucket with Teeth - ACS Coupler
Operating weight		29,711 lb (13 477 kg)	29,631 lb (13 440 kg)	29,498 lb (13 380 kg)	29,418 lb (13 344 kg)
E. Operating height – fully raised with spillguard		220.4 in (5 597 mm)	220.4 in (5 597 mm)	215.9 in (5 484 mm)	215.9 in (5 484 mm)
F. Hinge pin height – fully raised		167.6 in (4 256 mm)	167.6 in (4 256 mm)	167.6 in (4 257 mm)	167.6 in (4 257 mm)
G. Overall length – bucket level on ground		313.4 in (7 961 mm)	319.1 in (8 106 mm)	308.2 in (7 828 mm)	313.9 in (7 972 mm)
Dump angle – fully raised		45°	45°	45°	45°
H. Dump height – fully raised, 45° dump		122.9 in (3 121 mm)	119.2 in (3 027 mm)	126.2 in (3 206 mm)	122.5 in (3 113 mm)
J. Bucket reach – fully raised, 45° dump		45.5 in (1 156 mm)	49.7 in (1 261 mm)	41.5 in (1 054 mm)	45.6 in (1 159 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		77.3 in (1 965 mm)	79.6 in (2 021 mm)	75.0 in (1 904 mm)	77.3 in (1 964 mm)
L. Dig depth		3.1 in (78 mm)	3.2 in (82 mm)	3.1 in (78 mm)	3.2 in (82 mm)
Operating load – ISO Rigid Tires		7,779 lb (3 528 kg)	7,883 lb (3 576 kg)	7,960 lb (3 611 kg)	8,059 lb (3 656 kg)
Operating load – ISO Deflected Tires		7,127 lb (3 233 kg)	7,225 lb (3 277 kg)	7,307 lb (3 314 kg)	7,400 lb (3 357 kg)
Maximum material density – ISO Rigid Tires		2,593 lb/yd ³ (1 539 kg/m ³)	2,816 lb/yd ³ (1 671 kg/m ³)	3,184 lb/yd ³ (1 889 kg/m ³)	3,358 lb/yd ³ (1 993 kg/m ³)
Maximum material density – ISO Deflected Tires		2,376 lb/yd ³ (1 410 kg/m ³)	2,580 lb/yd ³ (1 531 kg/m ³)	2,923 lb/yd ³ (1 734 kg/m ³)	3,083 lb/yd ³ (1 830 kg/m ³)
Tipping load – ISO Rigid Tires:	Straight	18,165 lb (8 240 kg)	18,393 lb (8 343 kg)	18,549 lb (8 414 kg)	18,765 lb (8 512 kg)
	40° turn	15,558 lb (7 057 kg)	15,767 lb (7 152 kg)	15,920 lb (7 221 kg)	16,118 lb (7 311 kg)
Tipping load – ISO Deflected Tires:	Straight	17,187 lb (7 796 kg)	17,404 lb (7 894 kg)	17,570 lb (7 970 kg)	17,775 lb (8 063 kg)
	40° turn	14,254 lb (6 466 kg)	14,450 lb (6 554 kg)	14,614 lb (6 629 kg)	14,800 lb (6 713 kg)
Lift capacity:	Full height	14,715 lb (6 675 kg)	14,799 lb (6 713 kg)	14,931 lb (6 772 kg)	15,015 lb (6 811 kg)
	Ground	23,380 lb (10 605 kg)	23,606 lb (10 707 kg)	23,840 lb (10 814 kg)	24,049 lb (10 908 kg)
Breakout force with tilt cylinder		20,843 lb (9 454 kg)	21,967 lb (9 964 kg)	23,336 lb (10 585 kg)	24,730 lb (11 217 kg)
Loader clearance circle with bucket		474.8 in (12 061 mm)	478.4 in (12 152 mm)	471.4 in (11 973 mm)	474.9 in (12 061 mm)

621G		Z-Bar/XR	Z-Bar/XR	Z-Bar/XR	Z-Bar/XR
Maximum rollback:	Ground	40°/40°	40°/40°	40°/40°	40°/40°
	Carry position	45°/46°	45°/46°	45°/46°	45°/46°
	@ Full height	55°/59°	55°/59°	55°/59°	55°/59°
Maximum grading angle with bucket – back dragging		61°/60°	63°/61°	60°/60°	61°/60°
SAE bucket capacity – struck	Heaped	2.60 yd ³ (1.99 m ³)	2.40 yd ³ (1.83 m ³)	2.15 yd ³ (1.64 m ³)	2.05 yd ³ (1.57 m ³)
		3.00 yd ³ (2.29 m ³)	2.80 yd ³ (2.14 m ³)	2.50 yd ³ (1.91 m ³)	2.40 yd ³ (1.83 m ³)
Bucket width – outside		102.4 in (2 602 mm)	102.1 in (2 593 mm)	102.4 in (2 602 mm)	102.1 in (2 593 mm)
Bucket weight		3,024 lb (1 372 kg)	2,944 lb (1 335 kg)	2,811 lb (1 275 kg)	2,731 lb (1 239 kg)

PERFORMANCE SPECS

621G XT		3.0 yd ³ (2.29 m ³) Bucket with Bolt-on Edge - JRB Coupler	2.8 yd ³ (2.14 m ³) Bucket with Teeth - JRB Coupler	2.5 yd ³ (1.91 m ³) Bucket with Bolt-on Edge - JRB Coupler	2.4 yd ³ (1.8 m ³) Bucket with Teeth - JRB Coupler
Operating weight		29,519 lb (13 389 kg)	29,442 lb (13 355 kg)	29,332 lb (13 305 kg)	29,253 lb (13 269 kg)
E. Operating height – fully raised with spillguard		216.7 in (5 505 mm)	216.7 in (5 505 mm)	212.0 in (5 386 mm)	212.0 in (5 386 mm)
F. Hinge pin height – fully raised		155.9 in (3 960 mm)	155.9 in (3 960 mm)	155.9 in (3 960 mm)	155.9 in (3 960 mm)
G. Overall length – bucket level on ground		307.8 in (7 818 mm)	313.5 in (7 963 mm)	302.2 in (7 676 mm)	307.7 in (7 817 mm)
Dump angle – fully raised		55°	55°	55°	55°
H. Dump height – fully raised, 45° dump		104.3 in (2 648 mm)	100.6 in (2 554 mm)	107.8 in (2 739 mm)	104.3 in (2 648 mm)
J. Bucket reach – fully raised, 45° dump		55.5 in (1 409 mm)	59.6 in (1 515 mm)	51.2 in (1 301 mm)	55.2 in (1 402 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		72.2 in (1 833 mm)	73.9 in (1 878 mm)	70.1 in (1 780 mm)	71.9 in (1 827 mm)
L. Dig depth		2.5 in (62 mm)	2.6 in (66 mm)	2.4 in (62 mm)	2.6 in (66 mm)
Operating load – ISO Rigid Tires		8,506 lb (3 858 kg)	8,616 lb (3 908 kg)	8,704 lb (3 948 kg)	8,421 lb (3 820 kg)
Operating load – ISO Deflected Tires		7,672 lb (3 480 kg)	7,774 lb (3 526 kg)	7,867 lb (3 568 kg)	7,617 lb (3 455 kg)
Maximum material density – ISO Rigid Tires		2,835 lb/yd ³ (1 682 kg/m ³)	3,077 lb/yd ³ (1 826 kg/m ³)	3,482 lb/yd ³ (2 066 kg/m ³)	3,509 lb/yd ³ (2 082 kg/m ³)
Maximum material density – ISO Deflected Tires		2,557 lb/yd ³ (1 517 kg/m ³)	2,776 lb/yd ³ (1 647 kg/m ³)	3,147 lb/yd ³ (1 867 kg/m ³)	3,174 lb/yd ³ (1 883 kg/m ³)
Tipping load – ISO Rigid Tires:					
	Straight	19,723 lb (8 946 kg)	19,963 lb (9 055 kg)	20,149 lb (9 140 kg)	19,480 lb (8 836 kg)
	40° turn	17,012 lb (7 716 kg)	17,233 lb (7 817 kg)	17,409 lb (7 896 kg)	16,843 lb (7 640 kg)
Tipping load – ISO Deflected Tires:					
	Straight	18,456 lb (8 372 kg)	18,683 lb (8 474 kg)	18,877 lb (8 562 kg)	18,262 lb (8 283 kg)
	40° turn	15,344 lb (6 960 kg)	15,548 lb (7 052 kg)	15,733 lb (7 136 kg)	15,235 lb (6 910 kg)
Lift capacity:					
	Full height	13,913 lb (6 311 kg)	14,055 lb (6 375 kg)	14,175 lb (6 430 kg)	13,985 lb (6 344 kg)
	Ground	26,995 lb (12 245 kg)	28,110 lb (12 750 kg)	28,545 lb (12 948 kg)	24,581 lb (11 150 kg)
Breakout force with tilt cylinder		20,671 lb (9 376 kg)	21,613 lb (9 803 kg)	22,854 lb (10 366 kg)	24,077 lb (10 921 kg)
Loader clearance circle with bucket		453.4 in (11 517 mm)	455.5 in (11 569 mm)	451.2 in (11 460 mm)	453.1 in (11 509 mm)

621G XT		3.0 yd ³ (2.29 m ³) Bucket with Bolt-on Edge - ACS Coupler	2.8 yd ³ (2.14 m ³) Bucket with Teeth - ACS Coupler	2.5 yd ³ (1.91 m ³) Bucket with Bolt-on Edge - ACS Coupler	2.4 yd ³ (1.8 m ³) Bucket with Teeth - ACS Coupler
Operating weight		29,852 lb (13 541 kg)	29,774 lb (13 505 kg)	29,639 lb (13 444 kg)	29,561 lb (13 409 kg)
E. Operating height – fully raised with spillguard		212.1 in (5 387 mm)	212.1 in (5 387 mm)	207.6 in (5 274 mm)	207.6 in (5 274 mm)
F. Hinge pin height – fully raised		155.9 in (3 959 mm)	155.9 in (3 959 mm)	155.9 in (3 959 mm)	155.9 in (3 959 mm)
G. Overall length – bucket level on ground		301.8 in (7 666 mm)	307.5 in (7 810 mm)	296.6 in (7 533 mm)	302.3 in (7 678 mm)
Dump angle – fully raised		55°	55°	55°	55°
H. Dump height – fully raised, 45° dump		108.1 in (2 745 mm)	104.4 in (2 653 mm)	111.5 in (2 831 mm)	107.8 in (2 737 mm)
J. Bucket reach – fully raised, 45° dump		50.9 in (1 293 mm)	55.1 in (1 399 mm)	46.9 in (1 191 mm)	51.0 in (1 296 mm)
K. Bucket reach – 7 ft 0 in (2.13 m) height, 45° dump		69.9 in (1 776 mm)	71.9 in (1 826 mm)	67.7 in (1 721 mm)	69.8 in (1 774 mm)
L. Dig depth		2.5 in (63 mm)	2.6 in (65 mm)	2.5 in (62 mm)	2.6 in (67 mm)
Operating load – ISO Rigid Tires		8,755 lb (3 971 kg)	8,871 lb (4 024 kg)	8,948 lb (4 059 kg)	9,058 lb (4 109 kg)
Operating load – ISO Deflected Tires		7,883 lb (3 576 kg)	7,990 lb (3 624 kg)	8,077 lb (3 664 kg)	8,178 lb (3 709 kg)
Maximum material density – ISO Rigid Tires		2,918 lb/yd ³ (1 732 kg/m ³)	3,168 lb/yd ³ (1 880 kg/m ³)	3,579 lb/yd ³ (2 124 kg/m ³)	3,774 lb/yd ³ (2 239 kg/m ³)
Maximum material density – ISO Deflected Tires		2,628 lb/yd ³ (1 559 kg/m ³)	2,854 lb/yd ³ (1 693 kg/m ³)	3,231 lb/yd ³ (1 917 kg/m ³)	3,407 lb/yd ³ (2 022 kg/m ³)
Tipping load – ISO Rigid Tires:					
	Straight	20,330 lb (9 221 kg)	20,584 lb (9 337 kg)	20,741 lb (9 408 kg)	20,981 lb (9 517 kg)
	40° turn	17,509 lb (7 942 kg)	17,742 lb (8 048 kg)	17,895 lb (8 117 kg)	18,116 lb (8 217 kg)
Tipping load – ISO Deflected Tires:					
	Straight	19,002 lb (8 619 kg)	19,241 lb (8 727 kg)	19,415 lb (8 806 kg)	19,640 lb (8 908 kg)
	40° turn	15,766 lb (7 152 kg)	15,980 lb (7 248 kg)	16,154 lb (7 327 kg)	16,356 lb (7 419 kg)
Lift capacity:					
	Full height	13,929 lb (6 318 kg)	14,074 lb (6 384 kg)	14,197 lb (6 440 kg)	14,337 lb (6 503 kg)
	Ground	32,621 lb (14 797 kg)	34,152 lb (15 491 kg)	34,382 lb (15 596 kg)	35,919 lb (16 293 kg)
Breakout force with tilt cylinder		22,941 lb (10 406 kg)	24,092 lb (10 928 kg)	25,446 lb (11 542 kg)	26,841 lb (12 175 kg)
Loader clearance circle with bucket		451.0 in (11 456 mm)	453.0 in (11 506 mm)	449.0 in (11 405 mm)	450.9 in (11 454 mm)

621G		JRB/ACS	JRB/ACS	JRB/ACS	JRB/ACS
Maximum rollback:					
	Ground	57°/57°	57°/57°	57°/57°	57°/57°
	Carry position	59°/59°	59°/59°	59°/59°	59°/59°
	@ Full height	59°/59°	59°/59°	59°/59°	59°/59°
Maximum grading angle with bucket – back dragging		63°/62°	64°/63°	62°/60°	63°/62°
SAE bucket capacity – struck					
	Heaped	2.60 yd ³ (1.99 m ³) 3.00 yd ³ (2.29 m ³)	2.40 yd ³ (1.83 m ³) 2.80 yd ³ (2.14 m ³)	2.15 yd ³ (1.64 m ³) 2.50 yd ³ (1.91 m ³)	2.05 yd ³ (1.57 m ³) 2.40 yd ³ (1.83 m ³)
Bucket width – outside		102.4 in (2 602 mm)	102.1 in (2 593 mm)	102.4 in (2 602 mm)	102.1 in (2 593 mm)
Bucket weight		2,797 lb/3,131 lb (1 269 kg)/(1 420 kg)	2,721 lb/3,053 lb (1 234 kg)/(1 385 kg)	2,610 lb/2,918 lb (1 184 kg)/(1 324 kg)	2,532 lb/2,840 lb (1 149 kg)/(1 288 kg)

NOTE: *Z-Bar performance data shown with full counterweight. Performance data unit equipped with 20.5-R25 Michelin XTLA (L2 Radial) tires, ROPS cab with heater and A/C, full counterweight, standard batteries, front and rear fenders, full fuel and 165 lb (75 kg) operator. Specifications per SAE J732, J1234, J695, J742 and J818.

STANDARD EQUIPMENT

OPERATOR ENVIRONMENT

See page 1

ENGINE

CASE/FPT F4HFE613W
Tier 4 Final Certified
Selective Catalytic Reduction (SCR) with
Diesel Oxidation Catalyst
Selectable work modes:
Maximum Mode
Smart Mode
Turbocharger
Charge air cooling
Automatic belt tensioner
Integral engine oil cooling
Fuel filter with water trap
Dual-element dry-type air cleaner
Hydraulic-driven cooling fan
Air-cooled radiator
Mid-mounted cooling module with
hydraulically driven auto-reversing fan
Engine block heater
Common rail electronic fuel injection

LOADER

See page 2 – Operating weight,
Other specifications

DRIVETRAIN

4-wheel drive
4F/3R Selectable autoshift/manual
shift transmission
Electronic Control Module – programmable,
computer controlled proportional shifting
with programmable gear selection
Onboard diagnostics
Single lever electronic shift control
F/N/R switch in loader control handle
Downshift button
Torque converter
Limited-slip differentials – Z-Bar
Outboard planetary axles
Transmission oil cooler
Brake pedal transmission
disconnect – declutch
Hydraulic wet disc brakes
Spring-applied hydraulic release
parking brake
Limp-Home Mode
Greaseable rear axle trunnion
3-piece rims

HYDRAULICS

Adjustable Electro-hydraulic - EH loader
control with one auxiliary function and
3 configurable buttons
Adjustable EH controls:
Smooth
Moderate
Aggressive
Auxiliary Hydraulics
Ride Control™
Locking hydraulics for hydraulic coupler
EH Parallel Lift
Low-effort steering
Hydraulic driven cooling fan
Diagnostic quick couplers
Hydraulic oil cooler

ELECTRICAL

Alternator and voltage regulator
Battery isolator/electrical disconnect
120 amp alternator
(2) 700 CCA 12-volt batteries
Electric starter
Lights:
Integrated 4-corner strobe
2 Front and 2 rear halogen flood lights
2 Front driving headlights – high/low beam
with integrated turn signals
2 LED stop/tail lights with integrated
turn signals
Key start/stop switch
Backup alarm
Centrally located fuse box
with all electrical circuits protected
Remote jump start posts

OTHER

Electric hood lift
Front and rear fenders, partial coverage
External rear view mirrors
Heavy counterweight
Drawbar hitch
Articulation locking bar
Lift arm locking bar
Lift and tie-down points – front/rear
Rear frame side covers
License plate brackets; front bracket
and lit rear bracket
Rubber steering stops
Grouped remote-mounted ecology drains:
Engine oil
Engine coolant
Hydraulic oil

TELEMATICS

CASE SiteWatch™ Telematics – includes
hardware and a 3-yr Advanced
data subscription
SiteConnect Module providing remote
diagnostics capability

OPTIONAL EQUIPMENT

OPERATOR ENVIRONMENT

Cloth-covered heated air-suspension seat with headrest
Sound Shield noise suppression package
Bluetooth radio, 12V AM/FM with auxillary input
Cab convenience package:
Rear sun shade, interior mirror, under the seat drawer, coat hook, 12V accessory port, and an ash tray
In cab powered cooler box
In cab accessory mount
Rear view camera
External heated rear view mirrors
Front LED driving/headlights
LED front and rear work lights – 4 front, 2 rear

DRIVETRAIN

5F/3R Autoshift/manual shift transmission, lockup torque converter, PowerInch de-clutch
Heavy-duty axles:
With locking front differential and open/conventional rear differential
Cold weather package:
Heavy-duty (2) 950 CCA 12V batteries
Fuel heater
Hydraulic oil cooler bypass
Low temperature hydraulic oil
Fast-warm hydraulic valve

HYDRAULICS

Secondary steering
Integrated Payload System
Tire Pressure Monitoring System
2-spool loader valves with joystick loader control
4-function loader valve with joystick loader control and two proportional auxiliary roller switches

LOADER

XR extended reach version
XT tool carrier version
Attachment auxiliary hydraulics
Coupler systems – JRB or ACS compatible
Buckets – see pages 4 through 8

TIRES

20.5x25 L2 bias (16 ply) – dirt/traction
20.5 x25 L3 bias (16 ply) – rock
20.5-R25 L2 radial – dirt/traction
20.5-R25 L3 radial – rock
20.5-R25 radial Michelin SnoPlus
Axle oscillation stops

GUARDING

Skid plate, transmission and front chassis bottom guards

ADVANCED ENGINE AIR FILTRATION

Heavy Debris cooling system:
Slanted cooling module cover
Increased cooling fin spacing
Added cooling module sealing
Sy-Klone® ejector type pre-cleaner

OTHER

Additional RH steps and platform with standard or wide fenders
12.4 mph (20 kph) maximum speed control
Special paint
Standard fenders with right and left hand steps
Wide full coverage fenders with right and left hand steps

CaseCE.com

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IMPORTANT: CASE Construction Equipment Inc. reserves the right to change these specifications without notice and without incurring any obligation relating to such change. Availability of some models and equipment builds vary according to the country in which the equipment is used. The illustrations and text may include optional equipment and accessories and may not include all standard equipment. Your CASE dealer/distributor will be able to give you details of the products and their specifications available in your area.



CASE Construction Equipment is biodiesel-friendly. NOTE: All engines meet current EPA emissions regulations. All specifications are stated in accordance with SAE Standards or Recommended Practices, where applicable.



Always read the Operator's Manual before operating any equipment. Inspect equipment before using it, and be sure it is operating properly. Follow the product safety signs and use any safety features provided.



See www.casece.com for product information SOURCEWELL/ CANOE PRICE LIST DISCOUNTS--
Contract 011723 Valid until 04/14/2027

Pricing Revised 3/19/26

FOR USA & Canadian MARKET ONLY		
PRODUCT / MODEL	PRICE LIST	SOURCEWELL & CANOE MEMBER DISCOUNT OFF LIST PRICE
TRACTOR LOADER		
570N	Current Pricing	21%
TRACTOR LOADER BACKHOE		
575N EP	Current Pricing	27%
580SN	Current Pricing	28%
580SN WT	Current Pricing	28%
580SV	Current Pricing	28%
590SN	Current Pricing	28%
695SV	Current Pricing	28%
580EV	Current Pricing	30%
FORKLIFT		
586H	Current Pricing	20%
588H	Current Pricing	20%
CRAWLER DOZER		
650M	Current Pricing	21%
750M	Current Pricing	27%
850M	Current Pricing	27%
1150M	Current Pricing	27%
1650M	Current Pricing	27%
2050M	Current Pricing	23%
COMPACT DOZER LOADER		
DL550	Current Pricing	18%
COMPACT WHEEL LOADER		
21F	Current Pricing	18%
121F	Current Pricing	21%
221G	Current Pricing	21%
321G	Current Pricing	21%
421G	Current Pricing	21%
CL36EV	Current Pricing	21%
WHEEL LOADER		
521G	Current Pricing	28%
621G	Current Pricing	29%
651G	Current Pricing	29%
721G	Current Pricing	29%
821G	Current Pricing	29%
921G	Current Pricing	29%
1021G	Current Pricing	23%
1121G	Current Pricing	23%

Pricing does not include freight, delivery, pdi or tariff charges

Freight FOB North America plant or import distribution location

CASE CE dealer can add delivery freight and PDI costs

Dealer quotes should only be valid 30 days to remain price protected

621G2 T4 FINAL 2L6 WHEEL LOADER
US PRICE LIST

(Ex Works Port of Entry)
Standard Equipment

ENGINE:

FPT - F4HFE613W
Tier 4 Final Certified (SCR)
Displacement: 411 cu in (6.7 L)
Standard Power @ 2000 rpm
- Rated Net 151 hp (113 kW)
- Rated Gross 162 hp (121 kW)
Max Power @ 1800 rpm
- Peak Net 162 hp (121 kW)
- Peak Gross 172 hp (128 kW)
Power Modes (Smart and Max)
Air-to-Air aftercooler
Anti-freeze solution -34°F (-37°C)
Engine block heater
Fuel Tank: 65 gal. U.S. (246 L)
DEF tank 15.6 gal. US (58.9 L)
Air cleaner - 2 stage w radial seal elements
Mid-mounted cooling module w/
hydraulically driven reversible fan
Auto idle control and Auto shutdown
Common rail electronic fuel injector

OPERATOR'S PROTECTIVE STRUCTURE:

Cab with ROPS, AC and heater
Wipers, rear and intermittent front
Front sunscreen
Rearview mirror, right hand side
Rear window defroster
Exterior Mirrors, Left and Right side
Tilt-steering wheel with integral steering knob
Mechanical seat, with 3-inch
(76 mm) high visibility seat belt
Fully adjustable wrist rest
Radio Ready (antenna, speakers,
wiring harness and radio fuse
included.) 20A converter (24V to
12V), 12V aux. power & USB outlets
Storage tray, Cup holder, Coat hook

AXLES:

Limited slip differentials - Front/Rear

TRANSMISSION:

Speeds: 4F-3R
Computer controlled, full-power,
proportional shifting
Single lever electronic shift control on
steering column
FNR shuttle shift switch
Programmable gear selection
Selectable fully-automatic and
manual modes
Electronic transmission disconnect
On-board diagnostics with fault code
storage and retrieval
Low Temperature Cooler by-pass valve

HYDRAULICS:

Closed center hydraulics, Load Sensing
Vertically mounted, spin-on oil filter
O-ring face seal hydraulic fittings
Full-flow oil cooler
Cushioned steering cylinders
Low temperature cooler by-pass valve
Ride Control
Locking Hydraulics for Coupler

LOADER SYSTEM:

Adjustable EH joystick loader control
w/ 1 aux function, responsiveness
settings for lift and tilt functions
-Smooth, Moderate, Aggressive
Automatic return-to-dig, height
control, float, & return-to-travel
EH parallel lift (Zbar and XR linkages)
Position indicator on bucket
Z-bar loader linkage - standard version
Single piece, flame cut, loader arms
-Ground level lubrication points
3.0 cu. yd. bucket w/CNH Coupler

**621G2 T4 FINAL 2L6 WHEEL LOADER
US PRICE LIST**

(Ex Works Port of Entry)
Standard Equipment

BRAKES:

- 4-Wheel, outboard mounted, wet disc hydraulic brakes
- Parking brake; switch actuated, spring applied hydraulic release
- Separate front and rear brake systems
- Single brake pedal

INSTRUMENTATION:

- LCD Touchscreen Display with configurable buttons:
 1. Tachometer
 2. Speedometer
 3. Gear selected
 4. Time
 5. Transmission Diagnostics
 6. Digital Gauges
 7. Trip computer A/B
 8. Warning Prompts
 9. DeClutch Indication
 10. Diff. Lock (if equipped)
 11. Error Reporting
 12. Engine Mode Indicator

Digital Gauges for:

1. Trans. Oil Temp.
2. DEF level
3. Fuel Level
4. Engine Coolant Temp.

Indicator Lights for:

1. Master warning (cautionary)
2. Master warning (critical)
3. Turn signals
4. Steering pressure (low)
5. Low fuel
6. Brake pressure
7. High beam
8. Grid heater
9. Parking brake

Maintenance Reminders

1. Cab air filters
2. DEF tank vent filter
3. Engine air & oil filter

4. SCR supply filter
5. Hydraulic oil and filter
6. Engine coolant
7. Fuel pre-filter

ELECTRICAL:

- 24 volt system
- 2 - 12V (700 CCA) batteries
- Alternator: 120 amp
- Battery isolator / Electrical disconnect
- Halogen lights:
 - 2 front flood (top mtd.)
 - 2 front driving (hi/lo beam)
 - 2 rear flood (top mtd.)
- LED stop/tail lights
- Front/rear turn signals and flashers
- Beacon and 4-corner strobe
- Horn
- Backup alarm
- Electric hood
- Remote jump start posts

OTHER BASIC EQUIPMENT:

- Autodig (not available on XT model)
- Articulation and loader lift arm locking bars
- Drawbar hitch (pins not included)
- Front/rear fenders, partial coverage
- Remote drain points
- Front and rear lift and tie down points
- Rear frame side covers
- Rubber steering stops to reduce impact at full articulation

CASE ProCare - Full Machine Protection
Factory Warranty (3-yr/3000-hr),
Planned Maintenance (3-yr/2000-hr)
and SiteWatch™ Telematics with
remote diagnostic capability through
4G connection

Remote Service Tool ("RST") requires
customer to utilize SiteManager App
MyCASEConstruction Telematics
Includes hardware and 7-yr data
subscription



**621G2 T4 FINAL 2L6 WHEEL LOADER
US PRICE LIST**

(Ex Works Port of Entry)

Models

COMMERCIAL MODEL	Weight	Factory Data	List Price
621G2 ZBAR T4F 2L6	28,307 LB		\$284,569.00
621G2 XT T4F 2L6	29,273 LB		\$304,159.00

**621G2 T4 FINAL 2L6 WHEEL LOADER
US PRICE LIST****(Ex Works Port of Entry)
Factory Supplied Options**

Order Code	Description	Weight	Factory Data	List Price
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PACKAGES**SD_V9007 QUICK PICK - WHEEL LOADERS**

	XV9007X	No Quick Pick			No Charge
	734145	Quick Pick 1 - D LR 1906 734152 - Enhanced Cab Comfort 734154 - Enhanced Visibility Package 782510 - Standard Fenders w/ Left Hand and Right Hand Steps 782503 - Ride Control 482585 - Cooling System w/ Reversing fan 734054 - Joystick w/ 1 Aux Function 424223 - Ejector Pre-Cleaner (Sy-Klone Brand)			(\$4,292.00)
	734146	Quick Pick 2 - D W 1906 734152 - Enhanced Cab Comfort 734154 - Enhanced Visibility Package 782511 - Full Fenders w/ Left Hand and Right Hand Steps 782503 - Ride Control 482585 - Cooling System w/ Reversing fan 734054 - Joystick w/ 1 Aux Function 424223 - Ejector Pre-Cleaner (Sy-Klone Brand)			(\$4,292.00)
	734148	Quick Pick 4 - ECC SV LR 1906 734152 - Enhanced Cab Comfort 734153 - Standard Visibility Package 782510 - Standard Fenders w/ Left Hand and Right Hand Steps 782503 - Ride Control 482585 - Cooling System w/ Reversing fan 734054 - Joystick w/ 1 Aux Function 424223 - Ejector Pre-Cleaner (Sy-Klone Brand)			(\$4,292.00)
	734149	Quick Pick 5 - B SP L 1906 734151 - Standard Cab Comfort 734153 - Standard Visibility Package 782509 - Standard Fenders w/ Left Hand Steps 782503 - Ride Control 482585 - Cooling System w/ Reversing fan 734054 - Joystick w/ 1 Aux Function X02055X - No Precleaner 482027 - Skid Plate/Transmission Guard			(\$4,292.00)

621G2 T4 FINAL 2L6 WHEEL LOADER US PRICE LIST

(Ex Works Port of Entry)

	734150	Quick Pick 6 - D CK LR 1906 734152 - Enhanced Cab Comfort 734154 - Enhanced Visibility Package 782510 - Standard Fenders w/ Left Hand and Right Hand Steps 482931 - Heavy Debris Cooling System 782503 - Ride Control 734054 - Joystick w/ 1 Aux Function 424223 - Ejector Pre-Cleaner (Sy-Klone Brand)			(\$4,292.00)
	734144	Government Only Quick Pick Must be YGR order Government, State/Provincial, Federal, Public Utilities, and Non-profit/charitable Org.			(\$4,292.00)

BOOMS

SD V5403 BOOM

	734114	Zbar Linkage			No Charge
	734115	XR Linkage Extended Reach Boom.			\$7,411.00
	734116	XT Linkage Must Select 621G2 XT model. Boom cannot be changed after order has been placed.			No Charge

TRANSMISSION

SD V5500 TRANSMISSION

	424224	4-speed Transmission			No Charge
	424225	5-speed Transmission with Lockup Torque Converter, Includes PowerInch progressive de-clutch			\$4,403.00

AXLES

SD 15001 AXLES

	782122	Limited Slip Differentials			No Charge
	424235	Heavy Duty Axles Diff Lock Front & Open Rear Hard Surfaces that require a tractive aid part of the time. Allows for an open & open configuration required for solid tires.			\$3,177.00

621G2 T4 FINAL 2L6 WHEEL LOADER US PRICE LIST

(Ex Works Port of Entry)

COOLING SYSTEM

SD_02018 RADIATOR OPTIONS

	482585	Cooling System w/Reversing Fan Includes hydraulic oil cooler and auto-reversing variable speed fan.			No Charge
	482931	Heavy Debris Cooling System Historically called Commodity King. Enhanced cooling module sealing, wider radiator, hydraulic, and transmission coolers. (radiator is 6.5 fins/in, trans/hyd are 7.5fins/in reducing plugging of coolers.) Recommended for use in trash and high debris applications. Sylklone engine precleaner is required.			\$1,137.00

OPERATOR'S PROTECTIVE STRUCTURE

SD_V9008 CAB COMFORT BUNDLES

	734151	Standard Cab Comfort Includes: -Mechanical seat with headrest -No sound suppression, -Radio ready (Includes antenna, speakers, wiring harness, radio fuse, 20A converter - 24-volt to 12-volt, 12V auxiliary power outlet and USB outlet) -No convenience package.			No Charge
	734152	Enhanced Cab Comfort Includes: -Heated air seat with headrest -Sound suppression package (Sound insulating material to reduce the exterior noise by 1 to 2 dBa) -Convenience package (rear sun shade, extra left side interior mirror, seat drawer, 24 volt cigar lighter and ash tray) -AM/FM bluetooth radio.			\$1,800.00

SD_V9009 VISIBILITY BUNDLES

	734153	Standard Visibility Bundle Includes: -Right & left rear view mirrors -2 Halogen headlights - hi/low beam -2 Front and 2 rear halogen work lights			No Charge
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621G2 T4 FINAL 2L6 WHEEL LOADER US PRICE LIST

(Ex Works Port of Entry)

	734154	Enhanced Visibility Bundle			
		Includes:			
		-Right & left in cab adjustable heated mirrors			
		-2 LED headlights - hi/low beam			
		-4 front & 2 rear LED work lights			
		-rear low work lights			
		-Wide Rear View Camera w/ overlay lines			
					\$2,485.00

SD 30076 EXTERNAL SEAT BELT INDICATOR

	X30076X	No Seat Belt Indicator			No Charge
	734253	Exterior Seat Belt Indicator			\$239.00
		Exterior beacon light that shows seat belt in use.			

STEERING SYSTEM

SD 20111 HYDRAULIC STEERING

	782441	Standard Hydraulic Steering			
		Does NOT include auxiliary steering.			No Charge
	782442	Auxiliary Steering System			
		Includes auxiliary steering system that supplies hydraulic pressure to the steering circuit in a dead engine situation.			\$3,556.00
	482913	Joystick w/ Auxiliary Steering			
		Joystick steering with secondary steering system that supplies hydraulic pressure to the steering circuit, if required. Left-hand mounted joystick steering package with separate transmission speed and transmission control. Steering-wheel steering system is also included, allows operator to quickly switch between joystick and steering wheel steering.			\$9,597.00

HYDRAULIC CONTROL VALVES

SD 20195 CONTROL VALVES

	734052	Joystick			(\$765.00)
		One Joystick controls loader lift arms and bucket.			
	734054	Joystick with 1 AUX Function			No Charge
		Joystick controls loader lift arms and bucket, a proportional roller switch on the joystick controls auxiliary hydraulics (includes hydraulic lines to lift arm cross tube).			
		Auxiliary roller switch includes detent.			

621G2 T4 FINAL 2L6 WHEEL LOADER US PRICE LIST

(Ex Works Port of Entry)

	734055	Joystick with 2 AUX Functions Joystick controls loader lift arms and bucket. The two proportional roller switches on the joystick control auxiliary functions. 3rd function plumbing includes hydraulic lines to lift arm cross tube. 4th function plumbing is capped at the valve section. 4th function roller switch includes detent.			\$1,276.00
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STEPS, PLATFORMS AND FENDERS

SD 05151 FRONT WINDSHIELD ACCESS

	734254	Front Windshield Access Additional steps and modified grab rails to allow access to front windshield for cleaning			\$783.00
	X05151X	No Front Windshield Access			No Charge

SD 18009 STEPS/REAR FENDERS

	782509	Standard Fenders w/ LH Steps Left hand steps with front and rear standard width fenders			No Charge
	782510	Standard Fenders w/LH/RH Steps Left Hand and Right Hand steps with front and rear standard width fenders			\$332.00
	782511	Full Fenders w/RH & LH Steps Left Hand and Right Hand steps with front and rear full coverage (wide fenders)			\$1,093.00

WHEELS AND TIRES

SD 21015 CONTROL UNIT FOR TRANSMISSION

	734186	No Transmission Control Unit			No Charge
	734187	Trans Control Unit 20kph Transmission speed limited to 12.4 mph (20 kph) - Required for use with solid tire applications			No Charge

TIRES

SD 16012 4WS WHEELS

	9420538	20.5R25 L3 Michelin XHA2.			No Charge
	9420455	20.5R25 L3 Triangle			No Charge
	9420545	20.5 X 25 L3 Bias Galaxy			(\$6,230.00)
	9420555	20.5 X 25 Radial Mich. Snoplus			\$5,982.00
	9420486	20.5R25 L3 Bridgestone			\$1,191.00
	9420487	20.5R25 Bridgestone Snow Wedge			\$1,294.00
	9420556	20.5R25 Radial Alliance Snow			\$518.00

621G2 T4 FINAL 2L6 WHEEL LOADER US PRICE LIST

(Ex Works Port of Entry)

SD 50008 TIRE PRESSURE MONITOR

	X50008X	No Tire Pressure Monitor Sys.			No Charge
	734137	Tire Pressure Monitor System Individual sensors that mount to the valve stem of each tire along with a receiver module that monitors pressure in each tire. Tire pressure information is shared with the operator via display.			\$1,484.00

PIN-ON ATTACHMENTS

SD V5202 BUCKETS, PINS & COUPLERS

	782537	Bucket Pins, No Bkt or Coupler Includes pins to attach bucket or coupler.			(\$14,901.00)
Pin-On Bucket					
	482396	3.0 cu. yd. pin on bucket 3.0 cu. yd. (2.3m) curved side pin-on bucket with bolt on cutting edge.			(\$6,481.00)
Coupler					
	482047	CNH Coupler - JRB Compatible CNH Coupler is compatible with JRB 416 Series attachments.			(\$7,523.00)
Coupler with Coupler Buckets					
	424917	2.5 cu. yd. w/CNH Coupler(JRB) 2.5 cu. yd. (1.9m) curved side bucket with bolt on cutting edge. CNH Coupler and bucket package are compatible with JRB 416 Series attachments.			(\$487.00)
	469492	2.75 cu. yd w/CNH Coupler(JRB) 2.75 cu. yd. (2.1m) curved side bucket with bolt on cutting edge. CNH Coupler and bucket package are compatible with JRB 416 Series attachments.			(\$145.00)
	424248	3.0 cu. yd. w/CNH Coupler(JRB) 3.0 cu. yd. (2.3m) curved side bucket with bolt on cutting edge. CNH Coupler and bucket package are compatible with JRB 416 Series attachments.			No Charge

SD 40026 INTEGRATED PAYLOAD SYSTEM

	734139	Payload System Ready			No Charge
	734066	Integrated Payload System Integrated Payload weighing system This measures and/or records: Payload weight, material ID, truck ID, cycle (bucket dumps) count. Detailed payload data is reported wirelessly via SiteWatch. Payload tickets can be printed w/ an optional printer through AMS. Payload requires calibration to be completed by either dealer or customer.			\$6,726.00

**621G2 T4 FINAL 2L6 WHEEL LOADER
US PRICE LIST**

(Ex Works Port of Entry)

SD 50060 LOCKING HYDRAULICS

	424911	Locking Hydraulic for Coupler Used to actuate coupler locking pins and latching mechanisms fitted to machine. Oil supplied by system pressure circuit, 800-1500 psi (5500 to 10,300 KPa). Operator can roll bucket back (over relief) to increase locking pressure to maximum. Includes solenoid/pressure reducing manifold, hoses to lift arm cross tube and mounting hardware. Provides hydraulic lines to operate an aftermarket coupler.			No Charge
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DECALS AND LITERATURE

SD 32003 DECALS & LITERATURE

	482105	English Literature			No Charge
	482106	French Literature			No Charge
	482107	Spanish Literature			No Charge

ADDITIONAL EQUIPMENT WHL

SD 02055 AIR PRECLEANER

	482015	No Precleaner.			No Charge
	424223	Ejector Type Precleaner Sy-Klone brand.			\$436.00

MISCELLANEOUS

SD 02025 COLD WEATHER STARTING

	482444	Standard Weather Package			No Charge
	482322	Cold Weather package This package includes: - Two Heavy duty batteries (2 x 950 CCA). - Low temp Hytran - Ultra hydraulic oil - Grid heater - DEF line insulating blanket - Heated fuel filter/water separator			\$1,784.00

SD 15002 AXLE STOPS

	X15002X	No Rear Axle Oscillation Stops			No Charge
	782983	Axle Oscillation Stops Used when tires are fitted with tire chains. Use of the stops prevents chains from contacting the fender mounting brackets.			\$176.00

**621G2 T4 FINAL 2L6 WHEEL LOADER
US PRICE LIST**

(Ex Works Port of Entry)

SD 20185 AUTODIG

	734260	Autodig Autodig feature will perform the following tasks upon command: - Engage the pile and fill bucket completely - Automatically reverse out of pile - Meter Material / Bucket Shake - Complete the bucket dump This option is not available on the XT linkage			No Charge
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SD 21038 BACK UP ALARM

	734237	Standard Backup Alarm			No Charge
	734238	White Noise Backup Alarm			\$188.00

SD 37002 AUTOMATIC LUBRICATION SYSTEM

	X37002X	No Auto Lubrication System			No Charge
	782386	Central Auto. Greasing System Automatically grease your machine on set intervals from a central grease storage container, providing consistency in daily servicing. This option is for Zbar/XR linkage only.			\$5,466.00
	734142	Central Auto. Greasing Sys. XT Automatically grease your machine on set intervals from a central grease storage container, providing consistency in daily servicing. This option is for XT linkage only.			\$6,916.00

SD V8996 REAR OBJECT DETECTION

	XV8996X	No Rear Object Detection			No Charge
	734244	Rear Object Detection			\$924.00

HYDRAULIC SYSTEM AND LATCHING OPTIONS

SD 20178 RIDE CONTROL

	782505	No Ride Control			(\$1,147.00)
	782503	Ride Control Provides hydraulic cushioning of loader lift arms			No Charge

PROTECTION AND SHIELDING OPTIONS

SD 39038 SKID PLATE

	X39038X	No Skid Plate/Transmission Grd			No Charge
	482027	Skid Plate/Transmission Guard			\$990.00

$$\begin{array}{r} \text{LIST } 295,367 \\ - 85,656.43 \\ \hline 209,710.57 \\ + 3,100.00 \\ + 2,400.00 \\ \hline 215,210.57 \end{array}$$

29% SOURCEWELL DISCOUNT

FREIGHT FROM MANUFACTURE
ADI



SALES ORDER

Purchaser:**CITY OF MORaine****Contact:**4200 DRYDEN RD
MORaine , OH 45439
P: 937-535-1000**E:****Account #:** 566622**County:** Montgomery, OH**Ship To:****Selling Branch & Salesperson:**

404 Breaden Rd., Monroe, OH 45050

Salesperson: Scott Runnells**P:** (513) 539-9214**E:** srunnells@southeasternequip.com**Quote #:** 20260514-193809633**Financed by:****Date:** 05/14/2026**Contract #:** 032515-CNH

Order Summary:

Equipment # Item # Serial #	Year, Make, Model	Product Notes	Price
EQ01398 JEEN0621HSF263031	2026 CASE CONSTRUCTION EQUIPMENT 621G2 ZBAR	COMMERCIAL MODEL 621G2 T4F ZBAR 2F5 -621G2 T4F ZBAR 2F5 VERSION PL12ZL -STD LINKAGE PL12ZL QUICK PICK - WHEEL LOADERS 734145 -Quick Pick 1 - D LR 1906 TRANSMISSION 424224 -4-speed Transmission AXLES 782122 -Limited Slip Differentials RADIATOR OPTIONS 482585 -Cooling System w/Reversing Fan CAB COMFORT BUNDLES 734152 -Enhanced Cab Comfort VISIBILITY BUNDLES 734154 -Enhanced Visibility Bundle EXTERNAL SEAT BELT INDICATOR 734253 -Exterior Seat Belt Indicator HYDRAULIC STEERING 782441 -Standard Hydraulic Steering CONTROL VALVES 734054 -Joystick with 1 AUX Function STEPS/REAR FENDERS 782510 -Standard Fenders w/LH/RH Steps CONTROL UNIT FOR TRANSMISSION X21015X -No Control Unit for Power 4WS WHEELS 9420516 -20.5R25 ATG All Season Tire TIRE BRAND PREFERENCE 482595 -No Tire Brand Preference TIRE PRESSURE MONITOR X50008X -No Tire Pressure Monitor Sys. BUCKETS, PINS & COUPLERS 424248 -3.0 cu. yd. w/CNH Coupler(JRB) INTEGRATED PAYLOAD SYSTEM X40026X -Payload System Ready. LOCKING HYDRAULICS 424911 -Locking Hydraulic for Coupler DECALS & LITERATURE 482105 -English Literature AIR PRECLEANER 424223 -Ejector Type Precleaner AUTODIG 734260 -Autodig AXLE STOPS 782983 - Axle Oscillation Stops BACK UP ALARM 734238 -White Noise Backup Alarm COLD WEATHER STARTING 482322 -Cold Weather package REAR OBJECT DETECTION 734244 -Rear Object Detection RIDE CONTROL 782503 -Ride Control SKID PLATE X39038X -No Skid Plate/Transmission Grd TRANSPORT PROTECTION 734596 -Transport Protection	\$209,710.57
Grapple		Grapple	\$21,900.00
Freight		Freight From Manufacturer	\$3,100.00
PDI		Predelivery Inspection	\$2,400.00
Total Equipment Price			\$237,110.57

Total Equipment Price	\$237,110.57	Fuel, DEF, and Other	\$0.00	Sales Tax	\$0.00
Final Trade-In Amount	\$0.00	Freight/Trucking	\$0.00	FET Tax	\$0.00
Applied Rent	\$0.00	Title & License Fees	\$0.00	Down Payment	\$0.00
Carrying Charge	\$0.00	Total Trade Payoff	\$0.00		
Total After Tax & Payoff				\$237,110.57	
Estimated Balance Due (after down payment)				\$237,110.57	



SALES ORDER

Account #: 566622

County: 113

Ship To:

Salesperson: Scott Runnells

E: srunnells@southeasternequip.com

Quote #: 20260514-193809633

Date: 05/14/2026

PO #: N/A

Contract #: 032515-CNH

Trade Equipment:

Equipment # / Item # / Serial #	Year, Make, Model	Product Notes	Trade-In Allowance
		Freight to Southeastern Equipment	(\$0.00)
Total Value:			\$0.00

NOTES:

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EQUIPMENT DELIVERY INFORMATION

Transfer of Ownership	
Delivery Method	
Customer Requested Delivery Date	—
Delivery Info	

Line Item Name	Description	Months	Total Engine Hours	Expires	Price
Total Warranty Price					\$0.00

	Customer Initials
I have elected NOT TO TAKE any extended warranty options with the purchase of this equipment.	
I have elected NOT TO TAKE any preventative maintenance plan with the purchase of this equipment	



SALES ORDER

Account #: 566622
County: 113
Ship To:

Salesperson: Scott Runnells
E: srunnells@southeasternequip.com
Quote #: 20260514-193809633

Date: 05/14/2026
PO #: N/A
Contract #: 032515-CNH

TERMS & CONDITIONS

A. DEFINITIONS. Seller is Southeastern Equipment Co. Inc.; Purchaser is the entity denoted above in the box titled purchaser; collectively Seller and Purchaser may be referred to as Parties; Equipment is new or used equipment being purchased by Purchaser; Trade-In Equipment is equipment being sold by Purchaser to Seller in exchange for a credit only applied to this sale; and Agreement is this contract for the sale and Trade-In of equipment between the Parties.

B. PRICE AND PAYMENT. The Purchaser and Seller agree that the Total Amount Due will be finally determined by Seller on the date of Delivery of the Equipment based on the manufacturer invoice plus any surcharges from the manufacturer. Seller hereby does sell, convey and transfer title to Purchaser for Equipment upon full payment of the Balance Due, as calculated pursuant to this Agreement. Purchaser shall remit payment to Seller by cash, check, electronic wire, ACH or other reasonable commercially acceptable method of payment within thirty (30) days of Delivery of Equipment if Purchaser has established line of credit with Seller or immediately upon Delivery of Equipment if no line of credit is established. A finance charge of 1.5% per month (or the maximum amount permitted under applicable state law) will be assessed on all past due balances. All additional taxes or fees owed because of the sale are the responsibility of the Purchaser. **SELLER RETAINS A SECURITY INTEREST IN THE EQUIPMENT UNTIL THE FULL PURCHASE PRICE IS RECEIVED BY SELLER.**

C. DELIVERY OF EQUIPMENT. Seller will make Equipment available according to the delivery instructions contained herein. If no instructions are included, the Seller will make Equipment available at the location where the Equipment is located. Purchaser is responsible for all shipping and trucking costs, including loading and unloading, permits and other expenses. Costs may be included in the Total Amount Due if trucking has been predetermined. Any change in delivery location may result in additional charges to be borne by Purchaser. Special order Equipment will be made available once delivery is received by Seller from Equipment supplier. Unless Seller is using Seller's in-house trucking services, Equipment is delivered FOB Seller's location. Seller reserves the right to subcontract or assign Seller's obligation to deliver Equipment. Seller reserves the right to substitute Equipment that is the same year, condition, make, model, within ten (10) hours on the hour meter, and of the same or better configuration without breach of this Agreement or notice.

D. CONDITION OF EQUIPMENT. ALL EQUIPMENT IS SOLD AS IS, WHERE IS UNLESS OTHERWISE STATED IN THIS AGREEMENT. SELLER MAKES NO EXPRESS OR IMPLIED REPRESENTATIONS OR WARRANTIES, INCLUDING THE IMPLIED WARRANTY OF MERCHANTABILITY AND FITNESS, EXCEPT FOR WARRANTY EXPRESSLY MADE ON THIS AGREEMENT. Manufacturer warranty does not in itself create a warranty by Seller. Any reference to hour meters on used equipment is for informational purposes only. Purchaser should inspect any used equipment prior to purchase. Purchaser acknowledges warning and responsibility for inspecting all equipment and ensuring equipment meets any and all applicable safety and operational guidelines and laws for use, including the standards set forth in the Federal Occupational Safety and Health Act of 1970, as amended and restated.

E. TRADE-IN EQUIPMENT. If Trade-In Equipment is included on this Agreement, Purchaser hereby bargains, sells and conveys unto Seller the Trade-In Equipment and represents and warrants that Purchaser has marketable title free and clear of any encumbrances, liens, and security interests except to the extent included in the trade payoff number and fully disclosed to Seller. If Trade-In Equipment is not delivered to the Seller prior to delivery of the Equipment to Purchaser, the Trade-In Equipment may be reappraised at the sole discretion of Seller and such reappraisal value shall determine the allowance made for such Trade-In Equipment. In the event the Trade-In Equipment appraisal value is less than the original allowance for said equipment, the Purchaser may terminate this order, however, termination will only be valid if received prior to delivery of Equipment.

F. LIMITATION OF LIABILITY. IN NO EVENT SHALL SELLER BE LIABLE FOR ANY INDIRECT, INCIDENTAL, PUNITIVE, SPECIAL OR CONSEQUENTIAL DAMAGES, OR DAMAGES FOR LOSS OF PROFITS, REVENUE, OR USE INCURRED BY PURCHASER OR ANY THIRD PARTY, WHETHER IN AN ACTION IN CONTRACT, OR TORT, OR OTHERWISE EVEN IF ADVISED OF THE POSSIBILITY OF SUCH DAMAGES. **SELLER'S LIABILITY FOR DAMAGES ARISING OUT OF OR IN CONNECTION WITH THIS AGREEMENT SHALL IN NO EVENT EXCEED THE PURCHASE PRICE OF THE RELEVANT EQUIPMENT.** Seller shall not be deemed to be in default of any provision of this Agreement, or for failures in performance, resulting from acts or events beyond Seller's reasonable control ("Force Majeure"). Force Majeure shall include, but are not limited to, acts of God, civil or military authority, civil disturbance, war, strikes, fires, and labor disputes. In the event delivery of Equipment is delayed more than thirty (30) days because of Force Majeure, Purchaser may cancel all or part of its purchase of Equipment.

G. MISCELLANEOUS.

Due to price fluctuations in the market, Seller reserves the right to pass on any price increase or surcharge to the Purchaser and Purchaser agrees to pay it pursuant to the terms set forth in paragraph B. This Agreement constitutes the complete agreement between the Parties with respect to its subject matter and supersedes all prior or contemporaneous agreements, understandings, representations, discussions, proposals, literature, and the like written or oral. This Agreement may not be modified or amended except in a writing signed by an authorized representative of the Seller and Purchaser. Use of headings in this Agreement are for convenience only and are not to be construed in the meaning of the instrument. This Agreement may be executed in counterparts and any scan, copy or facsimile will be deemed valid as an original copy. In the event any provision of this Agreement is determined to be unlawful or against public policy and found invalid or unenforceable, the remaining provisions will remain in full force and effect. The waiver by either party of any default or breach of this Agreement shall not constitute a waiver of any other or subsequent breach. This Agreement, and all matters arising out of or relating to this Agreement, are governed by the laws of the State of Ohio. Any legal action or proceeding

relating to this Agreement may only be brought within the jurisdiction of Guernsey County, Ohio.

H. AUTHORITY AND UNDERSTANDING. In signing this Sales Order, you represent that you have the authority to sign on behalf of the Purchaser for the purchase of Equipment and disposition of Trade-In Equipment, you have read and fully understand all terms of this Agreement, and you acknowledge receipt of a fully complete and accurate copy of this Agreement and waive notice of the acceptance or rejection of the Purchaser's offer by the Seller.

I. IF CUSTOMER PAYS ANY BALANCE OWED UNDER THIS SALES ORDER USING CREDIT/CHARGE CARD, SOUTHEASTERN RESERVES THE RIGHT TO CHARGE AN ADDITIONAL 3% OF THE TOTAL INVOICE AS A CONVENIENCE FEE WHICH CUSTOMER HEREBY AGREES TO PAY.

J. CREDITS ISSUED TO YOUR ACCOUNT WILL BE AUTOMATICALLY APPLIED TO FUTURE PARTS AND SERVICE PURCHASES. CREDITS ARE VALID FOR TWENTY-FOUR (24) MONTHS FROM THE DATE OF ISSUANCE. ANY UNUSED CREDITS WILL EXPIRE AND BE REMOVED FROM THE ACCOUNT AFTER THIS PERIOD. CREDITS HAVE NO CASH VALUE AND ARE NON-TRANSFERABLE.

Southeastern Equipment (Seller)	Customer Name (Purchaser):
Print Name: _____	Print Name: _____
Date: _____	Date: _____
Sign: _____	Sign: _____

2026 Case Loader

The Case Loader being requested would be a vital piece in our street department fleet. As of now we rent a loader in the wintertime to load our salt in the dump trucks. It costs around \$20,000 each year for 4 months of rental. With the rental we are limited to only using the loader for loading salt and nothing else. The past 2 years we have been given an old piece of equipment that has needed repairs causing us not to be able to use the equipment for multiple storms. There has also been an issue with the company charging us for worn out items on the equipment that we feel shouldn't have been a problem. We have since let them know we will not be doing business with them anymore. The issue is they are the only rental company that offers loaders to be used in the salt for loading trucks. Renting this piece of equipment has saved a lot of wear on our backhoe. The backhoe which has the engine in the front is not designed to load salt because salt gets all around the engine causing major repairs and frame issues due to rust. We have noticed that since renting the loader over the last 5 years has drastically reduced the amount of maintenance and repairs to our backhoe. The loader is designed with the engine in the rear of the machine and allows for easy cleaning if it happens to get salt in it. Purchasing the loader would benefit our department and the city in multiple ways. One way would be to have the machine 12 months out of the year instead of 4. Another would be having the machine to use on multiple jobs including emergency call ins where trees or other debris need to be moved or loaded quickly to get roads open back up to the public. Lastly, the purchase of the loader would allow us to hold off on replacing the backhoe that we had planned for next year's budget for \$250,000. We believe that this piece of equipment could allow us another 8-10 years of life out of our current backhoe. I spoke with multiple neighboring jurisdictions that have moved towards having a loader to help with their public service needs. There are also a couple close by that are taking advantage of the leasing program that we are currently looking into. With lease financing we would not have a payment until 2027. Annetta will present the lease financing option in the next agenda item. We feel this piece of equipment would have a positive impact on the city's services and allow longevity out of the equipment we already have.

The loader with the grapple is \$237,110.57. It is Sourcewell pricing without a tariff which would normally be 7% and add \$14,679.73 to the purchase.

I am requesting legislation at the next Council meeting authorizing the purchase of the loader plus a grapple from Southeastern for \$237,110.57 using lease financing as is proposed by the Finance Director.

A Resolution appointing Randall Warner II to the Merit System Commission for a term ending December 31, 2027, and to the Community Reinvestment Housing Council for a term ending December 31, 2029.

Department: Clerk of Council

Request: Action Item

Item Background and Purpose:

Mr. Warner was interviewed by City Council and the City Manager on June 11, 2025. The recommendation by Council was to appoint Mr. Warner to two boards, the Merit System Commission and the Community Reinvestment Housing Council. Mr. Warner has successfully completed a background check.

Financial Impact:

Is Item Budgeted?: No

Funding Source: N/A

Attachments:

RECORD OF RESOLUTIONS

Resolution No. 8244-26

A RESOLUTION APPOINTING RANDALL WARNER II TO THE MERIT SYSTEM COMMISSION FOR A TERM ENDING DECEMBER 31, 2027, AND TO THE COMMUNITY REINVESTMENT HOUSING COUNCIL FOR A TERM ENDING DECEMBER 31, 2029.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MORaine, STATE OF OHIO:

SECTION 1: That Randall Warner II is appointed to the Merit System Commission for a term ending December 31, 2027.

SECTION 2: That Randall Warner II is appointed to the Community Reinvestment Housing Council for a term ending December 31, 2029.

SECTION 3: That the Clerk be and is hereby authorized and directed to forward a certified copy of this Resolution to the City Manager.

SECTION 4: That this Resolution shall take effect and be in force from and after the date of its passage.