

**IN THE COURT OF APPEALS  
FIRST APPELLATE DISTRICT OF OHIO  
HAMILTON COUNTY, OHIO**

WALTER REINHAUS,	:	APPEAL NO. C-200064
	:	TRIAL NO. A-1802830
Plaintiff-Appellant,	:	
	:	<i>JUDGMENT ENTRY.</i>
vs.	:	
JOHN SCHUELER, BUILDING	:	
OFFICIAL, CITY OF CINCINNATI	:	
BUILDING DEPARTMENT,	:	
	:	
Defendant-Appellee.	:	

We consider this appeal on the accelerated calendar, and this judgment entry is not an opinion of the court. *See* Rep.Op.R. 3.1; App.R. 11.1(E); 1st Dist. Loc.R. 11.1.1.

Walter Reinhaus appeals the judgment of the trial court affirming the decision of the Board of Building Appeals upholding an adjudication order issued by the City of Cincinnati Building Department. Although this case has not yet been argued on the merits, our review of the record reveals that the order appealed from is not a final order, and that we must therefore dismiss the appeal.

The Ohio Constitution limits our jurisdiction to appeals from “final orders” of lower courts. Ohio Constitution, Article IV, Section 3(B)(2). In a matter referred to a magistrate, a magistrate’s decision is not a final order until the trial court reviews the magistrate’s decision and (1) rules on any objections, (2) adopts, modifies, or rejects the decision, and (3) enters a judgment that determines all the claims for relief in the action. *Alexander v. LJF Mgt., Inc.*, 1st Dist. Hamilton No. C-090091, 2010-Ohio-

2763, ¶ 12; Civ.R. 53(A)(4)(a-e). The third of these requirements is satisfied by “a clear and concise announcement of the trial court’s judgment” which “ ‘clearly and finally dispose[s] of the dispute between the parties.’ ” *Id.* at ¶ 13, quoting *Millies v. Millies*, 47 Ohio St.2d 43, 44, 350 N.E.2d 675 (1976), fn. 2. The trial court’s entry must contain “ ‘a statement of the relief to which the parties are entitled’ and [must be] ‘definite enough to be susceptible to further enforcement and provide sufficient information to enable the parties to understand the outcome of the case[.]’ ” (Internal citations omitted.) *Id.*, quoting *Champion Contracting & Constr. Co. Inc. v. Valley Post No. 5563*, 9th Dist. Medina No. 03CA0092-M, 2004-Ohio-3406, ¶ 18.

Here, the trial court ruled on the objection and adopted the magistrate’s decision. However, the entry did not contain a clear disposition of the dispute between the parties. *See id.* at ¶ 13. Because the trial court did not enter a judgment that determined all the claims for relief in the action, the court’s order is not a final order. *See id.* at ¶ 16. Therefore, we are without jurisdiction to consider this matter. The appeal is dismissed.

Further, a certified copy of this judgment entry shall be sent to the trial court under App.R. 27. Costs shall be taxed under App.R. 24.

**MYERS, P.J., BERGERON and CROUSE, JJ.**

To the clerk:

Enter upon the journal of the court on August 26, 2020  
per order of the court \_\_\_\_\_.  
Presiding Judge