



County of Hamilton

DUSTY RHODES

AUDITOR

COUNTY ADMINISTRATION BUILDING

138 EAST COURT STREET

CINCINNATI, OHIO 45202

FOR IMMEDIATE RELEASE

FROM: Dusty Rhodes (513-946-4047)

\$14 MILLION FOR LOCAL GOVERNMENTS, SCHOOLS

Hamilton County Auditor Dusty Rhodes is returning \$14 million this year to local governments, school districts, and other entities levying property taxes in the county.

The money will come from the Real Estate Assessment (REA) Fund, generated annually from a small percentage of the county's total real estate tax collections. It is specifically designated by state law to be used for the Auditor's real estate and reappraisal work.

"We are able to return these funds across the county because of our office's efficiency. I do not believe that government agencies have to spend every dollar they get from taxpayers and we don't," said Rhodes.

"What we don't spend we give back. While I would prefer to return the money directly to property taxpayers the law requires it go back to the original taxing entities," he said.

The return is pro-rated to each community, school district and taxing entity on the basis of their total annual property taxes and occurs following the conclusion of the sexennial property reappraisal.

Among the largest payments will be \$3,228,667.61 to the Cincinnati Public Schools, \$933,055.67 to the City of Cincinnati, \$664,459.91 to the Sycamore School District, and \$503,461.16 to the Northwest School District.

Hamilton County's General Fund will receive \$369,967.81 from the distribution.

In 1994 Rhodes became the first Hamilton County Auditor to ever return unspent REA funds to local governments, school districts and taxing entities following the county-wide reappraisals.

This year's distribution brings the total returned since 1994 to \$49.7 million.

QUESTIONS & ANSWERS ON THE RETURN OF REAL ESTATE ASSESSMENT FUNDS TO LOCAL GOVERNMENTS, SCHOOLS

From where did the money come?

State law provides a very small percentage of every real estate tax levy be set aside to pay for the property appraisal and associated real estate work of the County Auditor's office. These funds go the Real Estate Assessment (REA) Fund.

Why couldn't this money be used to help reduce the County's projected deficit?

REA Funds can *only* be spent on the appraisals and related real estate work in the County Auditor's office with the approval of the State Tax Commissioner. They can be spent for no other purpose until such time as they are declared surplus by the County Auditor. Then the County's General Fund receives its share as do other taxing entities.

How are you able to do the work for less money than you had?

Our approach is to treat every dollar as if it was our own. Besides operating the office efficiently we use a mass appraisal firm working with our appraisers to complete the reappraisal. We have the benefit of their expertise and do not have to maintain a larger staff during less active periods.

Could you have taken less money from the levies up front?

We did. A new state law allowed us to take a slightly larger amount about six years ago from each levy for the REA Fund. We kept the smaller amount we had been receiving over the years so as not to negatively impact taxing district's budgets.

How did you determine the amount each taxing district received?

The distributions were based on the amount of tax dollars each local government, school district and taxing entity collected and therefore contributed to the REA Fund. Money was distributed proportionate to that collection history.

August 1, 2018



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Includes TIF-does not include SPA's

2018 REA Distribution		\$ 14,000,000.00	GRAND TOTAL (Collections)
COUNTY LEVIES			
General	2.643%	369,967.81	41,173,783.92
University	2.431%	340,274.68	37,869,230.47
Clear-Police Info	0.257%	35,937.89	3,999,534.69
Com.Mental Health	2.203%	308,396.70	34,321,523.93
Family Services & Treatment	0.397%	55,643.54	6,192,579.70
Children Services	2.487%	348,164.48	38,747,287.00
Senior Services	1.260%	176,464.93	19,638,814.09
Zoo	0.447%	62,613.07	6,968,220.21
Developmental Disabilities	4.679%	655,020.34	72,897,330.74
SCHOOL DISTRICTS			
Cincinnati CSD	23.062%	3,228,667.61	359,318,996.64
Deer Park CSD	0.893%	125,049.88	13,916,823.32
Finneytown LSD	0.802%	112,295.34	12,497,368.00
Forest Hills LSD	3.424%	479,319.72	53,343,577.52
Indian Hill EVSD	2.018%	282,488.66	31,438,213.83
Lockland LSD	0.170%	23,773.80	2,645,790.31
Loveland CSD	1.255%	175,739.66	19,558,098.03
Madeira CSD	1.271%	177,870.97	19,795,291.78
Mariemont CSD	1.400%	195,976.16	21,810,221.70
Milford EVSD	0.003%	367.99	40,953.18
Mt.Healthy CSD	0.944%	132,163.32	14,708,479.76
N.College Hill CSD	0.335%	46,925.28	5,222,323.26
Northwest LSD	3.596%	503,461.16	56,030,282.72
Norwood CSD	1.199%	167,852.94	18,680,384.04

Oak Hills LSD	2.497%	349,510.12	38,897,043.59
Princeton CSD	3.930%	550,184.02	61,230,077.92
Reading CSD	0.619%	86,715.52	9,650,586.22
St. Bernard CSD	0.372%	52,085.19	5,796,569.81
Southwest LSD	0.890%	124,607.58	13,867,599.54
Sycamore CSD	4.746%	664,459.91	73,947,862.54
Three Rivers LSD	0.897%	125,606.52	13,978,772.41
Winton Woods CSD	1.853%	259,453.93	28,874,673.80
Wyoming CSD	0.874%	122,384.68	13,620,212.65
Butler County JVSD	0.180%	25,148.41	2,798,770.57
Great Oaks JVSD	1.544%	216,226.81	24,063,920.72
TOWNSHIPS			
Anderson	2.427%	339,730.57	37,808,675.82
Colerain	1.200%	167,937.38	18,689,781.22
Columbia	0.177%	24,798.78	2,759,860.87
Crosby	0.061%	8,593.84	956,409.80
Delhi	0.940%	131,617.76	14,647,763.75
Green	2.440%	341,612.04	38,018,064.91
Harrison	0.055%	7,682.73	855,012.08
Miami	0.631%	88,304.10	9,827,379.57
Springfield	0.873%	122,263.58	13,606,735.27
Sycamore	1.181%	165,394.19	18,406,749.01
Symmes	0.464%	64,989.11	7,232,649.64
Whitewater	0.124%	17,365.81	1,932,644.16
MUNICIPALITIES			
Addyston	0.006%	840.91	93,585.51
Amberley	0.179%	25,104.86	2,793,924.14
Arlington Hts	0.013%	1,865.93	207,659.87
Blue Ash	0.303%	42,350.30	4,713,172.40
Cheviot	0.125%	17,445.57	1,941,520.21
Cincinnati	6.665%	933,055.67	103,839,933.05
Cleves	0.050%	6,986.95	777,579.43
Deer Park	0.081%	11,383.48	1,266,869.28
Elmwood Place	0.020%	2,849.51	317,122.23
Evendale	0.046%	6,395.38	711,742.46
Fairfax	0.070%	9,866.25	1,098,016.48

FAIRFIELD	0.000%	2.66	295.85
Forest Park	0.441%	61,691.79	6,865,690.89
Glendale	0.136%	19,015.72	2,116,263.20
Golf Manor	0.109%	15,276.52	1,700,127.11
Greenhills	0.080%	11,191.55	1,245,509.55
Harrison	0.254%	35,612.97	3,963,374.29
Indian Hill	0.053%	7,408.96	824,543.94
Lincoln Hts	0.054%	7,544.07	839,580.61
Lockland	0.045%	6,323.74	703,770.18
Loveland	0.165%	23,053.17	2,565,591.25
Madeira	0.163%	22,881.29	2,546,462.78
Mariemont	0.065%	9,062.53	1,008,570.56
Milford	0.001%	167.57	18,649.05
Montgomery	0.434%	60,826.11	6,769,348.35
Mt. Healthy	0.051%	7,167.14	797,632.23
Newtown	0.071%	9,970.60	1,109,630.05
North Bend	0.027%	3,837.24	427,046.95
N. College Hill	0.087%	12,139.55	1,351,012.37
Norwood	0.524%	73,378.28	8,166,282.40
Reading	0.039%	5,517.79	614,075.52
St. Bernard	0.058%	8,167.15	908,923.49
Sharonville	0.112%	15,723.58	1,749,880.36
Silverton	0.041%	5,721.08	636,699.90
Springdale	0.106%	14,887.00	1,656,776.84
Terrace Park	0.109%	15,309.62	1,703,810.86
Woodlawn	0.062%	8,629.22	960,346.96
Wyoming	0.197%	27,586.52	3,070,108.54
SPECIAL DISTRICTS			
Anderson Park	0.176%	24,638.66	2,742,040.37
Great Parks	1.249%	174,929.41	19,467,925.72
W.J.A.D.	0.024%	3,290.49	366,199.17
Deer Pk/Silverton JFD	0.094%	13,108.72	1,458,871.79
Little Miami JFD	0.093%	13,028.39	1,449,932.36
Public Library	1.169%	163,657.59	18,213,482.23
TOTAL	100.000%	14,000,000.00	1,558,062,505.49