

Commonly Used School District Financial Terms

Fiscal Year

The school district fiscal year runs from July 1 of each year thru June 30 of the following calendar year.

Mill

A mill is \$1 for each \$1,000 of assessed value.

Property Tax Bill

Property tax bills are available on the Hamilton County Auditors website, www.hamiltoncountyauditor.org on the Property Search icon.

Market Total Value on the property tax bill

The market total value of a property is determined by periodic reappraisals done by the Hamilton County Auditor. The reappraisals are usually completed every 3 years. It is not necessarily the most recent sale price of a home. The most current reappraisal in Hamilton County was in calendar year 2020 and reflected on the property tax bill in January 2021.

Assessed Value on the property tax bill

In Ohio, assessed value is 35% of market total value.

Full Tax Rate on the property tax bill

The Full Tax Rate reflects the sum total of all property tax millage approved by the voters due for your home, including general county, city and village funds plus special levies for schools, emergency services, senior services, children's services, etc. This figure is shown in mills, not dollars. Tax Rate information can be found on the "Tax Distributions" view on the property tax bill.

Reduction Factor on the property tax bill

To keep a level amount of money coming in from a tax levy, formulas reduce the "gross voter approved" millage to an "effective" millage. Reduction factors are calculated by the Hamilton County Auditor's office and can vary among communities. Full Tax Millage (gross voter approved millage) for schools **is reduced** as property values increase meaning **the only mechanism for schools to receive cost of living increases is by going back to voters periodically.**

Effective tax rate or effective millage

This is the tax rate you actually pay. It reflects gross millage less reduction factors. This figure is shown in mills, not dollars. You can follow the calculations on the left side of your tax bill that shows the millage converted to dollar amounts. The Tax Distribution section lists the taxing entities receiving real estate tax revenue from you.

Inside mills

Millage imposed by local governments without voter approval. Inside mills are not subject to the property tax reduction factor. Inside mills are referred to as "unvoted" mills. The school district shares 10 inside mills with other taxing entities such as the City of Madeira. The school districts inside mills are 4.26.

Other credits are shown on a homeowner's tax bill

2.5 % and 10% rollbacks:

In Ohio, owner-occupied homes get a 2.5 percent break beyond the standard reduction factor; a 10 percent rollback also applies to all residential property.

Sales-tax credit:

Property-tax credit, in Hamilton County only, resulting from the March 19, 1996, voter approval of the stadium sales tax.

Homestead (reduction):

Credit is given to residential property owners who meet certain age, income and other requirements. Homeowners may apply for the credit between the first Monday in January and the first Monday in June of each year. For more information visit www.hamiltoncountyauditor.org.

Real Property

Real property is land and improvements to land such as structures or buildings. In Ohio, real property is divided into two classes: Class I (residential and agricultural) and Class II (commercial, industrial and all other real property).

Public utility property

Tangible personal property used in the operations of a public utility.

Tangible personal property

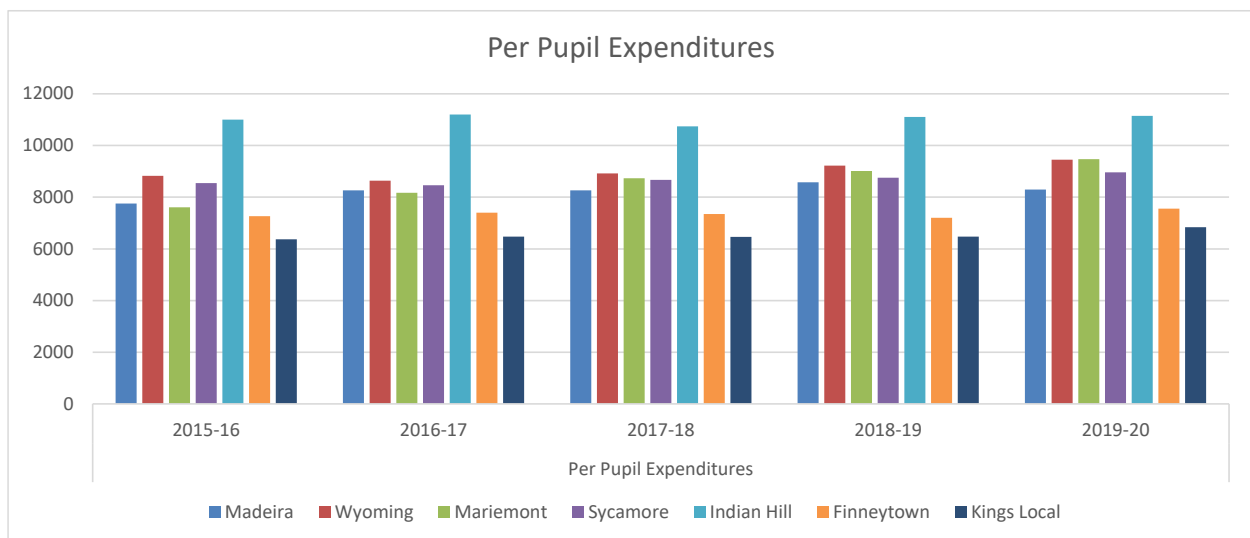
Machinery, inventory and equipment used in the manufacture and/or sale of products that is subject to taxation under a property tax rate. This is also referred to as business tangible property. The inventory portion of the tax on this property is being eliminated by a phase out program. In the phase out period the State is reimbursing the school districts

Per Pupil Valuation

Computation derived by dividing a district's Average Daily Membership (daily attendance) into the district's assessed valuation.

Per Pupil Expenditure

Computation derived by dividing a district's operating costs associated with educating a student by the Average Daily Membership (daily attendance). The chart represents the districts average investment in each Madeira student compared to similar local school districts as reported by the Ohio Department of Education.



If you have any questions concerning this information contact Emily Hauser, Treasurer.

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