

# 2011 ANNUAL LOCAL GOVERNMENT COSTS

How do the costs of real estate taxes, school district income taxes, city income tax, and water and sewer rates for the cities and villages in Greene and Montgomery counties compare?

| Rank | City or Village (2010 Census Population) | Real Estate Taxes (1) | City Income Tax (2) | School District Income Tax (3) | Annual Water & Sewer Rates (4) | Total             |
|------|--|-----------------------|---------------------|--------------------------------|--------------------------------|-------------------|
| 1    | Trotwood City (27,431)                   | \$2,822.09            | \$1,125.00          | --                             | \$977.36                       | \$4,924.45        |
| 2    | Oakwood City (9,202)                     | \$2,700.51            | \$1,250.00          | --                             | \$766.72                       | \$4,717.23        |
| 3    | Kettering City (56,163)                  | \$2,393.65            | \$1,125.00          | --                             | \$916.40                       | \$4,435.05        |
| 4    | Clayton City (13,209)                    | \$2,616.91            | \$750.00            | --                             | \$916.40                       | \$4,283.31        |
| 5    | New Lebanon Village (3,995)              | \$2,191.53            | \$500.00            | \$625.00                       | \$900.92                       | \$4,217.45        |
| 6    | West Carrollton City (13,143)            | \$2,318.93            | \$1,000.00          | --                             | \$878.40                       | \$4,197.33        |
| 7    | Moraine City (6,307)                     | \$2,262.27            | \$1,000.00          | --                             | \$916.40                       | \$4,178.67        |
| 8    | Centerville City (23,999)                | \$2,375.28            | \$875.00            | --                             | \$916.40                       | \$4,166.68        |
| 9    | Dayton City (141,527)                    | \$2,402.84            | \$1,125.00          | --                             | \$624.84                       | \$4,152.68        |
| 10   | Yellow Springs Village (3,487)           | \$1,873.33            | \$750.00            | \$500.00                       | \$990.80                       | \$4,114.13        |
| 11   | Farmersville Village (1,009)             | \$2,017.88            | \$500.00            | \$625.00                       | \$964.80                       | \$4,107.68        |
| 12   | Huber Heights City (38,101)              | \$2,438.06            | \$1,000.00          | --                             | \$635.76                       | \$4,073.82        |
| 13   | Cedarville Village (4,019)               | \$1,685.60            | \$500.00            | \$650.00                       | \$1,146.48                     | \$3,982.08        |
| 14   | Miamisburg City (20,181)                 | \$2,390.59            | \$875.00            | --                             | \$696.16                       | \$3,961.75        |
| 15   | Germantown Village (5,547)               | \$1,837.19            | \$625.00            | \$625.00                       | \$833.04                       | \$3,920.23        |
| 16   | Englewood City (13,465)                  | \$2,446.33            | \$875.00            | --                             | \$545.44                       | \$3,866.77        |
| 17   | Riverside City (23,201)                  | \$2,194.59            | \$750.00            | --                             | \$916.40                       | \$3,860.99        |
| 18   | Union City (6,419)                       | \$2,793.31            | \$500.00            | --                             | \$516.80                       | \$3,810.11        |
| 19   | Vandalia City (15,246)                   | \$2,103.63            | \$1,000.00          | --                             | \$682.68                       | \$3,786.31        |
| 20   | Fairborn City (32,352)                   | \$1,796.16            | \$750.00            | \$250.00                       | \$873.60                       | \$3,669.76        |
| 21   | Brookville City (5,884)                  | \$2,024.01            | \$875.00            | --                             | \$720.20                       | \$3,619.21        |
| 22   | Xenia City (25,719)                      | \$1,608.12            | \$875.00            | \$250.00                       | \$739.20                       | \$3,472.32        |
| 23   | Bellbrook City (6,943)                   | \$2,284.93            | --                  | --                             | \$1,079.12                     | \$3,364.05        |
| 24   | <b>Beavercreek City (45,193)</b>         | <b>\$2,168.86</b>     | --                  | --                             | <b>\$1,146.48</b>              | <b>\$3,315.34</b> |
|      | <b>AVERAGE</b>                           | <b>\$2,239.44</b>     | <b>\$846.59</b>     | <b>\$503.57</b>                | <b>\$845.87</b>                | <b>\$4,008.23</b> |

(1) Home value of \$100K. Real estate includes taxes for County, City/Village, School, Twp, Board of Health, & vocational school.

(2) Estimated earned income \$50K in the City/Village of residence. (If the income is earned in other than the place of residence, that City's earning rate would apply and thus change the total cost.)

(3) This is if a school district imposes an income tax above the property tax amount. Based on \$50K with one personal, one spouse, and one dependent exemption.

(4) Rates as of March 1, 2011 per the City of Oakwood Water/Sewer survey. Based on the residential usage of 1,000 cubic feet/month.

(5) Income and school district averages are based on the number of the cities with taxes.

Taxes are based on the 2011 rate to be paid in 2012.

2011/12 Tax Rates – Montgomery County, Ohio: [http://www.mcoho.org/government/treasurer/real\\_estate\\_taxes.html](http://www.mcoho.org/government/treasurer/real_estate_taxes.html)

2011/12 Tax Rates – Greene County, Ohio: [http://www.co.greene.oh.us/Treasurer/TRE\\_Real\\_Estate\\_Tax\\_Rates.htm](http://www.co.greene.oh.us/Treasurer/TRE_Real_Estate_Tax_Rates.htm)