



ANNUAL REPORT



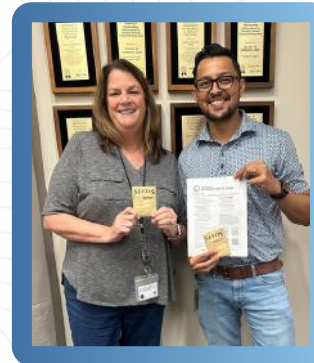
ISSUE: 2025

ISSUED BY HAMILTON COUNTY AUDITOR JESSICA E. MIRANDA



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Jessica E. Miranda
HAMILTON COUNTY AUDITOR

Dear Citizens of Hamilton County,

The Hamilton County Auditor's Office stands on three pillars: Integrity, Independence, and Innovation. Throughout this past year, our team has exemplified these pillars in every corner of our work. It has been an honor to serve as your County Auditor and to work with our incredible team of nearly 100 public servants to deliver impactful services across the county. I am proud to present to you this 2025 Annual Report in reflection of our hard work this past year.

Through our real estate teams, we successfully navigated nearly a thousand Board of Revision cases, hosted a historic Forfeited Land Sale, and commenced a project to review over 26,000 property tax exempt parcels around the county. Our technology team, ACSIS, pushed impactful progress through updates to our website, making it more accessible and user-friendly while bringing our office technology into the decade. Our public affairs team hosted our first ever press briefing event, launched the office's social media accounts, and kicked off our AudiTOUR, a route to present our services and tools to all municipalities and townships within the County. Lastly, our finance team again received the prestigious Certificate of Excellence in Financial Reporting from the Government Finance Officers Association (GFOA), all while providing our local tax districts with support.

There is much to be proud of this past year, and I am excited to share the details with you. As you navigate this report, please feel encouraged to share any comments or questions with our team - we are happy to help. It is a privilege to serve as your Hamilton County Auditor.



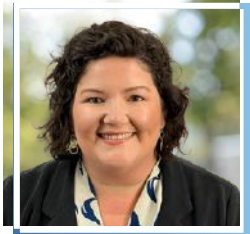
OUR TEAM SERVES OVER 70 POLITICAL SUBDIVISIONS ACROSS THE COUNTY!

This includes school districts, cities, villages, townships, special districts, and the county!

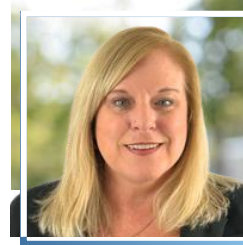
HAMILTON COUNTY AUDITOR'S OFFICE
301 E. Court Street, Cincinnati, Ohio 45202



LEADERSHIP STRUCTURE



AUDITOR
JESSICA E. MIRANDA



CHIEF DEPUTY AUDITOR
AMY HUMPHREY



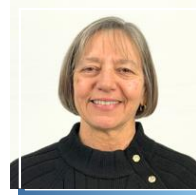
DIRECTOR OF PUBLIC SERVICES
SHAUN O'BRYAN



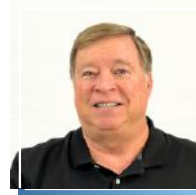
DIRECTOR OF COMMERCIAL REAL ESTATE
BRAD BOOKHEIMER



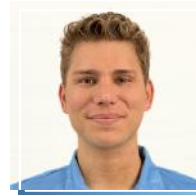
DIRECTOR OF RESIDENTIAL REAL ESTATE
MIKE SCHARF



DIRECTOR OF FINANCE
DEB GARVEY



DIRECTOR OF ACSIS
DAVID BARNES



DIRECTOR OF PUBLIC AFFAIRS
CONNOR MORETON

CALENDAR IN REVIEW



AUDITOR STOPS

FEB - City of Springdale
 MAY - Village of Woodlawn
 JUN - Village of Elmwood Place
 JUN - Springfield Township
 JUL - Village of Golf Manor
 JUL - Village of Arlington Heights
 AUG - City of Reading
 AUG - Spring Grove Village
 AUG - Village of Addyston
 SEP - Village of St. Bernard
 SEP - Delhi Township
 OCT - City of Blue Ash
 OCT - Anderson Township
 NOV - Village of Cleves
 NOV - Village of Fairfax

INTERVIEWS & ARTICLES

FEB - Waycross Media Interview
 FEB - WAIF 88.3 FM Boiling Point Cincinnati, "Episode 32: Dept of Education & Auditor Jessica Miranda"
 APR - Press Release: Flood Damage Property Tax Relief
 APR - Lucy May at WVXU
 MAY - Local 12 WKRC "Ohio pushes for mandatory fuel quality testing amid growing contamination concerns" by Katie Amrhein
 MAY - Press Release: Tax Exempt Parcel Review Notice
 MAY - The Cincinnati Enquirer "Is your property tax-exempt? The Hamilton County auditor is checking" by Erin Glynn
 JUN - WCPO "We would be in dire straits': County leaders issue stark warning about Ohio property tax relief bill impacts" by Connor Steffen
 JUN - The Cincinnati Enquirer "Mass layoffs of police': Hamilton County officials concerned about Statehouse bill" by Erin Glynn

JUL - WCPO The Auditor's State Budget Review by Connor Steffen
 JUL - WCPO "Ohio House overrides DeWine's veto on property tax levies, sparking concerns from education advocates" by De'Jah Gross
 AUG - WCPO "Gave me the help I needed': Hamilton County seniors find relief from skyrocketing property taxes" by De'Jah Gross
 OCT - WCPO "Hamilton County to decide on local property tax break that could cost schools, townships millions" by Alex Null
 NOV - WCPO "Most historic in the last 40 years' Ohio lawmakers pass property tax reform bills. Here's what's in them" by Connor Steffen
 DEC - WKRC "Therapy dog Oliver crowned Hamilton County's Top Dog of 2025"
 DEC - Cincinnati Public Schools "Money Matters with Mike December 3, 2025"

WE WORK FOR YOU!



TEAM CHANGES

JAN - Director of Public Affairs
 FEB - Clerical Specialist, Board of Revision
 MAR - Property Assessor
 MAR - Residential Appraiser
 MAR - Account Clerk, Budget & Settlement
 MAR - Community Engagement Coordinator
 APR - Programmer
 APR - Account Clerk
 JUL - Transfer Specialist
 JUL - Network Administrator
 OCT - Property Assessor
 OCT - Residential Appraiser
 OCT - Property Assessor

EVENTS & PRESENTATIONS

JAN - United Way and EY Panel
 FEB - Home Strong Tabling with Cincinnatus
 MAR - Pay Equity Commitment Signing
 MAR - People First Town Hall
 APR - Auditor Advocacy Press Briefing
 APR - School District Treasurer's Meeting
 APR - Comey & Shepherd Realtors
 MAY - Unveiling of Brigid Kelly Norwood Lateral
 MAY - Custom Residential Architects Network (CRAN)
 MAY - Taft Elementary 6th Grade Ceremony
 JUN - CAAO Summer Conference Programming
 JUN - Great Oaks Board of Directors Meeting
 JUN - Health and Retirement Expo Tabling
 JUN - HB 335 Presentation to Commissioners
 JUN - County Satellite Office Grand Opening
 JUL - Comey & Shepherd Realtors Presentation
 AUG - Home Strong Tabling with Cincinnatus
 AUG - Military & Veterans Appreciation Day Tabling
 AUG - Sibcy Cline Realtors: Hyde Park Presentation
 SEP - Forfeited Land Sale
 SEP - Hamilton County Drug Court 30th Anniversary
 SEP - Day of Service with Freestore Foodbank
 SEP - 513 Relief Bus Healthy Aging Remix Tabling
 SEP - UC Real Estate Career Fair
 OCT - State of the Region
 OCT - Annual Firefighters Memorial Service
 OCT - eXp Realty Presentation
 NOV - Greater Cincinnati Finance Officers Association Finance Panel
 NOV - Ohio Women in Public Finance
 NOV - The Center for Local Government Payroll Administration Forum
 NOV - Winton Woods City Schools
 NOV - Sibcy Cline Realtors: Western Hills
 NOV - Appointed 101: Engaging More Citizens as Civic and Community Leaders
 NOV - CAAO Winter Conference Programming
 DEC - 2025 Top Dog Ceremony

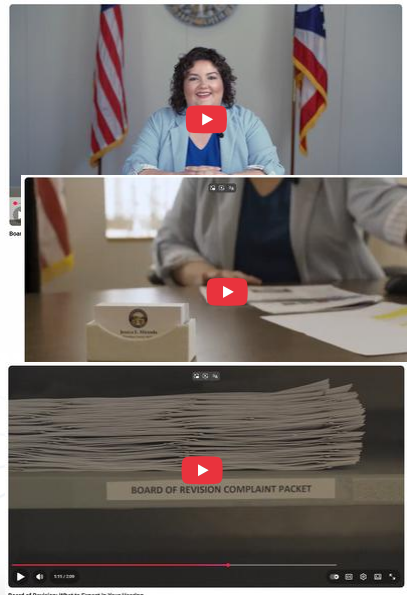
REAL ESTATE UPDATE

BOARD OF REVISION

The Board of Revision (BOR) is a three-person oversight board tasked with reviewing complaints pertaining to the value of one's real property in the county. The County Auditor, County Treasurer, and President of the County Commission each have a seat on the Board. In 2025 those seats were held by Auditor Jessica Miranda, Treasurer Jill Schiller, and Commissioner Denise Driehaus. Nearly 1000 complaints were filed with the BOR during the filing period of January 1st through March 31st and the Board and their designees heard each of them.

BOR VIDEO SERIES

In an effort to bring greater clarity to the BOR and their processes, a video series was launched both on YouTube and embedded within the website. This 3-part series first provides an overview of the BOR, then a look into the complaint process, and lastly touches on what to expect in a hearing.



A Day in the Life of a CHIEF CLERK OF THE BOARD OF REVISION

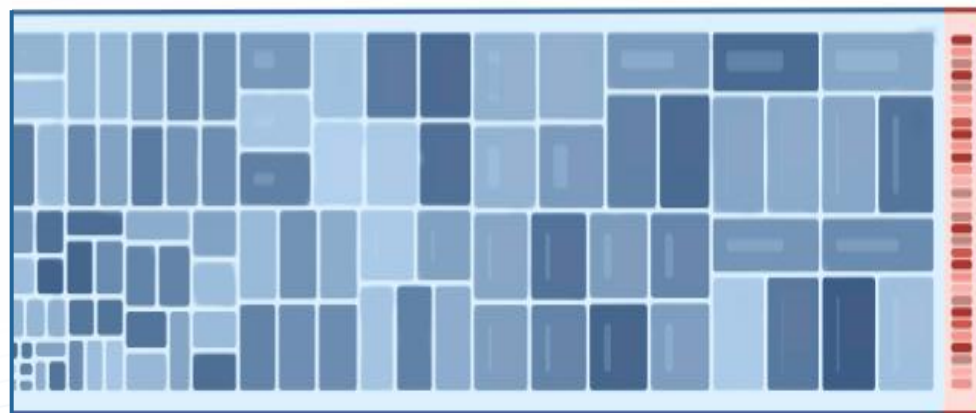


FORFEITED LAND SALE

The Forfeited Land Sale is a public auction, led by the County Auditor's Office, for tax-foreclosed properties that were previously offered for sale at the weekly Sheriff's Sale but failed to sell. Specifically, a tax-foreclosed property that is offered for sale twice and not sold at the Sheriff's Sale is then offered for a third time at the Auditor's Forfeited Land Sale.

The 2025 Forfeited Land Sale was **record-breaking** with over \$1.93 million worth of property auctioned to the 40+ bidders in attendance. Although 30 parcels did not sell, these only represented less than 3% of the total value of property up for auction.

This amount back on the tax roll has the potential to generate over \$1 million for schools and \$350 thousand for local governments over the course of 10 years.



\$1.93 MILLION IN VALUE SOLD
96 Properties

\$0.1 MILLION IN VALUE NOT SOLD
30 Properties

EXEMPT REVIEW PROJECT

In Ohio, real property can qualify for a complete property tax exemption if it is deemed to be used exclusively for public, religious, or charitable purposes. The core principle is that the use of the property, not merely the ownership, determines eligibility. This exemption applies to property owned by the state or a political subdivision and used for a public purpose; property used exclusively for public worship and their necessary grounds; and property belonging to institutions that is used exclusively for charitable purposes. Exemptions are not automatic and require an application and approval from the County Auditor.

The Covid-19 pandemic caused many of these exempted institutions to close, move, or change their use of the property. These sorts of changes require refileing to confirm the use of the property still qualifies for exemption. The recent influx of these scenarios warranted a project, in partnership with Tyler Technologies, to physically visit each of these properties and review their use. There are **over 26,000** exempted parcels in Hamilton County, many belonging to hospitals, universities, and the State of Ohio, but the project team has already found a variety of cases where parcels should be returned to the tax roll. Some are non-profit spaces that have transitioned to for-profit spaces under the same ownership - over a dozen are now pickleball courts.



PROPERTY TAX RELIEF ADVOCACY

County Auditors around the State are tasked with valuing all parcels within their county on a regular cadence. These values and their changes are shared annually with the State and are vetted to be accurate. As an administrative office and extension of the State, County Auditors' offices must comply with the direction from the Department of Taxation and the State Auditor's Office as it pertains to the values each county submits. These values are just one aspect of how property tax liability is determined. The primary factors are controlled by the local political subdivisions - school districts, cities, villages, counties, townships, and special districts - through their property tax policy. These property tax policies can include inside (non-voted) and outside (voted) levies, which along with earnings and income tax, help fund crucial local government functions and public services like Police, Fire, and Service Departments.

Throughout 2025, State Lawmakers in the 136th General Assembly have attempted to offer property tax relief by restricting these tools for local funding. The Hamilton County Auditor's Office stands strongly on the fact that any proposition that threatens local funding or shifts the burden of relief to local government is unsustainable and detrimental to local services. This sentiment is reflected in the County Auditors' Association of Ohio's four legislative priorities, which keep the responsibility of property tax relief with the State.



**OHIO NEEDS
PROPERTY
TAX RELIEF
NOW!**

County Commissioners and County Treasurers
from all 88 counties join the County Auditors in
demanding property tax relief.

It's time for our legislators to listen to the experts.

www.caaao.org/legislative/propertytaxreform


- 1 Expand the Homestead Program:** Current law exempts taxes on the first \$26,200 of property valuation for individuals 65 or older or permanently disabled who have an Ohio Adjusted Gross Income of \$40,000 or less. The CAAO (County Auditors Association of Ohio) proposes increasing both the valuation that would be exempt from property taxes and the income threshold so that more individuals can qualify for the program. This will allow some of our most vulnerable Ohioans to stay in their homes.
- 2 Eliminate the Non-Business Credit and Expand the Owner Occupancy Credit (Version Included and Passed):** The State of Ohio pays a portion of qualifying property tax levies on behalf of residential and agricultural property owners, providing a 10% credit. The Non-Business Credit provides a 10% credit to all property owners with residential or agricultural properties, and the Owner Occupancy Credit provides a 2.5% credit to properties that are both owned and occupied as the individual's primary residence. The CAAO would propose eliminating the Non-Business Credit as it often benefits for-profit owners, while expanding the Owner Occupancy Credit to a meaningful credit that would provide real tax relief to those homes that are owner-occupied.
- 3 Limit the Growth in Revenue Received by School Districts Due to Reappraisal Changes (Version Included and Passed):** Under Ohio law, school levies are subject to a floor that will not allow the tax rate to be adjusted downward when reappraisal increases occur. The CAAO proposes eliminating this hard cap on rate reductions and, instead, limiting growth on certain school levies to an inflationary index, containing revenue growth for districts operating at the 20-mill floor. As a result of this most recent valuation increase, many of the school districts operating at the floor received revenue increases in excess of 20%.
- 4 Create a Menu of Targeted Relief:** Create tax relief programs aimed to protect low to moderate income residents. These programs could include tax deferrals, income tax credits, or abatements based on a long-term resident's inability to pay the ever-increasing tax burden.

Since the creation of these four solutions, the County Commissioners' Association of Ohio and the County Treasurers' Association of Ohio have joined the advocacy for their passage.

HOW CAN YOU ADVOCATE FOR PROPERTY TAX RELIEF?

1 Contact your State Representative and State Senator

2 Contact State House and State Senate Leadership

 Find State elected officials at findmydistrict.ohiosos.gov



Auditor Advocacy Press Briefing, April 2025

In April of this year, Trustees, Councilmembers, reporters, and community leaders came together to promote the advocacy of the CAAO's top four legislative priorities at the Auditor Advocacy Press Briefing. **Over 80 attendees**, both in-person and online, watched as Auditor Jessica Miranda, Auditor Matt Nolan, and Auditor Karl Keith presented alongside leaders from the Council on Aging, United Way of Greater Cincinnati, Cincinnati, and the Sycamore School District.

Did you know school districts are the primary receivers of property taxes in Hamilton County? School districts rely on property taxes to educate communities across the county, but legislation in the Statehouse has made it more difficult for them to acquire this funding. Last June, Auditor Miranda joined school treasurers from various districts to hear how they've been forced to adapt and learn what information our office can provide to be helpful with their budgeting.

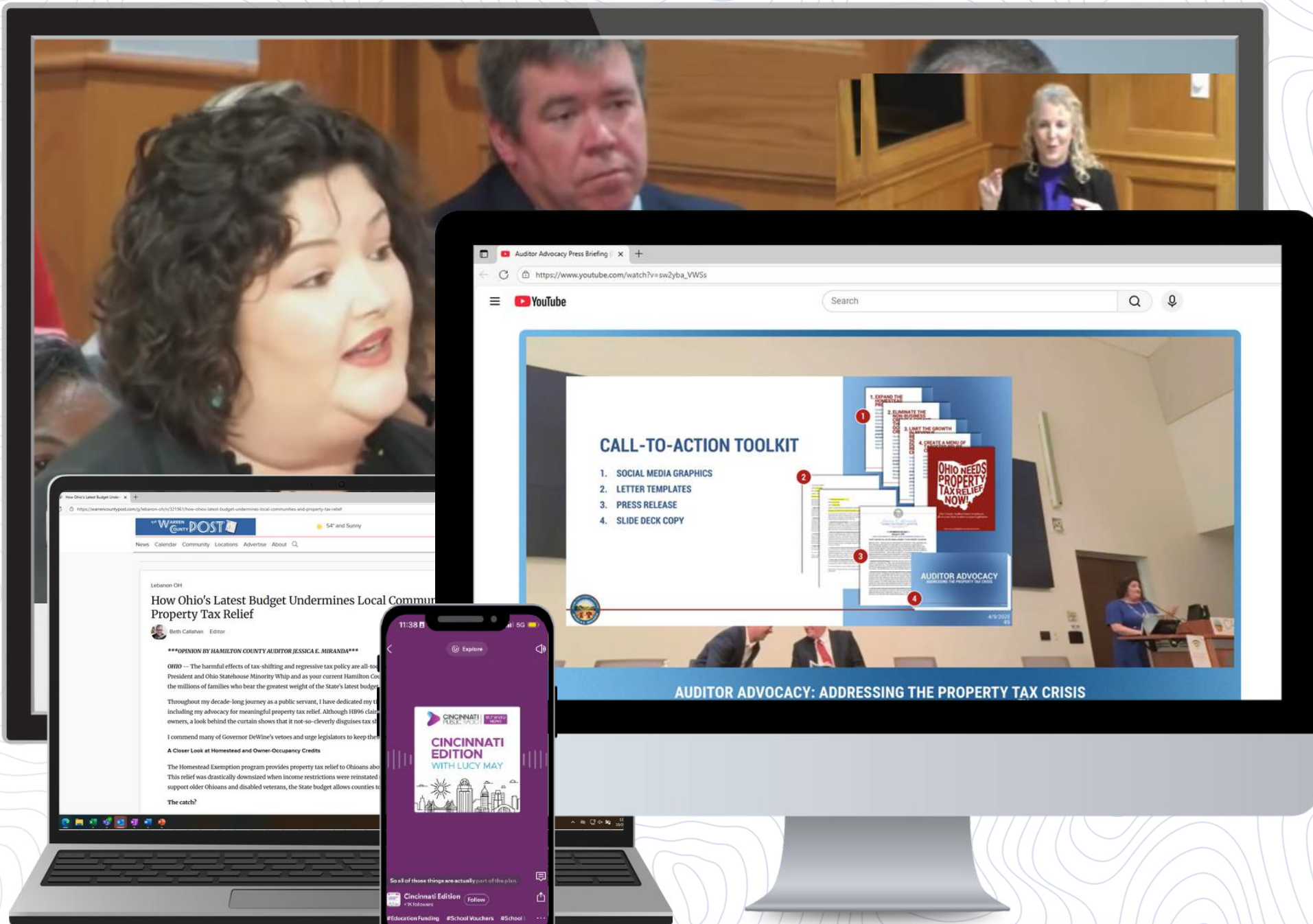


School District Treasurers Meeting, April 2025

In the summer of 2025, the State Legislature introduced various bills aimed at providing property tax relief to homeowners at the expense of school districts, municipalities, and counties. Governor DeWine chose to veto many of these items within the budget bill in an attempt to send the lawmakers back to the chalkboard. Tangentially, Governor DeWine formed the Property Tax Relief Working Group to devise new solutions, which were released later that summer. Many of these solutions mirror what has been advocated for by Auditor Miranda and the CAAO.



Auditor Miranda Presents to the County Commissioners, June 2025



FINANCE UPDATE

GENERAL FUND SCOPE

Hamilton County's General Fund serves as the chief operating fund for the County. It manages all financial resources that are not legally or practically required to be accounted for in a separate, specialized fund.

GENERAL FUND EXPENDITURES

In 2025, General Fund expenditures reached \$418,482,000, a 3.54% decrease from 2024. Judicial and public safety programs were the primary spending areas, accounting for 72.71% of total General Fund outlays. The majority of these two functions' expenditures are in the courts and the Sheriff and Prosecutor Departments. Over the past five years, all functional areas except debt service have increased their expenditure totals. While the totals for social services, public works and economic development are showing significantly lower expenditures than in the other categories - although with high percentage increases in two of those categories - the majority of the County's spending in these three functions is charged to other County funds. Over the years, General Fund spending has risen due to increased costs, availability of revenues, and varying focuses based on County needs. For instance, in 2024, general government spending spiked significantly due to providing up-front resources for a number of capital projects around the County.

GENERAL FUND REVENUES

General Fund revenues totaled \$422,818,000 in 2025. During the past five years, sales and use taxes have continued to be the leading individual source of revenue that supports the County's General Fund operations. In 2025, sales and use tax was 39.03% of all General Fund revenues. Second in significance is charges for services. The largest components of revenues in this category are payments to the Sheriff to patrol and perform other assignments for various political subdivisions, fees and taxes related to property transfers, and charges to County departments for indirect costs. The largest revenue increase over the five years - 355% - was in investment earnings, due to the interest rates increasing beginning in 2023. The ups and downs in this category are attributable to the varying totals in the investment accounts from year to year. Over the five-year period shown, all revenue categories except other revenue have increased. The downturn in other revenue reflects the fact that CARES Act reimbursements ceased after 2022.

General Fund Expenditures

Cash-Basis Actuals

(in thousands)

Year	2021	2022	2023	2024	2025	% Change 2021-2025
General Government	\$64,005	\$62,919	\$70,564	\$130,520	\$88,236	37.86%
Judicial	92,475	100,814	112,113	125,475	139,653	51.02%
Public Safety	126,547	128,564	141,956	151,109	164,642	30.10%
Social Services	1,539	1,670	1,834	2,084	2,993	94.48%
Public Works	7,842	7,639	7,397	8,988	8,736	11.40%
Economic Development	4,514	6,229	5,219	9,731	7,993	77.07%
Debt Service	6,287	5,181	5,246	5,938	6,229	-0.92%
Total Expenditures	\$303,209	\$313,016	\$344,329	\$433,845	\$418,482	38.02%

General Fund Revenues

Cash-Basis Actuals

(in thousands)

Year	2021	2022	2023	2024	2025	% Change 2021-2025
Property Taxes & Assessments	\$44,762	\$45,233	\$45,387	\$57,645	\$57,798	29.12%
Sales & Use Tax	138,752	146,893	154,790	156,191	165,006	18.92%
State Shared Taxes	15,513	16,915	16,975	16,789	18,249	17.64%
License & Permits	2,608	3,877	3,357	3,312	3,206	22.93%
Charges for Service	64,376	68,342	64,072	69,205	73,952	14.88%
Fines & Forfeitures	6,478	6,418	6,644	7,226	7,104	9.66%
Investment Earnings	8,335	9,514	36,482	46,868	37,924	355.00%
Intergovernmental	33,573	41,936	37,091	45,090	49,114	46.29%
Other	34,604	28,518	8,903	12,559	10,465	-69.76%
Total Revenues	\$349,001	\$367,646	\$373,701	\$414,885	\$422,818	21.15%

FINANCE UPDATE

HAMILTON COUNTY PROPERTY TAX LEVIES

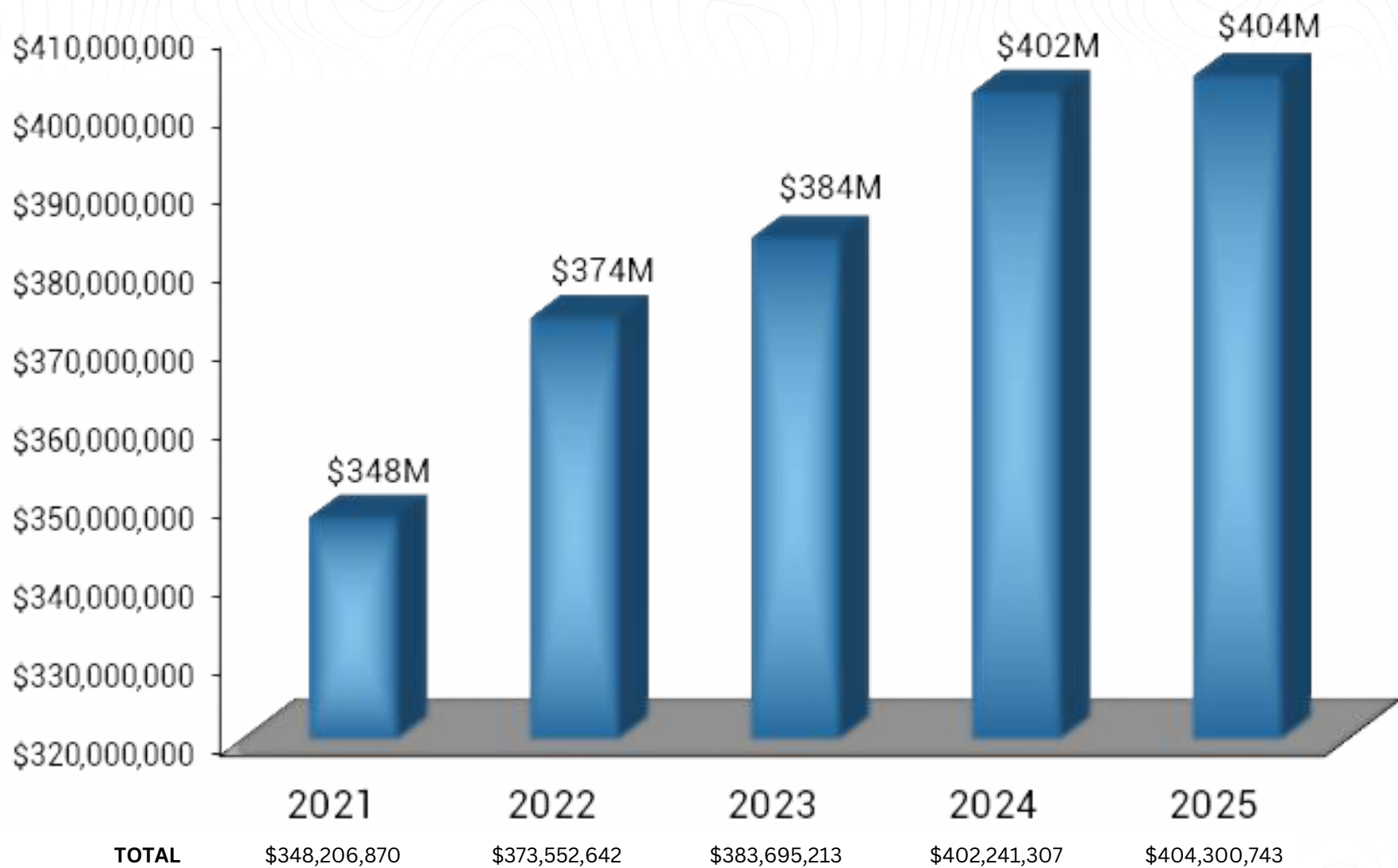
Since its establishment, Hamilton County's government has introduced various levies - both outside levies approved by voters at local elections and unvoted inside levies subject to the Ohio Constitution. These levies generate property tax revenue for a number of County departments and functions, including the University of Cincinnati Health, Children Services, and Developmental Disability Services.

Total Gross Property Tax Collections Hamilton County Tax Levies Past 5 Collection Years

Tax Levy	2021	2022	2023	2024	2025	% Change 2021-2025
General Fund	\$49,668,400	\$50,128,202	\$50,297,403	\$63,974,047	\$64,186,239	29.23%
Indigent Care	40,050,602	40,671,801	40,873,164	41,709,641	41,844,270	4.48%
Information Center	4,258,648	4,330,912	4,356,210	4,462,909	4,470,767	4.98%
Community Mental Health	36,117,413	36,637,808	45,560,088	46,290,567	46,512,486	28.78%
Children Services	81,124,672	81,189,378	81,429,818	82,482,501	82,976,442	2.28%
Senior Services	26,679,025	27,030,021	27,129,161	27,496,376	27,653,501	3.65%
Zoological	7,294,572	7,391,303	7,418,812	7,523,704	7,565,061	3.71%
DDS	76,145,589	77,111,719	77,418,556	78,365,219	78,832,750	3.53%
Family Services & Treatment	6,465,929	6,547,248	6,573,764	6,651,663	6,691,924	3.50%
Total	\$327,804,849	\$331,038,391	\$341,056,976	\$358,956,629	\$360,733,439	10.05%
For County Park District	\$20,402,021	\$42,514,251	\$42,638,238	\$43,284,678	\$43,567,304	113.54%
Year	2021	2022	2023	2024	2025	
TOTAL	\$348,206,870	\$373,552,642	\$383,695,213	\$402,241,307	\$404,300,743	16.11%

Amounts include regular and delinquent collections and State reimbursements made for the Homestead Exemption, Non-Business Credit, and Owner-Occupancy Credit. Amounts do not include collections from special assessments, payments in lieu of taxes, or administrative fees.

Total Gross Property Tax Collections - County Levies - Past 5 Years



DOG LICENSING

State law requires that all dogs be licensed through the County Auditor's Office, but no one said it can't be fun! Over 30,000 dogs are licensed in the County, but that only amounts to 13% of the total estimated number. In 2025, many new initiatives were launched to promote dog licensing including an updated website, new tag issuers, and a County-wide essay competition! Do you live in Hamilton County and have a dog? Go join Jessica's Paw Pack by licensing your pet!



VETS TO SELL DOG LICENSES

To make dog licensing more accessible to pet owners, various veterinarian offices around the county were trained by Auditor's Office staff on how to issue licenses. Meeting folks where they are at is a great way to remove barriers and move towards our goal of getting more dogs licensed, as it is required by State law. If a vet's office has this poster, they are equipped to issue dog licenses!

HAMILTON COUNTY AUDITOR
JESSICA E. MIRANDA

**YOUR LICENSE GETS YOU HOME.
A DOG LICENSE GETS THEM HOME.**

Over 10 million pets are reported missing each year in the US.
License your dog today to help get them home when lost.
Get yours here. It's the law.

Ohio
DOG LICENSE
AB123456
DOE
JANE
123 ANYWHERE ST
ANYTOWN, OH 12345
DOB: 12-31-2026
SEX: M
09-01-2026
F 600 BLU
ZZ1234567
AB123456
5000 6000

*License shown for dramatization. Your dog will not receive an ID card.

HAMILTON COUNTY AUDITOR'S OFFICE
138 E. Court St., Cincinnati, OH 45202, Room 304
dogs@auditor.hamilton-co.org
513-946-4123

The Hamilton County Auditor's Office launched the **first ever Top Dog Essay Contest** for 4th graders around the county. 80+ students from 5 elementary schools submitted short essays on why their dog is the Top Dog in the county. Congrats to the 2025 winner from Three Rivers Elementary!

INAUGURAL TOP DOG CONTEST



2025 Top Dog Ceremony, Three Rivers Elementary



4th GRADE ESSAY CONTEST

Submissions Due By October 15th to TopDog@auditor.hamilton-co.org

THE CHALLENGE

Write a short, 1-3 paragraph essay answering one of the following prompts:

My Dog, the Top Dog: Imagine your dog just won "Top Dog in the County"! What makes your dog so special and deserving of this award?

A Day in the Life of a Top Dog: Write a story about a day in your chosen dog's life, from their perspective!

If My Dog Could Talk: If your dog could tell everyone in the county one thing about being a "Top Dog," what would it be?

THE PRIZES

A Permanent, Limited-Edition Gold-toned Top Dog License (worth \$190)
Recognition on the Official County Auditor Website and Social Media Accounts
Bragging rights that your dog is THE Top Dog in the County!



Jessica Miranda, Hamilton County Auditor



WINNING ESSAY!

Hi! My name is Luna and I'm a golden doodle. I am in the pound. I used to be a legal pet. Only one thing though; nobody can find my birth certificate! If I could talk to humans, I would say, "I'm the top dog in the county! Get looking!" Yes, I am the top dog in the county.

I had a "genius" plan. I thought I could sneak out. That didn't work. Nonetheless, I think I should not give up. I am trying to get people to protest. I think I should be a service dog. I can see, smell, hear, guide, and I'm strong. I can even tie shoes! I try to get protesters by asking the other dogs that are in the pound if they can find a way to get the owners to protest to get me out.

Also, I think it is my passion to help people. Oh wait, someone is coming to my cage. They said I'm free!!! They also said they are making me a service dog for Elliot! I think I'm going to love him! He's blind. I can help him see! Best day ever! To sum it up, I'm Luna and I just got adopted!



DIGITAL CONNECTIVITY

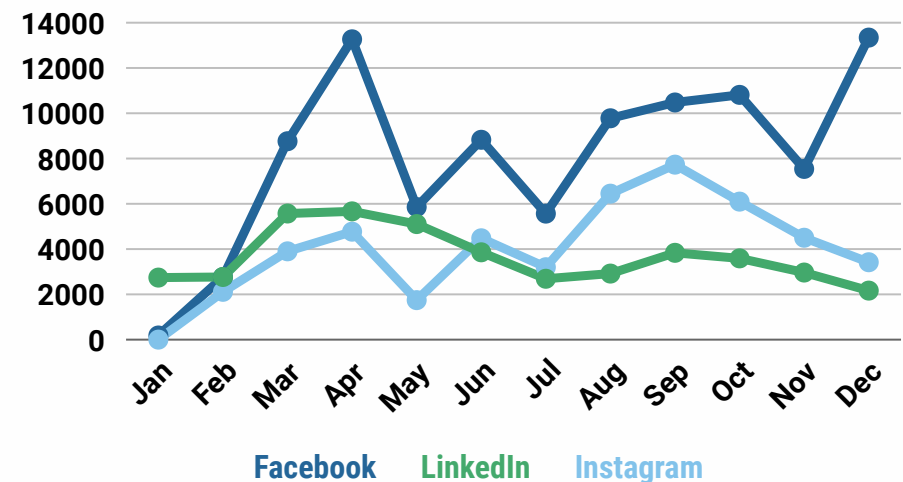
SOCIAL MEDIA LAUNCH

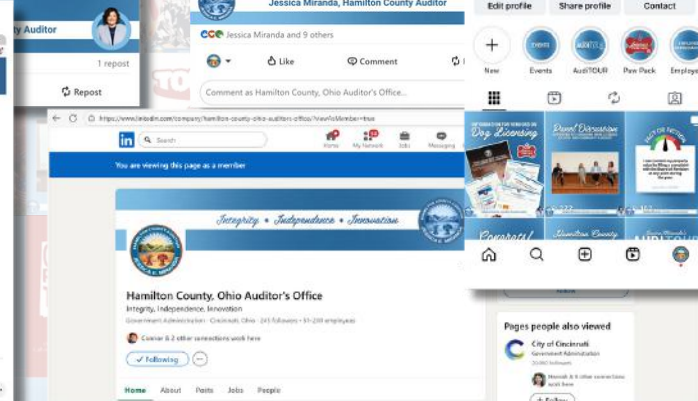
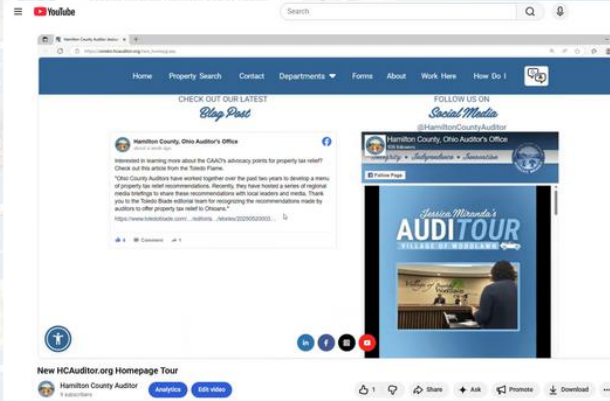
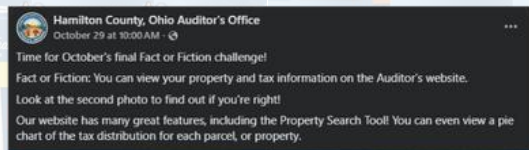
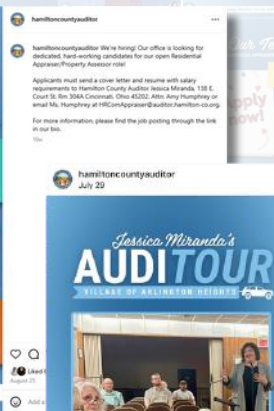
The launch of the public affairs team coincided with the launch of the Auditor's Office's **first ever** social media accounts. This new channel of community engagement has proven to be successful with over 50,000 accounts reached, 150,000+ impressions, and 500+ posts across Facebook, Instagram, LinkedIn, and YouTube. Followers interacted with content that highlighted the great work of the office, including a variety of themed series.



Community engagement is crucial to our goals of sharing our office's resources, and this focus shapes the content we post. This has proved highly effective on Facebook, which generated nearly 50% of our total impressions. This success is likely driven by the sharable nature of our content, particularly posts about community events (such as meetings, presentations, and conferences) with organizations that are active on Facebook. Sharing event-related content allows us to amplify our mission of integrity, independence, and innovation.

Total Impressions Per Month





HCAUDITOR.ORG SERVED MILLIONS IN 2025

4.7+ MILLION

Website Visitors

4000+

Cities



8.6+ MILLION

Page Views

~40%
Use Mobile
Devices

WEBSITE REFRESH

Auditor Dusty Rhodes made huge strides in government transparency when he created the Hamilton County Auditor's Office website in the '90s, well before websites became popularized. Since then, tens of thousands of finance officials, real estate agents, homeowners, and other professionals have accessed the trailblazing website. With over 350,000 monthly visitors from over 4,000 cities, there is a great reliance on the functionality and accessibility of the website's pages and tools. Fortunately, the ACSIS team within the Auditor's Office are experts in their field and get the job done.

Pushed by federal legislation and under the guidance of Auditor Jessica Miranda, the Auditor's Office chose to update the website with a modern aesthetic and useful features, including a search bar, translation to over 100 languages, embedded social media, and an accessibility tool. The most-used pages received greater highlight on the new page, but all content remains available - check it out!

To access the Hamilton County Auditor's Office website, and all the tools it hosts, visit www.HCAuditor.org.

WEIGHTS & MEASURES

The Weights and Measures department is tasked with ensuring "equity in the marketplace" by certifying the accuracy of all commercial weighing and measuring devices. Under Ohio law, the department inspects a wide range of equipment, including gas station meters, grocery scales, and retail price-scanning systems, while also verifying the weight of pre-packaged goods like meat, mulch, and firewood. Inspectors are required to complete many hours of continuing education annually to maintain their expertise. To protect consumers, the department has the authority to reject, condemn, or confiscate inaccurate devices. If businesses fail to comply with these standards, the matter may be referred to the County Prosecutor.

Each year, a comprehensive report of the Weights & Measures team's work is posted to our website. The lean team of 3 conducted thousands of tests to confirm fuel volumes, scale accuracy, and much more.

Extensive Commercial Footprint: The team monitors a vast network of businesses, including 342 fuel stations and 105 supermarkets. Over the course of the year, they conducted 668 visits to these two types of establishments alone to ensure compliance. They inspected 6,501 retail motor fuel meters, finding 94% to be correct initially. Additionally, they tested 1,275 point-of-sale scales and 843 computing scales, maintaining high standards of accuracy for retail transactions.

Exceptional Price Accuracy: During price verification audits, the team tested 4,650 individual items. They discovered only 32 overcharges and 10 undercharges, a testament to the high level of pricing integrity in the county.

Consumer Protection and Security: The team responded to and successfully resolved 14 complaints regarding fuel quantity and 1 regarding fuel quality. Their package-checking efforts led to 300 packages being ordered "off-sale" from random-pack weight lots to ensure customers receive exactly what they pay for. Inspectors also look for illegal hardware during their rounds; the report confirms that zero (0) credit card skimmers were found during their motor-fuel device inspections in 2025.



PROUD TO BE A TEAM

The Hamilton County Auditor's Office is committed to cultivating a supportive and enriching professional environment. Throughout the year, the office welcomed 14 new joiners to its team, a testament to its continued growth and dedication to public service. Beyond the essential work performed, the office prioritizes employee engagement and community, hosting over 30 office events, including themed days, potlucks, and various retention activities throughout the year. Furthermore, employees benefit from a comprehensive package of excellent benefits provided through Hamilton County, underscoring the office's value for the well-being and security of its staff. Interested in joining the team? Visit HCAuditor.org and navigate to the "Work Here" page!

Thank you for your commitment to public service!





Government Finance Officers Association

Certificate of
Achievement
for Excellence
in Financial
Reporting

Presented to

**Hamilton County
Ohio**

EXCELLENCE IN FINANCIAL REPORTING

Annually, the Government Finance Officers Association (GFOA) grades the management and execution of financial reporting. For the eighth consecutive year, the Hamilton County Auditor's Office received the highest form of recognition from the GFOA in 2025 for Fiscal Year 2023. According to the GFOA, this commitment to transparency represents a significant accomplishment by a government and its management.



Jessica E. Miranda
HAMILTON COUNTY AUDITOR

Let's Stay Connected!



Hamilton County Ohio Auditor's Office



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