



A Different Approach to Funding Sylvania Local Schools

Understanding a school-district earned-income-tax levy

Dear Resident:

We understand there are many factors that influence your decision to vote for or against a school levy. It's important to note that this levy is a income tax levy, not a property tax levy — if approved, it would be collected through an earned income tax rather than **added to your property tax bill**. The Board of Directors of Northwest Ohio REALTORS® has voted to **endorse this levy**, and we want to share why: **strong schools and strong home values go hand in hand** in a community.

A wide range of factors influence a decision to purchase a home. The condition of the home, as well as its size, layout, age and proximity to amenities, are all important to varying degrees depending on the individual buyer. The **local school district remains one of the factors with the most significant influence**. It has long been understood that good schools attract families with school-age children, and research over the years has continued to reinforce that connection.

- Economists have estimated that a **five percent improvement in test scores** in suburban neighborhoods **can raise home prices by 2.5 percent**, according to The New York Times.
- Research by the National Bureau of Economic Research found that for **every dollar spent on public schools** in a community, **home values increased by \$20**.
- After removing variations in neighborhoods, taxes, and school spending to isolate the value parents place on school quality, a study by UCLA economist Sandra Black found that **parents are willing to pay 2.5% more for housing for a 5% increase in test scores**.
- A Tulane University study found proficiency tests, **expenditure per pupil and pupil-to-teacher ratio to be “consistently capitalized” into housing prices**.
- In NAR's 2025 Profile of Home Buyers and Sellers, **quality of the neighborhood was the single most important factor cited by recent home buyers** — named by 59% of respondents, more than affordability, proximity to family or commute time. **School quality is consistently one of the drivers behind that “neighborhood quality” judgment**, particularly for buyers with children.
- A realtor.com survey of nearly 1,000 prospective home buyers showed that **91% said school boundaries were important** in their search.

If you have any questions about this information please don't hesitate to contact me at megan@nworealtors.com.

Regardless of how a levy is funded — through income tax or property tax — **school quality remains closely tied to home values** in a community. That's why the Board of Directors of Northwest Ohio REALTORS® is asking our members and neighbors to **join us in voting YES on this levy**. Voting is a personal decision, and we respect that every resident will weigh it for themselves — but we wanted you to know where the Board stands. Whichever way you decide, we encourage you to **get out and vote** and let your voice be heard!

Sincerely,

Megan Meyer Foos
Chief Executive Officer
Northwest Ohio REALTORS®