

# Addendum 1

**City of Canton, Ohio**  
Purchasing Department  
218 Cleveland Ave. SW, 4<sup>th</sup> floor  
Canton, Ohio 44702

Lease of Approximately 35 Acres of Land for Farming in Pike Township

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**Item/Project**

Purchasing Department

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**Responsible Department**

February 14, 2024 on or before 2:00 PM local time

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**Proposals Due By**

**Proposal Submitted By:**

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**Company Name**

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**Street Address**

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**City**

**State**

**Zip**

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**Contact Person**

**Phone No.**

**Email Address**

**Question:**

Per section 3.2.8.2 of the Invitation to Bid, the Lessee shall be responsible for any and all real estate taxes associated with the leased property. Can you provide recent tax amounts due for the three parcels in this bid?

**Answer:**

Attached below are the most recent tax details to Parcels 4880032, 4880033 and 4880024. Please note that 2024 is a reappraisal year, which means the Current Agricultural Use Valuation (CAUV) soil values will get recalculated as well.



**ALEXANDER A. ZUMBAR**  
**STARK COUNTY, OHIO TREASURER**  
 110 CENTRAL PLAZA S STE 250  
 CANTON, OH 44702

**Email:** treasurer@starkcountyohio.gov  
**Website:** www.starkcountyohio.gov/treasurer  
**Phone:** 330-451-7814  
**Fax:** (330) 451-7815

**Office Hours:** Monday through Friday  
 8:30 A.M. to 4:30 P.M.

**CITY OF CANTON**  
**218 CLEVELAND AVE SW**  
**CANTON OH 44702**

Printed Online Date: 01/29/24

**Taxes For:** 1st HALF 2023  
**Due Date:** 02/21/2024  
 Ohio Revised Code 323121 requires a 10% penalty to be added for any payments dated or postmarked after the due date.

**Messages**

**NOTE: A tax payment drop box is located inside the Stark County Office Building main entrance.**

Property Details	
<b>Parcel Number:</b>	4880024
<b>Address:</b>	EAST SPARTA AVE SE
<b>Description:</b>	11 SE 13.43A #2797)
<b>Owner:</b>	CANTON CITY
<b>Property Type:</b>	110 AGRICULTURAL
<b>District:</b>	00450 PIKE TOWNSHIP - SANDY VALLEY LSC
Tax Rates	
<b>Gross Rate:</b>	70
<b>Effective Rate:</b>	44.921494
<b>Owner Occu Rate:</b>	.022448
<b>Non-Business Rate:</b>	.089792
Appraised Value (100%)	
<b>Land:</b>	1,900
<b>Improvement (Bldg):</b>	0
<b>Total:</b>	1,900
Taxable Value (35%)	
<b>Land:</b>	390
<b>Improvement (Bldg):</b>	0
<b>Total:</b>	390
<b>Homestead:</b>	
<b>CAUV:</b>	1,100
<b>TIF:</b>	0
<b>Distribution</b>	
Stark County	2.62
Pike Twp	0.21
Pike Twp Exc East Sparta	1.61
Sandy Valley Lsd	9.70
Stark Co. Park District	0.24
Stark County District Library	0.66
Tri-Division Ambulance Distri	0.92
Special Assessment	4.00
<b>Total</b>	<b>19.96</b>

Taxes Due	
Gross Real Estate Tax	27.34
Reduction Factor	-9.80
Subtotal	17.54
Non Business Credit	-1.58
Owner Occupancy Credit	0.00
Homestead Reduction	0.00
CAUV Recoupment	0.00
CAUV Rollback	0.00
Current Net Real Estate Taxes	15.96
Current Special Assessments	4.00
Adjustments	0.00
Current Full Year Taxes	19.96
Delq Special Assessments	0.00
Special Assessment Penalty	0.00
Special Assessment Interest	0.00
Delq Real Estate	0.00
Real Estate Penalty	0.00
Real Estate Interest	0.00
Prior Year Adjustments / (Credit)	0.00
Omitted Taxes	0.00
<b>FULL YEAR TOTAL</b>	<b>19.96</b>
<b>PAYMENTS</b>	<b>0.00</b>
<b>OTHER CREDITS</b>	<b>0.00</b>
<b>HALF YEAR DUE:</b>	<b>9.98</b>
<b>FULL YEAR DUE:</b>	<b>19.96</b>
Special Assessment	
Proj# and Description	Delinquent Current
50899-MUSKINGUM WATERSHED	0.00 4.00
<b>Total</b>	<b>0.00 4.00</b>

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Printed Online Date: 01/29/24

**Parcel Number:** 4880024  
**Total Taxable Value:** 390



Agent: 63

**Taxes For:** 1st HALF 2023  
**Due Date:** 02/21/2024  
**HALF YEAR DUE:** \$9.98  
**FULL YEAR DUE:** \$19.96

**Make checks payable to:**  
**STARK COUNTY TREASURER**

**Return By Due Date To:**  
**Stark County Treasurer**  
**P.O. Box 24815**  
**Canton, OH 44701-4815**

**CITY OF CANTON**  
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Printed Online Date: 01/29/24

**Taxes For: 1st HALF 2023**  
**Due Date: 02/21/2024**  
 Ohio Revised Code 323121 requires a 10% penalty to be added for any payments dated or postmarked after the due date.

**Messages**

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Property Details	
Parcel Number:	4880032
Address:	CLEVELAND AVE SE
Description:	14 NE 64.23A (CA#6266)
Owner:	CANTON CITY
Property Type:	110 AGRICULTURAL
District:	00450 PIKE TOWNSHIP - SANDY VALLEY LSC
Tax Rates	
Gross Rate:	70
Effective Rate:	44.921494
Owner Occu Rate:	.022448
Non-Business Rate:	.089792
Appraised Value (100%)	
Land:	150,700
Improvement (Bldg):	0
Total:	150,700
Taxable Value (35%)	
Land:	6,230
Improvement (Bldg):	0
Total:	6,230
Homestead:	
CAUV:	17,800
TIF:	0
Total	254.74

Taxes Due	
Gross Real Estate Tax	436.14
Reduction Factor	-156.26
Subtotal	279.88
Non Business Credit	-25.14
Owner Occupancy Credit	0.00
Homestead Reduction	0.00
CAUV Recoupment	0.00
CAUV Rollback	0.00
Current Net Real Estate Taxes	254.74
Current Special Assessments	0.00
Adjustments	0.00
Current Full Year Taxes	254.74
Delq Special Assessments	0.00
Special Assessment Penalty	0.00
Special Assessment Interest	0.00
Delq Real Estate	0.00
Real Estate Penalty	0.00
Real Estate Interest	0.00
Prior Year Adjustments / (Credit)	0.00
Omitted Taxes	0.00
<b>FULL YEAR TOTAL</b>	<b>254.74</b>
<b>PAYMENTS</b>	<b>0.00</b>
<b>OTHER CREDITS</b>	<b>0.00</b>
<b>HALF YEAR DUE:</b>	<b>127.37</b>
<b>FULL YEAR DUE:</b>	<b>254.74</b>
Special Assessment	
Proj# and Description	Delinquent Current
Total	0.00 0.00

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Printed Online Date: 01/29/24

Parcel Number: 4880032  
 Total Taxable Value: 6,230

Agent: 63

Taxes For: 1st HALF 2023  
 Due Date: 02/21/2024  
**HALF YEAR DUE: \$127.37**  
**FULL YEAR DUE: \$254.74**

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 Stark County Treasurer  
 P.O. Box 24815  
 Canton, OH 44701-4815

CITY OF CANTON  
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 CANTON OH 44702

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Property Details	
<b>Parcel Number:</b>	4880033
<b>Address:</b>	CLEVELAND AVE SE
<b>Description:</b>	14 NE NW 38.74A (CA#6265)(SEE ALSO 488001
<b>Owner:</b>	CANTON CITY
<b>Property Type:</b>	110 AGRICULTURAL
<b>District:</b>	00450 PIKE TOWNSHIP - SANDY VALLEY LSC
Tax Rates	
<b>Gross Rate:</b>	70
<b>Effective Rate:</b>	44.921494
<b>Owner Occu Rate:</b>	.022448
<b>Non-Business Rate:</b>	.089792
Appraised Value (100%)	
<b>Land:</b>	71,200
<b>Improvement (Bldg):</b>	0
<b>Total:</b>	71,200
Taxable Value (35%)	
<b>Land:</b>	1,580
<b>Improvement (Bldg):</b>	0
<b>Total:</b>	1,580
<b>Homestead:</b>	
<b>CAUV:</b>	4,500
<b>TIF:</b>	0
<b>Total</b>	64.58

Taxes Due	
Gross Real Estate Tax	110.60
Reduction Factor	-39.64
Subtotal	70.96
Non Business Credit	-6.38
Owner Occupancy Credit	0.00
Homestead Reduction	0.00
CAUV Recoupment	0.00
CAUV Rollback	0.00
Current Net Real Estate Taxes	64.58
Current Special Assessments	0.00
Adjustments	0.00
Current Full Year Taxes	64.58
Delq Special Assessments	0.00
Special Assessment Penalty	0.00
Special Assessment Interest	0.00
Delq Real Estate	0.00
Real Estate Penalty	0.00
Real Estate Interest	0.00
Prior Year Adjustments / (Credit)	0.00
Omitted Taxes	0.00
<b>FULL YEAR TOTAL</b>	64.58
<b>PAYMENTS</b>	0.00
<b>OTHER CREDITS</b>	0.00
<b>HALF YEAR DUE:</b>	32.29
<b>FULL YEAR DUE:</b>	64.58

Special Assessment		
Proj# and Description	Delinquent	Current
Total	0.00	0.00

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Printed Online Date: 01/29/24

**Parcel Number:** 4880033  
**Total Taxable Value:** 1,580



Agent: 63

**Taxes For:** 1st HALF 2023  
**Due Date:** 02/21/2024  
**HALF YEAR DUE:** \$32.29  
**FULL YEAR DUE:** \$64.58

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