



**FINAL ADMINISTRATIVE DECISION
ILLINOIS PROPERTY TAX APPEAL BOARD**

APPELLANT: Englewood Eden Green LTD.
DOCKET NO.: 09-31627.001-C-3 through 09-31627.064-C-3
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are Englewood Eden Green LTD., the appellant, by attorney Edward M. Burke, of Klafter & Burke in Chicago; the Cook County Board of Review; and the intervenor, the CBOE, by attorney Cynthia B. Harris of Chicago Board of Education in Chicago.

Prior to the hearing the parties reached an agreement as to the correct assessment of the subject property. This assessment agreement was presented to and considered by the Property Tax Appeal Board.

After reviewing the record and considering the evidence submitted, the Property Tax Appeal Board finds that it has jurisdiction over the parties and the subject matter of this **Cook** County appeal. The Property Tax Appeal Board further finds that the agreement of the parties is proper, and the correct assessed valuation of the property is:

DOCKET NO	PARCEL NUMBER	LAND	IMPRVMT	TOTAL
09-31627.001-C-3	20-16-325-002-0000	17,947	0	\$17,947
09-31627.002-C-3	20-16-325-017-0000	2,928	0	\$2,928
09-31627.003-C-3	20-16-325-018-0000	2,791	0	\$2,791
09-31627.004-C-3	20-16-325-019-0000	7,394	20,865	\$28,259
09-31627.005-C-3	20-16-325-020-0000	4,111	20,865	\$24,976
09-31627.006-C-3	20-16-325-021-0000	3,525	0	\$3,525
09-31627.007-C-3	20-16-325-022-0000	4,652	10,012	\$14,664
09-31627.008-C-3	20-16-325-023-0000	4,124	12,761	\$16,885
09-31627.009-C-3	20-16-325-024-0000	8,249	22,686	\$30,935
09-31627.010-C-3	20-16-325-025-0000	3,125	0	\$3,125
09-31627.011-C-3	20-16-325-026-0000	16,500	31,277	\$47,777
09-31627.012-C-3	20-16-325-027-0000	4,124	10,378	\$14,502
09-31627.013-C-3	20-16-325-028-0000	3,125	0	\$3,125

09-31627.014-C-3	20-16-325-029-0000	4,124	17,148	\$21,272
09-31627.015-C-3	20-16-325-030-0000	5,691	17,148	\$22,839
09-31627.017-C-3	20-16-326-015-0000	3,264	14,046	\$17,310
09-31627.018-C-3	20-16-326-016-0000	4,949	23,331	\$28,280
09-31627.019-C-3	20-16-326-017-0000	8,249	9,509	\$17,758
09-31627.020-C-3	20-16-326-018-0000	3,574	12,362	\$15,936
09-31627.021-C-3	20-16-326-019-0000	5,829	19,018	\$24,847
09-31627.022-C-3	20-16-326-020-0000	4,124	16,165	\$20,289
09-31627.023-C-3	20-16-326-021-0000	4,375	562	\$4,937
09-31627.024-C-3	20-16-326-022-0000	8,347	733	\$9,080
09-31627.025-C-3	20-16-326-023-0000	6,710	590	\$7,300
09-31627.026-C-3	20-16-326-024-0000	6,710	588	\$7,298
09-31627.027-C-3	20-16-326-025-0000	8,184	100,603	\$108,787
09-31627.028-C-3	20-16-326-026-0000	5,596	100,125	\$105,721
09-31627.029-C-3	20-16-326-027-0000	23,365	301,936	\$325,301
09-31627.030-C-3	20-21-104-008-0000	4,124	4,973	\$9,097
09-31627.031-C-3	20-21-104-010-0000	8,249	115,107	\$123,356
09-31627.032-C-3	20-21-104-012-0000	2,874	13,566	\$16,440
09-31627.033-C-3	20-21-104-014-0000	2,874	25,735	\$28,609
09-31627.034-C-3	20-21-104-025-0000	1,260	0	\$1,260
09-31627.035-C-3	20-21-104-026-0000	630	0	\$630
09-31627.036-C-3	20-21-104-027-0000	2,184	6,609	\$8,793
09-31627.037-C-3	20-21-105-001-0000	5,676	11,066	\$16,742
09-31627.038-C-3	20-21-105-002-0000	2,573	14,868	\$17,441
09-31627.039-C-3	20-21-105-003-0000	13,529	29,877	\$43,406
09-31627.040-C-3	20-21-105-004-0000	4,356	9,496	\$13,852
09-31627.041-C-3	20-21-105-005-0000	4,356	7,434	\$11,790
09-31627.042-C-3	20-21-105-006-0000	525	0	\$525
09-31627.043-C-3	20-21-105-020-0000	5,280	7,772	\$13,052
09-31627.044-C-3	20-21-105-022-0000	12,374	46,917	\$59,291
09-31627.045-C-3	20-21-105-023-0000	869	163	\$1,032
09-31627.046-C-3	20-21-105-025-0000	688	238	\$926
09-31627.047-C-3	20-21-105-026-0000	2,402	3,399	\$5,801
09-31627.048-C-3	20-21-106-001-0000	21,780	112,017	\$133,797
09-31627.049-C-3	20-21-106-002-0000	3,036	19,425	\$22,461
09-31627.050-C-3	20-21-106-003-0000	3,036	13,817	\$16,853
09-31627.051-C-3	20-21-106-004-0000	396	0	\$396
09-31627.052-C-3	20-21-106-015-0000	7,524	85,508	\$93,032
09-31627.053-C-3	20-21-106-017-0000	3,036	59,067	\$62,103
09-31627.054-C-3	20-21-106-018-0000	3,036	20,805	\$23,841
09-31627.055-C-3	20-21-106-019-0000	396	0	\$396
09-31627.056-C-3	20-21-107-001-0000	15,180	45,913	\$61,093
09-31627.057-C-3	20-21-107-003-0000	672	0	\$672
09-31627.058-C-3	20-21-107-004-0000	4,250	13,412	\$17,662
09-31627.059-C-3	20-21-107-005-0000	3,036	9,637	\$12,673
09-31627.060-C-3	20-21-107-006-0000	3,036	2,410	\$5,446

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09-31627.061-C-3	20-21-107-007-0000	3,036	178	\$3,214
09-31627.062-C-3	20-21-107-019-0000	9,108	2,616	\$11,724
09-31627.063-C-3	20-21-107-020-0000	6,072	14,881	\$20,953
09-31627.064-C-3	20-21-107-036-0000	10,625	13,960	\$24,585

Subject only to the State multiplier as applicable.

This is a final administrative decision of the Property Tax Appeal Board which is subject to review in the Circuit Court or Appellate Court under the provisions of the Administrative Review Law (735 ILCS 5/3-101 et seq.) and section 16-195 of the Property Tax Code.

Chairman



Member

Member



Member

Acting Member



Acting Member

DISSENTING: _____

C E R T I F I C A T I O N

As Clerk of the Illinois Property Tax Appeal Board and the keeper of the Records thereof, I do hereby certify that the foregoing is a true, full and complete Final Administrative Decision of the Illinois Property Tax Appeal Board issued this date in the above entitled appeal, now of record in this said office.

Date: November 20, 2015



Clerk of the Property Tax Appeal Board

IMPORTANT NOTICE

Section 16-185 of the Property Tax Code provides in part:

"If the Property Tax Appeal Board renders a decision lowering the assessment of a particular parcel after the deadline for filing complaints with the Board of Review or after adjournment of the session of the Board of Review at which assessments for the subsequent year are being considered, the taxpayer may, within 30 days after the date of written notice of the Property Tax Appeal Board's decision, appeal the assessment for the subsequent year directly to the Property Tax Appeal Board."

In order to comply with the above provision, YOU MUST FILE A PETITION AND EVIDENCE WITH THE PROPERTY TAX APPEAL BOARD WITHIN 30 DAYS OF THE DATE OF THE ENCLOSED DECISION IN ORDER TO APPEAL THE ASSESSMENT OF THE PROPERTY FOR THE SUBSEQUENT YEAR.

Based upon the issuance of a lowered assessment by the Property Tax Appeal Board, the refund of paid property taxes is the responsibility of your County Treasurer. Please contact that office with any questions you may have regarding the refund of paid property taxes.