



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

APPELLANT: Washington Square Development, LLC
DOCKET NO.: 15-04278.001-R-2 through 15-04278.017-R-2
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are Washington Square Development, LLC, the appellant, by attorney Adam Rogozinsky, of Worssek & Vihon, in Chicago; the Lake County Board of Review; and Community Consolidated School Dist. #46, and Grayslake High School Dist. #127, intervenors, by attorney Alan M. Mullins of Scariano, Himes and Petrarca in Chicago.

The record in this appeal contains a proposed assessment for the subject property submitted by the appellant and the board of review. The intervenors were notified of this suggested agreement and given thirty (30) days to respond if the offer was not acceptable. The intervenors did not respond to the Property Tax Appeal Board by the established deadline.

After considering the evidence and reviewing the record, the Property Tax Appeal Board finds that it has jurisdiction over the parties and the subject matter of this appeal. The Board finds that the assessed valuation proposed by the appellant and the board of review is appropriate.

Based on the facts and exhibits presented in this matter, the Property Tax Appeal Board hereby finds **A Reduction** in the assessment of the property as established by the **Lake** County Board of Review is warranted. The correct assessed valuation of the property is:

DOCKET NO	PARCEL NUMBER	LAND	IMPRVMT	TOTAL
15-04278.001-R-2	06-24-404-099	4,792	24,205	\$28,997
15-04278.002-R-2	06-24-404-100	4,792	24,205	\$28,997
15-04278.003-R-2	06-24-404-101	4,792	24,205	\$28,997
15-04278.004-R-2	06-24-404-102	4,792	24,205	\$28,997
15-04278.005-R-2	06-24-404-104	4,792	24,205	\$28,997
15-04278.006-R-2	06-24-404-105	4,792	24,205	\$28,997
15-04278.007-R-2	06-24-404-106	4,792	24,205	\$28,997
15-04278.008-R-2	06-24-404-107	4,792	24,205	\$28,997
15-04278.009-R-2	06-24-404-109	4,792	24,205	\$28,997
15-04278.010-R-2	06-24-404-110	4,792	24,205	\$28,997
15-04278.011-R-2	06-24-404-111	4,792	24,205	\$28,997
15-04278.012-R-2	06-24-404-112	4,792	24,205	\$28,997
15-04278.013-R-2	06-24-404-114	4,792	24,205	\$28,997
15-04278.014-R-2	06-24-404-115	4,792	24,205	\$28,997
15-04278.015-R-2	06-24-404-116	4,792	24,205	\$28,997

Docket No: 15-04278.001-R-2 through 15-04278.017-R-2

15-04278.016-R-2	06-24-404-117	4,792	24,205	\$28,997
15-04278.017-R-2	06-24-409-044	5,000	43,329	\$48,329

Subject only to the State multiplier as applicable.

(Continued on Page 3)

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.