



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

APPELLANT: Woods Edge II Condominium Association
DOCKET NO.: 18-20491.001-R-2 through 18-20491.080-R-2
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are Woods Edge II Condominium Association, the appellant, by attorney John P. Fitzgerald of Fitzgerald Law Group, P.C. in Burr Ridge; the Cook County Board of Review; and Consolidated H.S.D. #230, Green Hills Public Library District, and Palos CCSD #118, intervenors, by attorney Mallory A. Milluzzi of Klein, Thorpe, & Jenkins, Ltd. 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
18-20491.001-R-2	23-22-200-045-1001	939	7,934	\$ 8,873
18-20491.002-R-2	23-22-200-045-1002	895	7,563	\$ 8,458
18-20491.003-R-2	23-22-200-045-1003	957	8,083	\$ 9,040
18-20491.004-R-2	23-22-200-045-1004	913	7,712	\$ 8,625
18-20491.005-R-2	23-22-200-045-1005	921	7,786	\$ 8,707
18-20491.006-R-2	23-22-200-045-1006	877	7,414	\$ 8,291
18-20491.007-R-2	23-22-200-045-1007	895	7,563	\$ 8,458
18-20491.008-R-2	23-22-200-045-1008	895	7,563	\$ 8,458
18-20491.009-R-2	23-22-200-045-1009	913	7,712	\$ 8,625
18-20491.010-R-2	23-22-200-045-1010	913	7,712	\$ 8,625
18-20491.011-R-2	23-22-200-045-1011	877	7,414	\$ 8,291
18-20491.012-R-2	23-22-200-045-1012	877	7,414	\$ 8,291
18-20491.013-R-2	23-22-200-045-1013	1,106	9,346	\$10,452
18-20491.014-R-2	23-22-200-045-1014	1,150	9,717	\$10,867
18-20491.015-R-2	23-22-200-045-1015	1,124	9,495	\$10,619
18-20491.016-R-2	23-22-200-045-1016	1,168	9,865	\$11,033
18-20491.017-R-2	23-22-200-045-1017	1,089	9,198	\$10,287
18-20491.018-R-2	23-22-200-045-1018	1,133	9,569	\$10,702
18-20491.019-R-2	23-22-200-045-1019	939	7,934	\$ 8,873

18-20491.020-R-2	23-22-200-045-1020	895	7,563	\$ 8,458
18-20491.021-R-2	23-22-200-045-1021	957	8,083	\$ 9,040
18-20491.022-R-2	23-22-200-045-1022	913	7,712	\$ 8,625
18-20491.023-R-2	23-22-200-045-1023	921	7,786	\$ 8,707
18-20491.024-R-2	23-22-200-045-1024	877	7,414	\$ 8,291
18-20491.025-R-2	23-22-200-045-1025	895	7,563	\$ 8,458
18-20491.026-R-2	23-22-200-045-1026	895	7,563	\$ 8,458
18-20491.027-R-2	23-22-200-045-1027	913	7,712	\$ 8,625
18-20491.028-R-2	23-22-200-045-1028	913	7,712	\$ 8,625
18-20491.029-R-2	23-22-200-045-1029	877	7,414	\$ 8,291
18-20491.030-R-2	23-22-200-045-1030	874	7,387	\$ 8,261
18-20491.031-R-2	23-22-200-045-1031	1,106	9,346	\$10,452
18-20491.032-R-2	23-22-200-045-1032	1,106	9,346	\$10,452
18-20491.033-R-2	23-22-200-045-1033	1,124	9,495	\$10,619
18-20491.034-R-2	23-22-200-045-1034	1,124	9,495	\$10,619
18-20491.035-R-2	23-22-200-045-1035	1,089	9,198	\$10,287
18-20491.036-R-2	23-22-200-045-1036	1,089	9,198	\$10,287
18-20491.037-R-2	23-22-200-045-1037	895	7,563	\$ 8,458
18-20491.038-R-2	23-22-200-045-1038	895	7,563	\$ 8,458
18-20491.039-R-2	23-22-200-045-1039	913	7,712	\$ 8,625
18-20491.040-R-2	23-22-200-045-1040	913	7,712	\$ 8,625
18-20491.041-R-2	23-22-200-045-1041	877	7,414	\$ 8,291
18-20491.042-R-2	23-22-200-045-1042	877	7,414	\$ 8,291
18-20491.043-R-2	23-22-200-045-1043	1,036	8,752	\$ 9,788
18-20491.044-R-2	23-22-200-045-1044	1,071	9,049	\$10,120
18-20491.045-R-2	23-22-200-045-1045	1,053	8,900	\$ 9,953
18-20491.046-R-2	23-22-200-045-1046	1,045	8,826	\$ 9,871
18-20491.047-R-2	23-22-200-045-1047	1,018	8,603	\$ 9,621
18-20491.048-R-2	23-22-200-045-1048	1,053	8,900	\$ 9,953
18-20491.049-R-2	23-22-200-045-1049	1,027	8,677	\$ 9,704
18-20491.050-R-2	23-22-200-045-1050	1,036	8,752	\$ 9,788
18-20491.051-R-2	23-22-200-045-1051	1,009	8,529	\$ 9,538
18-20491.052-R-2	23-22-200-045-1052	1,089	9,198	\$10,287
18-20491.053-R-2	23-22-200-045-1053	860	7,266	\$ 8,126
18-20491.054-R-2	23-22-200-045-1054	1,018	8,603	\$ 9,621
18-20491.055-R-2	23-22-200-045-1055	895	7,563	\$ 8,458
18-20491.056-R-2	23-22-200-045-1056	895	7,563	\$ 8,458
18-20491.057-R-2	23-22-200-045-1057	913	7,712	\$ 8,625
18-20491.058-R-2	23-22-200-045-1058	913	7,712	\$ 8,625
18-20491.059-R-2	23-22-200-045-1059	877	7,414	\$ 8,291
18-20491.060-R-2	23-22-200-045-1060	877	7,414	\$ 8,291
18-20491.061-R-2	23-22-200-045-1061	1,291	10,907	\$12,198
18-20491.062-R-2	23-22-200-045-1062	1,247	10,535	\$11,782
18-20491.063-R-2	23-22-200-045-1063	1,326	11,203	\$12,529
18-20491.064-R-2	23-22-200-045-1064	1,282	10,832	\$12,114
18-20491.065-R-2	23-22-200-045-1065	1,203	10,164	\$11,367

18-20491.066-R-2	23-22-200-045-1066	1,247	10,535	\$11,782
18-20491.067-R-2	23-22-200-045-1067	1,238	10,461	\$11,699
18-20491.068-R-2	23-22-200-045-1068	1,282	10,831	\$12,113
18-20491.069-R-2	23-22-200-045-1069	1,141	9,644	\$10,785
18-20491.070-R-2	23-22-200-045-1070	1,141	9,644	\$10,785
18-20491.071-R-2	23-22-200-045-1071	1,159	9,793	\$10,952
18-20491.072-R-2	23-22-200-045-1072	1,159	9,793	\$10,952
18-20491.073-R-2	23-22-200-045-1073	1,124	9,495	\$10,619
18-20491.074-R-2	23-22-200-045-1074	1,124	9,495	\$10,619
18-20491.075-R-2	23-22-200-045-1075	1,141	9,644	\$10,785
18-20491.076-R-2	23-22-200-045-1076	1,141	9,644	\$10,785
18-20491.077-R-2	23-22-200-045-1077	1,159	9,792	\$10,951
18-20491.078-R-2	23-22-200-045-1078	1,159	9,792	\$10,951
18-20491.079-R-2	23-22-200-045-1079	1,124	9,494	\$10,618
18-20491.080-R-2	23-22-200-045-1080	1,124	9,494	\$10,618

Subject only to the State multiplier as applicable.

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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. Pursuant to Section 1910.50(d) of the rules of the Property Tax Appeal Board (86 Ill.Admin.Code §1910.50(d)) the proceeding before the Property Tax Appeal Board is terminated when the decision is rendered. The Property Tax Appeal Board does not require any motion or request for reconsideration.



Chairman



Member



Member



Member



Member

DISSENTING: _____

CERTIFICATION

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:

July 18, 2023



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 or years of the same general assessment period, as provided in Sections 9-125 through 9-225, 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 such subsequent year or years 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 OR YEARS. A separate petition and evidence must be filed for each of the remaining years of the general assessment period.

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.

PARTIES OF RECORD

AGENCY

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