



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

APPELLANT: Private Bank  
DOCKET NO.: 10-00351.001-R-3 through 10-00351.017-R-3  
PARCEL NO.: See Below

The parties of record before the Property Tax Appeal Board are Private Bank, the appellant, by attorney Michael R. Davies of the Law Offices of Michael R. Davies, Ltd., Oak Lawn; the Will County Board of Review; and School District No. 114, the intervenor, by attorney John M. Izzo of Sruga Hauser, LLC, Flossmoor.

Prior to the hearing, the appellant and board of review 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. The intervenor was notified of this suggested agreement and given thirty (30) days to respond if the offer was not acceptable. The intervenor 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 agreement by the parties is appropriate.

Based on the facts and exhibits presented, the Property Tax Appeal Board hereby finds a reduction in the assessment of the property as established by the Will County Board of Review is warranted. The correct assessed valuation of the property is:

DOCKET NO	PARCEL NUMBER	LAND	IMPRVMT	TOTAL
10-00351.001-R-3	14-12-10-201-002	15,000	0	\$15,000
10-00351.002-R-3	14-12-10-201-003	15,000	0	\$15,000
10-00351.003-R-3	14-12-10-201-004	15,000	0	\$15,000
10-00351.004-R-3	14-12-10-201-005	15,000	0	\$15,000
10-00351.005-R-3	14-12-10-201-026	15,000	0	\$15,000
10-00351.006-R-3	14-12-10-201-027	15,000	0	\$15,000
10-00351.007-R-3	14-12-10-201-038	15,000	0	\$15,000
10-00351.008-R-3	14-12-10-201-039	100	0	\$100
10-00351.009-R-3	14-12-10-202-009	15,000	0	\$15,000
10-00351.010-R-3	14-12-10-202-010	100	0	\$100
10-00351.011-R-3	14-12-10-202-013	15,000	0	\$15,000

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10-00351.012-R-3	14-12-10-202-014	100	0	\$100
10-00351.013-R-3	14-12-10-202-015	15,000	0	\$15,000
10-00351.014-R-3	14-12-10-202-016	100	0	\$100
10-00351.015-R-3	14-12-10-202-046	22,000	0	\$22,000
10-00351.016-R-3	14-12-10-206-026	15,000	0	\$15,000
10-00351.017-R-3	14-12-10-206-027	15,000	0	\$15,000

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.

*Ronald R. Cuit*

Chairman

*K. L. Fern*

Member

*Frank A. Huff*

Member

*Mario Morris*

Member

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: March 23, 2012

*Allen Castrovillari*

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.