

PROPERTY OWNERS TAKE NOTE

IT'S THAT TIME AGAIN! 2009 ASSESSMENT

It is that time again. Property owners have just paid their first installments of the 2008 taxes in June of 2009 and the second installment will be due in September of 2009. But at the same time the Boone County Township Assessors are preparing the 2009 assessments to be turned in to the Boone County Assessment Office. The Assessors deadline to close the assessment roles is August 15, 2009. The 2009 assessment is projected to decline by less than 2% per the Illinois Department of Revenue. The Assessors are projecting a larger decline in the assessed value for 2010 based on the 2009 market.

If property owners have a question or complaint concerning the assessment of their real property for the 2009 assessment for taxes payable 2010, they still have the opportunity to contact their local township assessor. The tax bill states which township the property resides in and the list below shows the township assessor, name, phone number and address.

The next step in the assessment process is for the Boone County Assessment Office to audit the Township Assessor's changes and to "equalize the level of assessments" between the townships to 33.33% of value. The Illinois Property Tax Code requires that each county's assessed value be at 33.33% of value compared to its sales or the Illinois Department of Revenue applies the state multiplier to bring us to the level of assessments. The county's responsibility is the same except to bring each township to 33.33% of value with a factor.

All the changes to the assessment of real property made by the township or multi-township assessors, again by the Illinois Property Tax Code, have to be published in a local newspaper which this year will be the BOONE COUNTY JOURNAL. A notice also has to be sent to the property owner.

In the past a notice has also been sent to property owners that have had a change in value by an equalization factor. A notice is not required by the Illinois Property Tax Code for a change in value by equalization. What is required is for the factor to be published for each jurisdiction. What that means to the property owners is that if the assessed value only changes by equalization factor you will not receive an assessment notice. This mailing is not taking place due to budgetary constraints.

Once the publication of the 2009 assessments takes place, to appeal the assessed value, property owners will have to file a complaint to the Boone County Board of Review at 1208 Logan Avenue, Belvidere, IL 61008 within thirty (30) days of that date of publication.

Property owners have a right to appeal the assessed value of any real property in Boone County. Property owners can talk to the township assessors listed below until they turn over their books August 15, 2009 or file an appeal to the Boone County Board of Review until 30 days after the publication of the 2009 assessment changes.

The publication date has yet to be confirmed, but the hope is for an October or November publication. With questions concerning your assessment or the process contact the Boone County Assessment Office at 1208 Logan Avenue, Belvidere IL. 61008 at 815-544-2958 or see our website at www.boonecountyil.org, county assessor for additional information. Or contact your township assessor as listed below.