



## From the Assessor...

### **The Bad News:**

In Illinois, nothing happens by accident when it comes to taxes. It should be no surprise that during the busiest time of the year for people with extra school programs, church activities, work parties, neighborhood cookie exchanges, decorating, and gift buying, that's just the time of year when government officials make final decisions and vote on how much more to levy for the following year.

There are 2 parts to the tax bill you will receive in May, one is the assessment, the other is the levy. We just finished our 2023 assessment process. Each year, property owners receive a blue notice telling them their new assessment, the change from the previous year, where to get information, and how to challenge or appeal the assessment if it doesn't seem correct. You are invited to be involved in the assessment process. Compare that to the levy process, the part of the process that drives the tax bill. Did you get an individual notice that told you how much the levy increased from last year, where to find out why, or how to challenge it? Increased spending by taxing bodies is what increase taxes. The property tax system is far from perfect, but the good part is that the money paid locally stays local. We can see what we are paying for, and we can decide whether we are getting our monies worth. And, if we don't think we are, we can talk to our local elected officials about it. The board meetings of all taxing bodies are public meetings and open to public scrutiny.

**By law, in Illinois, all tax levy certifications are due to the County Clerk by the last Tuesday in December.**

### **Transparency:**

The Grant Township Supervisor's and Assessor's office levy (we are one taxing body) has been frozen from 2009-2021. **We have had NO INCREASE to our levy for 13 YEARS!** In 2023, we are asking for a 4.99% increase to our levy, or \$72,140 more than last year. To put that into context, a \$200,000 home could pay about \$6.50 more per year. With our EAV growth, that could be less, but the official tax extensions won't be calculated until April. Unfortunately, due to increasing costs and required maintenance, it is necessary to ask for an increase this year. Grant Township is doing our very best to help you in any way that we can. We are only about 2% of your tax bill. Please reach out to us with any questions or concerns.

### **The GOOD News:**

In the 2023 quadrennial year, Grant Township's total equalized assessed value (EAV) has grown from 2022. We have continued new home construction in Lakemoor with Savannah and Rockwell Place, a new Sherwin Williams and a new 238-unit apartment complex by Home Depot in Volo, and a new Valvoline and many remodeled local businesses in Fox Lake. Next year we look forward to a new McDonald's, Dairy Queen, a new establishment at the old Rte. 12 Bar & Grill, and potentially one or two new housing developments.

**Development is good, and I encourage all residents to support our local businesses throughout the year.** I am proud of Mayor Schmidt and Mayor Henley for being proactive in trying to attract new businesses to our township. Thank you both!

**2023 General and Senior Homestead Exemptions are increasing to \$8,000 each.** You will see that savings reflected on your 2024 tax bill (for the 2023 assessment year.)



**I am very grateful to have a staff that cares about their work and about YOU, the people whom it affects.**

This December, we were able to collect & donate over 200 toys to the Toys for Tots program at our Annual Lake County Township Assessor's Holiday Party



**Happy & Healthy Holiday Wishes from the Grant Township Assessor's Office,  
Lisa, Angela, Deb, Kevin & Shawn**