

**DeKalb County Government
Public Meetings & Agendas**

December 17 – 20, 2018

Monday – 12/17	Tuesday – 12/18	Wednesday – 12/19	Thursday – 12/20
<p align="center">DeKalb County State’s Attorney’s Informational Meeting on City of DeKalb TIF Districts for Taxing Bodies, Joint Review Board (JRB), Public, and Media 3 pm</p> <p>Location: Community Outreach Building's Blank Slate Room, 2500 N. Annie Glidden Rd., DeKalb, IL</p>	<p align="center">Board of Review 9:30 am</p> <p>Location: Administration Building's Board of Review Conference Room, 4th Floor, 110 E. Sycamore St., Sycamore, IL</p>	<p align="center">Board of Review 9:30 am</p> <p>Location: Administration Building's Board of Review Conference Room, 4th Floor, 110 E. Sycamore St., Sycamore, IL</p> <hr/> <p align="center">County Board Holiday Party 6 pm</p> <p>Location: 726 Somonauk St., Sycamore, IL</p>	<p align="center">Board of Review 9:30 am</p> <p>Location: Administration Building's Board of Review Conference Room, 4th Floor, 110 E. Sycamore St., Sycamore, IL</p> <hr/> <p align="center">Planning & Zoning Committee 6:30 pm</p> <p>Location: Legislative Center's Gathertorium, 200 N. Main St., Sycamore, IL</p> <p align="center">*Please Note Change in Meeting Location*</p>

Looking Ahead: December 24th COUNTY OFFICES CLOSED
December 25th COUNTY OFFICES CLOSED

ALL COMMITTEES ALLOW FOR PUBLIC COMMENTS:
Any member of the public may address a Committee for up to 3 minutes on any topic of their choosing, except on issues that have been the subject of a properly noticed and legally held Public Hearing conducted by a Hearing Officer. Agenda time for public comments is limited to thirty minutes in total.

For questions about this agenda, please call 815-895-1630 or visit the County's website at www.dekalbcounty.org/Meetings/ag_index.html



All Meeting Locations are Accessible.

Posted on Web: 12/27/2018 9:20 AM

AGENDA

DeKalb County State's Attorney's Informational Meeting on City of DeKalb TIF Districts for Taxing Bodies, Joint Review Board (JRB), Public, and Media

Date: December 17, 2018

Start time 3:00 P.M.

Meeting called by: DeKalb County State's Attorney

Location: DeKalb County Community Outreach Building,
2500 Annie Glidden Road, DeKalb, IL

- A. Call the Meeting to Order
- B. Roll Call
- C. Discussion on City of DeKalb TIF District Spending, Activities and Proposed Forensic Audit
- D. Public Comment
- E. Adjournment

Additional Information:

Please be advised that this is an informational meeting requested by the DeKalb County State's Attorney's Office in response to requests by the public and JRB members. It is not an official meeting of the JRB, as a subsidiary body of the City of DeKalb and therefore Open Meeting Act posting requirements are being provided by DeKalb County on behalf of the State's Attorney.

DEKALB COUNTY BOARD OF REVIEW

DeKalb County Administration Building

110 E. Sycamore Street

Sycamore, IL 60178

(815) 895-7120 / FAX: (815) 895-1684



Meeting of the Board of Review
Assessment Office/ Board of Review Conference Room
Fourth Floor
Tuesday, December 18, 2018 at 9:30 A.M.
Sycamore, Illinois

- I. Call to order
- II. Roll Call
- III. Approval of minutes from last meeting
- IV. Public Comments
- V. Hearings:
 - Non Homestead (None)
 - Board of Review (See Attached Schedule)
 - PTAB (None)
- VI. Work Load
(See below or attached spreadsheet)
 - Review- Approve/Deny DVSHE Exemptions
 - Review- Approve/Deny HEPD Exemptions
 - Review- Approve/Deny Senior Exemptions
 - Non Homestead Exemptions
 - Approve/ Deny Request for Corrections
 - Approve/ Deny Mapping Changes
 - PTAB Appeals
- VII. Other business:
- VIII. Adjournment

Hearing Room: BOARD OF REVIEW ROOM
Hearing Date: 12/18/18

DeKalb County
Board of Review Schedule

Assessment Year: 2018
Page 1 of 2

Time	Docket Number	Property Class/Parcel	Complaint Type	Owner(s)/ Alternate	Agent(s)	Intervenor(s)
9:35 AM	2018-BRC-0057	0040 02-22-428-004	Over Assessed	211 ASH AVENUE LLC HIRSCH DANIEL		
9:55 AM	2018-BRC-0067	0040 03-30-232-006	Over Assessed	HIRSCH ENTERPRISES LLC SRS A - 10 MAIN		
10:15 AM	2018-BRC-0091	0040 06-32-356-003	Over Assessed	BOHNE SCOTT H BOHNE SCOTT H		
10:35 AM	2018-BRC-0062	0040 06-28-200-006	Over Assessed	LEWIS FRED L LEWIS DOROTHY W LEWIS FRED L & DOROTHY W		
10:55 AM	2018-BRC-0064	0040 07-23-334-007	Over Assessed	MALE BARBARA J		
11:15 AM	2018-BRC-0065	0040 07-23-327-003	Over Assessed	MALE BARBARA J MALE MARIA L MALE MARK R		
11:35 AM	2018-BRC-0058	0040 08-23-201-015	Over Assessed	HIRSCH DANIEL		
11:55 AM	2018-BRC-0061	0040 08-14-330-007	Over Assessed	AVILA EDUARDO		
12:15 PM	2018-BRC-0069	0040 08-22-276-026	Over Assessed	LJB HOMES LLC BRUMMELL LEROY J JR		

Hearing Room: BOARD OF REVIEW ROOM
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Page 2 of 2

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	2018-BRC-0090	0040 08-14-476-014	Over Assessed	WALKER BRITTANY M G WALKER MARK R		
12:55 PM						
	2018-BRC-0059	0040 09-20-377-024	Over Assessed	MYERS NANCY J		
1:15 PM						
	2018-BRC-0060	0040 08-14-476-013	Over Assessed	BRUMMELL LEROY J JR		

yr	Docket	TYPE	Name	Parcel number	Has HEL	Rec'd from State	Extension	Deadline	Notes (100,000+)	Rebuttals	Mailed
17	17-04890	R	Wojcik, Kenneth	06-21-179-007	X	8/23/2018		11/21/2018			11/6/2018
17	17-04842	R	Fowler, Kevin & Susanne	07-23-187-003		8/23/2018		11/21/2018			11/6/2018
17	17-04765	C	KV & Sons	08-23-302-025		8/23/2018		11/21/2018	11/6/18 Extension		
17	17-04720	R	Breisch, Edward	06-21-201-015	X	8/23/2018		11/21/2018			11/6/2018
17	17-04719	R	Mach, David	06-21-201-012	X	8/23/2018		11/21/2018			10/29/2018
17	17-04894	R	Welch, Brian	06-21-376-004	X	8/30/2018		11/28/2018			
17	17-04902	R	Schmitz, John	06-21-129-011	X	8/30/2018		11/28/2018			
17	17-04898	R	Cardinali, Ryan	06-21-377-030	X	8/30/2018		11/28/2018			
17	17-04895	R	BYRNE, Matthew	06-21-179-005	X	8/30/2018		11/28/2018			
17	17-04896	R	HARRIS, Daniel	06-21-377-033	X	8/30/2018		11/28/2018			
17	17-04903	R	TOMASELLO, Sam	06-21-151-011	X	8/30/2018		11/28/2018			
17	17-04926	R	MOBILE, Phyllis	06-21-179-011	X	8/30/2018		11/28/2018			
17	17-04921	R	NOWAK, Donald	06-21-178-003	X	8/30/2018		11/28/2018			11/6/2018
17	17-04929	R	ETHERIDGE, Allen	06-21-179-016	X	8/30/2018		11/28/2018			
17	17-04951	R	STALEY, Joel B	06-21-201-023	X	8/30/2018		11/28/2018			
17	17-04962	I	WALGREENS	09-06-201-044		9/6/2018		12/5/2018			
17	17-04963	I	WALGREENS	19-35-237-013		9/6/2018		12/5/2018			
17	17-04964	R	HARRIS, Michael	06-21-179-004	X	9/6/2018		12/5/2018			
17	17-04965	R	MANNING, Benjamin	06-21-153-002	X	9/6/2018		12/5/2018			
17	17-04966	R	MATAITIS, John	06-21-179-027	X	9/6/2018		12/5/2018			
17	17-04971	R	COX, Justin	06-21-179-014	X	9/6/2018		12/5/2018			
17	17-04997	R	GIBSON, Justin	06-21-179-030	X	9/6/2018		12/5/2018			
17	17-05045	R	KUHNS, Christian	06-21-376-016		9/6/2018		12/5/2018			
17	17-05046	R	MILNER, Ronald	06-21-101-005	X	9/6/2018		12/5/2018			
17	17-05091	R	KOTVAN, Walter	06-21-377-027	X	9/6/2018		12/5/2018	Not signed		10/29/18
17	17-05092	R	ROYALTY, Brendan	06-21-201-009	X	9/6/2018		12/5/2018			
17	17-05093	R	Panzer Trust	06-21-377-029	X	9/6/2018		12/5/2018			
17	17-05095	R	HINDS, Robert	06-21-377-026	X	9/6/2018		12/5/2018			
17	17-05096	R	BODE, Jeffery	06-21-179-029	X	9/6/2018		12/5/2018			
17	17-05097	R	FOSTER, Jason	06-22-330-006	X	9/6/2018		12/5/2018			
17	17-05098	R	HOUDEK, James	06-21-126-002	X	9/6/2018		12/5/2018			
17	17-05105	R	DALLA VALLE, Stepen	06-21-179-017	X	9/6/2018		12/5/2018			
17	17-05122	R	VALDEZ, Laura	19-14-100-025	X	9/6/2018		12/5/2018			
17	17-05125	R	Phillips, Nan & Thomas	06-21-128-011	X	9/6/2018		12/5/2018			
17	17-05126	R	MCCONKIE, Daniel	06-21-128-010	X	9/6/2018		12/5/2018			
17	17-05129	R	DARLINGER, Keeenon	06-21-456-011	X	9/6/2018		12/5/2018			
17	17-05134	R	ERION, James	06-21-378-004	X	9/6/2018		12/5/2018			
17	17-05325	R	Greenfeather LLC	08-22-230-009		9/13/2018		12/12/2018			
17	17-05326	R	Greenfeather LLC	08-22-228-017		9/13/2018		12/12/2018			
17	17-05327	R	Greenfeather LLC	08-22-228-016		9/13/2018		12/12/2018			
17	17-05328	R	O'CONNOR, Ed	08-24-352-036		9/13/2018		12/12/2018			
17	17-05329	R	SMULSKA, Halina	13-06-326-018		9/13/2018		12/12/2018			
17	17-05330	R	BRZOZY, Richard	13-06-326-016		9/13/2018		12/12/2018			
17	17-05331	R	YU, Hong	08-16-429-008		9/13/2018		12/12/2018			
17	17-05332	R	YU, Hong	08-15-328-008		9/13/2018		12/12/2018			
17	17-05333	R	Nelson, John & Maria	08-26-129-001		9/13/2018		12/12/2018			
17	17-05334	R	Nelson, John & Maria	08-26-152-021		9/13/2018		12/12/2018			
17	17-05335	R	Quintana, Martin	08-23-411-027		9/13/2018		12/12/2018			
17	17-05336	R	Playbird LLC	08-14-377-004		9/13/2018		12/12/2018			
17	17-05337	R	Playbird LLC	08-23-131-029		9/13/2018		12/12/2018			
17	17-05338	R	Morrow, Scott & Maria	08-26-104-006	X	9/13/2018		12/12/2018			
17	17-05339	R	Morrow, Scott & Maria	08-23-131-026		9/13/2018		12/12/2018			
17	17-05340	R	Morrow, Scott & Maria	08-23-476-013		9/13/2018		12/12/2018			
17	17-05348	R	Youngquist, Jayne	08-23-308-001	X	9/13/2018		12/12/2018			
17	17-05369	R	Ruchti-Cleveland, Tanner & Lauryn	02-21-176-004	X	9/13/2018		12/12/2018			
17	17-05463	I	Muneeva Inc Belvidere natl bank & trust	08-13-151-039							
17	17-05484	C	Wirsing Parkway LLC	09-04-300-022							
17	17-05484	C	Wirsing Parkway LLC	09-07-300-024							
17	17-05484	C	Wirsing Parkway LLC	09-07-300-026							
17	17-05484	C	Wirsing Parkway LLC	09-07-300-027							
17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-004							
17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-011							
17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-012							
17	17-05878	R	Heckman, Jr. John V	06-21-179-024							
17	17-06028	R	Michael, Thomas	06-21-151-010							
17	17-06096	R	Lamp Road, LLC	09-29-252-001		11/1/2018		1/30/2019			
17	17-06097	R	Lamp Road, LLC	02-22-100004		11/1/2018		1/30/2019			
17	17-06098	R	Lamp Road, LLC	09-17-326-001		11/1/2018		1/30/2019			
17	17-06099	R	Lamp Road, LLC	09-17-385-010		11/1/2018		1/30/2019			
17	17-06100	R	Lamp Road, LLC	09-17-329-007		11/1/2018		1/30/2019			
17	17-06101	R	Lamp Road, LLC	09-17-329-008		11/1/2018		1/30/2019			
17	17-06102	R	Lamp Road, LLC	09-17-329-006		11/1/2018		1/30/2019			
17	17-06103	R	Lamp Road, LLC	09-17-377-015		11/1/2018		1/30/2019			
17	17-06104	R	Lamp Road, LLC	09-17-329-005		11/1/2018		1/30/2019			
17	17-06105	R	Lamp Road, LLC	09-17-385-009		11/1/2018		1/30/2019			
17	17-06106	R	Lamp Road, LLC	09-17-382-003		11/1/2018		1/30/2019			
17	17-06107	R	Lamp Road, LLC	09-17-385-013		11/1/2018		1/30/2019			
17	17-06108	R	Lamp Road, LLC	09-17-385-016		11/1/2018		1/30/2019			
17	17-06109	R	Lamp Road, LLC	91-73-836-019		11/1/2018		1/30/2019			
17	17-06110	R	Lamp Road, LLC	09-17-388-018		11/1/2018		1/30/2019			
17	17-06111	R	Lamp Road, LLC	09-17-377-018		11/1/2018		1/30/2019			
17	17-06112	R	Lamp Road, LLC	09-17-383-017		11/1/2018		1/30/2019			
17	17-06113	R	Lamp Road, LLC	09-17-377-014		11/1/2018		1/30/2019			
17	17-06114	R	Lamp Road, LLC	09-17-385-008		11/1/2018		1/30/2019			
17	17-06115	R	Lamp Road, LLC	09-17-382-005		11/1/2018		1/30/2019			
17	17-06116	R	Lamp Road, LLC	09-17-383-020		11/1/2018		1/30/2019			
17	17-06117	R	Lamp Road, LLC	09-17-382-006		11/1/2018		1/30/2019			
17	17-06118	R	Lamp Road, LLC	09-17-377-016		11/1/2018		1/30/2019			
17	17-06119	R	Lamp Road, LLC	09-17-377-013		11/1/2018		1/30/2019			
17	17-06120	R	Lamp Road, LLC	09-17-382-007		11/1/2018		1/30/2019			
17	17-06121	R	Lamp Road, LLC	09-17-382-012		11/1/2018		1/30/2019			
17	17-06122	R	Lamp Road, LLC	09-17-385-014		11/1/2018		1/30/2019			
17	17-06123	R	Lamp Road, LLC	09-17-384-004		11/1/2018		1/30/2019			
17	17-06124	R	Lamp Road, LLC	09-17-384-002		11/1/2018		1/30/2019			
17	17-06125	R	Lamp Road, LLC	09-17-383-021		11/1/2018		1/30/2019			
17	17-06126	R	Lamp Road, LLC	09-17-385-011		11/1/2018		1/30/2019			
17	17-06127	R	Lamp Road, LLC	09-17-377-017		11/1/2018		1/30/2019			
17	17-06128	R	Lamp Road, LLC	09-17-382-014		11/1/2018		1/30/2019			
17	17-06129	R	Lamp Road, LLC	09-17-383-009		11/1/2018		1/30/2019			
17	17-06130	R	Lamp Road, LLC	09-17-383-017		11/1/2018		1/30/2019			
17	17-06131	R	Lamp Road, LLC	09-17-385-007		11/1/2018		1/30/2019			
17	17-06132	R	Lamp Road, LLC	09-17-383-008		11/1/2018		1/30/2019			
17	17-06133	R	Lamp Road, LLC	09-17-384-006		11/1/2018		1/30/2019			
17	17-06134	R	Lamp Road, LLC	09-17-385-015		11/1/2018		1/30/2019			
17	17-06135	R	Lamp Road, LLC	09-17-385-012		11/1/2018		1/30/2019			
17	17-06136	R	Lamp Road, LLC	09-17-382-011		11/1/2018		1/30/2019			
17	17-06137	R	Lamp Road, LLC	09-17-382-010		11/1/2018		1/30/2019			
17	17-06138	R	Lamp Road, LLC	09-17-384-007		11/1/2018		1/30/2019			
17	17-06139	R	Lamp Road, LLC	09-17-384-009		11/1/2018		1/30/2019			
17	17-05086	C	Spirit Master Funding III	08-12-326-013							

DEKALB COUNTY BOARD OF REVIEW

DeKalb County Administration Building

110 E. Sycamore Street

Sycamore, IL 60178

(815) 895-7120 / FAX: (815) 895-1684



Meeting of the Board of Review
Assessment Office/ Board of Review Conference Room
Fourth Floor
Wednesday, December 19, 2018 at 9:30 A.M.
Sycamore, Illinois

- I. Call to order
- II. Roll Call
- III. Approval of minutes from last meeting
- IV. Public Comments
- V. Hearings:
 - Non Homestead (None)
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Hearing Room: BOARD OF REVIEW ROOM
Hearing Date: 12/19/18

DeKalb County Board of Review Schedule

Assessment Year: 2018
Page 1 of 1

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9:35 AM						
	2018-BRC-0077	0060 09-05-104-002	Over Assessed	ATLAW LLC	CRONAUER NICHOLAS	
10:05 AM						
	2018-BRC-0080	0040 06-32-401-008	Over Assessed	CRONAUER AUDRA ELAINE CRONAUER C NICHOLAS	REV TRUËCRONAUER C NICHOLAS	
10:35 AM						
	2018-BRC-0083	0060 08-15-179-005	Over Assessed	GRT APARTMENTS LLC	CRONAUER C NICHOLAS	
11:05 AM						
	2018-BRC-0116	0060 09-06-399-003	Over Assessed	DOUMCO LLC	REVELIOTIS GEORGE N	
11:35 AM						
	2018-BRC-0096	0060 03-19-451-020	Over Assessed	HEARTLAND BANK & TRUST CO HEARTLAND BANK & TRUST	PETERSON KATHARINE	
12:05 PM						
	2018-BRC-0097	0060 19-34-400-005	Over Assessed	HEARTLAND BANK & TRUST CO HEARTLAND BANK & TRUST	PETERSON KATHARINE	
12:35 PM						
	2018-BRC-0098	0060 19-36-110-021	Over Assessed	HEARTLAND BANK & TRUST CO HEARTLAND BANK & TRUST	PETERSON KATHARINE	
1:05 PM						
	2018-BRC-0099	0060 06-32-426-007	Over Assessed	AMERICAN MIDWEST BANK AMERICAN MIDWEST BANK	PETERSON KATHARINE	

yr	Docket	TYPE	Name	Parcel number	Has HEL	Rec'd from State	Extension	Deadline	Notes (100,000+)	Rebuttals	Mailed
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17	17-05096	R	BODE, Jeffery	06-21-179-029	X	9/6/2018		12/5/2018			
17	17-05097	R	FOSTER, Jason	06-22-330-006	X	9/6/2018		12/5/2018			
17	17-05098	R	HOUDEK, James	06-21-126-002	X	9/6/2018		12/5/2018			
17	17-05105	R	DALLA VALLE, Stepen	06-21-179-017	X	9/6/2018		12/5/2018			
17	17-05122	R	VALDEZ, Laura	19-14-100-025	X	9/6/2018		12/5/2018			
17	17-05125	R	Phillips, Nan & Thomas	06-21-128-011	X	9/6/2018		12/5/2018			
17	17-05126	R	MCCONKIE, Daniel	06-21-128-010	X	9/6/2018		12/5/2018			
17	17-05129	R	DARLINGER, Keeenon	06-21-456-011	X	9/6/2018		12/5/2018			
17	17-05134	R	ERION, James	06-21-378-004	X	9/6/2018		12/5/2018			
17	17-05325	R	Greenfeather LLC	08-22-230-009		9/13/2018		12/12/2018			
17	17-05326	R	Greenfeather LLC	08-22-228-017		9/13/2018		12/12/2018			
17	17-05327	R	Greenfeather LLC	08-22-228-016		9/13/2018		12/12/2018			
17	17-05328	R	O'CONNOR, Ed	08-24-352-036		9/13/2018		12/12/2018			
17	17-05329	R	SMULSKA, Halina	13-06-326-018		9/13/2018		12/12/2018			
17	17-05330	R	BRZOZY, Richard	13-06-326-016		9/13/2018		12/12/2018			
17	17-05331	R	YU, Hong	08-16-429-008		9/13/2018		12/12/2018			
17	17-05332	R	YU, Hong	08-15-328-008		9/13/2018		12/12/2018			
17	17-05333	R	Nelson, John & Maria	08-26-129-001		9/13/2018		12/12/2018			
17	17-05334	R	Nelson, John & Maria	08-26-152-021		9/13/2018		12/12/2018			
17	17-05335	R	Quintana, Martin	08-23-411-027		9/13/2018		12/12/2018			
17	17-05336	R	Playbird LLC	08-14-377-004		9/13/2018		12/12/2018			
17	17-05337	R	Playbird LLC	08-23-131-029		9/13/2018		12/12/2018			
17	17-05338	R	Morrow, Scott & Maria	08-26-104-006	X	9/13/2018		12/12/2018			
17	17-05339	R	Morrow, Scott & Maria	08-23-131-026		9/13/2018		12/12/2018			
17	17-05340	R	Morrow, Scott & Maria	08-23-476-013		9/13/2018		12/12/2018			
17	17-05348	R	Youngquist, Jayne	08-23-308-001	X	9/13/2018		12/12/2018			
17	17-05369	R	Ruchti-Cleveland, Tanner & Lauryn	02-21-176-004	X	9/13/2018		12/12/2018			
17	17-05463	I	Muneeva Inc Belvidere natl bank & trust	08-13-151-039							
17	17-05484	C	Wirsing Parkway LLC	09-04-300-022							
17	17-05484	C	Wirsing Parkway LLC	09-07-300-024							
17	17-05484	C	Wirsing Parkway LLC	09-07-300-026							
17	17-05484	C	Wirsing Parkway LLC	09-07-300-027							
17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-004							
17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-011							
17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-012							
17	17-05878	R	Heckman, Jr. John V	06-21-179-024							
17	17-06028	R	Michael, Thomas	06-21-151-010							
17	17-06096	R	Lamp Road, LLC	09-29-252-001		11/1/2018		1/30/2019			
17	17-06097	R	Lamp Road, LLC	02-22-100004		11/1/2018		1/30/2019			
17	17-06098	R	Lamp Road, LLC	09-17-326-001		11/1/2018		1/30/2019			
17	17-06099	R	Lamp Road, LLC	09-17-385-010		11/1/2018		1/30/2019			
17	17-06100	R	Lamp Road, LLC	09-17-329-007		11/1/2018		1/30/2019			
17	17-06101	R	Lamp Road, LLC	09-17-329-008		11/1/2018		1/30/2019			
17	17-06102	R	Lamp Road, LLC	09-17-329-006		11/1/2018		1/30/2019			
17	17-06103	R	Lamp Road, LLC	09-17-377-015		11/1/2018		1/30/2019			
17	17-06104	R	Lamp Road, LLC	09-17-329-005		11/1/2018		1/30/2019			
17	17-06105	R	Lamp Road, LLC	09-17-385-009		11/1/2018		1/30/2019			
17	17-06106	R	Lamp Road, LLC	09-17-382-003		11/1/2018		1/30/2019			
17	17-06107	R	Lamp Road, LLC	09-17-385-013		11/1/2018		1/30/2019			
17	17-06108	R	Lamp Road, LLC	09-17-385-016		11/1/2018		1/30/2019			
17	17-06109	R	Lamp Road, LLC	91-73-836-019		11/1/2018		1/30/2019			
17	17-06110	R	Lamp Road, LLC	09-17-388-018		11/1/2018		1/30/2019			
17	17-06111	R	Lamp Road, LLC	09-17-377-018		11/1/2018		1/30/2019			
17	17-06112	R	Lamp Road, LLC	09-17-383-017		11/1/2018		1/30/2019			
17	17-06113	R	Lamp Road, LLC	09-17-377-014		11/1/2018		1/30/2019			
17	17-06114	R	Lamp Road, LLC	09-17-385-008		11/1/2018		1/30/2019			
17	17-06115	R	Lamp Road, LLC	09-17-382-005		11/1/2018		1/30/2019			
17	17-06116	R	Lamp Road, LLC	09-17-383-020		11/1/2018		1/30/2019			
17	17-06117	R	Lamp Road, LLC	09-17-382-006		11/1/2018		1/30/2019			
17	17-06118	R	Lamp Road, LLC	09-17-377-016		11/1/2018		1/30/2019			
17	17-06119	R	Lamp Road, LLC	09-17-377-013		11/1/2018		1/30/2019			
17	17-06120	R	Lamp Road, LLC	09-17-382-007		11/1/2018		1/30/2019			
17	17-06121	R	Lamp Road, LLC	09-17-382-012		11/1/2018		1/30/2019			
17	17-06122	R	Lamp Road, LLC	09-17-385-014		11/1/2018		1/30/2019			
17	17-06123	R	Lamp Road, LLC	09-17-384-004		11/1/2018		1/30/2019			
17	17-06124	R	Lamp Road, LLC	09-17-384-002		11/1/2018		1/30/2019			
17	17-06125	R	Lamp Road, LLC	09-17-383-021		11/1/2018		1/30/2019			
17	17-06126	R	Lamp Road, LLC	09-17-385-011		11/1/2018		1/30/2019			
17	17-06127	R	Lamp Road, LLC	09-17-377-017		11/1/2018		1/30/2019			
17	17-06128	R	Lamp Road, LLC	09-17-382-014		11/1/2018		1/30/2019			
17	17-06129	R	Lamp Road, LLC	09-17-383-009		11/1/2018		1/30/2019			
17	17-06130	R	Lamp Road, LLC	09-17-383-017		11/1/2018		1/30/2019			
17	17-06131	R	Lamp Road, LLC	09-17-385-007		11/1/2018		1/30/2019			
17	17-06132	R	Lamp Road, LLC	09-17-383-008		11/1/2018		1/30/2019			
17	17-06133	R	Lamp Road, LLC	09-17-384-006		11/1/2018		1/30/2019			
17	17-06134	R	Lamp Road, LLC	09-17-385-015		11/1/2018		1/30/2019			
17	17-06135	R	Lamp Road, LLC	09-17-385-012		11/1/2018		1/30/2019			
17	17-06136	R	Lamp Road, LLC	09-17-382-011		11/1/2018		1/30/2019			
17	17-06137	R	Lamp Road, LLC	09-17-382-010		11/1/2018		1/30/2019			
17	17-06138	R	Lamp Road, LLC	09-17-384-007		11/1/2018		1/30/2019			
17	17-06139	R	Lamp Road, LLC	09-17-384-009		11/1/2018		1/30/2019			
17	17-05086	C	Spirit Master Funding III	08-12-326-013							

DEKALB COUNTY BOARD OF REVIEW

DeKalb County Administration Building

110 E. Sycamore Street

Sycamore, IL 60178

(815) 895-7120 / FAX: (815) 895-1684



Meeting of the Board of Review
Assessment Office/ Board of Review Conference Room
Fourth Floor
Thursday, December 20, 2018 at 9:30 A.M.
Sycamore, Illinois

- I. Call to order
- II. Roll Call
- III. Approval of minutes from last meeting
- IV. Public Comments
- V. Hearings:
 - Non Homestead (None)
 - Board of Review (See Attached Schedule)
 - PTAB (None)
- VI. Work Load
(See below or attached spreadsheet)
 - Review- Approve/Deny DVSHE Exemptions
 - Review- Approve/Deny HEPD Exemptions
 - Review- Approve/Deny Senior Exemptions
 - Non Homestead Exemptions
 - Approve/ Deny Request for Corrections
 - Approve/ Deny Mapping Changes
 - PTAB Appeals
- VII. Other business:
- VIII. Adjournment

Hearing Room: BOARD OF REVIEW ROOM
Hearing Date: 12/20/18

DeKalb County Board of Review Schedule

Assessment Year: 2018
Page 1 of 2

Time	Docket Number	Property Class/Parcel	Complaint Type	Owner(s)/ Alternate	Agent(s)	Intervenor(s)
9:35 AM						
	2018-BRC-0003	0040 01-26-210-009	Over Assessed	GIANNOLA RENA ANN GIANNOLA JOSEPH PETER GIANNOLA JOSEPH PETER & RENA ANN	BECKER SCOTT D	
9:55 AM						
	2018-BRC-0037	0040 03-19-328-002	Over Assessed	PARK AVENUE PROPERTIES	BECKER SCOTT D	
10:15 AM						
	2018-BRC-0049	0040 03-31-230-012	Over Assessed	STOFFREGEN RYAN P STOFFREGEN MELISSA L STOFFREGEN RYAN P & MELISSA L	BECKER SCOTT D	
10:35 AM						
	2018-BRC-0029	0040 06-32-409-001	Over Assessed	AMBREC LLC	BECKER SCOTT D	
10:55 AM						
	2018-BRC-0032	0040 06-31-428-011	Over Assessed	PARK AVENUE PROPERTIES	BECKER SCOTT D	
11:15 AM						
	2018-BRC-0036	0040 09-05-207-008	Over Assessed	PARK AVENUE PROPERTIES LLC	BECKER SCOTT D	
11:35 AM						
	2018-BRC-0050	0040 08-23-453-004	Over Assessed	PRYOR LISA J PRYOR RICK L PRYOR RICK L & LISA J PRYOR LISA J & RICK L	BECKER SCOTT D	
11:55 AM						
	2018-BRC-0068	0040 03-19-461-001	Over Assessed	HIRSCH ENTERPRISES LLC SRS A - 10 MAIN ENGLE, ERIC & BEARD, MELISSA		
12:15 PM						
	2018-BRC-0063	0040 06-29-202-016	Over Assessed	FRANK-COHEN REBECCA J DEC TRUS		

Hearing Room: BOARD OF REVIEW ROOM
Hearing Date: 12/20/18

DeKalb County Board of Review Schedule

Assessment Year: 2018
Page 2 of 2

Time	Docket Number	Property Class/Parcel	Complaint Type	Owner(s)/ Alternate	Agent(s)	Intervenor(s)
12:35 PM						
	2018-BRC-0070	0040 06-21-378-004	Over Assessed	ERION MARILYN J ERION JAMES W ERION JAMES W & MARILYN J		
12:55 PM						
	2018-BRC-0066	0040 07-25-100-004	Over Assessed	MALE MARK R		
1:15 PM						
	2018-BRC-0071	0040 08-12-102-008	Over Assessed	PAEGLOW DAVID R		

yr	Docket	TYPE	Name	Parcel number	Has HEL	Rec'd from State	Extension	Deadline	Notes (100,000+)	Rebuttals	Mailed
17	17-04890	R	Wojcik, Kenneth	06-21-179-007	X	8/23/2018		11/21/2018			11/6/2018
17	17-04842	R	Fowler, Kevin & Susanne	07-23-187-003		8/23/2018		11/21/2018			11/6/2018
17	17-04765	C	KV & Sons	08-23-302-025		8/23/2018		11/21/2018	11/6/18 Extension		
17	17-04720	R	Breisch, Edward	06-21-201-015	X	8/23/2018		11/21/2018			11/6/2018
17	17-04719	R	Mach, David	06-21-201-012	X	8/23/2018		11/21/2018			10/29/2018
17	17-04894	R	Welch, Brian	06-21-376-004	X	8/30/2018		11/28/2018			
17	17-04902	R	Schmitz, John	06-21-129-011	X	8/30/2018		11/28/2018			
17	17-04898	R	Cardinali, Ryan	06-21-377-030	X	8/30/2018		11/28/2018			
17	17-04895	R	BYRNE, Matthew	06-21-179-005	X	8/30/2018		11/28/2018			
17	17-04896	R	HARRIS, Daniel	06-21-377-033	X	8/30/2018		11/28/2018			
17	17-04903	R	TOMASELLO, Sam	06-21-151-011	X	8/30/2018		11/28/2018			
17	17-04926	R	MOBILE, Phyllis	06-21-179-011	X	8/30/2018		11/28/2018			
17	17-04921	R	NOWAK, Donald	06-21-178-003	X	8/30/2018		11/28/2018			11/6/2018
17	17-04929	R	ETHERIDGE, Allen	06-21-179-016	X	8/30/2018		11/28/2018			
17	17-04951	R	STALEY, Joel B	06-21-201-023	X	8/30/2018		11/28/2018			
17	17-04962	I	WALGREENS	09-06-201-044		9/6/2018		12/5/2018			
17	17-04963	I	WALGREENS	19-35-237-013		9/6/2018		12/5/2018			
17	17-04964	R	HARRIS, Michael	06-21-179-004	X	9/6/2018		12/5/2018			
17	17-04965	R	MANNING, Benjamin	06-21-153-002	X	9/6/2018		12/5/2018			
17	17-04966	R	MATAITIS, John	06-21-179-027	X	9/6/2018		12/5/2018			
17	17-04971	R	COX, Justin	06-21-179-014	X	9/6/2018		12/5/2018			
17	17-04997	R	GIBSON, Justin	06-21-179-030	X	9/6/2018		12/5/2018			
17	17-05045	R	KUHNS, Christian	06-21-376-016		9/6/2018		12/5/2018			
17	17-05046	R	MILNER, Ronald	06-21-101-005	X	9/6/2018		12/5/2018			
17	17-05091	R	KOTVAN, Walter	06-21-377-027	X	9/6/2018		12/5/2018	Not signed		10/29/18
17	17-05092	R	ROYALTY, Brendan	06-21-201-009	X	9/6/2018		12/5/2018			
17	17-05093	R	Panzer Trust	06-21-377-029	X	9/6/2018		12/5/2018			
17	17-05095	R	HINDS, Robert	06-21-377-026	X	9/6/2018		12/5/2018			
17	17-05096	R	BODE, Jeffery	06-21-179-029	X	9/6/2018		12/5/2018			
17	17-05097	R	FOSTER, Jason	06-22-330-006	X	9/6/2018		12/5/2018			
17	17-05098	R	HOUDEK, James	06-21-126-002	X	9/6/2018		12/5/2018			
17	17-05105	R	DALLA VALLE, Stepen	06-21-179-017	X	9/6/2018		12/5/2018			
17	17-05122	R	VALDEZ, Laura	19-14-100-025	X	9/6/2018		12/5/2018			
17	17-05125	R	Phillips, Nan & Thomas	06-21-128-011	X	9/6/2018		12/5/2018			
17	17-05126	R	MCCONKIE, Daniel	06-21-128-010	X	9/6/2018		12/5/2018			
17	17-05129	R	DARLINGER, Keeenon	06-21-456-011	X	9/6/2018		12/5/2018			
17	17-05134	R	ERION, James	06-21-378-004	X	9/6/2018		12/5/2018			
17	17-05325	R	Greenfeather LLC	08-22-230-009		9/13/2018		12/12/2018			
17	17-05326	R	Greenfeather LLC	08-22-228-017		9/13/2018		12/12/2018			
17	17-05327	R	Greenfeather LLC	08-22-228-016		9/13/2018		12/12/2018			
17	17-05328	R	O'CONNOR, Ed	08-24-352-036		9/13/2018		12/12/2018			
17	17-05329	R	SMULSKA, Halina	13-06-326-018		9/13/2018		12/12/2018			
17	17-05330	R	BRZOZY, Richard	13-06-326-016		9/13/2018		12/12/2018			
17	17-05331	R	YU, Hong	08-16-429-008		9/13/2018		12/12/2018			
17	17-05332	R	YU, Hong	08-15-328-008		9/13/2018		12/12/2018			
17	17-05333	R	Nelson, John & Maria	08-26-129-001		9/13/2018		12/12/2018			
17	17-05334	R	Nelson, John & Maria	08-26-152-021		9/13/2018		12/12/2018			
17	17-05335	R	Quintana, Martin	08-23-411-027		9/13/2018		12/12/2018			
17	17-05336	R	Playbird LLC	08-14-377-004		9/13/2018		12/12/2018			
17	17-05337	R	Playbird LLC	08-23-131-029		9/13/2018		12/12/2018			
17	17-05338	R	Morrow, Scott & Maria	08-26-104-006	X	9/13/2018		12/12/2018			
17	17-05339	R	Morrow, Scott & Maria	08-23-131-026		9/13/2018		12/12/2018			
17	17-05340	R	Morrow, Scott & Maria	08-23-476-013		9/13/2018		12/12/2018			
17	17-05348	R	Youngquist, Jayne	08-23-308-001	X	9/13/2018		12/12/2018			
17	17-05369	R	Ruchti-Cleveland, Tanner & Lauryn	02-21-176-004	X	9/13/2018		12/12/2018			
17	17-05463	I	Muneeva Inc Belvidere natl bank & trust	08-13-151-039							
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17	17-05486	C	Hunter Ridgebrook Properties LLC	08-15-128-004							
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17	17-06028	R	Michael, Thomas	06-21-151-010							
17	17-06096	R	Lamp Road, LLC	09-29-252-001		11/1/2018		1/30/2019			
17	17-06097	R	Lamp Road, LLC	02-22-100004		11/1/2018		1/30/2019			
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17	17-06100	R	Lamp Road, LLC	09-17-329-007		11/1/2018		1/30/2019			
17	17-06101	R	Lamp Road, LLC	09-17-329-008		11/1/2018		1/30/2019			
17	17-06102	R	Lamp Road, LLC	09-17-329-006		11/1/2018		1/30/2019			
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17	17-06108	R	Lamp Road, LLC	09-17-385-016		11/1/2018		1/30/2019			
17	17-06109	R	Lamp Road, LLC	91-73-836-019		11/1/2018		1/30/2019			
17	17-06110	R	Lamp Road, LLC	09-17-388-018		11/1/2018		1/30/2019			
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17	17-06112	R	Lamp Road, LLC	09-17-383-017		11/1/2018		1/30/2019			
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17	17-06129	R	Lamp Road, LLC	09-17-383-009		11/1/2018		1/30/2019			
17	17-06130	R	Lamp Road, LLC	09-17-383-017		11/1/2018		1/30/2019			
17	17-06131	R	Lamp Road, LLC	09-17-385-007		11/1/2018		1/30/2019			
17	17-06132	R	Lamp Road, LLC	09-17-383-008		11/1/2018		1/30/2019			
17	17-06133	R	Lamp Road, LLC	09-17-384-006		11/1/2018		1/30/2019			
17	17-06134	R	Lamp Road, LLC	09-17-385-015		11/1/2018		1/30/2019			
17	17-06135	R	Lamp Road, LLC	09-17-385-012		11/1/2018		1/30/2019			
17	17-06136	R	Lamp Road, LLC	09-17-382-011		11/1/2018		1/30/2019			
17	17-06137	R	Lamp Road, LLC	09-17-382-010		11/1/2018		1/30/2019			
17	17-06138	R	Lamp Road, LLC	09-17-384-007		11/1/2018		1/30/2019			
17	17-06139	R	Lamp Road, LLC	09-17-384-009		11/1/2018		1/30/2019			
17	17-05086	C	Spirit Master Funding III	08-12-326-013							

DeKalb County

PLANNING & ZONING COMMITTEE

Special Meeting

Gathertorium

Legislative Center Building


200 North Main Sycamore, Illinois 60178

Thursday December 20, 2018 – 6:30 p.m.

Steve Faivre, Chairman

1. **CALL TO ORDER**
2. **ROLL CALL / INTRODUCTION OF VISITORS**
3. **APPROVAL OF AGENDA**
4. **PUBLIC COMMENT**
5. **APPROVAL OF MINUTES**
 - a. **October 24, 2018** [PDF](#)
6. **OLD BUSINESS**
7. **NEW BUSINESS**
 - a. **USE VARIATION (SY-18-20)** – Ronald and Carol Nightingale requests to waive the restriction of Section 8.03.D of the DeKalb County Zoning Ordinance. The 37-acre subject property is located at 28752 Moose Range Road in Sycamore Township (P.I.N.: 06-10-200-004, 06-11-100-014). [PDF](#)
 - b. **SPECIAL USE PERMIT (DK-18-32)** – Request by MCJ Investments for approval of a Special Use Permit to establish and operate a 2-megawatt, 19.64-acre solar garden on property located on the south side of Twombly Road, in DeKalb Township (P.I.N.: 08-16-200-013). [PDF](#)
 - c. **SPECIAL USE PERMITS (KI-18-36 & KI-18-37)** – Requests by Nexamp, Inc. for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the northeast corner of Genoa and Melms Roads, in Kingston Township. The first solar garden (KI-18-36) will be 14.45-acres, and the second (KI-18-37) will be 19-acres (P.I.N.: 02-03-400-005). [PDF](#)
 - d. **SPECIAL USE PERMITS (SH-18-40 & SH-18-41)** – Requests by AES DevCo NC for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the east side of Tower Road, in Shabbona Township. The first solar garden (SH-18-40) will be 14.03-acres, and the second (SH-18-41) will be 12.85-acres (P.I.N.: 13-05-100-002). [PDF](#)

- e. **SPECIAL USE PERMIT (SO-18-44)** – Request by Soltage, LLC. for approval of a Special Use Permit to establish and operate a 2-megawatt, 9.02-acre solar garden on property located on the east side of Council Road, in Somonauk Township (P.I.N.: 18-20-300-001, 18-20-300-003). [PDF](#)
- f. **SPECIAL USE PERMITS (CO-18-45 & CO-18-46)** – Requests by Dynamic Energy Solutions for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the north side of East North Avenue, in Cortland Township. The first solar garden (CO-18-45) will be 15.72-acres, and the second (CO-18-46) will be 19.57-acres (P.I.N.: 09-21-300-004). [PDF](#)
- g. **SPECIAL USE PERMIT (CL-18-47)** – Request by Cypress Creek Renewables Development for a Special Use Permit to establish and operate a proposed 2 megawatt, 30-acre solar farm on property located on the southwest corner of Preserve and Kane Roads, in Clinton Township (P.I.N.: 14-19-100-004). [PDF](#)
- h. **SPECIAL USE PERMITS (AF-18-48 & AF 18-49)** – Requests by SolarStone Illinois, LLC for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the east side of Crego Road, in Afton Township. The first solar garden (AF-18-48) will be 13.8-acres, and the second (AF-18-49) will be 13.8-acres (P.I.N.: 11-12-100-014). [PDF](#)
- i. **SPECIAL USE PERMITS (CO-18-50 & CO-18-51)** – Requests by US Solar for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the south side of Bethany Road, in Cortland Township. The first solar garden (CO-18-50) will be 9.4-acres, and the second (CO-18-51) will be 8-acres (P.I.N.: 09-09-200-010). [PDF](#)
- j. **SPECIAL USE PERMITS (SH-18-52 & SH-18-53)** – Requests by Forefront Power for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the north side of Preserve Road, in Shabbona Township. The first solar garden (SH-18-52) will be 15.58-acres, and the second (SH-18-53) will be 17.85-acres (P.I.N.: 13-13-300-002). [PDF](#)
- k. **SPECIAL USE PERMITS (KI-18-54 & KI-18-55)** – Requests by Forefront Power for approval of two Special Use Permits to establish and operate two adjacent, but separate, 2-megawatt solar gardens on property located on the south side of Wolf Road, in Kingston Township. The first solar garden (KI-18-54) will be 16.8-acres, and the second (KI-18-55) will be 16.8-acres (P.I.N.: 02-18-400-007). [PDF](#)
- l. **SPECIAL USE PERMIT (SO-18-56)** – Request by Summit Ridge Energy for a 2 megawatt, 13-acre solar garden to be known as the Engel Lease Area 2 Site, on property located on the east side of Somonauk Road in the southeastern portion of the 58-acre property located approximately 1,700 feet south of Hidden Oaks Drive, in Somonauk Township (P.I.N.: 18-15-100-006, 19-15-200-002). [PDF](#)

m. SPECIAL USE PERMITS (CO-18-57 & CO-18-58) – Requests by SolarStone Illinois, LLC to operate two separate 2-megawatt Solar Gardens, to be known as Sycamore Solar Projects #1 & #2, and located on a 59.1-acre property located on the southwest corner of the intersection of Larson Road and State Route 64, in Sycamore Township: one (CO-18-57) will be a 14.7-acre facility in the northeast corner of the property, and the second (CO-18-58) will be 14.3-acre facility immediately south of the first facility (P.I.N.: 09-01-300-006). 

8. OTHER BUSINESS / REPORTS

9. ADJOURNMENT