

1 AN ACT concerning revenue.

2 **Be it enacted by the People of the State of Illinois,**
3 **represented in the General Assembly:**

4 Section 5. The Property Tax Code is amended by changing
5 Sections 18-185, 18-205, 18-213, and 18-214 and by adding
6 Section 18-242 as follows:

7 (35 ILCS 200/18-185)

8 (Text of Section before amendment by P.A. 99-521)

9 Sec. 18-185. Short title; definitions. This Division 5 may
10 be cited as the Property Tax Extension Limitation Law. As used
11 in this Division 5:

12 "Consumer Price Index" means the Consumer Price Index for
13 All Urban Consumers for all items published by the United
14 States Department of Labor.

15 "Extension limitation", except as otherwise provided in
16 this paragraph, means (a) the lesser of 5% or the percentage
17 increase in the Consumer Price Index during the 12-month
18 calendar year preceding the levy year or (b) the rate of
19 increase approved by voters under Section 18-205. For levy
20 years 2017 and 2018 only, for taxing districts other than
21 school districts, "extension limitation" means 0% or the rate
22 of increase approved by the voters under Section 18-205. For
23 levy years 2017 and 2018, if a special purpose extension (i)

1 made for the payment of principal and interest on bonds or
2 other evidences of indebtedness issued by the taxing district
3 or (ii) made for contributions to a pension fund created under
4 the Illinois Pension Code was required to be included in a
5 school district's aggregate extension for the 2016 levy year,
6 then the extension limitation for those extensions for levy
7 years 2017 and 2018 shall be (1) the lesser of 5% or the
8 percentage increase in the Consumer Price Index during the
9 12-month calendar year preceding the levy year or (2) the rate
10 of increase approved by voters under Section 18-205. For levy
11 years 2017 and 2018, for school districts that were subject to
12 this Law in the 2016 levy year, "extension limitation" means
13 (1) the lesser of 5% or the percentage increase in the Consumer
14 Price Index during the 12-month calendar year preceding the
15 levy year or (2) the rate of increase approved by voters under
16 Section 18-205.

17 "Affected county" means a county of 3,000,000 or more
18 inhabitants or a county contiguous to a county of 3,000,000 or
19 more inhabitants.

20 "Taxing district" has the same meaning provided in Section
21 1-150, except as otherwise provided in this Section. For the
22 1991 through 1994 levy years only, "taxing district" includes
23 only each non-home rule taxing district having the majority of
24 its 1990 equalized assessed value within any county or counties
25 contiguous to a county with 3,000,000 or more inhabitants.
26 Beginning with the 1995 levy year, "taxing district" includes

1 only each non-home rule taxing district subject to this Law
2 before the 1995 levy year and each non-home rule taxing
3 district not subject to this Law before the 1995 levy year
4 having the majority of its 1994 equalized assessed value in an
5 affected county or counties. Beginning with the levy year in
6 which this Law becomes applicable to a taxing district as
7 provided in Section 18-213, "taxing district" also includes
8 those taxing districts made subject to this Law as provided in
9 Section 18-213. For levy years 2017 and 2018, "taxing district"
10 has the same meaning provided in Section 1-150, and includes
11 home rule units, but does not include the City of Chicago or
12 school districts that were not subject to this Law in the 2016
13 levy year.

14 "Aggregate extension" for taxing districts to which this
15 Law applied before the 1995 levy year means, except with
16 respect to levy years 2017 and 2018, the annual corporate
17 extension for the taxing district and those special purpose
18 extensions that are made annually for the taxing district,
19 excluding special purpose extensions: (a) made for the taxing
20 district to pay interest or principal on general obligation
21 bonds that were approved by referendum; (b) made for any taxing
22 district to pay interest or principal on general obligation
23 bonds issued before October 1, 1991; (c) made for any taxing
24 district to pay interest or principal on bonds issued to refund
25 or continue to refund those bonds issued before October 1,
26 1991; (d) made for any taxing district to pay interest or

1 principal on bonds issued to refund or continue to refund bonds
2 issued after October 1, 1991 that were approved by referendum;
3 (e) made for any taxing district to pay interest or principal
4 on revenue bonds issued before October 1, 1991 for payment of
5 which a property tax levy or the full faith and credit of the
6 unit of local government is pledged; however, a tax for the
7 payment of interest or principal on those bonds shall be made
8 only after the governing body of the unit of local government
9 finds that all other sources for payment are insufficient to
10 make those payments; (f) made for payments under a building
11 commission lease when the lease payments are for the retirement
12 of bonds issued by the commission before October 1, 1991, to
13 pay for the building project; (g) made for payments due under
14 installment contracts entered into before October 1, 1991; (h)
15 made for payments of principal and interest on bonds issued
16 under the Metropolitan Water Reclamation District Act to
17 finance construction projects initiated before October 1,
18 1991; (i) made for payments of principal and interest on
19 limited bonds, as defined in Section 3 of the Local Government
20 Debt Reform Act, in an amount not to exceed the debt service
21 extension base less the amount in items (b), (c), (e), and (h)
22 of this definition for non-referendum obligations, except
23 obligations initially issued pursuant to referendum; (j) made
24 for payments of principal and interest on bonds issued under
25 Section 15 of the Local Government Debt Reform Act; (k) made by
26 a school district that participates in the Special Education

1 District of Lake County, created by special education joint
2 agreement under Section 10-22.31 of the School Code, for
3 payment of the school district's share of the amounts required
4 to be contributed by the Special Education District of Lake
5 County to the Illinois Municipal Retirement Fund under Article
6 7 of the Illinois Pension Code; the amount of any extension
7 under this item (k) shall be certified by the school district
8 to the county clerk; (l) made to fund expenses of providing
9 joint recreational programs for persons with disabilities
10 under Section 5-8 of the Park District Code or Section 11-95-14
11 of the Illinois Municipal Code; (m) made for temporary
12 relocation loan repayment purposes pursuant to Sections 2-3.77
13 and 17-2.2d of the School Code; (n) made for payment of
14 principal and interest on any bonds issued under the authority
15 of Section 17-2.2d of the School Code; (o) made for
16 contributions to a firefighter's pension fund created under
17 Article 4 of the Illinois Pension Code, to the extent of the
18 amount certified under item (5) of Section 4-134 of the
19 Illinois Pension Code; and (p) made for road purposes in the
20 first year after a township assumes the rights, powers, duties,
21 assets, property, liabilities, obligations, and
22 responsibilities of a road district abolished under the
23 provisions of Section 6-133 of the Illinois Highway Code. For
24 levy years 2017 and 2018, this definition of "aggregate
25 extension" applies to each school district that was subject to
26 this definition of "aggregate extension" for the 2016 levy

1 year.

2 "Aggregate extension" for the taxing districts to which
3 this Law did not apply before the 1995 levy year (except taxing
4 districts subject to this Law in accordance with Section
5 18-213) means, except with respect to levy years 2017 and 2018,
6 the annual corporate extension for the taxing district and
7 those special purpose extensions that are made annually for the
8 taxing district, excluding special purpose extensions: (a)
9 made for the taxing district to pay interest or principal on
10 general obligation bonds that were approved by referendum; (b)
11 made for any taxing district to pay interest or principal on
12 general obligation bonds issued before March 1, 1995; (c) made
13 for any taxing district to pay interest or principal on bonds
14 issued to refund or continue to refund those bonds issued
15 before March 1, 1995; (d) made for any taxing district to pay
16 interest or principal on bonds issued to refund or continue to
17 refund bonds issued after March 1, 1995 that were approved by
18 referendum; (e) made for any taxing district to pay interest or
19 principal on revenue bonds issued before March 1, 1995 for
20 payment of which a property tax levy or the full faith and
21 credit of the unit of local government is pledged; however, a
22 tax for the payment of interest or principal on those bonds
23 shall be made only after the governing body of the unit of
24 local government finds that all other sources for payment are
25 insufficient to make those payments; (f) made for payments
26 under a building commission lease when the lease payments are

1 for the retirement of bonds issued by the commission before
2 March 1, 1995 to pay for the building project; (g) made for
3 payments due under installment contracts entered into before
4 March 1, 1995; (h) made for payments of principal and interest
5 on bonds issued under the Metropolitan Water Reclamation
6 District Act to finance construction projects initiated before
7 October 1, 1991; (h-4) made for stormwater management purposes
8 by the Metropolitan Water Reclamation District of Greater
9 Chicago under Section 12 of the Metropolitan Water Reclamation
10 District Act; (i) made for payments of principal and interest
11 on limited bonds, as defined in Section 3 of the Local
12 Government Debt Reform Act, in an amount not to exceed the debt
13 service extension base less the amount in items (b), (c), and
14 (e) of this definition for non-referendum obligations, except
15 obligations initially issued pursuant to referendum and bonds
16 described in subsection (h) of this definition; (j) made for
17 payments of principal and interest on bonds issued under
18 Section 15 of the Local Government Debt Reform Act; (k) made
19 for payments of principal and interest on bonds authorized by
20 Public Act 88-503 and issued under Section 20a of the Chicago
21 Park District Act for aquarium or museum projects; (l) made for
22 payments of principal and interest on bonds authorized by
23 Public Act 87-1191 or 93-601 and (i) issued pursuant to Section
24 21.2 of the Cook County Forest Preserve District Act, (ii)
25 issued under Section 42 of the Cook County Forest Preserve
26 District Act for zoological park projects, or (iii) issued

1 under Section 44.1 of the Cook County Forest Preserve District
2 Act for botanical gardens projects; (m) made pursuant to
3 Section 34-53.5 of the School Code, whether levied annually or
4 not; (n) made to fund expenses of providing joint recreational
5 programs for persons with disabilities under Section 5-8 of the
6 Park District Code or Section 11-95-14 of the Illinois
7 Municipal Code; (o) made by the Chicago Park District for
8 recreational programs for persons with disabilities under
9 subsection (c) of Section 7.06 of the Chicago Park District
10 Act; (p) made for contributions to a firefighter's pension fund
11 created under Article 4 of the Illinois Pension Code, to the
12 extent of the amount certified under item (5) of Section 4-134
13 of the Illinois Pension Code; and (q) made by Ford Heights
14 School District 169 under Section 17-9.02 of the School Code.
15 For levy years 2017 and 2018, this definition of "aggregate
16 extension" applies to each school district that was subject to
17 this definition of "aggregate extension" for the 2016 levy
18 year.

19 "Aggregate extension" for all taxing districts to which
20 this Law applies in accordance with Section 18-213, except for
21 those taxing districts subject to paragraph (2) of subsection
22 (e) of Section 18-213, means, except with respect to levy years
23 2017 and 2018, the annual corporate extension for the taxing
24 district and those special purpose extensions that are made
25 annually for the taxing district, excluding special purpose
26 extensions: (a) made for the taxing district to pay interest or

1 principal on general obligation bonds that were approved by
2 referendum; (b) made for any taxing district to pay interest or
3 principal on general obligation bonds issued before the date on
4 which the referendum making this Law applicable to the taxing
5 district is held; (c) made for any taxing district to pay
6 interest or principal on bonds issued to refund or continue to
7 refund those bonds issued before the date on which the
8 referendum making this Law applicable to the taxing district is
9 held; (d) made for any taxing district to pay interest or
10 principal on bonds issued to refund or continue to refund bonds
11 issued after the date on which the referendum making this Law
12 applicable to the taxing district is held if the bonds were
13 approved by referendum after the date on which the referendum
14 making this Law applicable to the taxing district is held; (e)
15 made for any taxing district to pay interest or principal on
16 revenue bonds issued before the date on which the referendum
17 making this Law applicable to the taxing district is held for
18 payment of which a property tax levy or the full faith and
19 credit of the unit of local government is pledged; however, a
20 tax for the payment of interest or principal on those bonds
21 shall be made only after the governing body of the unit of
22 local government finds that all other sources for payment are
23 insufficient to make those payments; (f) made for payments
24 under a building commission lease when the lease payments are
25 for the retirement of bonds issued by the commission before the
26 date on which the referendum making this Law applicable to the

1 taxing district is held to pay for the building project; (g)
2 made for payments due under installment contracts entered into
3 before the date on which the referendum making this Law
4 applicable to the taxing district is held; (h) made for
5 payments of principal and interest on limited bonds, as defined
6 in Section 3 of the Local Government Debt Reform Act, in an
7 amount not to exceed the debt service extension base less the
8 amount in items (b), (c), and (e) of this definition for
9 non-referendum obligations, except obligations initially
10 issued pursuant to referendum; (i) made for payments of
11 principal and interest on bonds issued under Section 15 of the
12 Local Government Debt Reform Act; (j) made for a qualified
13 airport authority to pay interest or principal on general
14 obligation bonds issued for the purpose of paying obligations
15 due under, or financing airport facilities required to be
16 acquired, constructed, installed or equipped pursuant to,
17 contracts entered into before March 1, 1996 (but not including
18 any amendments to such a contract taking effect on or after
19 that date); (k) made to fund expenses of providing joint
20 recreational programs for persons with disabilities under
21 Section 5-8 of the Park District Code or Section 11-95-14 of
22 the Illinois Municipal Code; (l) made for contributions to a
23 firefighter's pension fund created under Article 4 of the
24 Illinois Pension Code, to the extent of the amount certified
25 under item (5) of Section 4-134 of the Illinois Pension Code;
26 and (m) made for the taxing district to pay interest or

1 principal on general obligation bonds issued pursuant to
2 Section 19-3.10 of the School Code. For levy years 2017 and
3 2018, this definition of "aggregate extension" applies to each
4 school district that was subject to this definition of
5 "aggregate extension" for the 2016 levy year.

6 "Aggregate extension" for all taxing districts to which
7 this Law applies in accordance with paragraph (2) of subsection
8 (e) of Section 18-213 means, except with respect to levy years
9 2017 and 2018, the annual corporate extension for the taxing
10 district and those special purpose extensions that are made
11 annually for the taxing district, excluding special purpose
12 extensions: (a) made for the taxing district to pay interest or
13 principal on general obligation bonds that were approved by
14 referendum; (b) made for any taxing district to pay interest or
15 principal on general obligation bonds issued before the
16 effective date of this amendatory Act of 1997; (c) made for any
17 taxing district to pay interest or principal on bonds issued to
18 refund or continue to refund those bonds issued before the
19 effective date of this amendatory Act of 1997; (d) made for any
20 taxing district to pay interest or principal on bonds issued to
21 refund or continue to refund bonds issued after the effective
22 date of this amendatory Act of 1997 if the bonds were approved
23 by referendum after the effective date of this amendatory Act
24 of 1997; (e) made for any taxing district to pay interest or
25 principal on revenue bonds issued before the effective date of
26 this amendatory Act of 1997 for payment of which a property tax

1 levy or the full faith and credit of the unit of local
2 government is pledged; however, a tax for the payment of
3 interest or principal on those bonds shall be made only after
4 the governing body of the unit of local government finds that
5 all other sources for payment are insufficient to make those
6 payments; (f) made for payments under a building commission
7 lease when the lease payments are for the retirement of bonds
8 issued by the commission before the effective date of this
9 amendatory Act of 1997 to pay for the building project; (g)
10 made for payments due under installment contracts entered into
11 before the effective date of this amendatory Act of 1997; (h)
12 made for payments of principal and interest on limited bonds,
13 as defined in Section 3 of the Local Government Debt Reform
14 Act, in an amount not to exceed the debt service extension base
15 less the amount in items (b), (c), and (e) of this definition
16 for non-referendum obligations, except obligations initially
17 issued pursuant to referendum; (i) made for payments of
18 principal and interest on bonds issued under Section 15 of the
19 Local Government Debt Reform Act; (j) made for a qualified
20 airport authority to pay interest or principal on general
21 obligation bonds issued for the purpose of paying obligations
22 due under, or financing airport facilities required to be
23 acquired, constructed, installed or equipped pursuant to,
24 contracts entered into before March 1, 1996 (but not including
25 any amendments to such a contract taking effect on or after
26 that date); (k) made to fund expenses of providing joint

1 recreational programs for persons with disabilities under
2 Section 5-8 of the Park District Code or Section 11-95-14 of
3 the Illinois Municipal Code; and (l) made for contributions to
4 a firefighter's pension fund created under Article 4 of the
5 Illinois Pension Code, to the extent of the amount certified
6 under item (5) of Section 4-134 of the Illinois Pension Code.
7 For levy years 2017 and 2018, this definition of "aggregate
8 extension" applies to each school district that was subject to
9 this definition of "aggregate extension" for the 2016 levy
10 year.

11 "Aggregate extension", except with respect to school
12 districts, for levy years 2017 and 2018, means the annual
13 corporate extension for the taxing district and those special
14 purpose extensions that are made annually for the taxing
15 district, excluding special purpose extensions: (a) made for
16 the payment of principal and interest on bonds or other
17 evidences of indebtedness issued by the taxing district; or (b)
18 made for contributions to a pension fund created under the
19 Illinois Pension Code. Notwithstanding the provisions of this
20 definition of "aggregate extension", if a special purpose
21 extension (i) made for the payment of principal and interest on
22 bonds or other evidences of indebtedness issued by the taxing
23 district or (ii) made for contributions to a pension fund
24 created under the Illinois Pension Code was required to be
25 included in a taxing district's aggregate extension for the
26 2016 levy year, then that special purpose extension is also

1 included in the taxing district's aggregate extension for levy
2 years 2017 and 2018; provided that the extension limitation for
3 those extensions for levy years 2017 and 2018 shall be (1) the
4 lesser of 5% or the percentage increase in the Consumer Price
5 Index during the 12-month calendar year preceding the levy year
6 or (2) the rate of increase approved by voters under Section
7 18-205.

8 "Debt service extension base" means an amount equal to that
9 portion of the extension for a taxing district for the 1994
10 levy year, or for those taxing districts subject to this Law in
11 accordance with Section 18-213, except for those subject to
12 paragraph (2) of subsection (e) of Section 18-213, for the levy
13 year in which the referendum making this Law applicable to the
14 taxing district is held, or for those taxing districts subject
15 to this Law in accordance with paragraph (2) of subsection (e)
16 of Section 18-213 for the 1996 levy year, or for those taxing
17 districts that become subject to this Law as a result of this
18 amendatory Act of the 100th General Assembly for the 2016 levy
19 year, constituting an extension for payment of principal and
20 interest on bonds issued by the taxing district without
21 referendum, but not including excluded non-referendum bonds.
22 For park districts (i) that were first subject to this Law in
23 1991 or 1995 and (ii) whose extension for the 1994 levy year
24 for the payment of principal and interest on bonds issued by
25 the park district without referendum (but not including
26 excluded non-referendum bonds) was less than 51% of the amount

1 for the 1991 levy year constituting an extension for payment of
2 principal and interest on bonds issued by the park district
3 without referendum (but not including excluded non-referendum
4 bonds), "debt service extension base" means an amount equal to
5 that portion of the extension for the 1991 levy year
6 constituting an extension for payment of principal and interest
7 on bonds issued by the park district without referendum (but
8 not including excluded non-referendum bonds). A debt service
9 extension base established or increased at any time pursuant to
10 any provision of this Law, except Section 18-212, shall be
11 increased each year commencing with the later of (i) the 2009
12 levy year or (ii) the first levy year in which this Law becomes
13 applicable to the taxing district, by the lesser of 5% or the
14 percentage increase in the Consumer Price Index during the
15 12-month calendar year preceding the levy year. The debt
16 service extension base may be established or increased as
17 provided under Section 18-212. "Excluded non-referendum bonds"
18 means (i) bonds authorized by Public Act 88-503 and issued
19 under Section 20a of the Chicago Park District Act for aquarium
20 and museum projects; (ii) bonds issued under Section 15 of the
21 Local Government Debt Reform Act; or (iii) refunding
22 obligations issued to refund or to continue to refund
23 obligations initially issued pursuant to referendum.

24 "Special purpose extensions" include, but are not limited
25 to, extensions for levies made on an annual basis for
26 unemployment and workers' compensation, self-insurance,

1 contributions to pension plans, and extensions made pursuant to
2 Section 6-601 of the Illinois Highway Code for a road
3 district's permanent road fund whether levied annually or not.
4 The extension for a special service area is not included in the
5 aggregate extension.

6 "Aggregate extension base" means the taxing district's
7 last preceding aggregate extension as adjusted under Sections
8 18-135, 18-215, and 18-230. An adjustment under Section 18-135
9 shall be made for the 2007 levy year and all subsequent levy
10 years whenever one or more counties within which a taxing
11 district is located (i) used estimated valuations or rates when
12 extending taxes in the taxing district for the last preceding
13 levy year that resulted in the over or under extension of
14 taxes, or (ii) increased or decreased the tax extension for the
15 last preceding levy year as required by Section 18-135(c).
16 Whenever an adjustment is required under Section 18-135, the
17 aggregate extension base of the taxing district shall be equal
18 to the amount that the aggregate extension of the taxing
19 district would have been for the last preceding levy year if
20 either or both (i) actual, rather than estimated, valuations or
21 rates had been used to calculate the extension of taxes for the
22 last levy year, or (ii) the tax extension for the last
23 preceding levy year had not been adjusted as required by
24 subsection (c) of Section 18-135. In the case of a home rule
25 taxing district, the aggregate extension base for 2017 shall
26 not include any amounts included in that taxing district's

1 annual corporate extension for the 2016 levy year and expended
2 for (i) the payment of principal and interest on bonds or other
3 evidences of indebtedness issued by the home rule unit or (ii)
4 contributions to a pension fund created under the Illinois
5 Pension Code, and any special purpose extensions made by a home
6 rule unit for those purposes in levy year 2017 or 2018 are not
7 included in the district's aggregate extension and shall not be
8 subject to the limitations of this Law.

9 Notwithstanding any other provision of law, for levy year
10 2012, the aggregate extension base for West Northfield School
11 District No. 31 in Cook County shall be \$12,654,592.

12 "Levy year" has the same meaning as "year" under Section
13 1-155.

14 "New property" means (i) the assessed value, after final
15 board of review or board of appeals action, of new improvements
16 or additions to existing improvements on any parcel of real
17 property that increase the assessed value of that real property
18 during the levy year multiplied by the equalization factor
19 issued by the Department under Section 17-30, (ii) the assessed
20 value, after final board of review or board of appeals action,
21 of real property not exempt from real estate taxation, which
22 real property was exempt from real estate taxation for any
23 portion of the immediately preceding levy year, multiplied by
24 the equalization factor issued by the Department under Section
25 17-30, including the assessed value, upon final stabilization
26 of occupancy after new construction is complete, of any real

1 property located within the boundaries of an otherwise or
2 previously exempt military reservation that is intended for
3 residential use and owned by or leased to a private corporation
4 or other entity, (iii) in counties that classify in accordance
5 with Section 4 of Article IX of the Illinois Constitution, an
6 incentive property's additional assessed value resulting from
7 a scheduled increase in the level of assessment as applied to
8 the first year final board of review market value, and (iv) any
9 increase in assessed value due to oil or gas production from an
10 oil or gas well required to be permitted under the Hydraulic
11 Fracturing Regulatory Act that was not produced in or accounted
12 for during the previous levy year. In addition, the county
13 clerk in a county containing a population of 3,000,000 or more
14 shall include in the 1997 recovered tax increment value for any
15 school district, any recovered tax increment value that was
16 applicable to the 1995 tax year calculations.

17 "Qualified airport authority" means an airport authority
18 organized under the Airport Authorities Act and located in a
19 county bordering on the State of Wisconsin and having a
20 population in excess of 200,000 and not greater than 500,000.

21 "Recovered tax increment value" means, except as otherwise
22 provided in this paragraph, the amount of the current year's
23 equalized assessed value, in the first year after a
24 municipality terminates the designation of an area as a
25 redevelopment project area previously established under the
26 Tax Increment Allocation Development Act in the Illinois

1 Municipal Code, previously established under the Industrial
2 Jobs Recovery Law in the Illinois Municipal Code, previously
3 established under the Economic Development Project Area Tax
4 Increment Act of 1995, or previously established under the
5 Economic Development Area Tax Increment Allocation Act, of each
6 taxable lot, block, tract, or parcel of real property in the
7 redevelopment project area over and above the initial equalized
8 assessed value of each property in the redevelopment project
9 area. For the taxes which are extended for the 1997 levy year,
10 the recovered tax increment value for a non-home rule taxing
11 district that first became subject to this Law for the 1995
12 levy year because a majority of its 1994 equalized assessed
13 value was in an affected county or counties shall be increased
14 if a municipality terminated the designation of an area in 1993
15 as a redevelopment project area previously established under
16 the Tax Increment Allocation Development Act in the Illinois
17 Municipal Code, previously established under the Industrial
18 Jobs Recovery Law in the Illinois Municipal Code, or previously
19 established under the Economic Development Area Tax Increment
20 Allocation Act, by an amount equal to the 1994 equalized
21 assessed value of each taxable lot, block, tract, or parcel of
22 real property in the redevelopment project area over and above
23 the initial equalized assessed value of each property in the
24 redevelopment project area. In the first year after a
25 municipality removes a taxable lot, block, tract, or parcel of
26 real property from a redevelopment project area established

1 under the Tax Increment Allocation Development Act in the
2 Illinois Municipal Code, the Industrial Jobs Recovery Law in
3 the Illinois Municipal Code, or the Economic Development Area
4 Tax Increment Allocation Act, "recovered tax increment value"
5 means the amount of the current year's equalized assessed value
6 of each taxable lot, block, tract, or parcel of real property
7 removed from the redevelopment project area over and above the
8 initial equalized assessed value of that real property before
9 removal from the redevelopment project area.

10 Except as otherwise provided in this Section, "limiting
11 rate" means a fraction the numerator of which is the last
12 preceding aggregate extension base times an amount equal to one
13 plus the extension limitation defined in this Section and the
14 denominator of which is the current year's equalized assessed
15 value of all real property in the territory under the
16 jurisdiction of the taxing district during the prior levy year.
17 For those taxing districts that reduced their aggregate
18 extension for the last preceding levy year, the highest
19 aggregate extension in any of the last 3 preceding levy years
20 shall be used for the purpose of computing the limiting rate.
21 The denominator shall not include new property or the recovered
22 tax increment value. If a new rate, a rate decrease, or a
23 limiting rate increase has been approved at an election held
24 after March 21, 2006, then (i) the otherwise applicable
25 limiting rate shall be increased by the amount of the new rate
26 or shall be reduced by the amount of the rate decrease, as the

1 case may be, or (ii) in the case of a limiting rate increase,
2 the limiting rate shall be equal to the rate set forth in the
3 proposition approved by the voters for each of the years
4 specified in the proposition, after which the limiting rate of
5 the taxing district shall be calculated as otherwise provided.
6 In the case of a taxing district that obtained referendum
7 approval for an increased limiting rate on March 20, 2012, the
8 limiting rate for tax year 2012 shall be the rate that
9 generates the approximate total amount of taxes extendable for
10 that tax year, as set forth in the proposition approved by the
11 voters; this rate shall be the final rate applied by the county
12 clerk for the aggregate of all capped funds of the district for
13 tax year 2012.

14 (Source: P.A. 98-6, eff. 3-29-13; 98-23, eff. 6-17-13; 99-143,
15 eff. 7-27-15.)

16 (Text of Section after amendment by P.A. 99-521)

17 Sec. 18-185. Short title; definitions. This Division 5 may
18 be cited as the Property Tax Extension Limitation Law. As used
19 in this Division 5:

20 "Consumer Price Index" means the Consumer Price Index for
21 All Urban Consumers for all items published by the United
22 States Department of Labor.

23 "Extension limitation", except as otherwise provided in
24 this paragraph, means (a) the lesser of 5% or the percentage
25 increase in the Consumer Price Index during the 12-month

1 calendar year preceding the levy year or (b) the rate of
2 increase approved by voters under Section 18-205. For levy
3 years 2017 and 2018 only, for taxing districts other than
4 school districts, "extension limitation" means 0% or the rate
5 of increase approved by the voters under Section 18-205. For
6 levy years 2017 and 2018, if a special purpose extension (i)
7 made for the payment of principal and interest on bonds or
8 other evidences of indebtedness issued by the taxing district
9 or (ii) made for contributions to a pension fund created under
10 the Illinois Pension Code was required to be included in a
11 school district's aggregate extension for the 2016 levy year,
12 then the extension limitation for those extensions for levy
13 years 2017 and 2018 shall be (1) the lesser of 5% or the
14 percentage increase in the Consumer Price Index during the
15 12-month calendar year preceding the levy year or (2) the rate
16 of increase approved by voters under Section 18-205. For levy
17 years 2017 and 2018, for school districts that were subject to
18 this Law in the 2016 levy year, "extension limitation" means
19 (1) the lesser of 5% or the percentage increase in the Consumer
20 Price Index during the 12-month calendar year preceding the
21 levy year or (2) the rate of increase approved by voters under
22 Section 18-205.

23 "Affected county" means a county of 3,000,000 or more
24 inhabitants or a county contiguous to a county of 3,000,000 or
25 more inhabitants.

26 "Taxing district" has the same meaning provided in Section

1 1-150, except as otherwise provided in this Section. For the
2 1991 through 1994 levy years only, "taxing district" includes
3 only each non-home rule taxing district having the majority of
4 its 1990 equalized assessed value within any county or counties
5 contiguous to a county with 3,000,000 or more inhabitants.
6 Beginning with the 1995 levy year, "taxing district" includes
7 only each non-home rule taxing district subject to this Law
8 before the 1995 levy year and each non-home rule taxing
9 district not subject to this Law before the 1995 levy year
10 having the majority of its 1994 equalized assessed value in an
11 affected county or counties. Beginning with the levy year in
12 which this Law becomes applicable to a taxing district as
13 provided in Section 18-213, "taxing district" also includes
14 those taxing districts made subject to this Law as provided in
15 Section 18-213. For levy years 2017 and 2018, "taxing district"
16 has the same meaning provided in Section 1-150, and includes
17 home rule units, but does not include the City of Chicago or
18 school districts that were not subject to this Law in the 2016
19 levy year.

20 "Aggregate extension" for taxing districts to which this
21 Law applied before the 1995 levy year means, except with
22 respect to levy years 2017 and 2018, the annual corporate
23 extension for the taxing district and those special purpose
24 extensions that are made annually for the taxing district,
25 excluding special purpose extensions: (a) made for the taxing
26 district to pay interest or principal on general obligation

1 bonds that were approved by referendum; (b) made for any taxing
2 district to pay interest or principal on general obligation
3 bonds issued before October 1, 1991; (c) made for any taxing
4 district to pay interest or principal on bonds issued to refund
5 or continue to refund those bonds issued before October 1,
6 1991; (d) made for any taxing district to pay interest or
7 principal on bonds issued to refund or continue to refund bonds
8 issued after October 1, 1991 that were approved by referendum;
9 (e) made for any taxing district to pay interest or principal
10 on revenue bonds issued before October 1, 1991 for payment of
11 which a property tax levy or the full faith and credit of the
12 unit of local government is pledged; however, a tax for the
13 payment of interest or principal on those bonds shall be made
14 only after the governing body of the unit of local government
15 finds that all other sources for payment are insufficient to
16 make those payments; (f) made for payments under a building
17 commission lease when the lease payments are for the retirement
18 of bonds issued by the commission before October 1, 1991, to
19 pay for the building project; (g) made for payments due under
20 installment contracts entered into before October 1, 1991; (h)
21 made for payments of principal and interest on bonds issued
22 under the Metropolitan Water Reclamation District Act to
23 finance construction projects initiated before October 1,
24 1991; (i) made for payments of principal and interest on
25 limited bonds, as defined in Section 3 of the Local Government
26 Debt Reform Act, in an amount not to exceed the debt service

1 extension base less the amount in items (b), (c), (e), and (h)
2 of this definition for non-referendum obligations, except
3 obligations initially issued pursuant to referendum; (j) made
4 for payments of principal and interest on bonds issued under
5 Section 15 of the Local Government Debt Reform Act; (k) made by
6 a school district that participates in the Special Education
7 District of Lake County, created by special education joint
8 agreement under Section 10-22.31 of the School Code, for
9 payment of the school district's share of the amounts required
10 to be contributed by the Special Education District of Lake
11 County to the Illinois Municipal Retirement Fund under Article
12 7 of the Illinois Pension Code; the amount of any extension
13 under this item (k) shall be certified by the school district
14 to the county clerk; (l) made to fund expenses of providing
15 joint recreational programs for persons with disabilities
16 under Section 5-8 of the Park District Code or Section 11-95-14
17 of the Illinois Municipal Code; (m) made for temporary
18 relocation loan repayment purposes pursuant to Sections 2-3.77
19 and 17-2.2d of the School Code; (n) made for payment of
20 principal and interest on any bonds issued under the authority
21 of Section 17-2.2d of the School Code; (o) made for
22 contributions to a firefighter's pension fund created under
23 Article 4 of the Illinois Pension Code, to the extent of the
24 amount certified under item (5) of Section 4-134 of the
25 Illinois Pension Code; and (p) made for road purposes in the
26 first year after a township assumes the rights, powers, duties,

1 assets, property, liabilities, obligations, and
2 responsibilities of a road district abolished under the
3 provisions of Section 6-133 of the Illinois Highway Code. For
4 levy years 2017 and 2018, this definition of "aggregate
5 extension" applies to each school district that was subject to
6 this definition of "aggregate extension" for the 2016 levy
7 year.

8 "Aggregate extension" for the taxing districts to which
9 this Law did not apply before the 1995 levy year (except taxing
10 districts subject to this Law in accordance with Section
11 18-213) means, except with respect to levy years 2017 and 2018,
12 the annual corporate extension for the taxing district and
13 those special purpose extensions that are made annually for the
14 taxing district, excluding special purpose extensions: (a)
15 made for the taxing district to pay interest or principal on
16 general obligation bonds that were approved by referendum; (b)
17 made for any taxing district to pay interest or principal on
18 general obligation bonds issued before March 1, 1995; (c) made
19 for any taxing district to pay interest or principal on bonds
20 issued to refund or continue to refund those bonds issued
21 before March 1, 1995; (d) made for any taxing district to pay
22 interest or principal on bonds issued to refund or continue to
23 refund bonds issued after March 1, 1995 that were approved by
24 referendum; (e) made for any taxing district to pay interest or
25 principal on revenue bonds issued before March 1, 1995 for
26 payment of which a property tax levy or the full faith and

1 credit of the unit of local government is pledged; however, a
2 tax for the payment of interest or principal on those bonds
3 shall be made only after the governing body of the unit of
4 local government finds that all other sources for payment are
5 insufficient to make those payments; (f) made for payments
6 under a building commission lease when the lease payments are
7 for the retirement of bonds issued by the commission before
8 March 1, 1995 to pay for the building project; (g) made for
9 payments due under installment contracts entered into before
10 March 1, 1995; (h) made for payments of principal and interest
11 on bonds issued under the Metropolitan Water Reclamation
12 District Act to finance construction projects initiated before
13 October 1, 1991; (h-4) made for stormwater management purposes
14 by the Metropolitan Water Reclamation District of Greater
15 Chicago under Section 12 of the Metropolitan Water Reclamation
16 District Act; (i) made for payments of principal and interest
17 on limited bonds, as defined in Section 3 of the Local
18 Government Debt Reform Act, in an amount not to exceed the debt
19 service extension base less the amount in items (b), (c), and
20 (e) of this definition for non-referendum obligations, except
21 obligations initially issued pursuant to referendum and bonds
22 described in subsection (h) of this definition; (j) made for
23 payments of principal and interest on bonds issued under
24 Section 15 of the Local Government Debt Reform Act; (k) made
25 for payments of principal and interest on bonds authorized by
26 Public Act 88-503 and issued under Section 20a of the Chicago

1 Park District Act for aquarium or museum projects; (l) made for
2 payments of principal and interest on bonds authorized by
3 Public Act 87-1191 or 93-601 and (i) issued pursuant to Section
4 21.2 of the Cook County Forest Preserve District Act, (ii)
5 issued under Section 42 of the Cook County Forest Preserve
6 District Act for zoological park projects, or (iii) issued
7 under Section 44.1 of the Cook County Forest Preserve District
8 Act for botanical gardens projects; (m) made pursuant to
9 Section 34-53.5 of the School Code, whether levied annually or
10 not; (n) made to fund expenses of providing joint recreational
11 programs for persons with disabilities under Section 5-8 of the
12 Park District Code or Section 11-95-14 of the Illinois
13 Municipal Code; (o) made by the Chicago Park District for
14 recreational programs for persons with disabilities under
15 subsection (c) of Section 7.06 of the Chicago Park District
16 Act; (p) made for contributions to a firefighter's pension fund
17 created under Article 4 of the Illinois Pension Code, to the
18 extent of the amount certified under item (5) of Section 4-134
19 of the Illinois Pension Code; (q) made by Ford Heights School
20 District 169 under Section 17-9.02 of the School Code; and (r)
21 made for the purpose of making employer contributions to the
22 Public School Teachers' Pension and Retirement Fund of Chicago
23 under Section 34-53 of the School Code. For levy years 2017 and
24 2018, this definition of "aggregate extension" applies to each
25 school district that was subject to this definition of
26 "aggregate extension" for the 2016 levy year.

1 "Aggregate extension" for all taxing districts to which
2 this Law applies in accordance with Section 18-213, except for
3 those taxing districts subject to paragraph (2) of subsection
4 (e) of Section 18-213, means, except with respect to levy years
5 2017 and 2018, the annual corporate extension for the taxing
6 district and those special purpose extensions that are made
7 annually for the taxing district, excluding special purpose
8 extensions: (a) made for the taxing district to pay interest or
9 principal on general obligation bonds that were approved by
10 referendum; (b) made for any taxing district to pay interest or
11 principal on general obligation bonds issued before the date on
12 which the referendum making this Law applicable to the taxing
13 district is held; (c) made for any taxing district to pay
14 interest or principal on bonds issued to refund or continue to
15 refund those bonds issued before the date on which the
16 referendum making this Law applicable to the taxing district is
17 held; (d) made for any taxing district to pay interest or
18 principal on bonds issued to refund or continue to refund bonds
19 issued after the date on which the referendum making this Law
20 applicable to the taxing district is held if the bonds were
21 approved by referendum after the date on which the referendum
22 making this Law applicable to the taxing district is held; (e)
23 made for any taxing district to pay interest or principal on
24 revenue bonds issued before the date on which the referendum
25 making this Law applicable to the taxing district is held for
26 payment of which a property tax levy or the full faith and

1 credit of the unit of local government is pledged; however, a
2 tax for the payment of interest or principal on those bonds
3 shall be made only after the governing body of the unit of
4 local government finds that all other sources for payment are
5 insufficient to make those payments; (f) made for payments
6 under a building commission lease when the lease payments are
7 for the retirement of bonds issued by the commission before the
8 date on which the referendum making this Law applicable to the
9 taxing district is held to pay for the building project; (g)
10 made for payments due under installment contracts entered into
11 before the date on which the referendum making this Law
12 applicable to the taxing district is held; (h) made for
13 payments of principal and interest on limited bonds, as defined
14 in Section 3 of the Local Government Debt Reform Act, in an
15 amount not to exceed the debt service extension base less the
16 amount in items (b), (c), and (e) of this definition for
17 non-referendum obligations, except obligations initially
18 issued pursuant to referendum; (i) made for payments of
19 principal and interest on bonds issued under Section 15 of the
20 Local Government Debt Reform Act; (j) made for a qualified
21 airport authority to pay interest or principal on general
22 obligation bonds issued for the purpose of paying obligations
23 due under, or financing airport facilities required to be
24 acquired, constructed, installed or equipped pursuant to,
25 contracts entered into before March 1, 1996 (but not including
26 any amendments to such a contract taking effect on or after

1 that date); (k) made to fund expenses of providing joint
2 recreational programs for persons with disabilities under
3 Section 5-8 of the Park District Code or Section 11-95-14 of
4 the Illinois Municipal Code; (l) made for contributions to a
5 firefighter's pension fund created under Article 4 of the
6 Illinois Pension Code, to the extent of the amount certified
7 under item (5) of Section 4-134 of the Illinois Pension Code;
8 and (m) made for the taxing district to pay interest or
9 principal on general obligation bonds issued pursuant to
10 Section 19-3.10 of the School Code. For levy years 2017 and
11 2018, this definition of "aggregate extension" applies to each
12 school district that was subject to this definition of
13 "aggregate extension" for the 2016 levy year.

14 "Aggregate extension" for all taxing districts to which
15 this Law applies in accordance with paragraph (2) of subsection
16 (e) of Section 18-213 means, except with respect to levy years
17 2017 and 2018, the annual corporate extension for the taxing
18 district and those special purpose extensions that are made
19 annually for the taxing district, excluding special purpose
20 extensions: (a) made for the taxing district to pay interest or
21 principal on general obligation bonds that were approved by
22 referendum; (b) made for any taxing district to pay interest or
23 principal on general obligation bonds issued before the
24 effective date of this amendatory Act of 1997; (c) made for any
25 taxing district to pay interest or principal on bonds issued to
26 refund or continue to refund those bonds issued before the

1 effective date of this amendatory Act of 1997; (d) made for any
2 taxing district to pay interest or principal on bonds issued to
3 refund or continue to refund bonds issued after the effective
4 date of this amendatory Act of 1997 if the bonds were approved
5 by referendum after the effective date of this amendatory Act
6 of 1997; (e) made for any taxing district to pay interest or
7 principal on revenue bonds issued before the effective date of
8 this amendatory Act of 1997 for payment of which a property tax
9 levy or the full faith and credit of the unit of local
10 government is pledged; however, a tax for the payment of
11 interest or principal on those bonds shall be made only after
12 the governing body of the unit of local government finds that
13 all other sources for payment are insufficient to make those
14 payments; (f) made for payments under a building commission
15 lease when the lease payments are for the retirement of bonds
16 issued by the commission before the effective date of this
17 amendatory Act of 1997 to pay for the building project; (g)
18 made for payments due under installment contracts entered into
19 before the effective date of this amendatory Act of 1997; (h)
20 made for payments of principal and interest on limited bonds,
21 as defined in Section 3 of the Local Government Debt Reform
22 Act, in an amount not to exceed the debt service extension base
23 less the amount in items (b), (c), and (e) of this definition
24 for non-referendum obligations, except obligations initially
25 issued pursuant to referendum; (i) made for payments of
26 principal and interest on bonds issued under Section 15 of the

1 Local Government Debt Reform Act; (j) made for a qualified
2 airport authority to pay interest or principal on general
3 obligation bonds issued for the purpose of paying obligations
4 due under, or financing airport facilities required to be
5 acquired, constructed, installed or equipped pursuant to,
6 contracts entered into before March 1, 1996 (but not including
7 any amendments to such a contract taking effect on or after
8 that date); (k) made to fund expenses of providing joint
9 recreational programs for persons with disabilities under
10 Section 5-8 of the Park District Code or Section 11-95-14 of
11 the Illinois Municipal Code; and (l) made for contributions to
12 a firefighter's pension fund created under Article 4 of the
13 Illinois Pension Code, to the extent of the amount certified
14 under item (5) of Section 4-134 of the Illinois Pension Code.
15 For levy years 2017 and 2018, this definition of "aggregate
16 extension" applies to each school district that was subject to
17 this definition of "aggregate extension" for the 2016 levy
18 year.

19 "Aggregate extension", except with respect to school
20 districts, for levy years 2017 and 2018, means the annual
21 corporate extension for the taxing district and those special
22 purpose extensions that are made annually for the taxing
23 district, excluding special purpose extensions: (a) made for
24 the payment of principal and interest on bonds or other
25 evidences of indebtedness issued by the taxing district; or (b)
26 made for contributions to a pension fund created under the

1 Illinois Pension Code. Notwithstanding the provisions of this
2 definition of "aggregate extension", if a special purpose
3 extension (i) made for the payment of principal and interest on
4 bonds or other evidences of indebtedness issued by the taxing
5 district or (ii) made for contributions to a pension fund
6 created under the Illinois Pension Code was required to be
7 included in a taxing district's aggregate extension for the
8 2016 levy year, then that special purpose extension is also
9 included in the taxing district's aggregate extension for levy
10 years 2017 and 2018; provided that the extension limitation for
11 those extensions for levy years 2017 and 2018 shall be (1) the
12 lesser of 5% or the percentage increase in the Consumer Price
13 Index during the 12-month calendar year preceding the levy year
14 or (2) the rate of increase approved by voters under Section
15 18-205.

16 "Debt service extension base" means an amount equal to that
17 portion of the extension for a taxing district for the 1994
18 levy year, or for those taxing districts subject to this Law in
19 accordance with Section 18-213, except for those subject to
20 paragraph (2) of subsection (e) of Section 18-213, for the levy
21 year in which the referendum making this Law applicable to the
22 taxing district is held, or for those taxing districts subject
23 to this Law in accordance with paragraph (2) of subsection (e)
24 of Section 18-213 for the 1996 levy year, or for those taxing
25 districts that become subject to this Law as a result of this
26 amendatory Act of the 100th General Assembly for the 2016 levy

1 year, constituting an extension for payment of principal and
2 interest on bonds issued by the taxing district without
3 referendum, but not including excluded non-referendum bonds.
4 For park districts (i) that were first subject to this Law in
5 1991 or 1995 and (ii) whose extension for the 1994 levy year
6 for the payment of principal and interest on bonds issued by
7 the park district without referendum (but not including
8 excluded non-referendum bonds) was less than 51% of the amount
9 for the 1991 levy year constituting an extension for payment of
10 principal and interest on bonds issued by the park district
11 without referendum (but not including excluded non-referendum
12 bonds), "debt service extension base" means an amount equal to
13 that portion of the extension for the 1991 levy year
14 constituting an extension for payment of principal and interest
15 on bonds issued by the park district without referendum (but
16 not including excluded non-referendum bonds). A debt service
17 extension base established or increased at any time pursuant to
18 any provision of this Law, except Section 18-212, shall be
19 increased each year commencing with the later of (i) the 2009
20 levy year or (ii) the first levy year in which this Law becomes
21 applicable to the taxing district, by the lesser of 5% or the
22 percentage increase in the Consumer Price Index during the
23 12-month calendar year preceding the levy year. The debt
24 service extension base may be established or increased as
25 provided under Section 18-212. "Excluded non-referendum bonds"
26 means (i) bonds authorized by Public Act 88-503 and issued

1 under Section 20a of the Chicago Park District Act for aquarium
2 and museum projects; (ii) bonds issued under Section 15 of the
3 Local Government Debt Reform Act; or (iii) refunding
4 obligations issued to refund or to continue to refund
5 obligations initially issued pursuant to referendum.

6 "Special purpose extensions" include, but are not limited
7 to, extensions for levies made on an annual basis for
8 unemployment and workers' compensation, self-insurance,
9 contributions to pension plans, and extensions made pursuant to
10 Section 6-601 of the Illinois Highway Code for a road
11 district's permanent road fund whether levied annually or not.
12 The extension for a special service area is not included in the
13 aggregate extension.

14 "Aggregate extension base" means the taxing district's
15 last preceding aggregate extension as adjusted under Sections
16 18-135, 18-215, and 18-230. An adjustment under Section 18-135
17 shall be made for the 2007 levy year and all subsequent levy
18 years whenever one or more counties within which a taxing
19 district is located (i) used estimated valuations or rates when
20 extending taxes in the taxing district for the last preceding
21 levy year that resulted in the over or under extension of
22 taxes, or (ii) increased or decreased the tax extension for the
23 last preceding levy year as required by Section 18-135(c).
24 Whenever an adjustment is required under Section 18-135, the
25 aggregate extension base of the taxing district shall be equal
26 to the amount that the aggregate extension of the taxing

1 district would have been for the last preceding levy year if
2 either or both (i) actual, rather than estimated, valuations or
3 rates had been used to calculate the extension of taxes for the
4 last levy year, or (ii) the tax extension for the last
5 preceding levy year had not been adjusted as required by
6 subsection (c) of Section 18-135. In the case of a home rule
7 taxing district, the aggregate extension base for 2017 shall
8 not include any amounts included in that taxing district's
9 annual corporate extension for the 2016 levy year and expended
10 for (i) the payment of principal and interest on bonds or other
11 evidences of indebtedness issued by the home rule unit or (ii)
12 contributions to a pension fund created under the Illinois
13 Pension Code, and any special purpose extensions made by a home
14 rule unit for those purposes in levy year 2017 or 2018 are not
15 included in the district's aggregate extension and shall not be
16 subject to the limitations of this Law.

17 Notwithstanding any other provision of law, for levy year
18 2012, the aggregate extension base for West Northfield School
19 District No. 31 in Cook County shall be \$12,654,592.

20 "Levy year" has the same meaning as "year" under Section
21 1-155.

22 "New property" means (i) the assessed value, after final
23 board of review or board of appeals action, of new improvements
24 or additions to existing improvements on any parcel of real
25 property that increase the assessed value of that real property
26 during the levy year multiplied by the equalization factor

1 issued by the Department under Section 17-30, (ii) the assessed
2 value, after final board of review or board of appeals action,
3 of real property not exempt from real estate taxation, which
4 real property was exempt from real estate taxation for any
5 portion of the immediately preceding levy year, multiplied by
6 the equalization factor issued by the Department under Section
7 17-30, including the assessed value, upon final stabilization
8 of occupancy after new construction is complete, of any real
9 property located within the boundaries of an otherwise or
10 previously exempt military reservation that is intended for
11 residential use and owned by or leased to a private corporation
12 or other entity, (iii) in counties that classify in accordance
13 with Section 4 of Article IX of the Illinois Constitution, an
14 incentive property's additional assessed value resulting from
15 a scheduled increase in the level of assessment as applied to
16 the first year final board of review market value, and (iv) any
17 increase in assessed value due to oil or gas production from an
18 oil or gas well required to be permitted under the Hydraulic
19 Fracturing Regulatory Act that was not produced in or accounted
20 for during the previous levy year. In addition, the county
21 clerk in a county containing a population of 3,000,000 or more
22 shall include in the 1997 recovered tax increment value for any
23 school district, any recovered tax increment value that was
24 applicable to the 1995 tax year calculations.

25 "Qualified airport authority" means an airport authority
26 organized under the Airport Authorities Act and located in a

1 county bordering on the State of Wisconsin and having a
2 population in excess of 200,000 and not greater than 500,000.

3 "Recovered tax increment value" means, except as otherwise
4 provided in this paragraph, the amount of the current year's
5 equalized assessed value, in the first year after a
6 municipality terminates the designation of an area as a
7 redevelopment project area previously established under the
8 Tax Increment Allocation Development Act in the Illinois
9 Municipal Code, previously established under the Industrial
10 Jobs Recovery Law in the Illinois Municipal Code, previously
11 established under the Economic Development Project Area Tax
12 Increment Act of 1995, or previously established under the
13 Economic Development Area Tax Increment Allocation Act, of each
14 taxable lot, block, tract, or parcel of real property in the
15 redevelopment project area over and above the initial equalized
16 assessed value of each property in the redevelopment project
17 area. For the taxes which are extended for the 1997 levy year,
18 the recovered tax increment value for a non-home rule taxing
19 district that first became subject to this Law for the 1995
20 levy year because a majority of its 1994 equalized assessed
21 value was in an affected county or counties shall be increased
22 if a municipality terminated the designation of an area in 1993
23 as a redevelopment project area previously established under
24 the Tax Increment Allocation Development Act in the Illinois
25 Municipal Code, previously established under the Industrial
26 Jobs Recovery Law in the Illinois Municipal Code, or previously

1 established under the Economic Development Area Tax Increment
2 Allocation Act, by an amount equal to the 1994 equalized
3 assessed value of each taxable lot, block, tract, or parcel of
4 real property in the redevelopment project area over and above
5 the initial equalized assessed value of each property in the
6 redevelopment project area. In the first year after a
7 municipality removes a taxable lot, block, tract, or parcel of
8 real property from a redevelopment project area established
9 under the Tax Increment Allocation Development Act in the
10 Illinois Municipal Code, the Industrial Jobs Recovery Law in
11 the Illinois Municipal Code, or the Economic Development Area
12 Tax Increment Allocation Act, "recovered tax increment value"
13 means the amount of the current year's equalized assessed value
14 of each taxable lot, block, tract, or parcel of real property
15 removed from the redevelopment project area over and above the
16 initial equalized assessed value of that real property before
17 removal from the redevelopment project area.

18 Except as otherwise provided in this Section, "limiting
19 rate" means a fraction the numerator of which is the last
20 preceding aggregate extension base times an amount equal to one
21 plus the extension limitation defined in this Section and the
22 denominator of which is the current year's equalized assessed
23 value of all real property in the territory under the
24 jurisdiction of the taxing district during the prior levy year.
25 For those taxing districts that reduced their aggregate
26 extension for the last preceding levy year, the highest

1 aggregate extension in any of the last 3 preceding levy years
2 shall be used for the purpose of computing the limiting rate.
3 The denominator shall not include new property or the recovered
4 tax increment value. If a new rate, a rate decrease, or a
5 limiting rate increase has been approved at an election held
6 after March 21, 2006, then (i) the otherwise applicable
7 limiting rate shall be increased by the amount of the new rate
8 or shall be reduced by the amount of the rate decrease, as the
9 case may be, or (ii) in the case of a limiting rate increase,
10 the limiting rate shall be equal to the rate set forth in the
11 proposition approved by the voters for each of the years
12 specified in the proposition, after which the limiting rate of
13 the taxing district shall be calculated as otherwise provided.
14 In the case of a taxing district that obtained referendum
15 approval for an increased limiting rate on March 20, 2012, the
16 limiting rate for tax year 2012 shall be the rate that
17 generates the approximate total amount of taxes extendable for
18 that tax year, as set forth in the proposition approved by the
19 voters; this rate shall be the final rate applied by the county
20 clerk for the aggregate of all capped funds of the district for
21 tax year 2012.

22 (Source: P.A. 98-6, eff. 3-29-13; 98-23, eff. 6-17-13; 99-143,
23 eff. 7-27-15; 99-521, eff. 6-1-17.)

24 (35 ILCS 200/18-205)

25 Sec. 18-205. Referendum to increase the extension

1 limitation.

2 (a) A taxing district is limited to an extension limitation
3 as defined in Section 18-185 ~~of 5% or the percentage increase~~
4 ~~in the Consumer Price Index during the 12-month calendar year~~
5 ~~preceding the levy year, whichever is less.~~ A taxing district
6 may increase its extension limitation for one or more levy
7 years if that taxing district holds a referendum before the
8 levy date for the first levy year at which a majority of voters
9 voting on the issue approves adoption of a higher extension
10 limitation. Referenda shall be conducted at a regularly
11 scheduled election in accordance with the Election Code.

12 (b) The question shall be presented in substantially the
13 following manner ~~for all elections held after March 21, 2006:~~

14 Shall the extension limitation under the Property Tax
15 Extension Limitation Law for (insert the legal name,
16 number, if any, and county or counties of the taxing
17 district and geographic or other common name by which a
18 school or community college district is known and referred
19 to), Illinois, be increased from (applicable extension
20 limitation set forth in Section 18-185) ~~the lesser of 5% or~~
21 ~~the percentage increase in the Consumer Price Index over~~
22 ~~the prior levy year~~ to (insert the percentage of the
23 proposed increase)% per year for (insert each levy year for
24 which the increased extension limitation will apply)?

25 (c) The votes must be recorded as "Yes" or "No".

26 If a majority of voters voting on the issue approves the

1 adoption of the increase, the increase shall be applicable for
2 each levy year specified.

3 (d) The ballot for any question submitted pursuant to this
4 Section shall have printed thereon, but not as a part of the
5 question submitted, only the following supplemental
6 information (which shall be supplied to the election authority
7 by the taxing district) in substantially the following form:

8 (1) For the (insert the first levy year for which the
9 increased extension limitation will be applicable) levy
10 year the approximate amount of the additional tax
11 extendable against property containing a single family
12 residence and having a fair market value at the time of the
13 referendum of \$100,000 is estimated to be \$....

14 (2) Based upon an average annual percentage increase
15 (or decrease) in the market value of such property of ...%
16 (insert percentage equal to the average annual percentage
17 increase or decrease for the prior 3 levy years, at the
18 time the submission of the question is initiated by the
19 taxing district, in the amount of (A) the equalized
20 assessed value of the taxable property in the taxing
21 district less (B) the new property included in the
22 equalized assessed value), the approximate amount of the
23 additional tax extendable against such property for the ...
24 levy year is estimated to be \$... and for the ... levy year
25 is estimated to be \$....

26 Paragraph (2) shall be included only if the increased

1 extension limitation will be applicable for more than one year
2 and shall list each levy year for which the increased extension
3 limitation will be applicable. The additional tax shown for
4 each levy year shall be the approximate dollar amount of the
5 increase over the amount of the most recently completed
6 extension at the time the submission of the question is
7 initiated by the taxing district. The approximate amount of the
8 additional tax extendable shown in paragraphs (1) and (2) shall
9 be calculated by multiplying \$100,000 (the fair market value of
10 the property without regard to any property tax exemptions) by
11 (i) the percentage level of assessment prescribed for that
12 property by statute, or by ordinance of the county board in
13 counties that classify property for purposes of taxation in
14 accordance with Section 4 of Article IX of the Illinois
15 Constitution; (ii) the most recent final equalization factor
16 certified to the county clerk by the Department of Revenue at
17 the time the taxing district initiates the submission of the
18 proposition to the electors; (iii) the last known aggregate
19 extension base of the taxing district at the time the
20 submission of the question is initiated by the taxing district;
21 and (iv) the difference between the percentage increase
22 proposed in the question and the otherwise applicable extension
23 limitation under Section 18-185 ~~the lesser of 5% or the~~
24 ~~percentage increase in the Consumer Price Index for the prior~~
25 ~~levy year (or an estimate of the percentage increase for the~~
26 ~~prior levy year if the increase is unavailable at the time the~~

1 ~~submission of the question is initiated by the taxing~~
2 ~~district);~~ and dividing the result by the last known equalized
3 assessed value of the taxing district at the time the
4 submission of the question is initiated by the taxing district.
5 This amendatory Act of the 97th General Assembly is intended to
6 clarify the existing requirements of this Section, and shall
7 not be construed to validate any prior non-compliant referendum
8 language. Any notice required to be published in connection
9 with the submission of the question shall also contain this
10 supplemental information and shall not contain any other
11 supplemental information. Any error, miscalculation, or
12 inaccuracy in computing any amount set forth on the ballot or
13 in the notice that is not deliberate shall not invalidate or
14 affect the validity of any proposition approved. Notice of the
15 referendum shall be published and posted as otherwise required
16 by law, and the submission of the question shall be initiated
17 as provided by law.

18 (Source: P.A. 97-1087, eff. 8-24-12.)

19 (35 ILCS 200/18-213)

20 Sec. 18-213. Referenda on applicability of the Property Tax
21 Extension Limitation Law.

22 (a) The provisions of this Section do not apply to a taxing
23 district subject to this Law because a majority of its 1990
24 equalized assessed value is in a county or counties contiguous
25 to a county of 3,000,000 or more inhabitants, or because a

1 majority of its 1994 equalized assessed value is in an affected
2 county and the taxing district was not subject to this Law
3 before the 1995 levy year.

4 (b) The county board of a county that is not subject to
5 this Law may, by ordinance or resolution, submit to the voters
6 of the county the question of whether to make all non-home rule
7 taxing districts that have all or a portion of their equalized
8 assessed valuation situated in the county subject to this Law
9 in the manner set forth in this Section.

10 For purposes of this Section only:

11 "Taxing district" has the same meaning provided in Section
12 1-150.

13 "Equalized assessed valuation" means the equalized
14 assessed valuation for a taxing district for the immediately
15 preceding levy year.

16 (c) The ordinance or resolution shall request the
17 submission of the proposition at any election, except a
18 consolidated primary election, for the purpose of voting for or
19 against making the Property Tax Extension Limitation Law
20 applicable to all non-home rule taxing districts that have all
21 or a portion of their equalized assessed valuation situated in
22 the county.

23 The question shall be placed on a separate ballot and shall
24 be in substantially the following form:

25 Shall the Property Tax Extension Limitation Law (35
26 ILCS 200/18-185 through 18-245), which limits annual

1 property tax extension increases, apply to non-home rule
2 taxing districts with all or a portion of their equalized
3 assessed valuation located in (name of county)?

4 Votes on the question shall be recorded as "yes" or "no".

5 (d) The county clerk shall order the proposition submitted
6 to the electors of the county at the election specified in the
7 ordinance or resolution. If part of the county is under the
8 jurisdiction of a board or boards of election commissioners,
9 the county clerk shall submit a certified copy of the ordinance
10 or resolution to each board of election commissioners, which
11 shall order the proposition submitted to the electors of the
12 taxing district within its jurisdiction at the election
13 specified in the ordinance or resolution.

14 (e) (1) With respect to taxing districts having all of
15 their equalized assessed valuation located in the county,
16 if a majority of the votes cast on the proposition are in
17 favor of the proposition, then this Law becomes applicable
18 to the taxing district beginning on January 1 of the year
19 following the date of the referendum.

20 (2) With respect to taxing districts that meet all the
21 following conditions this Law shall become applicable to
22 the taxing district beginning on January 1, 1997. The
23 districts to which this paragraph (2) is applicable

24 (A) do not have all of their equalized assessed
25 valuation located in a single county,

26 (B) have equalized assessed valuation in an

1 affected county,

2 (C) meet the condition that each county, other than
3 an affected county, in which any of the equalized
4 assessed valuation of the taxing district is located
5 has held a referendum under this Section at any
6 election, except a consolidated primary election, held
7 prior to the effective date of this amendatory Act of
8 1997, and

9 (D) have a majority of the district's equalized
10 assessed valuation located in one or more counties in
11 each of which the voters have approved a referendum
12 under this Section prior to the effective date of this
13 amendatory Act of 1997. For purposes of this Section,
14 in determining whether a majority of the equalized
15 assessed valuation of the taxing district is located in
16 one or more counties in which the voters have approved
17 a referendum under this Section, the equalized
18 assessed valuation of the taxing district in any
19 affected county shall be included with the equalized
20 assessed value of the taxing district in counties in
21 which the voters have approved the referendum.

22 (3) With respect to taxing districts that do not have
23 all of their equalized assessed valuation located in a
24 single county and to which paragraph (2) of subsection (e)
25 is not applicable, if each county other than an affected
26 county in which any of the equalized assessed valuation of

1 the taxing district is located has held a referendum under
2 this Section at any election, except a consolidated primary
3 election, held in any year and if a majority of the
4 equalized assessed valuation of the taxing district is
5 located in one or more counties that have each approved a
6 referendum under this Section, then this Law shall become
7 applicable to the taxing district on January 1 of the year
8 following the year in which the last referendum in a county
9 in which the taxing district has any equalized assessed
10 valuation is held. For the purposes of this Law, the last
11 referendum shall be deemed to be the referendum making this
12 Law applicable to the taxing district. For purposes of this
13 Section, in determining whether a majority of the equalized
14 assessed valuation of the taxing district is located in one
15 or more counties that have approved a referendum under this
16 Section, the equalized assessed valuation of the taxing
17 district in any affected county shall be included with the
18 equalized assessed value of the taxing district in counties
19 that have approved the referendum.

20 (f) Immediately after a referendum is held under this
21 Section, the county clerk of the county holding the referendum
22 shall give notice of the referendum having been held and its
23 results to all taxing districts that have all or a portion of
24 their equalized assessed valuation located in the county, the
25 county clerk of any other county in which any of the equalized
26 assessed valuation of any taxing district is located, and the

1 Department of Revenue. After the last referendum affecting a
2 multi-county taxing district is held, the Department of Revenue
3 shall determine whether the taxing district is subject to this
4 Law and, if so, shall notify the taxing district and the county
5 clerks of all of the counties in which a portion of the
6 equalized assessed valuation of the taxing district is located
7 that, beginning the following January 1, the taxing district is
8 subject to this Law. For each taxing district subject to
9 paragraph (2) of subsection (e) of this Section, the Department
10 of Revenue shall notify the taxing district and the county
11 clerks of all of the counties in which a portion of the
12 equalized assessed valuation of the taxing district is located
13 that, beginning January 1, 1997, the taxing district is subject
14 to this Law.

15 (g) Referenda held under this Section shall be conducted in
16 accordance with the Election Code.

17 (h) Notwithstanding any other provision of law, no
18 referenda may be held under this Section with respect to levy
19 years 2017 and 2018.

20 (Source: P.A. 89-510, eff. 7-11-96; 89-718, eff. 3-7-97.)

21 (35 ILCS 200/18-214)

22 Sec. 18-214. Referenda on removal of the applicability of
23 the Property Tax Extension Limitation Law to non-home rule
24 taxing districts.

25 (a) The provisions of this Section do not apply to a taxing

1 district that is subject to this Law because a majority of its
2 1990 equalized assessed value is in a county or counties
3 contiguous to a county of 3,000,000 or more inhabitants, or
4 because a majority of its 1994 equalized assessed value is in
5 an affected county and the taxing district was not subject to
6 this Law before the 1995 levy year.

7 (b) For purposes of this Section only:

8 "Taxing district" means any non-home rule taxing district
9 that became subject to this Law under Section 18-213 of this
10 Law.

11 "Equalized assessed valuation" means the equalized
12 assessed valuation for a taxing district for the immediately
13 preceding levy year.

14 (c) The county board of a county that became subject to
15 this Law by a referendum approved by the voters of the county
16 under Section 18-213 may, by ordinance or resolution, in the
17 manner set forth in this Section, submit to the voters of the
18 county the question of whether this Law applies to all non-home
19 rule taxing districts that have all or a portion of their
20 equalized assessed valuation situated in the county in the
21 manner set forth in this Section.

22 (d) The ordinance or resolution shall request the
23 submission of the proposition at any election, except a
24 consolidated primary election, for the purpose of voting for or
25 against the continued application of the Property Tax Extension
26 Limitation Law to all non-home rule taxing districts that have

1 all or a portion of their equalized assessed valuation situated
2 in the county.

3 The question shall be placed on a separate ballot and shall
4 be in substantially the following form:

5 Shall the Property Tax Extension Limitation Law (35
6 ILCS 200/18-185 through 35 ILCS 200/18-245), which limits
7 annual property tax extension increases, apply to non-home
8 rule taxing districts with all or a portion of their
9 equalized assessed valuation located in (name of county)?

10 Votes on the question shall be recorded as "yes" or "no".

11 (e) The county clerk shall order the proposition submitted
12 to the electors of the county at the election specified in the
13 ordinance or resolution. If part of the county is under the
14 jurisdiction of a board or boards of election commissioners,
15 the county clerk shall submit a certified copy of the ordinance
16 or resolution to each board of election commissioners, which
17 shall order the proposition submitted to the electors of the
18 taxing district within its jurisdiction at the election
19 specified in the ordinance or resolution.

20 (f) With respect to taxing districts having all of their
21 equalized assessed valuation located in one county, if a
22 majority of the votes cast on the proposition are against the
23 proposition, then this Law shall not apply to the taxing
24 district beginning on January 1 of the year following the date
25 of the referendum.

26 (g) With respect to taxing districts that do not have all

1 of their equalized assessed valuation located in a single
2 county, if both of the following conditions are met, then this
3 Law shall no longer apply to the taxing district beginning on
4 January 1 of the year following the date of the referendum.

5 (1) Each county in which the district has any equalized
6 assessed valuation must either, (i) have held a referendum
7 under this Section, (ii) be an affected county, or (iii)
8 have held a referendum under Section 18-213 at which the
9 voters rejected the proposition at the most recent election
10 at which the question was on the ballot in the county.

11 (2) The majority of the equalized assessed valuation of
12 the taxing district, other than any equalized assessed
13 valuation in an affected county, is in one or more counties
14 in which the voters rejected the proposition. For purposes
15 of this Section, in determining whether a majority of the
16 equalized assessed valuation of the taxing district is
17 located in one or more counties in which the voters have
18 rejected the proposition under this Section, the equalized
19 assessed valuation of any taxing district in a county which
20 has held a referendum under Section 18-213 at which the
21 voters rejected that proposition, at the most recent
22 election at which the question was on the ballot in the
23 county, will be included with the equalized assessed value
24 of the taxing district in counties in which the voters have
25 rejected the referendum held under this Section.

26 (h) Immediately after a referendum is held under this

1 Section, the county clerk of the county holding the referendum
2 shall give notice of the referendum having been held and its
3 results to all taxing districts that have all or a portion of
4 their equalized assessed valuation located in the county, the
5 county clerk of any other county in which any of the equalized
6 assessed valuation of any such taxing district is located, and
7 the Department of Revenue. After the last referendum affecting
8 a multi-county taxing district is held, the Department of
9 Revenue shall determine whether the taxing district is no
10 longer subject to this Law and, if the taxing district is no
11 longer subject to this Law, the Department of Revenue shall
12 notify the taxing district and the county clerks of all of the
13 counties in which a portion of the equalized assessed valuation
14 of the taxing district is located that, beginning on January 1
15 of the year following the date of the last referendum, the
16 taxing district is no longer subject to this Law.

17 (i) Notwithstanding any other provision of law, no
18 referenda may be held under this Section with respect to levy
19 years 2017 and 2018.

20 (Source: P.A. 89-718, eff. 3-7-97.)

21 (35 ILCS 200/18-242 new)

22 Sec. 18-242. Home rule. This Division 5 is a limitation,
23 under subsection (g) of Section 6 of Article VII of the
24 Illinois Constitution, on the power of home rule units to tax.

1 Section 95. No acceleration or delay. Where this Act makes
2 changes in a statute that is represented in this Act by text
3 that is not yet or no longer in effect (for example, a Section
4 represented by multiple versions), the use of that text does
5 not accelerate or delay the taking effect of (i) the changes
6 made by this Act or (ii) provisions derived from any other
7 Public Act.

8 Section 99. Effective date. This Act takes effect upon
9 becoming law.