



101ST GENERAL ASSEMBLY

State of Illinois

2019 and 2020

SB1199

Introduced 2/6/2019, by Sen. Laura M. Murphy

SYNOPSIS AS INTRODUCED:

35 ILCS 200/15-169

Amends the Property Tax Code. Provides that a taxpayer who has been granted a homestead exemption for veterans with disabilities need not reapply if he or she has been found by the Department of Veterans' Affairs to be permanently and totally disabled. Provides when any change occurs in use or ownership of property that has been granted a homestead exemption for veterans with disabilities, the transferee shall notify the chief county assessment officer of the change in writing within 90 days. Provides that the chief county assessment officer shall ensure that, if the property ceases to qualify for the exemption as a result of the change in use or ownership, then the exemption shall be removed beginning with the next taxable year after the change occurs.

LRB101 08044 HLH 53106 b

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 Section 15-169 as follows:

6 (35 ILCS 200/15-169)

7 Sec. 15-169. Homestead exemption for veterans with
8 disabilities.

9 (a) Beginning with taxable year 2007, an annual homestead
10 exemption, limited to the amounts set forth in subsections (b)
11 and (b-3), is granted for property that is used as a qualified
12 residence by a veteran with a disability.

13 (b) For taxable years prior to 2015, the amount of the
14 exemption under this Section is as follows:

15 (1) for veterans with a service-connected disability
16 of at least (i) 75% for exemptions granted in taxable years
17 2007 through 2009 and (ii) 70% for exemptions granted in
18 taxable year 2010 and each taxable year thereafter, as
19 certified by the United States Department of Veterans
20 Affairs, the annual exemption is \$5,000; and

21 (2) for veterans with a service-connected disability
22 of at least 50%, but less than (i) 75% for exemptions
23 granted in taxable years 2007 through 2009 and (ii) 70% for

1 exemptions granted in taxable year 2010 and each taxable
2 year thereafter, as certified by the United States
3 Department of Veterans Affairs, the annual exemption is
4 \$2,500.

5 (b-3) For taxable years 2015 and thereafter:

6 (1) if the veteran has a service connected disability
7 of 30% or more but less than 50%, as certified by the
8 United States Department of Veterans Affairs, then the
9 annual exemption is \$2,500;

10 (2) if the veteran has a service connected disability
11 of 50% or more but less than 70%, as certified by the
12 United States Department of Veterans Affairs, then the
13 annual exemption is \$5,000; and

14 (3) if the veteran has a service connected disability
15 of 70% or more, as certified by the United States
16 Department of Veterans Affairs, then the property is exempt
17 from taxation under this Code.

18 (b-5) If a homestead exemption is granted under this
19 Section and the person awarded the exemption subsequently
20 becomes a resident of a facility licensed under the Nursing
21 Home Care Act or a facility operated by the United States
22 Department of Veterans Affairs, then the exemption shall
23 continue (i) so long as the residence continues to be occupied
24 by the qualifying person's spouse or (ii) if the residence
25 remains unoccupied but is still owned by the person who
26 qualified for the homestead exemption.

1 (c) The tax exemption under this Section carries over to
2 the benefit of the veteran's surviving spouse as long as the
3 spouse holds the legal or beneficial title to the homestead,
4 permanently resides thereon, and does not remarry. If the
5 surviving spouse sells the property, an exemption not to exceed
6 the amount granted from the most recent ad valorem tax roll may
7 be transferred to his or her new residence as long as it is
8 used as his or her primary residence and he or she does not
9 remarry.

10 (c-1) Beginning with taxable year 2015, nothing in this
11 Section shall require the veteran to have qualified for or
12 obtained the exemption before death if the veteran was killed
13 in the line of duty.

14 (d) The exemption under this Section applies for taxable
15 year 2007 and thereafter. A taxpayer who claims an exemption
16 under Section 15-165 or 15-168 may not claim an exemption under
17 this Section.

18 (e) Each taxpayer who has been granted an exemption under
19 this Section must reapply on an annual basis unless the veteran
20 has been found by the Department of Veterans' Affairs to be
21 permanently and totally disabled. Application must be made
22 during the application period in effect for the county of his
23 or her residence. The assessor or chief county assessment
24 officer may determine the eligibility of residential property
25 to receive the homestead exemption provided by this Section by
26 application, visual inspection, questionnaire, or other

1 reasonable methods. The determination must be made in
2 accordance with guidelines established by the Department.

3 (e-1) If the person qualifying for the exemption does not
4 occupy the qualified residence as of January 1 of the taxable
5 year, the exemption granted under this Section shall be
6 prorated on a monthly basis. The prorated exemption shall apply
7 beginning with the first complete month in which the person
8 occupies the qualified residence.

9 (e-5) When any change occurs in use or ownership of
10 property that has been granted a homestead exemption under this
11 Section, the transferee shall notify the chief county
12 assessment officer of the change in writing within 90 days
13 after the change in use or ownership occurs. The chief county
14 assessment officer shall ensure that, if the property ceases to
15 qualify for the exemption under this Section as a result of the
16 change in use or ownership, then the exemption shall be removed
17 beginning with the next taxable year after the change occurs.

18 (f) For the purposes of this Section:

19 "Qualified residence" means real property, but less any
20 portion of that property that is used for commercial purposes,
21 with an equalized assessed value of less than \$250,000 that is
22 the primary residence of a veteran with a disability. Property
23 rented for more than 6 months is presumed to be used for
24 commercial purposes.

25 "Veteran" means an Illinois resident who has served as a
26 member of the United States Armed Forces on active duty or

1 State active duty, a member of the Illinois National Guard, or
2 a member of the United States Reserve Forces and who has
3 received an honorable discharge.

4 (Source: P.A. 99-143, eff. 7-27-15; 99-375, eff. 8-17-15;
5 99-642, eff. 7-28-16; 100-869, eff. 8-14-18.)