



Rep. Ed Sullivan, Jr.

Filed: 5/20/2014

09800SB3382ham001

LRB098 19482 HLH 59429 a

1 AMENDMENT TO SENATE BILL 3382

2 AMENDMENT NO. _____. Amend Senate Bill 3382 by replacing
3 everything after the enacting clause with the following:

4 "Section 5. The Property Tax Code is amended by changing
5 Section 10-155 as follows:

6 (35 ILCS 200/10-155)

7 Sec. 10-155. Open space land; valuation.

8 (a) In all counties, in addition to valuation as otherwise
9 permitted by law, land which is used for open space purposes
10 and has been so used for the 3 years immediately preceding the
11 year in which the assessment is made, upon application under
12 Section 10-160, shall be valued on the basis of its fair cash
13 value, estimated at the price it would bring at a fair,
14 voluntary sale for use by the buyer for open space purposes.

15 (b) Land is considered used for open space purposes if it
16 is more than 10 acres in area and:

1 (1) ~~(a)~~ is actually and exclusively used for
2 maintaining or enhancing natural or scenic resources,

3 (2) ~~(b)~~ protects air or streams or water supplies,

4 (3) ~~(c)~~ promotes conservation of soil, wetlands,
5 beaches, or marshes, including ground cover or planted
6 perennial grasses, trees and shrubs and other natural
7 perennial growth, and including any body of water, whether
8 man-made or natural,

9 (4) ~~(d)~~ conserves landscaped areas, such as public or
10 private golf courses,

11 (5) ~~(e)~~ enhances the value to the public of abutting or
12 neighboring parks, forests, wildlife preserves, nature
13 reservations, sanctuaries, or other open spaces, or

14 (6) ~~(f)~~ preserves historic sites.

15 (c) Land is not considered used for open space purposes if
16 it is used primarily for residential purposes.

17 (d) Land and improvements that facilitate the operation of
18 a public or private golf course, including, but not limited to,
19 the following, are considered used for open space purposes:

20 (1) driving range facilities;

21 (2) undeveloped land surrounding and included in the
22 golf course property;

23 (3) halfway houses, including food service and
24 washroom facilities located on the golf course property
25 that are available for use by golfers and golf course staff
26 while they are golfing or maintaining the golf course;

1 (4) maintenance buildings serving the golf course,
2 including separate storage buildings for golf course
3 maintenance equipment;

4 (5) parking lots that provide accessibility to the golf
5 course, not to exceed a ratio of 60 parking spaces per nine
6 holes;

7 (6) driveways and roadways located on the golf course
8 property; and

9 (7) golf course clubhouses, exclusive of restaurant
10 and banquet facilities that are open to the public;
11 provided that (i) if the golf course contains 9 holes or
12 less, only 4,000 square feet of the clubhouse is considered
13 used for open space purposes and (ii) if the golf course
14 contains more than 9 holes, only 8,000 square feet of the
15 clubhouse is considered used for open space purposes.

16 (e) If the land is improved with a water-retention dam that
17 is operated primarily for commercial purposes, the
18 water-retention dam is not considered to be used for open space
19 purposes despite the fact that any resulting man-made lake may
20 be considered to be used for open space purposes under this
21 Section.

22 (f) The chief county assessment officer may determine the
23 eligibility of property to receive the preferential assessment
24 provided by this Section by application, visual inspection,
25 questionnaire, or other reasonable methods.

26 (Source: P.A. 95-70, eff. 1-1-08.)".