

Legislative Report

BOMA/Suburban Chicago

April 27, 2018

The Illinois General Assembly stands adjourned for the week. Friday, April 27th, was the deadline to pass substantive legislation out of the originating chamber.

The Senate will return to session at noon on Tuesday, May 1st. The Illinois House is not scheduled for session next week and will return to session on Tuesday, May 8th. It was a busy week this week in the Capital with 180 bills passing the House and 232 bills passing the Senate. These legislative measures now head to the opposite chamber for consideration.

Roughly five weeks remain in the spring legislative session.

ACA-RELATED BILL FAILS IN ILLINOIS HOUSE

[WSIU](#)

The Illinois House Friday failed to pass legislation meant to protect health insurance benefits under Obamacare.

The measure would prevent Illinois from seeking waivers from the federal law's requirements - like the one that say insurance companies cannot exclude people with pre-existing conditions.

It would also keep the state from imposing work requirements on people in the low-income Medicaid program. The Trump administration has been encouraging both moves.

The measure failed by just one vote; Harris says he'll try again in the coming days.

SENATE VOTES TO RAISE MINIMUM AGE TO BUY CIGARETTES, VAPING DEVICES

The Illinois Senate on Wednesday voted to raise the minimum age to buy cigarettes, vaping devices and other tobacco products from 18 to 21.

Chicago raised the minimum age to buy cigarettes to 21 in 2016, but the proposal that advanced Wednesday would apply statewide.

Under the legislation, it would be illegal to sell tobacco products, including electronic cigarettes and vaping devices, to anyone under the age of 21. Retailers who violate the law could be fined, but the state would no longer penalize those caught possessing tobacco while underage. Supporters say the idea is to put the burden on business owners.

The measure passed on a vote of 35-20. It now heads to the House.

SENATE PASSES BILL TARGETING UNWANTED ROBOCALLS

Legislation aimed at reducing unwanted robocalls passed unanimously Tuesday through the Senate.

Under Senate Bill 2573, robo callers would face a separate violation if they disguise or falsify their caller ID in any way, which is commonly known as "spoofing." In addition, the legislation would require prior written consent before robo callers could use auto-dialer software. The Illinois Attorney General would be given the responsibility of enforcement.

STATE'S LATE PAYMENT CHARGES

Comptroller Mendoza issued a report this week indicating that Illinois has spent more in the last two years on late payment charges than it had in the previous 18 years. According to the report, Illinois has accumulated \$1.14 billion in late fees since mid-2015 which is \$100 million more than in the previous 18 years combined. Illinois is required to pay 12 percent annual interest on bills not paid within 90 days. The backlog grew to \$16 billion last summer after a two-year budget stalemate between first-term Republican Governor Bruce Rauner and the Democratically-controlled General Assembly.

Vendors who were negatively impacted by the late payments over the past two years have been able to participate in the state's Vendor Payment Program (VPP). This week the Illinois Senate overwhelmingly approved legislation (SB3560 /Aquino) designed to bring transparency to the VPP. This program was created to assist vendors who do business with the state of Illinois who are struggling financially due to delayed payments from the state. Under the program, the qualified lenders pay the vendor a portion of the state's unpaid bill up front. In exchange the lenders receive the late payment interest penalties when they are ultimately paid by the state. The program is not codified in statute. Comptroller Mendoza, who is pushing the legislation, says "The lenders play an important role in keeping vendors afloat but little information is made public in terms of how much state debt is purchased through the VPP and there is currently no disclosure of who is financially backing the qualified purchasers." The bill now heads to the House for consideration.

The Illinois Senate approved legislation, SB2858 /Stearns, which authorizes the State Treasurer to invest in account receivables from state vendors awaiting payment for 90 days or longer and makes the State Treasurer a qualified purchaser under the Vendor Payment Program. The sponsor said the issue is still under negotiation and will be amended in the House. SB 2858 now heads to the House for consideration.

RICH MILLER'S WEEKLY COLUMN

Several months ago, Illinois House Speaker Michael Madigan's chief of staff, Tim Mapes, made copies of candidate nominating petitions for what appeared to be every single candidate in the state, regardless of party or office sought. Madigan's spokesperson was mum when asked why.

It turns out that a database was constructed of the names of all the people who circulated petitions during the primary.

Here's why that matters:

Last week, state Sen. Sam McCann, R-Plainview, pulled the trigger on a third-party bid for governor. McCann, an avowed foe of Gov. Bruce Rauner, will have to collect 25,000 valid petition signatures by June 25 to get onto the November ballot.

There's a catch, however. Under state law, all signatures for McCann gathered by people who also circulated petitions for partisan primary candidates will be invalidated. Now, thanks to the new data base, it is a relatively simple matter of plugging in names of potential McCann petition circulators to weed out the potential problems.

If McCann gets on the ballot, the idea is to establish a new party's identity with one specific goal in mind. Its name is the Conservative Party. Its mission is to attract conservative Republican voters who are upset with Rauner's views and actions on abortion, "sanctuary state" and other stuff, including possibly guns.

Four years ago, Operating Engineers Union Local 150 backed the Libertarian Party's candidate to hurt Rauner, but that candidate also got a number of votes from folks who didn't like Democratic Gov. Pat Quinn. The new Conservative Party will focus on disaffected Republicans and attempt to continue the theme that Rauner is unable to unify his own party after his narrow GOP primary victory over Rep. Jeanne Ives.

If McCann survives the petition process, one challenge will be finding money for this race.

Lots of union leaders and others believe that billionaire Democrat J.B. Pritzker has this race in the bag. They're convinced Pritzker's personal fortune along with a strong national Democratic wave will destroy the Republican incumbent.

But the folks behind this Conservative Party idea (including Local 150) firmly believe they need a "Plan B" in case something goes horribly wrong.

Pritzker could be hit with some unforeseen opposition research, for example. The national political climate could suddenly change for any number of reasons. Rauner could somehow get his act together.

And even if the Democrats' stars remain aligned all the way through November, a McCann candidacy could help the Democrats run up the score on Rauner.

But the plan has its detractors. Democratic legislative candidates in Republican-leaning districts have been hoping that the national "blue wave" that so many see heading this way, combined with Gov. Rauner's horrible unpopularity, will lead to lower turnout among Republicans and help them squeak through. Putting McCann on the ticket gives disaffected Republican voters a reason to head to the polls and they won't be voting for Democrats down the ballot.

Current Status: 1/16/2018 - Referred to House Rules
Recent Status: 1/16/2018 - FIRST READING
12/20/2017 - Filed with the Clerk by Rep. Thomas M. Bennett

HB4203 MUNI CD-ANNEXATION LIMITATION (ANDERSSON S) Amends the Illinois Municipal Code. Provides that an action contesting whether territory annexed by a municipality is contiguous shall be commenced no later than 10 years after the date the annexation ordinance is recorded. Makes conforming changes. Effective immediately.

Current Status: 4/26/2018 - Added Co-Sponsor Rep. Sonya M. Harper
Recent Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee
4/10/2018 - House Real & Personal Property Law Subcommittee,
(First Hearing)

HB4268 HOME REPAIR-CONSUMER NOTICES (THAPEDI A) Amends the Home Repair and Remodeling Act. Provides that "residence" means a single-family home or dwelling or a multiple-family home or dwelling containing 6 or fewer apartments, condominiums, town houses, or dwelling units, used or intended to be used by the consumer as his or her dwelling place (instead of "by occupants as dwelling places"). In the home repair consumer rights pamphlet, replaces notice language concerning lien waivers with the following: "Illinois law requires that, before payment, your contractor give you a sworn statement which lists: (1) all the persons or companies your contractor hired to work on your home and their addresses; and (2) the amounts previously paid, the amounts about to be paid, and the total amount owed after the payment to these persons or companies. The sworn statement should be fully completed, signed, and notarized. When the contractor's sworn statement lists an amount due or to become due to a subcontractor, or when a subcontractor gives you notice of an amount due to the subcontractor, you must retain sufficient funds to pay that subcontractor. Subcontractors give the contractors lien waivers when they are paid. Ask your contractor for copies of these lien waivers. If your contractor tells you he or she needs a payment from you in order to pay subcontractors, you have the right to pay the subcontractors directly."

Current Status: 4/26/2018 - House Bills on First Reading
Recent Status: 4/24/2018 - House Bills on First Reading
4/23/2018 - Placed on Calendar Order of First Reading April 24,
2018

HB4293 INC TX-INVESTMENT SERVICES (WELCH E) Amends the Illinois Income Tax Act. Imposes a privilege tax on partnerships and S corporations engaged in the business of conducting investment management services. Provides that the tax shall be imposed at the rate of 20% of the fees calculated by reference to the performance of the investment portfolio funds and not from the investment itself. Defines "investment management services".

Current Status: 4/26/2018 - Added Co-Sponsor Rep. Theresa Mah
Recent Status: 4/25/2018 - Added Co-Sponsor Rep. Jaime M. Andrade, Jr.
4/25/2018 - Added Co-Sponsor Rep. Silvana Tabares

HB4363 CONTRACTOR EXPENDITURE REPORTS (JIMENEZ WOJCICKI S) Amends the Business Enterprise for Minorities, Females, and Persons with Disabilities Act. Provides that any contractor awarded a contract under the Act shall be required to make periodic reports to the contracting State agency on all expenditures made to achieve compliance with the provisions of the Act. Provides for the required contents of the report. Provides remedies for a contractor's non-compliance with the commitment to businesses owned by minorities,

women, or persons with disabilities under the Act. Provides additional terms by which a contracting State agency may terminate a contract under the Act. Allows a contracting State agency to have access to a contractor's books and records for compliance purposes.

Current Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/12/2018 - House State Government Administration, (First Hearing)4/10/2018 - House State Government Administration, (First Hearing)

HB4390 CRIM CD-CRIMINAL BUILDING MGMT (WILLIS K) Amends the Criminal Code of 2012. Defines "commercial property", "dangerous condition", "first responder", "management or operational control", "person", and "serious bodily injury". Provides that first responder endangerment is committed when a person knowingly creates a dangerous situation and intentionally conceals the dangerous condition in a commercial property under his or her management or control and the dangerous condition is the primary cause of death or serious bodily injury of a first responder during the course of his or her official duties. Provides that first responder endangerment is a Class 4 felony.

House Committee Amendment No. 1 - Replaces everything after the enacting clause. Amends the Criminal Code of 2012. Creates the offense of first responder endangerment. Provides that a person commits the offense when he or she knowingly creates a dangerous condition and intentionally conceals the dangerous condition in a commercial property under his or her management or operational control and the dangerous condition is found to be the primary cause of the death or serious bodily injury of a first responder in the course of his or her official duties. Provides that a violation is a Class 4 felony. Defines various terms.

Current Status: 4/25/2018 - Assigned to Senate Criminal Law

Recent Status: 3/9/2018 - Referred to Senate Assignments
3/9/2018 - FIRST READING

Notes: Chicago has been working hard on and Ron actually testified in hearings on this one. This may be a bill that we could actually team up with Chicago on. The bill has serious ramifications if it passes and you work for a landlord who does not want to spend money.

HB4490 MUNICIPAL REVENUE REFERENDUM (CABELLO J) Amends the Illinois Municipal Code. Provides that, on and after the effective date of this amendatory Act, home rule municipalities and non-home rule municipalities may not impose any tax increase or levy any new or additional tax without prior referendum approval. Limits home rule powers. Effective immediately.

Current Status: 2/7/2018 - Added Chief Co-Sponsor Rep. Allen Skillicorn

Recent Status: 2/2/2018 - Referred to House Rules
2/2/2018 - FIRST READING

HB4538 PROP TX-NATURAL DISASTER (HAYS C) Amends the Property Tax Code. In a Section granting a natural disaster homestead exemption, removes language providing that the square footage of the rebuilt residential structure may not be more than 110% of the square footage of the original residential structure as it existed immediately prior to the natural disaster. Removes provisions providing that the taxpayer's initial application for a natural disaster homestead exemption must be made no later than the first taxable year after the residential structure is rebuilt. Provides that, if the square footage of the rebuilt structure exceeds 110% of the square footage of the original residential structure as it existed immediately prior to the natural disaster, then the amount of the natural disaster homestead exemption is the equalized assessed value per square foot of the rebuilt

structure multiplied by 110% of the square footage of the original residential structure as it existed immediately prior to the natural disaster minus the base amount. Provides that the amendatory Act is retroactive to the 2012 taxable year. Sets forth provisions concerning the valuation of farm improvements that have been rebuilt following a natural disaster. Effective immediately.

Current Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/11/2018 - House Revenue & Finance, (First Hearing)
4/11/2018 - House Property Tax Subcommittee, (First Hearing)

HB4569 ABOVEGROUND FUEL STORAGE (PARKHURST L) Amends the Gasoline Storage Act. Provides that each facility used for: (i) agricultural purposes at an agriculture site; (ii) refueling construction equipment at a construction site; or (iii) parking, operating, or maintaining a commercial vehicle fleet may store up to 12,000 gallons of any single type of fuel for dispensing in aboveground storage tanks that are constructed of steel, made vapor tight, and outside of buildings. Effective immediately.

House Committee Amendment No. 1 - Replaces everything after the enacting clause. Amends the Gasoline Storage Act. Provides that a facility used for: (i) agricultural purposes at an agricultural site; (ii) refueling construction equipment at a construction site; (iii) parking, operating, or maintaining a commercial vehicle fleet; or (iv) fueling at railway yards, may store an aggregate total of 12,000 gallons of fuel for dispensing in aboveground storage tanks, as long as the facility complies with all other requirements of the rules of the Office of the State Fire Marshal. Effective immediately.

Current Status: 4/27/2018 - Added as Alternate Co-Sponsor Sen. Steven M. Landek

Recent Status: 4/25/2018 - Assigned to Senate Environment and Conservation
4/12/2018 - Added as Alternate Co-Sponsor Sen. Michael E. Hastings

HB4774 LOCAL-LOWEST RESPONSIBLE BID (KIFOWIT S) Amends the Counties Code. In provisions regarding determination of the lowest responsible bidder in purchases by a county with fewer than 2,000,000 inhabitants for services, materials, and equipment, a local company that bids within 5% to 10% of the lowest bid, if that lowest bid is made by a non-local company, is the lowest responsible bidder. Provides that if more than one local company's bid is within 5% to 10% of the lowest bid made by a non-local company, the county board shall award the contract to the lowest responsible bidder among the local company bids. Defines "local company" as a company or business entity located within the contracting county or any contiguous county in the State that has the majority of its regular, full-time workforce located within the contracting county or contiguous county. Amends the Township Code. Makes similar changes in provisions concerning construction contracts and contracts for services, materials, equipment, or supplies. Amends the Illinois Municipal Code. Makes similar changes in provisions concerning purchasing and public works contracts in municipalities of less than 500,000.

House Committee Amendment No. 1 - Provides that in determining the lowest responsible bidder, a local company that bids no more than 10% higher than (rather than within 5% to 10% of) the lowest bid, if that lowest bid is made by a non-local company, is the lowest responsible bidder. Makes conforming changes.

House Floor Amendment No. 2 - Replaces everything after the enacting clause. Reinserts the introduced bill, as amended by House Amendment No. 1, with the following changes:

provides that the new language does not apply to contracts for construction, which includes, but is not limited to, all work on public works involving laborers, workers, or mechanics, including maintenance, repair, assembly, or disassembly work performed on equipment whether owned, leased, or rented; and provides that "local company" means a company or business entity located within the contracting township or municipality or the county or counties in which the township or municipality is located (rather than any contiguous township or municipality) in the State that has the majority of its regular, full-time workforce located within the contracting township or municipality or the county or counties in which the township or municipality is located (rather than a contiguous township or municipality).

House Floor Amendment No. 3 - Removes provisions in the Township Code from the bill relating to contracts for construction and competitive bidding.

Current Status: 4/27/2018 - Third Reading - Standard Debate - Lost 042-046-008

Recent Status: 4/27/2018 - THIRD READING Bill Failed Third Reading in the House by 042-046-008.

4/27/2018 - House Bills on Third Reading

HB4878 BIDS-OCCUPATION/USE EXEMPTION (SEVERIN D) Amends the Department of Revenue Law of the Civil Administrative Code of Illinois. Provides that if an in-State retailer or serviceman bids on a purchase order or contract to provide materials, equipment, or supplies to a municipality with a population under 1,000,000, and that purchase order or contract involves an amount in excess of \$25,000, then the municipality may apply to the Department of Revenue for a certificate of exemption from the taxes imposed under specified local provisions of the Use Tax Act, the Service Use Tax Act, the Service Occupation Tax Act, and the Retailers' Occupation Tax Act for the in-State retailer or serviceman, or a third-party supplier of the retailer or serviceman, with respect to the materials, equipment, or supplies covered by the bid if: at least one other bid is received from an out-of-State retailer or serviceman; the in-State retailer or serviceman demonstrates the necessity of the exemption in order to submit the lowest responsible bid, including substantive proof furnished by the retailer or serviceman to the municipality or the Department of Revenue; and the in-State retailer provides an itemized estimate of cost to the corporate authorities of the municipality. Defines terms. Makes confirming changes in the following Acts and Codes: the Use Tax Act, the Service Use Tax Act, the Service Occupation Tax Act, the Retailers' Occupation Tax Act, the Counties Code, the Illinois Municipal Code, the Salem Civic Center Law of 1997 of the Civic Center Code, the Metropolitan Pier and Exposition Authority Act, the Flood Prevention District Act, the Metro-East Park and Recreation District Act, the Local Mass Transit District Act, the Regional Transportation Authority Act, and the Water Commission Act of 1985. Effective immediately.

Current Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/12/2018 - To Sales and Other Taxes Subcommittee
4/11/2018 - House Revenue & Finance, (First Hearing)

HB5505 REALTY LICENSES-BOARDS (MCCOMBIE T) Amends the Auction License Act, the Community Association Manager Licensing and Disciplinary Act, the Real Estate License Act of 2000, and the Real Estate Appraiser Licensing Act of 2002. Makes changes to the terms for members of the Auction Advisory Board, the Community Association Manager Licensing and Disciplinary Board, the Real Estate Administration and Disciplinary Board, and the Real Estate Appraisal Administration and Disciplinary Board. Provides that the members' terms shall be for 4 years and the term expires upon completion of the term. Provides that the

Community Association Manager Licensing and Disciplinary Board that are serving on the Board on the effective date of the amendatory Act may serve the remainder of their unexpired terms. Provides that no member of the Real Estate Administration and Disciplinary Board shall be reappointed to the Board for a term that would cause his or her cumulative service to the Board to exceed 10 years (rather than 12 years). Makes changes to the appointment process for vacancies on the Auction Advisory Board, the Community Association Manager Licensing and Disciplinary Board, and the Real Estate Appraisal Administration and Disciplinary Board. Effective immediately.

Current Status: 4/27/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/27/2018 - House Bills on Second Reading
4/26/2018 - House Bills on Second Reading

Notes: If bill passes, need to inform BOMA members as all third party managers have this license

HB5508 HOMELESS BILL OF RIGHTS (FORD L) Amends the Bill of Rights for the Homeless Act. Provides that if a unit of local government determines that a person experiencing homelessness is living in a public space and requires that person to vacate the public space, the unit of local government shall: (i) provide a 48-hour notice to vacate to that person; (ii) offer to call a paramedic for medical treatment; (iii) offer to provide transportation to the nearest homeless shelter; and (iv) allow the person to collect all personal property and offer bags to transport the personal property.

House Committee Amendment No. 1 - Replaces everything after the enacting clause. Creates the Access to Affordable, Permanent, and Supportive Housing and Services Act. Provides that a unit of local government may provide certain housing and supportive services upon a determination that a person experiencing homelessness is living in a public space, including: (i) an assessment of the person's housing and service needs; (ii) access to permanent housing, permanent supportive housing, or affordable housing; and (iii) job training, substance abuse counseling, and other appropriate supportive services. Provides that a person receiving assistance from a unit of local government in accordance with the Act shall have the right to request housing in a geographical area based on his or her ties to the community, access to services, access to ongoing employment, and access to public transportation. Prohibits a unit of local government from requiring a person to vacate a public space, unless adequate affordable housing, permanent housing, and supportive housing units are available within the unit of local government's geographic area and a permanent housing option is offered to that person. Prohibits a unit of local government from disposing of a person's personal belongings in any manner; and provides that a person has the right to decline any housing assessment and services offered by a unit of local government. Provides that a plaintiff in any civil action alleging a violation of the Act may request a jury trial and the court may award a prevailing plaintiff appropriate injunctive and declaratory relief, actual damages, and reasonable attorney's fees and costs.

Current Status: 4/27/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/27/2018 - House Bills on Third Reading
4/26/2018 - House Floor Amendment No. 2 Recommends Be Adopted Rules Committee; 004-000-000

Notes: Limits a Landlord recourse to contact Law Enforcement or the municipality if they have homeless gathering on public property. If you call for assistance there will be ramifications to village thereby reducing the likelihood that they will want to assist.

HB5543 **MUNI-POWERS/HOME RULE REVENUE** (SKILLICORN A) Amends the Illinois Municipal Code. Gives non-home rule municipalities with a population of more than 2,000 the power to exercise all power provided to home rule units under Section 6 of Article VII of the Illinois Constitution, except for the powers to tax, to impose fees, and to incur debt. Provides that a home rule municipal retailer's occupation tax may be imposed up to a 1% increment if the corporate authorities of a home rule municipality by ordinance or resolution call for the submission to the electors of the municipality the question of whether the municipality shall impose such a tax or increase the rate of such a tax (rather than only shall be imposed in 1/4% increments). Effective immediately.

Current Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/12/2018 - House Cities & Villages, (First Hearing)4/9/2018 - House Cities & Villages, (First Hearing)

HB5565 **PROP TX-RATE-REDUCED LUNCH** (MAYFIELD R) Amends the Property Tax Code. Provides that the aggregate tax rate extended against property located in a municipality in which at least 60% of the households qualify for the national school lunch program shall not exceed 3.5%. Provides that, if the county clerk is required to reduce the rate extended against property in accordance with those provisions, the county clerk shall proportionally reduce the extension for each taxing district in which the property is located. Effective immediately.

Current Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/12/2018 - To Property Tax Subcommittee
4/11/2018 - House Revenue & Finance, (First Hearing)

HB5603 **MUNI CD-FREE SNOW REMOVAL** (JONES T) Amends the Illinois Municipal Code. Provides that a municipality shall provide free snow removal at the residence of a person with a disability, senior, or veteran when one inch or more of snow accumulates on the ground. Provides that a person with a disability, senior, or veteran may receive free snow removal under these provisions only after he or she registers with the municipality providing the following information to the municipality: identification; proof of current residence; and, if applicable, signing a statement affirming that he or she is a person with a disability or a veteran. Defines terms. Limits home rule powers. Repeals the provisions 3 years after the effective date of the Act.

Current Status: 4/13/2018 - Rule 19(a) / Re-referred to Rules Committee

Recent Status: 4/12/2018 - To Local Government Subcommittee
4/12/2018 - House Cities & Villages, (First Hearing)

SB1435 **INC TX-SOUNDPROOFING** (MURPHY L) Amends the Illinois Income Tax Act. Creates an income tax credit in an amount equal to the amount paid by the taxpayer during the taxable year for the purpose of purchasing acoustical materials, other materials, labor, and professional services to soundproof a residential home located at an eligible address against aircraft noise generated by an airport governed by the provisions of the Permanent Noise Monitoring Act. Provides that the credit may not reduce the taxpayer's liability to less than zero; however, the credit may be carried forward. Provides that the credit is exempt from the Act's automatic sunset provisions. Effective immediately.

Current Status: 4/27/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018
1/30/2018 - Senate Revenue, (First Hearing)

SB1791 **PROP TAX-VALUATION** (STADELMAN S) Amends the Property Tax Code. Provides that in all cases where a change in assessed valuation greater than \$300,000 is sought, the Property Tax Appeal Board shall make an independent determination of valuation. Provides criteria for determining which comparable properties are to be used, together with requirements and criteria for making the independent determination of valuation. Makes a conforming change. Effective immediately.

Current Status: 4/27/2018 - Rule 2-10 Committee/3rd Reading Deadline Established As May 3, 2018

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018

1/30/2018 - Senate Revenue, (First Hearing)

SB1792 **PROP TX-COMPLAINT-DISCLOSURE** (STADELMAN S) Amends the Property Tax Code. In provisions concerning hearings before the board of review or the Property Tax Appeal Board, provides that the complainant or appellant shall make timely disclosure to the assessor and the board or review or Property Tax Appeal Board, as applicable, of all relevant evidence or information known to the complainant or appellant, including, in cases where a change in assessed valuation over \$300,000 is sought, all appraisals prepared in anticipation of filing a complaint or appeal. Effective immediately.

Current Status: 4/27/2018 - Rule 2-10 Committee/3rd Reading Deadline Established As May 3, 2018

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018

1/30/2018 - Senate Revenue, (First Hearing)

Notes: Directly related to SB 1791 – Owner must make –timely disclosure–

SB1793 **PROP TX-COMPARABLES** (STADELMAN S) Amends the Property Tax Code. Provides that, with respect to non-residential property, neither the board of review nor the Property Tax Appeal Board may consider comparable real property sales made subject to a private restriction or covenant in connection with the sale or rental of the property if that private restriction or covenant substantially impairs the use of the comparable property as compared to the property subject to assessment, or if that private restriction or covenant materially increases the likelihood of vacancy or inactivity on the property. Effective immediately.

Current Status: 4/27/2018 - Rule 2-10 Committee/3rd Reading Deadline Established As May 3, 2018

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018

1/30/2018 - Senate Revenue, (First Hearing)

Notes: Related to 1791 and 1792 – non-residential properties

SB1794 **PROP TX-APPRAISAL DATABASE** (STADELMAN S) Amends the Property Tax Code. Provides that the Department of Revenue, with the assistance of the Office of Appraisals, shall maintain a database of all appraisals introduced as evidence in hearings before the Property Tax Appeal Board or the board of review. Provides that the database must be searchable by certain specified parameters. Effective immediately.

Current Status: 4/27/2018 - Rule 2-10 Committee/3rd Reading Deadline Established As May 3, 2018

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018
1/30/2018 - Senate Revenue, (First Hearing)

SB2211 FIRE SPRINKLER - DATABASE (HARMON D) Amends the Fire Sprinkler Contractor Licensing Act. Provides that an individual who performs inspection and testing of fire sprinkler systems and control equipment must possess on his or her person a photo identification card issued by the State Fire Marshal as proof of compliance with the Act. Provides that the photo identification card shall be issued by the State Fire Marshal annually at a fee determined by the State Fire Marshal by rule. Provides that all inspections and testing of fire sprinkler systems and control equipment must be recorded on an inspection report issued by the State Fire Marshal and provides requirements for the inspection reports. Provides that all fire sprinkler systems must be affixed with a pre-printed label bearing specified information that shall be purchased by the licensed contractor from the State Fire Marshal. Provides that a copy of the inspection report must be forwarded to the State Fire Marshal within 24 hours after completion of the inspection. Provides that the fees for an inspection form and photo identification card shall be determined by the State Fire Marshal by rule. Provides that the State Fire Marshal has the power and duty to establish a database of all persons involved in the inspection or testing of existing fire sprinkler systems or control equipment.

Current Status: 4/27/2018 - Rule 2-10 Third Reading Deadline Established As May 3, 2018

Recent Status: 4/26/2018 - Senate Bills on Third Reading
4/25/2018 - Senate Bills on Third Reading

Notes: Currently postponed but we need to make sure it does not resurface
" it will be another inspection fee just like the State Certification inspection of elevators

SB2224 REPEAL/RESTORE VARIOUS-SB9 (MCCARTER K) If and only if Senate Bill 9 of the 100th General Assembly becomes law in the form in which it was amended by House Amendment No. 3, repeals the State Tax Lien Registration Act and the Revised Uniform Unclaimed Property Act created by that bill. Repeals provisions of Senate Bill 9 of the 100th General Assembly that would have repealed the Uniform Disposition of Unclaimed Property Act on January 1, 2018. Changes various Acts by restoring language deleted by Senate Bill 9 of the 100th General Assembly and deleting language added by Senate Bill 9 of the 100th General Assembly. Effective immediately.

Current Status: 4/13/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 1/30/2018 - Added as Chief Co-Sponsor Sen. Dan McConchie
1/30/2018 - Senate Revenue, (First Hearing)

SB2475 RIVER EDGE ZONE-QUALIFICATIONS (MCCONNAUGHAY K) Amends the River Edge Redevelopment Zone Act. Provides that, on and after the effective date, the Department of Commerce and Economic Opportunity may certify as a River Edge Redevelopment Zone any area that meets the qualifications set forth in the Act.

Current Status: 4/27/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018
3/1/2018 - Assigned to Senate Revenue

SB2502 USE/OCC TX-NOTIFICATIONS (BERTINO-TARRANT J) Amends the Use Tax Act and the Service Use Tax Act. Provides that retailers and servicemen that do not collect the

taxes under those Acts shall make the following reports and notifications: (1) a notification with each purchase made to an Illinois purchaser that use tax is due on certain purchases at retail made from the retailer and that the State requires the purchaser to file a use tax return; and (2) an annual notification to each Illinois purchaser detailing the total amount paid by the purchaser for Illinois purchases at retail during the previous calendar year. Provides that, if a purchaser has otherwise failed to file a return with the Department of Revenue and remit the proper amount of tax due, and if the purchaser receives a notification from a retailer under the provisions of the amendatory Act, then that purchaser must file a return and pay the tax by April 15 of the year in which the notification is received. Effective immediately.

Current Status: 4/27/2018 - Rule 2-10 Committee/3rd Reading Deadline Established As May 3, 2018

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018
4/12/2018 - Postponed - Revenue

SB2621 **MECHANICS LIENS-SUBCONTRACTORS** (MULROE J) Amends the Mechanics Lien Act. Deletes language providing that a subcontractor shall, within 90 days after the completion his or her obligations under the contract between the contractor and the subcontractor, or, if extra or additional work or material is delivered thereafter, within 90 days after the date of completion of such extra or additional work or final delivery of such extra or additional material, cause a written notice of his or her claim and the amount due. Provides instead that a subcontractor shall, within 90 days after the completion of the work or extra work or materials are furnished under the contractor's contract with the owner, cause a written notice of his or her claim and the amount due.

Current Status: 4/27/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 4/26/2018 - Senate Bills on Third Reading
4/25/2018 - Senate Bills on Third Reading

Notes: extends the time which contractor may file a lien " under current they must file within 90 days " under proposed bill they will just have to notify of intent to possibly file within 90 days.

SB3121 **INC TX-SALES FACTOR** (NYBO C) Amends the Illinois Income Tax Act. For the purpose of calculating the sales factor when allocating business income of persons other than residents, removes provisions providing that the sale is in this State if the property is shipped from an office, store, warehouse, factory or other place of storage in this State and the purchaser is not taxable in the State of the purchaser. Removes provisions concerning purchasers who are doing business on a premises owned or leased by a person who has independently contracted with the seller for the printing of newspapers, periodicals or books. Removes provisions providing that sales of tangible personal property are not in this State if the seller and purchaser would be members of the same unitary business group but for the fact that either the seller or purchaser is a person with 80% or more of total business activity outside of the United States and the property is purchased for resale.

Current Status: 4/13/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 2/27/2018 - Assigned to Senate Revenue
2/15/2018 - Referred to Senate Assignments

SB3215 **PROP TX-SALE IN ERROR** (BARICKMAN J) Amends the Property Tax Code. In provisions concerning sales in error, provides that, in cases where improvements upon the property sold have been substantially destroyed or rendered uninhabitable or otherwise unfit for occupancy, the court may order the holder of the certificate of purchase to assign the

certificate to the county collector, upon request of the county collector. Provides that the county collector may further assign the certificate to the county, acting as trustee for taxing districts, or to a taxing district having an interest in the taxes sold. Provides that, if the certificate of purchase is assigned to the county delinquent tax agent because the improvements have been substantially destroyed or rendered uninhabitable or otherwise unfit for occupancy, then the county delinquent tax agent shall extend the redemption period by 36 months.

Current Status: 4/26/2018 - Referred to House Rules

Recent Status: 4/26/2018 - FIRST READING

4/26/2018 - Chief House Sponsor Rep. Thomas M. Bennett

SB3216

CIV PRO-FORECLOSURE LIMITATION (BARICKMAN J) Amends the Code of Civil Procedure. Provides that actions for the recovery of real property following a foreclosure shall be brought within 3 years after possession is taken. Provides that every person in the actual possession of lands or tenements, under claim and color of title, as a purchaser following a foreclosure, and who for 3 successive years continues in possession, and also, during such time, pays all taxes legally assessed on the lands or tenements, shall be held and adjudged to be the legal owner of the lands or tenements, to the extent and according to the purport of his or her paper title. In the Section concerning strict foreclosure of an omitted subordinate interest, provides that "omitted subordinate interest" includes a person who was a named party in a foreclosure action over which the court lacked personal jurisdiction due to defective service of process, or was a party over which the court initially had personal jurisdiction but whose judgment was vacated due to lack of personal jurisdiction over a co-defendant. Provides that a foreclosure proceeding may be reopened as to the defendant and co-defendants only if the defendant was a named party in the foreclosure action over which the court lacked personal jurisdiction due to defective service of process, and after the foreclosure proceeding is reopened, if the defendant is unsuccessful in defeating the foreclosure action, then the defendant or its co-defendants shall have the option to redeem the property. Provides that the redemption period shall extend 90 days after the entry of the order if the defendant has not been in possession of the real estate for a period of 6 months prior to the entry of the order. Provides that nothing in the Section concerning strict foreclosure affects any existing right that the holder of the certificate of sale or any person who acquired title following a judicial sale or any subsequent successor, assignee, transferee, or grantee of such a person may have against the defendant or the real estate. Makes other changes. Contains a statement of legislative purpose. Adds language concerning applicability and severability. Effective immediately.

Current Status: 4/27/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018

2/27/2018 - Assigned to Senate Judiciary

SB3284

BUSINESS TAX CREDIT-HOPE ZONES (SIMS E) Creates the Community Renewal and Revitalization Act. Provides for the qualifications for and designation of Health, Opportunity, Prosperity, and Empowerment (HOPE) Zones. Provides for a HOPE Zone tax credit and other credits and benefits going to businesses operating in HOPE Zones. Provides for the powers and duties of the Department of Commerce and Economic Opportunity under the Act. Provides for State incentives regarding public services and physical infrastructure. Provides for State regulatory exemptions in HOPE Zones. Provides for State and local regulatory alternatives under the Act. Amends the Illinois Income Tax Act to allow for a specified tax credit for wages paid to qualified ex-offenders in HOPE Zones. Modifies the term "qualified ex-offender" to include a person hired by a taxpayer 5

years (currently, 3 years) after being released from an Illinois adult correctional center. Amends the Small Business Job Creation Tax Credit Act to allow a specified tax credit for businesses operating in HOPE Zones. Provides that the Department shall limit the monetary amount of credits awarded under the Act to no more than \$100,000,000 (currently, \$50,000,000).

Current Status: 4/27/2018 - Senate Committee Amendment No. 1 Rule 3-9(a) / Re-referred to Assignments

Recent Status: 4/27/2018 - Rule 3-9(a) / Re-referred to Assignments
4/13/2018 - Rule 2-10 Committee Deadline Established As April 27, 2018

SB3393 REAL ESTATE ACT-SPONSOR CARDS (ALTHOFF P) Amends the Real Estate License Act of 2000. Removes provisions relating to sponsor cards issued by sponsoring brokers to managing brokers, brokers, or leasing agents. Adds provisions requiring a sponsoring broker to notify the Department of Financial and Professional Regulation within 24 hours of a sponsorship of a licensee in a manner provided by rule. When a licensee's employment with a sponsoring broker is terminated, requires the licensee and sponsoring broker to notify the Department of the termination within 24 hours in a manner provided by rule. Provides that the failure to provide that notification shall subject the sponsoring broker or licensee to discipline. Adds provisions regarding the Department's recognition of a sponsorship by a sponsoring broker. Makes conforming and other changes. Effective immediately.

Current Status: 4/13/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 3/14/2018 - Senate Licensed Activities and Pensions, (First Hearing)2/27/2018 - Assigned to Senate Licensed Activities and Pensions

Notes: Make sure if this passes that we inform our members as all third-party managers this license

SB3394 PROF LICENSING-VARIOUS-MIN AGE (ALTHOFF P) Amends the Community Association Manager Licensing and Disciplinary Act, the Home Inspector License Act, and the Real Estate License Act of 2000. Reduces the minimum age requirement for licensure as a community association manager, supervising community association manager, home inspector, broker, or managing broker to 18 years of age (rather than 21 years of age). Makes a conforming change. Effective immediately.

Current Status: 4/24/2018 - Referred to House Rules

Recent Status: 4/24/2018 - FIRST READING
4/24/2018 - Chief House Sponsor Rep. Tom Demmer

Notes: Make sure if this passes that we inform our members as all third-party managers have this license

SB3561 BLDG COMMISSION-DESIGN-BUILD (MUNOZ A) Amends the Public Building Commission Act. Changes various repeal dates from June 1, 2018 to June 1, 2023 in provisions concerning allowing public building commissions to use the design-build delivery method for public projects. Makes conforming changes.

Current Status: 4/26/2018 - Assigned to House Cities & Villages

Recent Status: 4/19/2018 - Referred to House Rules
4/19/2018 - FIRST READING

SB3572 PROP TX-HOUSING-DISABILITIES (CONNELLY M) Amends the Property Tax Code. Provides that, beginning with the 2019 levy year, improvements to residential real property

that are designed to provide living quarters for a person with a disability or special needs shall not increase the assessed valuation of the property during any taxable year in which the person uses the property as his or her primary residence. Effective immediately.

Current Status: 4/13/2018 - Rule 3-9(a) / Re-referred to Assignments

Recent Status: 2/27/2018 - Assigned to Senate Revenue

2/16/2018 - Referred to Senate Assignments