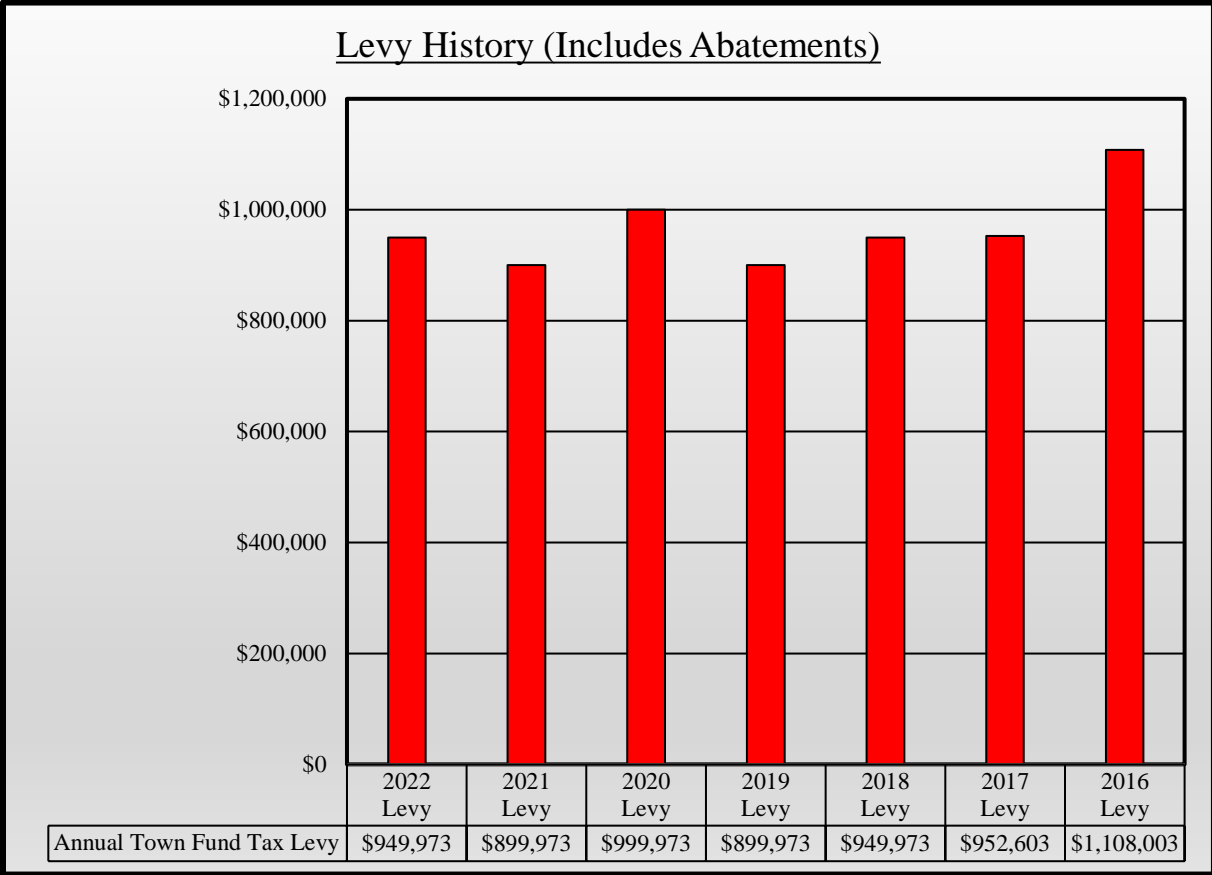


Nunda Township Assessor’s Monthly Meeting Report

May 12, 2022



Mission Statement

The Nunda Township Assessor’s office mission is to administer the township assessment program in a manner that will result in public confidence, we will be diligent in our responsibilities, we will strive to deliver the highest degree of accuracy, productivity as well as fairness, all while continuing to be good financial stewards with the resources the taxpayers have entrusted us with, and always remembering it is the taxpayers we are here to serve.

Prepared By

Mark S. Dzemske

Nunda Township Assessor

Mark S. Dzemske C.I.A.O. - M

NUNDA TOWNSHIP ASSESSOR

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May 12, 2022

Leda Drain
Joni Smith
Johanna Donahue
Rob Parrish
Tim Parrish
Karen Tynis

Re: Assessment Office April Monthly Activity Report

The 2021 Tax Bills have been mailed and should have been received by taxpayers. The first installment of the 2021 Tax Bill is due June 6, 2022, the second installment is due September 6, 2022.

Taxpayers should review the Tax Bill to be sure they are receiving all exemptions they are entitled too. If you have questions or concerns, please be sure to contact our office.

Sales activity year over year show decrease in terms of volume -27% +/- . For the month of April qualified residential sales point to an average sale price of \$320,920, in April of 2021 the average sale price was \$281,264, this indicates an increase of 14%.

Year to date qualified residential sale prices indicate an average sale price of \$301,707, during 2021 the average sale price for the same period was \$272,918 which indicates an increase of 10.55%.

The archival of office files continues to move along, YTD 249 records have been archived. The archival process continues to center on 2021 & 2022 mapping changes, once these files have been archived, we will move on to archiving active files.

During the month of April, the township website has been updated with 343 photos and drawings.

Additional information is presented on the following pages.

Please remember I am available for any questions or concerns.

Respectively submitted,

Mark S. Dzemske

Nunda Township Assessor

CIAO -M

Office Support Staff Activity					
Nunda Township Sales Keyed / April					
Sale Year	2018	2019	2020	2021	2022
Parcels Transferred	97	123	122	155	66
Number of Sales	63	92	106	105	61
YTD Parcels Transferred	319	300	366	537	399
YTD Number of Sales	255	240	329	453	332

Office Support Staff Activity				
Updates Office Generated				
April				
2018	2019	2020	2021	2022
33	43	55	43	10
Updates Office Generated YTD				
154	148	173	164	105

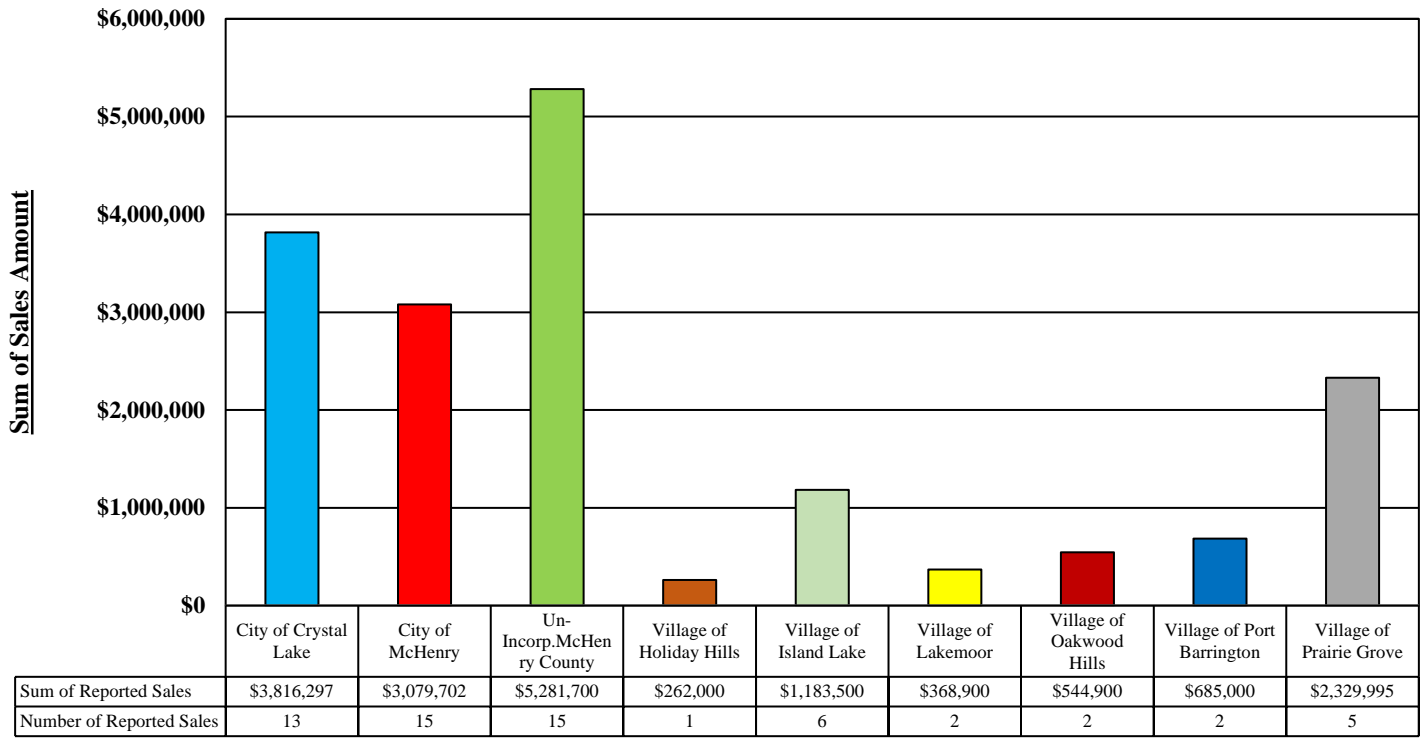
Office Support Activity				
Building Permits Keyed				
April				
2018	2019	2020	2021	2022
96	107	52	169	74
Building Permits Keyed YTD				
299	520	530	449	441

Data Collection Activity /	
April	
Building Permit Activity	127
Update Activity	19
April Website Media Uploaded	343

The above listed activities are samples of the measurable activity that is on-going within the assessment office.

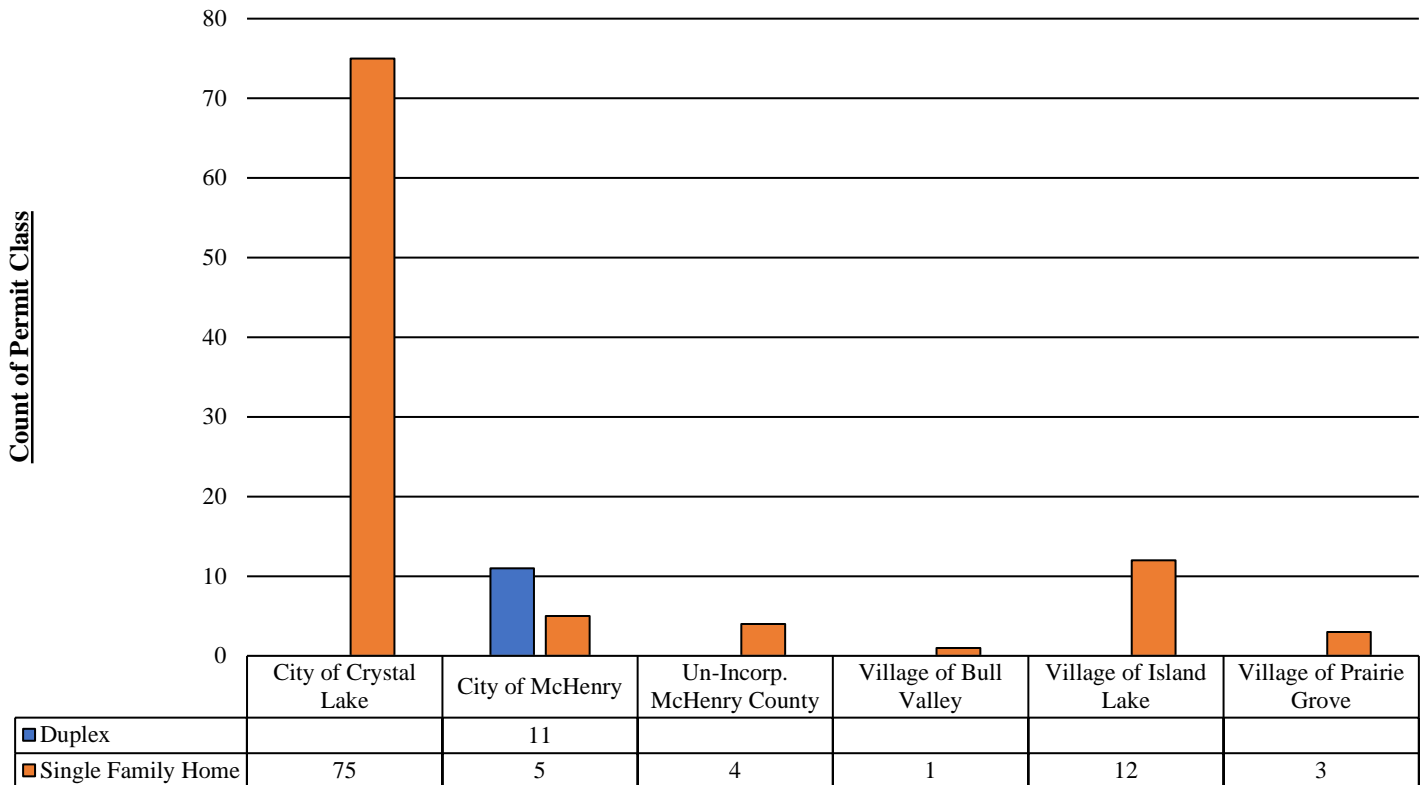
These activities as well as others which occur within the assessment office allow us to rely on verified, and credible information which leads to well thought out and defensible property assessments.

April Keyed Sales

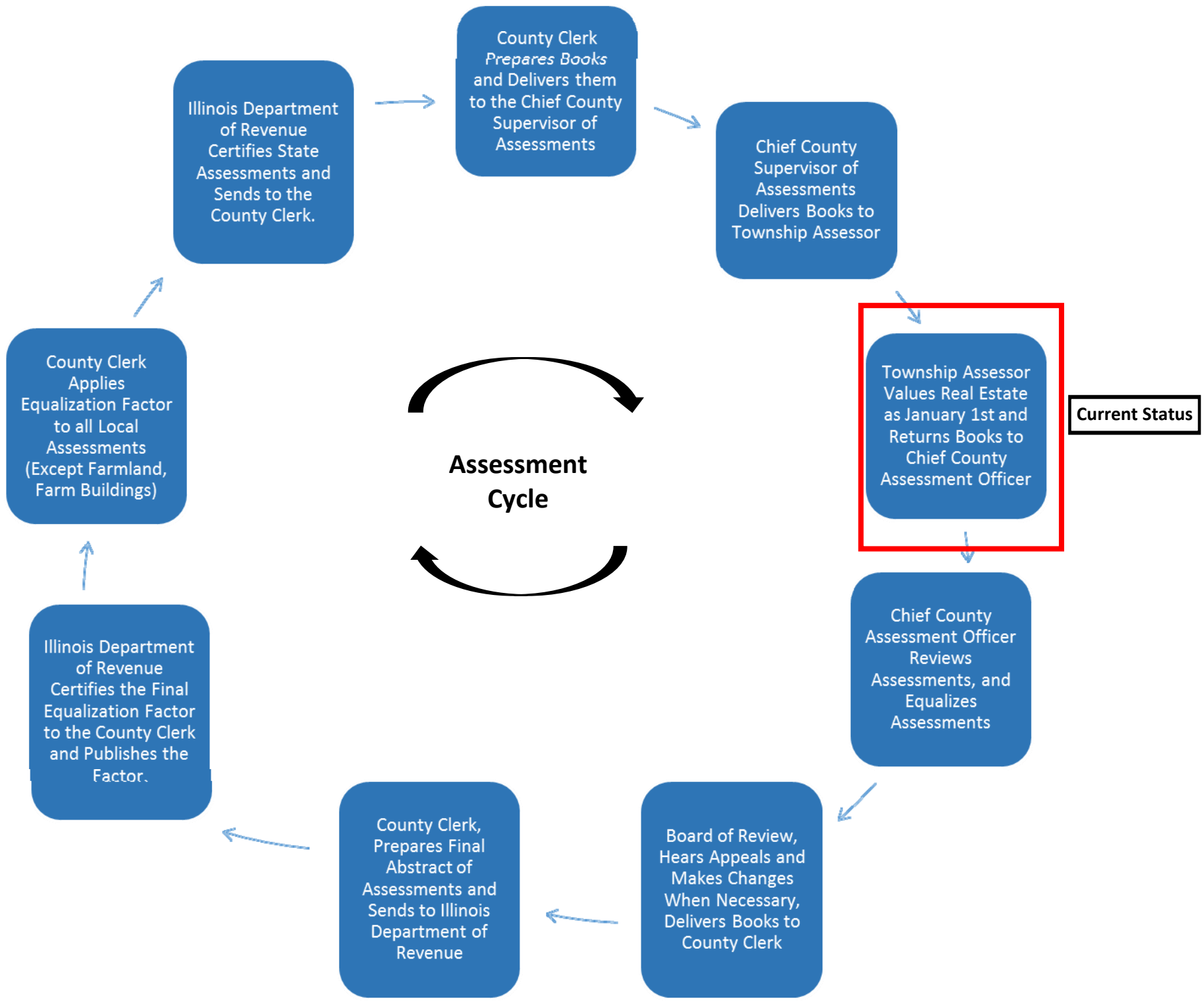


61 Sales \$17,551,994

Current Snapshot of Residential New Construction Less than 100%



111 Residential New Construction Permits



Meet your Assessment Team

Assessor

Mark is your Nunda Township Assessor. Mark was elected your Nunda Township Assessor effective January 1st, 2018 and has been employed by the Nunda Township Assessor's office since 1988. He carries an advanced designation with the Illinois Property Assessment Institute and is a member of the International Association of Assessing Officers

Deputy Assessors

Heidi, and Eric, are experienced in Real Property Assessment and Mass Appraisal Valuation. Nunda Township Deputies carry the designation of Certified Illinois Assessing Officers, which were obtained thru the Illinois Property Assessment Institute, both deputies participate in annual continuing education as required.

Data Collection

Mary coordinates our residential data collection. Mary has been with the Nunda Township Assessors office since 2002 and is very familiar with the many neighborhoods in the township. Mary spends most of her time in the field following up on building permits, measuring and listing property characteristics, speaking with property owners and updating property record cards etc.

Office Support Staff

Lisa and Jorge complete your Nunda Township Assessment Team. Much of Lisa's time is spent processing Real Estate Transfer Declarations, Building Permits, and generating reports for use by team members. In addition, Lisa is typically your first contact when either phoning or visiting the office.

Jorge is a student at Prairie Ridge High School and helps in the office on a Part Time basis.

The support staff is a key source in the verification of details in the transfers of properties that occur in the Township as well as helping residents when applying for exemptions as well as lending support to the rest of the team completing various tasks.

Summary

The Nunda Township taxpayers should be very confident in the assessment team that has been assembled to serve their needs. I believe it is one of the BEST in the county and we will strive to continue to improve and provide the taxpayers with the best possible service. Each of these positions are vital components that help to achieve the timely completion of the annual assessment cycle.