2026



TENTATIVE

TAX LEVY

PACKET

River Trails School District 26

2026 Levy

Tax Levy Process

Annually, the Board of Education must determine within the authorities granted by the State and the electorate of the District the amount of money needed for the operation of the schools for the ensuing year. This determination must be formally adopted as the “Certificate of Levy” and filed with the Cook County Clerk on or before the last Tuesday in December.

If it is anticipated that the increase in the levy, excluding taxes for Debt Service payments, exceeds 5% from the previous year, a public hearing is necessary prior to the adoption of the “Certificate of Levy”. A legal notice must be published in the local newspaper no more than 14 nor less than 7 days prior to the public hearing indicating the levy being proposed, the percentage of increase over the previous year and the time, place and date for the public hearing. The purpose of the public hearing is to receive public testimony concerning the proposed levy. After the public hearing at either a Regular Board of Education Meeting or a properly posted Special Meeting the levy can be adopted and then filed with the County Clerk.

Upon conclusion of the levy procedure and determination of the District’s Equalized Assessed Valuation, the County Clerk extends the appropriate amount of taxes against the property within the District. This extension is the actual taxes to be collected from the real estate property owners within the District. In Cook County the first installment tax bill is due in March in an amount equal to 55% of the previous year’s total bill. The final extension should occur in June in order to meet the deadline of sending out the tax bills in July. The second (and final) tax bill installment is the difference between the full tax bill and the first installment and is due August 1.

Property in Cook County is assessed every three years, 2025 was an assessment year for north Cook County. The Cook County Board of Commissioners has amended the County’s Real Property Assessment Classification Ordinance to either 10% (residential) or 25% (commercial/industrial) effective for the 2009 assessment year.

In extending these taxes there are certain limitations imposed based on maximum tax rates that are allowable by state law. The following table describes the limitations at River Trails School District 26:

Tax Rate Structure and Limitations

Purpose*	Legal Maximum Rate	2024 Actual District Rate	2025 Actual District Rate
Education	as needed	2.9725	2.4621
Liability Insurance	as needed	0.0000	0.0000
Special Education	0.400	0.3256	0.2801
Operations	0.550	0.5427	0.4431
Life Safety	0.100	0.0000	0.0000
Leasing Facilities	0.100	0.0000	0.0000
Debt Service	as needed	0.2237	0.1844
Transportation	as needed	0.1318	0.1058
Municipal Retirement	as needed	0.0465	0.0386
Social Security	as needed	0.0465	0.0386
Working Cash	0.050	0.0000	0.0000
Levy Adjustment	NA	0.0489	0.0989

* Total rates are subject to the Property Tax Limitation Act

River Trails School District 26

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Property Tax Extension Limitation Act

An additional limitation placed on the County Clerk when extending taxes is included in the 1991 enacted legislation entitled “The Property Tax Extension Limitation Act”. The Property Tax Extension Limitation Act is part of Public Act 87-17 and was signed into law on July 25, 1991 with an effective date of October 1, 1991 and expanded to Cook County in 1994. This Act imposed a mandatory property tax limitation on taxing districts. The Act limits the increase in property tax for operating purposes (does not limit the property taxes necessary for Debt Service payments) to 5% or the percent increase in the annual Consumer Price Index (CPI), whichever is less. The CPI rate for the 2026 Levy is 2.7%. The Act does permit increased rates over the limitations proportional to the amount of new property added to the tax base.

Starting with the 2009 Levy, House Bill 242 provides that the debt service extension base must be increased each year by the lesser of 5% or the CPI for the prior calendar year.

The County Clerk has the duty to extend the taxes that satisfy the limitations imposed by law and the electorate of the District. The County Clerk uses the District’s “Certificate of Levy” amounts and divides them by the Equalized Assessed Valuation to determine the tax rate necessary to generate the levy amount. The County Clerk will determine whether or not the rate calculated falls within the limitations. If the rate is appropriate, the tax bills are prepared. If not, and the tax rate exceeds the limit, then the tax rates are reduced down to the limiting tax rate and the tax bills are prepared.

The taxes are paid to the County Collector and then distributed to the taxing units. The District does not generally receive 100% of the taxes extended. There is generally a loss of less than 1% due to non-collected and delinquent taxes. In recent years this has been as high as 5% due to prior year refunds from tax appeals. Beginning in levy year 2021, a taxing district levy shall be increased by a prior year adjustment whenever an assessment decrease due to the issuance of a certificate of error, a court order issued pursuant to an assessment valuation complaint under Section 23-15, or a final administrative decision of the Property Tax Appeal Board results in a refund from the taxing district of a portion of the property tax revenue distributed to the taxing district. On or before November 15 of each year, the county treasurer shall certify the aggregate refunds paid by a taxing district during such 12-month period for purposes of this Section.

While, in theory, existing property tax increases will be limited to a 5% or CPI increase, whichever is lower, from one tax year to the next, it is possible for individual tax bills to increase more than 5% or the CPI. Some reasons are:

1. New building is constructed
2. An addition is added to a home
3. Property was under assessed and was properly reassessed
4. Homeowner’s exemption changed
5. A referendum was approved

River Trails School District 26

2026 Levy

Tax Levy Computations

2026 Equalized Assessed Valuation Projections

2025 EAV		827,391,546
Estimated increase to existing property		0.00%
2026 Estimated EAV Sub-Total		$827,391,546
Total New Estimated Construction Wheeling Township		$1,500,000
Estimated % Increase Due to New Construction		0.2%
2026 Total Projected EAV for Best Guess Levy	$	828,891,546
Additional Possible New Construction	$	12,000,000
Estimated % Increase Due to New Construction		1.6%
Used in Levy Recommendation		
2026 Total Projected EAV for Levy Recommendation	**$**	**840,891,546**
% Total EAV Increase for Levy Recommendation		**1.63%**

River Trails School District 26

2026 Levy

Tax Levy Computations
Maximum Tax Rate Extension for 2026
Under the Property Tax Extension Limitation Act

Recommended Levy

A. Extensions for the 2025 tax year (excluding Debt Service)					$27,868,914
B. 2026 Estimate EAV					$840,891,546
C. New Property Estimate					$13,500,000
D. CPI as of December 31, 2025					2.70%
Step 1 - Numerator of Limiting Rate:	$27,868,914	x	1.027	=	$28,621,375
Step 2 - Denominator of Limiting Rate:	$840,891,546	-	13,500,000		$827,391,546
Step 3 - Limiting Rate:	$28,621,375	/	$827,391,546	=	0.03459
Step 4 - Extended Taxes*	$840,891,546	x	0.03459		$29,086,439
Step 5 - Additional Extension Based on New Property (Amount from Step 4 minus amount from Step 1)					$465,064

Total Percent Increase	4.4%
Recommended Levy % Increase to Cover All Possible New Property	4.4%

New Property taxes	$466,965
Existing property taxes	$752,461
Total	$1,217,525

River Trails School District 26

2026 Levy

Tax Levy Computations
Maximum Tax Rate Extension for 2026
Under the Property Tax Extension Limitation Act

Best Guess Levy

A. Extensions for the 2025 tax year (excluding Debt Service)					$27,868,914
B. 2026 Estimate EAV					$828,891,546
C. New Property Estimate					$1,500,000
D. CPI as of December 31, 2025					2.70%
Step 1 - Numerator of Limiting Rate:	$27,868,914	x	1.027	=	$28,621,375
Step 2 - Denominator of Limiting Rate:	$828,891,546	-	1,500,000		$827,391,546
Step 3 - Limiting Rate:	$28,621,375	/	$827,391,546	=	0.03459
Step 4 - Extended Taxes	$828,891,546	x	0.03459		$28,671,359
Step 5 - Additional Extension Based on New Property (Amount from Step 4 minus amount from Step 1)					$49,984

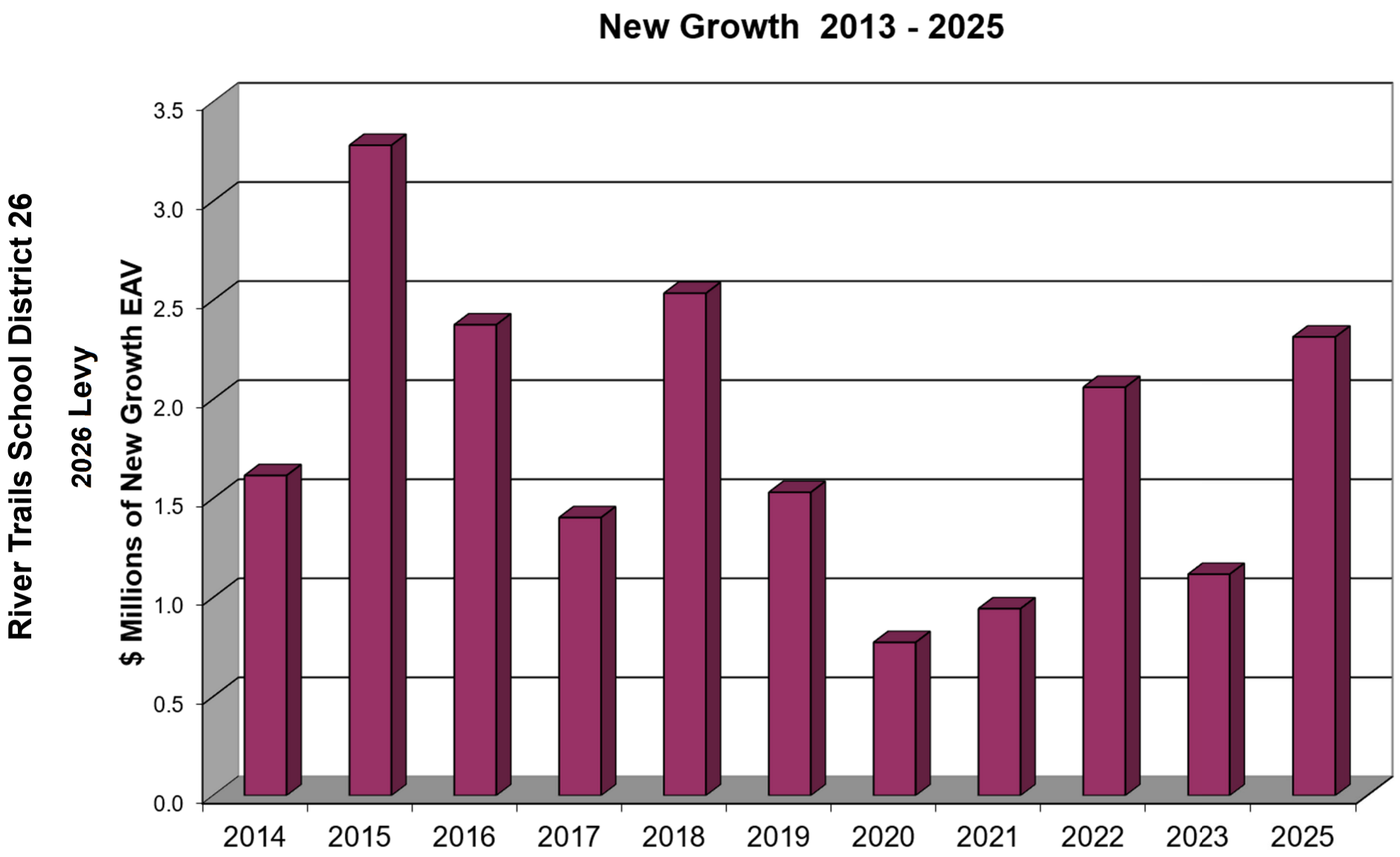
New Property taxes	$49,984
Existing property taxes	$752,461
Total Tax Increase	$802,445
	2.88%

River Trails School District 26

2026 Levy

New Growth
Historical Data
2014 - 2025

Year	Total EAV	New Growth	EAV Less New Growth	% Increase/Decrease to Existing Property
2025	$827,391,546	$2,314,397	$825,077,149	24.20%
2024	$664,296,962	$317,004	$663,979,958	-0.83%
2023	$669,518,335	$1,117,011	$668,401,324	2.43%
2022	$652,566,269	$2,060,752	$650,505,517	14.73%
2021	$566,995,717	$943,081	$566,052,636	-7.69%
2020	$613,203,438	$773,109	$612,430,329	0.35%
2019	$610,320,457	$1,530,104	$608,790,353	13.67%
2018	$535,576,393	$2,534,739	$533,041,654	-1.87%
2017	$543,220,243	$1,403,102	$541,817,141	0.64%
2016	$538,376,766	$2,375,693	$536,001,073	15.45%
2015	$464,277,410	$3,281,354	$460,996,056	-2.86%
2014	$474,571,433	$1,615,116	$472,956,317	1.19%


New Growth 2013 - 2025
River Trails School District 26
2026 Levy
$ Millions of New Growth EAV
3.5
3.0
2.5
2.0
1.5
1.0
0.5
0.0
2014
2015
2016
2017
2018
2019
2020
2021
2022
2023
2025

River Trails School District 26

2026 Levy

