I would want it to be something that I can bring around a client to have done in front of them. I want a lot of this to be general summaries, and then clicking on it to expand everything for more details. You know?

If we get a new property, I want to be able to type in just one PIN and get a series of things:

* Just a number to indicate the number of PINs, and the largest classes on the PINs.
* The assessments over the last 5 years. It’d be nice if triennial years were a slightly different color.
* I want it to search for all transactions it’s been involved with in the last 10 years (PTAX). I want questions 7, 8 , 9 , 10, 12, highlighted IF certain conditions are met.
  + Q. 7 – if it is 0, it should say  “not advertised”
  + Q. 8 – if there is a change in use, this should be highlighted
  + Q. 9/10 – If there’s anything at all, this should be noted.
* I want a full characteristics search for the property – commercial data, residential data (a few have both)
  + But if it’s commercial, I want to know:
    - the investment rating, the PGI, the vacancy rate, the expense %, the capitalization rate, final market value, whether there is excess land (and how much), and if there is, the value of the excess land.
    - I would also love it if we could get the 2025 numbers incorporated into it, but I realize that’s more difficult.
* The largest 5 permits in the last 5 years, and a 5 year total – with descriptions of the work being done (able to be toggled to be expanded because this can all take up a lot of space.
* Appeal History
  + BOR: I want to know the attorney and results for any year that is not a rollover (but I want rollovers noted) – if they were no changed, I want to know the reason. If they received a reduction, I want to know why (e.g., was it vacancy?).
  + PTABs: I want it to tell me if there are any pending PTABs (ones that have not been decided yet), and who the attorney of record is.
    - But also want to know recent decisions results (including a % reduction), and who the attorney was.
  + Assessor: Same as BOR, but less data
  + **NOTE**: If the PINS have been apart of **SEPARATE Appeals**, I want to know that as well.
    - If not all PINs part of the most recent sale (PTAX) are appealed, I want to know that.
    - If not all PINs part of appeals are part of the same transaction, I want to know that as well.

And where it is applicable, generate direct links to the PRC, the PTAB decisions,

Ultimately, I would like to figure out a way to search for all Specific objection cases as well, but IDK about that for right now.

Karr – this file has both commercial and residential cards. 04-25-401-019-0000

Wagner (3160 RE LLC) – This one has THREE residential property cards in the data. 17-33-202-048-0000.

We would also want to get information about whether taxes for a building are all paid.

Places to look:

* You can search for the delinquent taxes here: [Tax Delinquent - Search - Index](https://taxdelinquent.cookcountyclerkil.gov/)
* I’ve never engaged with this data before, but there are two things you can download here at the bottom of the page: [Delinquent Property Tax Search | Cook County Clerk](https://www.cookcountyclerkil.gov/property-taxes/delinquent-property-tax-search)
  + Here you can also see data for URLs on the left for redemption procedures, estimate of redemption, forfeited or open taxes, etc., but I’m pretty sure there isn’t much data to actually work with.
* Data Catalog:
  + [Treasurer - Annual Tax Sale | Cook County Open Data](https://datacatalog.cookcountyil.gov/Property-Taxation/Treasurer-Annual-Tax-Sale/55ju-2fs9/about_data)
  + [Treasurer - Scavenger Tax Sale | Cook County Open Data](https://datacatalog.cookcountyil.gov/Property-Taxation/Treasurer-Scavenger-Tax-Sale/ydgz-vkrp/about_data)

See what data you can gather en mass, and then see what you can find out about a single PIN?

Another app idea:

* Once per day, we should be scanning new PTAX forms.
* Any time that a property which qualifies as a desirable client, we should get a notification or something.
* Ideally, we would get that finished page of information we were talking about.

If we get this whole thing done, my dad wants to put the entire page directly into the database for each property were already represent, and then a page dedicated to all of the recent sales.