

## ADAMS COUNTY APPLICATION FOR HOMESTEAD AND FARMSTEAD EXCLUSIONS

Please read the instructions before completing this application. This application must be filed with the Adams County Assessor's Office by March 1<sup>st</sup>. The Adams County Assessor's Office phone number and mailing address are: (717) 337-9837; Adams County Assessment Office, Courthouse Room 202, 117 Baltimore Street, Gettysburg, PA 17325.

### Basic Information

Property Owner(s) Name and Mailing Address	Parcel Number
	Municipality
	School District
	Property Address
	Phone Number Day: _____ Evening: _____

### Homestead Information

1. Do you use this property as your primary residence?  Yes  No
2. Do you claim anywhere else as your primary residence?  Yes  No
3. Is your residence part of a cooperative where some or all of the property taxes are paid jointly?  Yes  No
4. If so, what is your proportionate share of ownership? \_\_\_\_\_%
5. Is your property used for something other than your primary residence, such as a business or rental property?  Yes  No
6. If so, what percentage of the property is used for business or rental property? \_\_\_\_\_%

### Farmstead Information

*(Only applicable to buildings and structures used for commercial agricultural production.)*

7. Does this property include at least ten contiguous acres of farm land?  Yes  No
8. Are there buildings and structures on the property that are used primarily to:
  - a. Produce or store any farm product for purposes of commercial agricultural production?  Yes  No
  - b. House animals raised or maintained on the farm for the purpose of commercial agricultural production?  Yes  No
  - c. Store machinery or equipment used on the farm for the purpose of commercial agricultural production?  Yes  No
9. If you answered yes to questions 8 a, b, or c, do any farm buildings or structures already receive property tax abatement under any other law?  Yes  No

I hereby certify that all the above information is true and correct.

Signature(s) \_\_\_\_\_ Date \_\_\_\_\_

*This application must be signed by owners for whom this property is the primary residence. Any person who knowingly files an application which is false to any material matter shall be subject to payment of taxes due, plus interest, plus penalty and shall be subject to prosecution as a misdemeanor of the third degree and a fine of up to \$2,500.*

### OFFICIAL USE ONLY

Date Filed _____	Homestead Value _____
Reviewed by _____	Farmstead Value _____
Date Reviewed _____	Assessment Information:
Applicable Years _____	Land _____
Approved _____	Improvements _____
Denied _____	TOTAL _____

**You must file this form in order to be eligible to receive PROPERTY TAX RELIEF under the PA Taxpayer Relief Act of 2006.**

PLEASE FOLD THIS FORM SO THAT THE ADAMS COUNTY ASSESSOR'S OFFICE ADDRESS ON THE REVERSE SIDE IS VISIBLE, TAPE IT SHUT ON THE LONG SIDE, PLACE A FIRST CLASS STAMP IN THE APPROPRIATE AREA AND MAIL THIS FORM UPON COMPLETION.

**Adams County**  
**Application Instructions for Homestead & Farmstead Exclusions**

The PA Taxpayer Relief Act, Special Session Act 1 of 2006, was signed into law by Governor Rendell on June 27, 2006, to allow school districts to reduce property taxes through homestead and farmstead exclusions. Property tax relief may be funded by a combination of state revenue from gaming and dedicated local income taxes. Under a homestead or a farmstead property tax exclusion, the assessed value of each homestead or farmstead is reduced by the same amount before the property tax is computed.

**BASIC INFORMATION**

- Fill in your name and the name of other owners of record, such as your spouse or a co-owner of the property. All recorded owners must apply for the exclusion.
- Fill in your mailing address used for the property for which you are seeking a homestead exclusion.
- If known, fill in the parcel number of the property for which you are seeking a homestead exclusion. You can find the parcel number on your real property tax bill. If you do not have a real property tax bill, call the Adams County Assessment Office (717-337-9837).
- Fill in your municipality. If you are not sure what your municipality is, contact the Adams County Assessment Office (717-337-9837).
- Fill in your school district. If you are not sure what your school district is, contact the Adams County Assessment Office (717-337-9837).
- Fill in the address of the property for which you are seeking an exclusion.
- List phone numbers where you can be reached during the day, and the evening, if you are unavailable during the day.
- Please make corrections to any of the information that may have been partially completed for you.

**HOMESTEAD INFORMATION**

1. Only a primary residence may receive the homestead exclusion. This is the fixed place of abode where the owner intends to reside permanently until the person moves to another home. You may be asked to provide proof that this property is your primary residence, such as your driver's license, your voter registration card, your personal income tax form or your local earned income tax form.
2. Do you have another residence which you claim as your primary residence? For instance, do you claim another state as your primary residence, or another county in Pennsylvania? The Homestead Exclusion can only be claimed once, for a place of primary residence. You may not claim this property as your primary residence if you claim another property as a homestead or if you receive a homestead tax abatement or other homestead benefit from any other county or state.
3. If you live in a unit of a cooperative and you pay all or a portion of your real property taxes jointly through a management agent or association, rather than paying your taxes separately from other units, check yes.
4. If you answered yes to question 3, provide the percentage of overall tax you pay. You may be asked to provide a contact to confirm this information.
5. Check yes if the property for which you are seeking a homestead exclusion is used for other purposes, such as a business or rental property. For example, do you claim part of your home as a home office or deduct expenses for the business use of your home on your state or federal tax?
6. If you answered yes to question 5, indicate what percentage of the property is used for business or rental.

**FARMSTEAD INFORMATION**

*(Only applicable to buildings and structures used for commercial agricultural production.)*

Only complete this section (questions 7, 8 a, b, and c, and 9) if you are applying for a farmstead exclusion. If you answer yes to questions 8 a, b and c, you may be asked to provide proof that the buildings and structures are used for commercial agricultural activity, such as the net income or loss schedule from your state or federal income tax forms.

7. Only buildings and structures on farms which are at least ten contiguous acres in area and used as the primary residence of the owner are eligible for a farmstead exclusion. Land is not eligible for the farmstead exclusion. If your property includes at least ten contiguous acres of farm land, check yes.
8. Check yes if the buildings or structures are used primarily to:
  - a. Produce or store farm products produced on the farm for the purpose of commercial agricultural production.
  - b. House animals raised or maintained on the farm for the purpose of commercial agricultural production.
  - c. Store agricultural supplies or machinery and equipment used on the farm in commercial agricultural production.
9. Check yes if any farm buildings or structures receive an abatement of property tax under any other law.

**Change in Use**

When the use of a property approved as homestead or farmstead property changes so that the property no longer qualifies for the homestead or farmstead exclusion, property owners must notify the assessor in writing within 45 days of the change in use. If the use of your property changes and you are not sure if it still qualifies for the homestead or farmstead exclusion, you should contact the Adams County Assessment Office (717-337-9837).

**False or Fraudulent Applications**

The assessor may select, randomly or otherwise, applications to review for false or fraudulent information. Any person who files an application which contains false information, or who does not notify the assessor of a change in use which no longer qualifies as homestead or farmstead property, will:

- Be required to pay the taxes which would have been due but for the false application, plus interest.
- Be required to pay a penalty equal to 10% of the unpaid taxes.
- If convicted of filing a false application, be guilty of a misdemeanor of the third degree and be sentenced to pay a fine not exceeding \$2,500.

This application must be signed by owners for whom this property is his or her primary residence. If the property has more than one owner, signatures of additional owners are not required. By signing and dating this form, the applicant is affirming or swearing that all information contained in the form is true and correct.

**Applications must be filed before March 1<sup>st</sup>. Please return to:**

**Adams County Assessment Office**  
**Courthouse Room 202**  
**117 Baltimore Street**  
**Gettysburg, PA 17325**

For Questions on the Homestead or Farmstead Exclusion, please contact the Adams County Assessment office at (717) 337-9837, office hours 8:00AM to 4:30PM, Monday through Friday.