

## WESTMORELAND COUNTY APPLICATION FOR HOMESTEAD EXEMPTION

Please read instructions on reverse side before completing application. Applications must be filed with the county Assessor's office by March 1st.

1. Map Number \_\_\_\_\_ e.g. 99-99-99-9-999 or 99-99-99-9-999-99-999
  
2. Property Location \_\_\_\_\_ e.g. Green Acres or Maple Lane
3. Municipality \_\_\_\_\_ Township, Boro, City
- School District \_\_\_\_\_
4. Property Owner(s) \_\_\_\_\_
- In care of \_\_\_\_\_
5. Mailing Address \_\_\_\_\_
- City State Zip \_\_\_\_\_
6. Phone Number of Applicant..... Daytime \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_ Evening \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_
7. Do you use this property as your primary residence? .....  Yes  No
8. Do you claim anywhere else as your primary residence?.....  Yes  No
9. Is your residence part of a cooperative or condominium where some or all of the property taxes are jointly paid?...  Yes  No  
     If so, what is your proportionate share of ownership? \_\_\_\_\_%
10. Is your property used for other purposes besides your primary residence, such as a business or rental property?.....  Yes  No  
     If yes, what portion of the property is used for business or rental purposes? \_\_\_\_\_%
11. Does this property include at least 10 contiguous acres of farm land? .....  Yes  No
12. 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
13. If you answered yes to questions 12 a, b, or c, do any farm buildings or structures already receive a property tax abatement under any other law?.....  Yes  No

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

\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_  
 Signature(s) Printed Name Date

**This application must be signed by an owner for whom this property is the primary residence. Any person who knowingly files an application which is false in 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 fine of up to \$2,500.**

OFFICIAL USE ONLY					
Date Filed	____/____/____	Land Value	Accepted	_____	<b>Cde</b> <b>Rsn</b>
Date reviewed	____/____/____	Imprv Value	Rejected	_____	1.    1. 5. 9. 13.
Reviewed By	_____	Total Value	Vehicle Registration	_____	2.    2. 6. 10. 14.
Applicable Years	_____	Homestead Value	Voter Registration	_____	3.    3. 7. 11.
Land Use	_____	Farmstead Value	Income Tax Return	_____	4.    4. 8. 12.

## **Instructions - Application for Homestead & Farmstead Exclusions**

The Taxpayer Relief Act, Act 1 of Special Session 1 of 2006, was signed into law by Governor Rendell on June 27, 2006. The law provides for property tax reduction allocations to be distributed by the Commonwealth to each school district, and the state funds must then be used to reduce local residential school property tax bills. Property tax reduction will be through a "homestead or farmstead exclusion." Under a homestead or farmstead property tax exclusion, the assessed value of each homestead or farmstead is reduced by the amount of the exclusion before the property tax is computed.

Initial property tax reductions funded by allocations from the Commonwealth took effect July 1, 2008.

**To receive school property tax relief for tax years beginning July 1, 2024, or January 1, 2025, this form must be filed by March 1, 2024. Your school district is required to notify you by December 31 of each year if your property is not approved for the homestead or farmstead exclusion or if your approval is due to expire.**

1. If known, fill in the tax map parcel number for which you are seeking a homestead exclusion. You can find this number on your real property tax bill. If you do not have a real property tax bill, call your local tax collector or the county assessment office (724-830-3490).
2. Fill in the address of the property for which you are seeking an exclusion.
3. Fill in your municipality and school district. If you are not sure what your municipality and school district are, contact your local tax collector or county assessment office (724-830-3490)
4. Fill in your name and the name of other owners, such as a co-owner of the property. The application must be signed by an owner for whom the property is his or her primary residence. If the property has more than one owner, signatures of additional owners are not required.
5. If your mailing address differs from the address of the property for which you are seeking a homestead exclusion, fill in your mailing address.
6. List phone numbers where you can be reached during the day, and the evening, if you are unavailable during the day.
7. Only a primary residence of an owner may receive the homestead exclusion. This is where you intend to reside permanently until you move 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's registration card, your personal income tax form or your local earned income tax form.
8. Do you have another residence that 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 primary residence or if you receive a homestead tax abatement or other homestead benefit from any other county or state.
9. If you live in a unit of a cooperative or a condominium 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. If you answered yes, please indicate your proportionate share of ownership. You may be asked to provide a contact to confirm this information.
10. 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? If you answered yes, please indicate what percentage of the property is used as business or rental property.
11. Only buildings and structures on farms which are at least ten contiguous acres in area and used as the primary residence of an 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.
12. 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.
13. 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 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 exemption, you should contact the assessor.

### **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.
- 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 an owner 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 of each year. Please return to:

**Westmoreland County Tax Assessment Office; c/o Homestead Exclusion; 40 North Pennsylvania Ave, Suite 440; Greensburg, PA 15601-2485**

For questions on the Homestead or Farmstead Exclusion, please contact your local tax collector or the Westmoreland County Tax Assessment office at (724) 830-3490, office hours 8:30 a.m. to 4:00 p.m., Monday through Friday.