

New ANCHOR Property Tax Relief Program - A New property tax relief program is replacing New Jersey's previous Homestead Benefit Program.

New Jersey residents soon will receive filing information for the 2019 ANCHOR – Affordable New Jersey Communities for Homeowners and Renters – property tax relief program.

Ocean County homeowners and tenants will begin **mailing** on September 19, 2022. The NJ State Division will **email** 2019 ANCHOR program filing information to homeowners who had requested their 2019 application be sent through email when they filed their 2018 Homestead Benefit application. The emails will be issued beginning on September 19, 2022.

The online application, filing instructions, and paper applications can be accessed at nj.gov/taxation. The automated telephone filing system will be available 24 hours a day, seven days a week during the filing period at (877) 658-2972.

To be eligible, homeowners must have:

- Been a New Jersey resident; and
- Owned and occupied a home in New Jersey that was their primary residence (main home) on October 1, 2019;
- Paid the 2019 property taxes on their main home; and
- Had 2019 New Jersey gross income of not more than \$250,000.

To be eligible, tenants must have:

- Been a New Jersey resident; and
- Rented and occupied an apartment or residence in New Jersey that was their primary residence (main home) on October 1, 2019;
- Lived in a unit with its own separate kitchen and bath facilities (if the building had more than one dwelling unit); and
- Paid rent on their main home, which was subject to local property taxes; and
- Had 2019 New Jersey gross income of not more than \$150,000.

Applicants will choose to receive their benefits either as a check or direct deposit.

The deadline for filing an ANCHOR application is Friday, December 30, 2022.

The benefit will be paid no later than May 2023.

Online information: nj.gov/treasury/taxation/anchor/index.shtml

Homeowners file applications by phone: (877) 658-2972

Homeowners file applications online: nj.gov/treasury/anchor/home-file.shtml

Tenants file online: nj.gov/treasury/taxation/anchor/tenant.shtml

To ask questions: (888) 238-1233

In-person assistance at Taxation Regional Information Centers. For faster service, make an appointment at nj.gov/treasury/taxation/contact.shtml

Text Telephone Service (TY/TDD) for hearing-impaired users: (800) 286-6613 or (609) 984-7300

Taxation email address for ANCHOR: NJ.Anchor@treas.nj.gov

Taxation email for general tax questions: nj.taxation@treas.nj.gov



When to File a Paper Application

Some homeowners are required to file a paper ANCHOR application (Form ANCHOR-H).

You must file a paper application if:

- You shared ownership of your main home with someone who was not your spouse/civil union partner and your percentage of ownership is not preprinted on your worksheet.
- Your main home was a unit in a multi-unit property that you owned.
- You received an ANCHOR information mailer for the correct property, but the name on the mailer is not yours or needs to be changed due to marriage, death, etc.
- You are a widow(er)/surviving civil union partner and your deed lists both your name and the name of your deceased spouse.
- You are an executor filing on behalf of a deceased homeowner.
- You occupied a newly constructed home on October 1 for which you did not receive an ANCHOR mailer with an Identification Number and PIN.
- You are considered a homeowner for purposes of applying for the ANCHOR benefit, but you were not the actual owner of record on October 1.
- You and your spouse/civil union partner maintained the same main home and require separate ANCHOR benefit payments.
- You are filing for a property held in trust. (You are considered an eligible owner of a property owned by a trust if you are a beneficiary, or the deed or trust agreement explicitly states that you have a life estate in the property.)

Most homeowners filing paper applications will need to include supporting documentation to verify eligibility. See application instructions for proper enclosures.

ANCHOR-H
2019



State of New Jersey
ANCHOR Application (for Homeowners)

If you are married or in a civil union, you must provide information for both spouses/civil union partners, unless you maintain separate residences.

Your Social Security Number

Spouse's/CU Partner's Social Security Number

County/Municipality Code (See Table pages 8-9)

Last Name, First Name and Initial (Joint filers enter first name and middle initial of each - Enter spouse/CU partner last name ONLY if different)

Home Address (Number and Street, including apartment number or rural route)

City, Town, Post Office State ZIP Code

Your Identification Number

Your PIN

ANCHOR Filing Status (Fill in only one filing status oval)

- Single
- Head of Household
- Qualifying Widow(er)/Surviving CU Partner
- Married/CU Partner, filing separately: each maintains separate residence
- Married/CU Couple, filing joint return
- If you maintained the same main home on October 1, 2019, and you want to each receive a separate check, fill in the oval. You must each file a separate ANCHOR-H and use the same Identification Number and PIN (see instructions).
- Married/CU Partner, filing separately: both maintain same residence
- If you want to each receive a separate check, fill in the oval. You must each file a separate ANCHOR-H and use the same Identification Number and PIN (see instructions).

Your Birth Year

Your Spouse's/CU Partner's Birth Year

1. On October 1, 2019, did you own and occupy a home in New Jersey as your principal residence (main home)? Yes No

If No, STOP. You are not eligible as a homeowner and you should not file this application. If you were a tenant on October 1, 2019, see the Division's website for information on how to file an application as a tenant.

2. Were you blind or disabled on December 31, 2019?

Yourself: Yes No

Spouse/CU Partner: Yes No

3. Enter the amount of 2019 New Jersey Gross Income. See instructions 3.

4. Fill in the oval on this line if: (a) You did not receive a filing information mailer containing an Identification Number and PIN for the home that was your main home on October 1, 2019, or (b) the name on the mailer that you did receive is not yours, or (c) the name on the mailer you received needs to be changed for any reason. *Widow(er)s/ Surviving CU Partners, see instructions.*

5. Type of Residence. If your home was a unit in a Co-op or a Continuing Care Retirement Facility on October 1, 2019, indicate the type, and enter the name of the building or facility.

Name of Co-op or Continuing Care Retirement Facility: _____ Co-op Continuing Care Retirement Facility

6. Enter the address of your main home on October 1, 2019, if different from the address above.

Street Address: _____

Municipality: _____



Your Social Security Number

Name(s) as shown on ANCHOR Application

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7. Enter the block and lot number of your main home on October 1, 2019:

Block	Lot	Qualifier
<input type="text"/>	<input type="text"/>	<input type="text"/>

- 8a. Did you share ownership of this property with someone who was not your spouse/CU partner? See Instructions. Yes No
- 8b. If you answered Yes at line 8a, indicate the share (percentage) of the property that you (and your spouse/CU partner) owned. See Instructions. %
- 9a. Did the property for which you are filing this application consist of multiple units? See Instructions. Yes No
- 9b. If you answered Yes at line 9a, indicate the share (percentage) of the property that you (and your spouse/CU partner) used as your main home. See Instructions. %

Direct Deposit Information

Do you want your benefit deposited directly into your bank account?..... Yes No

Type of account..... Checking Savings

Routing number

Account number

SIGN HERE	Check the box if filing on behalf of a deceased applicant. (See Instructions.) <input type="checkbox"/>		Due Date: December 30, 2022 Mail your application to: ANCHOR Application Revenue Processing Center PO Box 638 Trenton, NJ 08646-0638
	Under the penalties of perjury, I declare that the information in this application is true and correct and that I owned and occupied the property for which I am applying for the ANCHOR benefit as my main home on October 1, 2019.		
	Your Signature _____	Date _____	
	Spouse's/CU Partner's Signature (If filing jointly, BOTH must sign) _____	Date _____	
Daytime phone number and/or email address (optional) _____			
Division Use		1 <input type="text"/>	2 <input type="text"/>
		3 <input type="text"/>	4 <input type="text"/>
		5 <input type="text"/>	6 <input type="text"/>

Homeowners filing paper ANCHOR applications will not receive confirmation numbers. Keep copies of your application and supporting documents for your records.

Determining Your Income For Line 3

(Do not include Social Security or Railroad Retirement Benefits as income)

Start Here

Was your 2019 New Jersey income for the entire year more than the filing threshold amount for your filing status?		No →	Enter "0" on line 3 of the application. Enter "0" even if you filed a 2019 return to claim a refund. Spouses/CU partners who filed separately but maintained the same main home must use combined income.
Filing Threshold Amounts \$20,000	Filing Status Married/CU couple, filing joint return; Head of household; Qualifying widow(er)/surviving CU partner		
\$20,000 \$10,000	Married/CU partner, filing separate returns but maintaining same residence (Amount is for ANCHOR purposes only.) Single; Married/CU partner, filing separate return and maintaining separate residence		

Yes Were you a New Jersey resident for all of 2019?	No	You may be eligible for a 2019 ANCHOR benefit if you owned and occupied your main home in New Jersey on October 1, 2019. You must use your income from all sources for the entire year (including your spouse's/civil union partner's if applicable) when applying. Complete lines 10-24 below to calculate the amount for line 3 of the application. Spouses/CU partners who filed separately but maintained the same main home must report combined income. See Note below.
Yes Did you already file your 2019 New Jersey return?	No	
Yes	Yes	

Complete lines 10-24 below to calculate the amount for line 3 of the application. Spouses/CU partners who file separately but maintained the same main home must report combined income. See Note below. If your income was over the Income Tax filing threshold, you must file a 2019 Form NJ-1040.
Enter your 2019 New Jersey gross income (2019 Form NJ-1040, line 29) on line 3 of the application. Spouses/CU partners who filed separately but maintained the same main home must report combined income. See Note below.

Note: If you and your spouse/civil union partner filed separate returns and maintained the same main home, you must report your combined income for the entire year on line 3 of the application. Complete lines 10-24 below to determine your combined income if either of you were part-year residents or if either of you have not filed a return.

For information on how to complete lines 10-24, see instructions on page 6.

10. Wages, salaries, tips, and other employee compensation	10.	[] [] []	[] [] []	[] [] []
11. Taxable interest income	11.	[] [] []	[] [] []	[] [] []
12. Dividends	12.	[] [] []	[] [] []	[] [] []
13. Net profits from business	13.	[] [] []	[] [] []	[] [] []
14. Net gains or income from disposition of property	14.	[] [] []	[] [] []	[] [] []
15. Pensions, annuities, and IRA withdrawals	15.	[] [] []	[] [] []	[] [] []
16. Distributive share of partnership income	16.	[] [] []	[] [] []	[] [] []
17. Net pro rata share of S corporation income	17.	[] [] []	[] [] []	[] [] []
18. Net gains or income from rents, royalties, patents, and copyrights	18.	[] [] []	[] [] []	[] [] []
19. Net gambling winnings (see instructions)	19.	[] [] []	[] [] []	[] [] []
20. Alimony and separate maintenance payments received	20.	[] [] []	[] [] []	[] [] []
21. Other	21.	[] [] []	[] [] []	[] [] []
22. Total income (Add lines 10 through 21)	22.	[] [] []	[] [] []	[] [] []
23a. Pension exclusion (see instructions)	23a.	[] [] []	[] [] []	[] [] []
23b. Other Retirement Income Exclusion (see instructions)	23b.	[] [] []	[] [] []	[] [] []
23c. Total exclusion amount (Add lines 23a and 23b)	23c.	[] [] []	[] [] []	[] [] []
24. 2019 New Jersey Gross Income. (Subtract line 23c from line 22) Enter this amount on line 3 of Form ANCHOR-H	24.	[] [] []	[] [] []	[] [] []