



LEGISLATIVE
DISTRICT 38

SENATOR JOE LAGANA
ASSEMBLYWOMAN LISA SWAIN
ASSEMBLYMAN CHRIS TULLY

ANCHOR PROGRAM

**Affordable New Jersey Communities for
Homeowners and Renters**

Established in the Fiscal Year 2023 State Budget, the ANCHOR Program invests \$2 billion in property tax relief, making it the largest program in New Jersey history.

UPDATE

DEADLINE

To file ANCHOR application for Tax Year 2019 is now **February 28, 2023**

Those who owned or rented their home in 2019 and met the income requirements are entitled to the following returns:

HOMEOWNERS

INCOME	RETURN
Up to \$150,000.....	\$1,500

Between	
\$150,000 &.....	\$1,000
\$250,000	

RENTERS

INCOME	RETURN
Up to \$150,000.....	\$450



HOW TO FILE

Homeowners and renters may file online at nj.gov/treasury/taxation/anchor/index.shtml

Homeowners can also file by phone at 1-877- 658-2972 and may be required to file a paper application under certain circumstances.

DO I QUALIFY?

IF YOU NEED ANY ASSISTANCE,

CONTACT US:



201-576-9199



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205 Robin Road
Suite 122
Paramus, NJ 07652

1.

You are a New Jersey resident;

2.

You owned a house and paid property taxes on that property; owned a condominium and paid property taxes on your unit; **OR** you rented and occupied a residence in NJ that was your primary home on **October 1, 2019**;

3.

You were a resident of continuing care retirement community and your contract requires you to pay the proportionate share of your property taxes attributable to your unit;

4.

You, as a tenant, paid rent, had your name on the lease or rental agreement, had your own separate kitchen and bath facilities (if building consisted of multiple units), and your rental property was subject to property taxes;

5.

Homeowners **DO NOT** qualify if your residence was completely exempt from paying property taxes or you made **Payments-in-Lieu-of-Tax (PILOT)** payments;

6.

Tenants **DO NOT** qualify if you lived in tax-exempt, subsidized, or campus housing