### CITY OF VINELAND, NJ

#### ORDINANCE NO. 2024-<u>04</u>

## AN ORDINANCE AUTHORIZING PILOT AGREEMENTS FOR PROJECT TAX EXEMPTION FOR VARIOUS APPLICANTS.

WHEREAS, Ordinance No. 2019-11, passed on final reading by City Council on February 26, 2019, provides that Project Tax Exemption Agreements be authorized by an Ordinance of the City of Vineland; and

WHEREAS, said Ordinance No. 2019-11 further provides that the City of Vineland shall enter into a written agreement with the applicant for the exemption of local real property taxes, said agreement providing for the applicant to pay to the City of Vineland, in lieu of full property tax payments, an amount annually to be computed by one, but in no case a combination, of the formulas as described in N.J.S.A. 40A:21-10, said tax exemption agreement to be effective for a period of not more than 5 years starting with the date of completion of the project; and

WHEREAS, Applications for Project Tax Exemption under P.L. 1991,c.441 (N.J.S.A. 40A:21-1 et. seq.), have been submitted by:

Garden Truck Stop	VCC 1381 West Landis Avenue, LLC
2114 W. Garden Road	1381 West Landis Avenue
Block 602, Lot 8.01	Block 3503, Lot 1.1
YSC Property Management LLC 2196 W. Garden Road Block 602, Lot 10	3049 Real Estate LLC 3049 S. Delsea Drive Block 7002, Lot 46
Levari Brothers Realty Co., LLC 396 N. Mill Road Block 2604, Lot 14	V&R Property, LLC 1103 W. Sherman Avenue, Suite 3A Block 7001, Lot 703

which Applications have been approved by the Tax Assessor and recommended for approval by the governing body; now, therefore,

BE IT ORDAINED by the Council of the City of Vineland as follows:

1. THAT the applications of

Garden Truck Stop	VCC 1381 West Landis Avenue, LLC
2114 W. Garden Road	1381 West Landis Avenue
Block 602, Lot 8.01	Block 3503, Lot 1.1
YSC Property Management LLC	3049 Real Estate LLC
2196 W. Garden Road	3049 S. Delsea Drive
Block 602, Lot 10	Block 7002, Lot 46
Levari Brothers Realty Co., LLC	V&R Property, LLC
396 N. Mill Road	1103 W. Sherman Avenue, Suite 3A
Block 2604, Lot 14	Block 7001, Lot 703

for Project Tax Exemption under P.L. 1991, c.441 (N.J.S.A.40A:21-1 et. seq.), be and the same are hereby approved for processing pursuant to Ordinance No. 2019-11.

2. THAT the City of Vineland shall enter into a tax exemption agreement (hereafter "PILOT Agreement") with each applicant (hereafter "Company") whereby each Company shall make regular payments to the City in lieu of full property taxes.

3. The PILOT Agreement shall provide, inter alia, as follows:

a. <u>Assessments on Unimproved Land</u>: The Company in addition to the amounts described in subparagraph (d) below, shall pay an amount equal to the real estate taxes assessed against the unimproved land upon which the construction project will be located. This amount shall be based upon the taxable assessment of the property, as shown on the most recently-completed assessment roll adopted by the City prior to the execution of the PILOT Agreement, multiplied by the tax rate(s) upon which real property taxes are assessed in each year by or for each taxing jurisdiction.

b. <u>PILOT Payments</u>: The Company agrees that it shall make regular payments in lieu of property taxes in the amounts and at the times provided for in the Agreement. The payments due to the Municipality hereunder shall be paid by the Company to the Municipality by check made payable to "The City of Vineland."

c. <u>Duration of Exemption</u>: Pursuant to N.J.S.A. 40A:21-1 et seq., for a period of five (5) years following the completion of the Project, and so long as the PILOT Agreement remains in full force and effect, the full value of the new construction shall be exempt from real estate taxes. Exemption means that portion of the tax assessor's full and true value of the construction not regarded as increasing the taxable value of the property pursuant to the New Jersey Tax Exemption and Abatement Law. Such exemption shall be noted on the City's assessment roll prepared subsequent to the completion of the Project. The Company will be required to pay all taxes and assessments lawfully levied and/or assessed against the property until the Project shall be entitled to exempt status.

d. <u>New Construction</u>: With regard to the new construction valuation (land and buildings) which is created as a result of the construction of buildings and site improvements associated with the Project, the Company shall monthly pay to the City in lieu of full property tax payments an amount not less than a percentage of taxes otherwise due, according to the following schedule:

l) In the first full tax year after completion, no payment in lieu of taxes otherwise due;

2) In the second full tax year after completion, an amount not less than twenty percent (20%) of the taxes otherwise due;

3) In the third full tax year after completion, an amount not less than forty percent (40%) of the taxes otherwise due;

4) In the fourth full tax year after completion, an amount not less than sixty percent (60%) of the taxes otherwise due;

5. In the fifth full tax year after completion, an amount not less than eighty percent (80%) of the taxes otherwise due.

e. <u>Allocation of Payments in Lieu of Tax</u>: Payments in lieu of property taxes received hereunder, and in accordance with the PILOT agreement to be ratified by City Council, shall be allocated to the General Fund of the City of Vineland.

f. <u>Breach or Termination of Agreement</u>: In accordance with N.J.S.A. 40A:21-12, if during any tax year prior to the termination of the PILOT agreement, the Company and/or property owner (1) ceases to operate or disposes of the property, or (2) defaults on any loan obligation secured by the property, or (3) submits an application containing any misrepresentation of a material fact, or (4) is more than thirty (30) days delinquent in the payment of the property taxes or the payment in lieu of taxes on the subject property, or (5) fails to file the annual certification with the Assessor on or before December 1<sup>st</sup> of each calendar year during the term of this agreement, or (6) fails to meet any other condition for qualifying, then the tax which would have otherwise been payable for each tax year shall become due and payable from the property owner as if no exemption and abatement had been granted. The City shall notify the property owner and tax collector forthwith and the tax collector shall within 15 days thereof notify the owner of the property of the amount of taxes due.

However, with respect to the disposal of the property, where it is determined that the new owner of the property will continue to use the property pursuant to the conditions which qualified the property, no tax shall be due, the exemption and abatement shall continue, and the agreement shall remain in effect.

g. <u>Termination of the Agreement</u>: At the termination of the PILOT Agreement, the Project shall be subject to all applicable real property taxes as provided by State law and regulation and local ordinance; but nothing herein shall prohibit a Project, at the termination of the PILOT Agreement, from qualifying for and receiving the full benefits of any other tax preferences provided by law.

h. <u>Ratification of the Agreement:</u> Prior to taking effect, the Agreement authorized herein must be ratified by City Council.

4. THAT the Tax Assessor of the City of Vineland shall notify the Planning Board of said approval of Applications for Project Tax Exemption submitted by applicants as stated above.

5. THAT the Mayor and City Clerk of the City of Vineland are hereby authorized to execute Agreements for said Project Tax Exemption with applicants as stated above.

BE IT FURTHER ORDAINED that this Ordinance shall take effect after final approval and publication as provided by law.

Passed first reading:

Passed final reading:

Approved by the Mayor:

President of Council

ATTEST:

Mayor

City Clerk

Form E/A-1 (Rev. 8/2015) PILAT 2024 -2028
APPLICATION FOR FIVE-YEAR EXEMPTION AND/OR ABATEMENT/ ED Pursuant to N.J.S.A. 40A:21-1 et seq.; P.L.1991, c. 441, as amended by P.L. 2007, c. 268 AND AS AUTHORIZED BY MUNICIPAL ORDINANCE JAN 02 2024
* Applications <u>must</u> be filed with municipal assessors <u>within 30 days (including Saturdays &amp; Sundays) of completion</u> of construction, improvements, conversion, conversion alteration. Late applications will be <u>denied</u> . COUNTY: <u>CUmberland</u> MUNICIPALITY: Vine and
I. IDENTIFICATION
Applicant Name: <u>Garden Truck Stop</u> Name of Officer (if corporate owner): <u>Zyggi Dobkows</u> ki Phone Number: (604) 432-3646 Email Address: <u>Danusia 1229@comcast.net</u>
Mailing Address/Corporate Headquarters: 242 Mystic Dr
city: Egg Harbor Twp state: NJ ZIP: 08234
Property Location (Street Address): 2114 W Garden Rd, Vineland NJ 08360
Block: <u>602</u> Lot: <u>800</u> Qualifier:
II. PROJECT INFORMATION This Application is for tax exemption tax abatement both. FDR Picot
This Application is for tax exemption tax abatement both. FOR Picot A. The subject property is a one or two family dwelling upon which claimant has completed: New Construction; Conversion or alteration of a building or structure into a dwelling;
Improvement of an existing dwelling. Indicate age of dwelling: B. The subject property is a multiple dwelling, commercial or industrial structure upon which claimant has completed:
Construction of a multiple dwelling; Construction of a commercial or industrial structure under a tax agreement; Construction of a commercial or industrial structure under a tax agreement; Conversion or alteration of a building or structure to a multiple dwelling.  If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:
If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:% C. Project Details
I. Date of completion of new construction, conversion, or improvement: <u>12-565</u> , 2023 II. Total cost of project: <u>\$500,000</u> III. Brief description of the nature and type of construction, conversion, or improvement. <u>Packing Lot with restrooms + storage</u> .
D. Other Information
<ol> <li>Were prior five-year exemptions/abatements granted on this property? X No Yes, amount: \$</li></ol>
III. Certification
I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.
Signature Dite (If Applicable) <u>12-6-2023</u> Date
FOR OFFICIAL USE:
APPROVED Date Assessor Character Date

This form is prescribed by the Director, Division of Taxation, as required by law. It may be reproduced for distribution, but may not be altered without prior approval.

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Form E/A = 2 (1992)

A

STATE OF NEW JERSEY WORKSHEET FOR EXEMPTION AND/OR ABATEMENT

Pursuant to P.L. 1991, c441 (N.J.S.A. 40A:21-1 et. Seq.)

# ASSESSOR'S USE ONLY

		/ineland		<sub>County</sub> Cumberland	
Municip	Janty	zineland <sub>er</sub> Garden Truck St	top LLC	County Combenand	
Addre	011	4 W Garden Rd	anna 20 - Alfred Marcalana (ar	City, State, Zip Vineland	d, NJ 08360
Block	602	Lo	ot 8.01		
1.	Claim fo	or exemption is		Disapproved	
			Determinati	ion of Exemption	
2.	This exe	emption may be gran	ited on the improvement, co	onversion alteration, or new construction.	
	(a)	Assessed value of b	ouildings or structures imme	ediately prior to the	1500500
	(b)		onversion alteration, or nev property including the impre-	<i>v</i> construction	<sub>\$</sub> 1529500
		Conversion alter	ration, or new construction.	Iteration, or new construction.	<sub>\$</sub> 1812300
	(d)		2(a)]	nversion alteration or	\$    282800
	(e)		on exempted by ordinance. assessed value of improven	[line 2(c) - line 2(d)] nent, conversion alteration,	<sub>\$</sub> 282800
	(•)		ction not allowed an exemp		\$ 0
3.	Claim fe	or abatement	🛛 Approved	Disapproved.	
4.		ement, Conversion al			nmediately prior to the
		Conversion alter	ration, or new construction	1	<pre>\$ 1529500</pre>
	(b)	A	vement, conversion alterati Section III (B)	ion, or new construction.	\$ 282800
	(c)		ribed by ordinance		$\bigcap$
		i. First Year 🤇	2024 100% X =	282800	\$ 282800
		ii. Second Year	80 % X =	282800	<sub>\$</sub> 226200
		iii. Third Year	60 % X =	282800	\$ 169700
		iv. Fourth Year	40 % X =	282800	<sub>\$</sub> 113100
		v. Fifth Year	20 % X =	282800	\$ 56600
	(d)	Taxable portion of	assessed value of the prope	erty not allowed an exemption. [line 2(e)]	\$0
	(e)	Taxable Value of P First Year	Property* line 4(a) + line 4(b) – line	4(c) i	<sub>\$</sub> 1529500
		Second Year	line 4(a) + line 4(b) – line	e 4(c) ii	<sub>\$</sub> 1586100
		Third Year	line $4(a) + line 4(b) - line$	4(c) iii	<sub>\$</sub> 1642600
		Fourth Year	line $4(a) + line 4(b) - line$	4(c) iv	<sub>\$</sub> 1699200
		Fifth Year	line $4(a) + \text{line } 4(b) - \text{line}$	e 4(c) v	\$ 1755700
		11		R - C	$\Delta D$
		12/25/	23	Assessor's S	Signature

<b>^</b>		
filst 2024	(- 7078	RECEIVED
Form E/A-1 (Rev. 8/2015)		JAN 02 2024
	IVE-YEAR EXEMPTION	AND/OR ABATEMENT
Pursuant to N.J.S.A.40A	A:21-1 et seq.; P.L.1991, c. 441, as amend	ded by P.L. 2007, c. 268 BUSINESS ADMIN.
AND AS A	AUTHORIZED BY MUNICIPAL ORD	DINANCE
Applications must be filed with municipal ass	sessors within 30 days (including Saturda	ays & Sundays) of completion of construction,
improvements, conversion, conversion alterati	ion. Late applications will be denied.	
COUNTY: CUMBERLAND	MUNICIPALITY: VINELA	ND ac
I. IDENTIFICATION		h 4#
Applicant Name: YSC PROPERTY MANAG	EMENT LLC Name of Officer (if corp	porate owner): STEVEN GIACCIO
Phone Number: $(\frac{856}{503})$ 503 - 8471 E		
Mailing Address/Corporate Headquarters: 21	196 W GARDEN ROAD	# <sub>5</sub> , \
VINELAND City:		ZIP: 08360
Property Location (Street Address):	AS ABOVE	Dr
Block: 602 Lot: 10	Qualifier	TECH
	Quanner	C CIVER
II. PROJECT INFORMATION		SEP DE * ED
	tax abatement both.	ASSESSORS OFFICE
A. The subject property is a one or two family	dwelling upon which claimant has compl	leted:
New Construction;		KS OFF
	uilding or structure into a dwelling;	" LICE
Improvement of an existing dw		
B. The subject property is a multiple dwelling,	(c) Second Second Control Controls Control	which claimant has completed:
Construction of a multiple dwe		
	or industrial structure under a tax agreeme	ent;
Improvement to a multiple dwe		
Improvement to a commercial of		
If increasing the volume of an existing multiple	uilding or structure to a multiple dwelling.	
volume increased:%	e dwering, commercial or industrial struc	cture, please indicate the percentage of
C. Project Details		
	ction, conversion, or improvement: AUGU	JST 25 . 20 <sup>23</sup> .
II. Total cost of project: \$ 961 825.0		
III. Brief description of the nature and	d type of construction, conversion, or imp	provement.
PROVIDE NEW 5000 SF PRE-EN	IGINEERED METAL BUILDING FOR P	ALLET MANUFACTURING FACILITY
•	······································	
D. Other Information		
1. Were prior five-year exemptions/ab	batements granted on this property? 🔀 No	lo 🗌 Yes, amount: S
	s or nonpayment tax penalties due on the p	
	oofs. (Assessor may require copy of ordin	
	erning body, project descriptions, plans, d	
III. Certification		
	re true. I am aware that if any of the foregoing	ig statements made by me are willfully false. I am
I certify that the foregoing statements mad by me ar		· · · · · · · · · · · · · · · · · · ·
I certify that the foregoing statements mad by me ar subject to punishment.		
	PRESIDENT	9/6/2023
- O		
subject to punishment. Signature	PRESIDENT Title (If Applicable)	9/6/2023 Date
subject to punishment.		
subject to punishment. Signature		

Form E/A -2 (1992)

k.	STATE O	F NEW JERS	EY	
WORKSHEET	FOR EXE	MPTION	AND/OR	ABATEMENT
Purs	suant to P.L. 1991,	, c441 (N.J.S.A	. 40A:21-1 et. Se	eq.)

## ASSESSOR'S USE ONLY

Municip	Janty	Vineland				<sub>County</sub> Cumberland			
Name Addre	ess 219	<sub>er</sub> YSC Property 6 W Garden Rd	Management L			City, State, Zip Vinel	and, NJ (	08360	
Block	602	2	Lot	10					
1.	Claim f	or exemption is	🛛	Approved	Dis:	approved			
			De	eterminatio	n of Exemp	otion			
2.	This ex	emption may be gr	anted on the imp	rovement, con	version alterat	tion, or new construction	1.		
	(a)	Assessed value o	f buildings or str	uctures immed	liately prior to	the		100000	
	(b)	Improvement Assessed value o						130200	
	(c)	Assessed value o	f improvement, c	conversion alte	ration, or new			657000	
	(d)	[line 2(b) – lin Amount of assess	ne 2(a)]	ovement, conv	version alterati	on or	\$	526800	
	(e)	New construc Taxable portion o	tion exempted by of assessed value		[line 2(c) - li ent, conversion		\$	526800	
		Or new constr	ruction not allow	ed an exemption	on. [line 2(	$(c) - line 2(d)  \dots  .$	\$	0	
3.	Claim f	or abatement	🛛	Approved	Dis:	approved.			
4.	improv	This abatement n ement, Conversion	nay be granted of		ssed value of t	<u>ent</u> he property as it existed	immedia	tely prior to tl	he
	(a)	Assessed value o	f the property im	mediately pric	or to improven	nent,		120200	
	(b)	Total cost of imp	rovement, conve	rsion alteration	n, or new cons		\$	130200	
	(c)	(See applicati Abatement as pre					\$	526800	/
		i. First Year	2024 100	% X =	526800		\$	526800	)
		ii. Second Year	80	% X =	526800		\$	421400	
		iii. Third Year	60	% X =	526800		\$	316100	
		iv. Fourth Year	40	% X =	526800		\$	210700	
		v. Fifth Year	20	% X =	526800		\$	105400	
	(d)	Taxable portion of	of assessed value	of the propert	y not allowed	an exemption. [line 2(e)	)] \$	0	
	(e)	Taxable Value of First Year		e 4(b) – line 4	(c) i		\$	130200	
		Second Year	line 4(a) + lin	e 4(b) – line 4	(c) ii		\$	235600	
		Third Year	line 4(a) + lin	e 4(b) – line 4	(c) iii		\$	340900	
		Fourth Year	line 4(a) + lin	e 4(b) – line 4	(c) iv		\$	446300	
		Fifth Year	line 4(a) + lin	e 4(b) – line 4	(c) v	· · · · · · · · · · · · · · · · · · ·	\$	551600	
		12/28 Date	55			Assessor	s Signatur	re	2

Production is deal (PLLIP) C. 441, is and index by PLL 2017, C. 441, is and index by PLL 2017, PLLIP)       Concentration         Applications must be filed with multipla tassessors within 30 draw (including Structures & Standard) of completion of construction.       Concentration         COUNTY:		Form E/A-1 (Rev. 8/2015) PILOT JOJ (-JOJ8 DECEIVED
<pre>improvements, conversion, conversion alterations will be denied. COUNTY:</pre>		
L DENTIFICATION Applicant Name: Levan: Brothers Reinformation of Officer (fit corporate owner): <u>Hishael Levan</u> Proper Number: <u>RSD [96]-SS78</u> Email Address: <u>MLevan</u> , <u>effict choice freezer</u> . Con Mailing Address/Corporate Headquarters: <u>396 N. Hill Rd</u> City. <u>Vineland</u> State: <u>NJ</u> ZP: <u>B360</u> Hill Rd City. <u>City. City. Cit</u>		
Applicant Name: Lovar. Brothers Renty Name & Officer (fr corporate owner): <u>Kichnel Lovar</u> Phone Number: SD 696-8878 Email Address: <u>MLovari &amp; First choice Freezer</u> . Con Mailing Address/Corporate Hendquarters: <u>396 N. Hill Rd</u> City: <u>Vineland</u> State: <u>NJ</u> ZIP: <u>B360</u> Property Location (Street Address): <u>396 N. Hill Rd</u> Biok: <u>abo4 Lot</u> <u>I4</u> Qualifier: <u>I.PRONECT INFORMATION</u> This Application is for <u>accessmonton</u> (accessmonton) both. A. The subject property is a neutriple dwelling: <u>IIII 1003</u> Indexteration of a building or structure into a dwelling: <u>I.I.PRONECT INFORMATION</u> The subject property is a neutriple dwelling upon which claimant has completed: <u>I.I.PRONECT INFORMATION</u> The subject property is a neutriple dwelling under a tax geneenst; <u>I.I.Provement to a multiple dwelling</u> under a tax agreement; <u>I.I.Provement to a commercial or industrial structure under a tax agreement;</u> <u>I.I.Provement to a commercial or industrial structure under a tax agreement;</u> <u>I.I.Provement to a commercial or industrial structure under a tax agreement;</u> <u>I.I.Provement to a commercial or industrial structure under a tax agreement;</u> <u>I.I.Provement to a commercial or industrial structure under a tax agreement;</u> <u>I.I.Provement to a completion of a building or structure;</u> <u>I.Provement to a completion of a building or structure;</u> <u>I.Proveent to a completion of a building or structure;</u> <u>I.Proveent to a completion of a building or structure;</u> <u>I.Proveent to a completion of a building or structure;</u> <u>D. Other Informatio</u> <b>I.V.C. Hord Findey Pare examplions/batements granted on this property</b> ? [No [Yes, amount; <u>S. 5.88.3</u> , 100-0- 3. Are there delinquent property taxes or nonpayment tax penalities due on the property? [No [Yes, argument <u>S. 5.88.3</u> , 100-0- 3. Are there delinquent property taxes or nonpayment tax penalities due on the property? [No [Yes, argument <u>S. 5.88.3</u> , 100-0- 3. Are there delinquent property taxes or nonpayment tax penalities due on the property? [No [Yes, argument <u>B. 5.88.3</u> , 100-0	ę.	COUNTY: Cumberland MUNICIPALITY: C:ty of Vineland
Mailing Address/Corporate Headquarters:          Amage: A		I. IDENTIFICATION Applicant Name: Levar, Brothers Reatly Name of Officer (if corporate owner): <u>Hichael Levar</u>
City_Vineland State: NJ ZEF: <u>08360</u> City_Vineland State: NJ ZEF: <u>08360</u> Winthe Address: <u>396 N. Hill Ra</u> Property Location (Streat Address): <u>396 N. Hill Ra</u> Block: <u>abo4</u> Lot: <u>14</u> Qualifier:		Phone Number: (836) 696-8878 Email Address: MLevarie first choice freezer. com
Property Location (Streat Address): <u>396 N. Hill Rd</u> Property Location (Streat Address): <u>396 N. Hill Rd</u> Provent Location (Streat Address): <u>996 N. Hill Rd</u> Provent Location (Streat Address): <u>100 Note Construction</u> Qualifier:		Mailing Address/Corporate Headquarters: 396 N. Nill Ra
Block: <u>bb9</u> lot: <u>y</u> Qualifier:		City: Vineland State: NJ ZIP: 08360
INPROJECT INFORMATION       Image: A separation of a building or structure into a dwelling:       Image: Second of Second		Property Location (Street Address): 396 N. Hill Rd
A. The subject property is a one or two family dwelling upon which claimant has completed: A. The subject property is a multiple dwelling or structure into a dwelling: Improvement of an existing dwelling. Indicate age of dwelling: B. The subject property is a multiple dwelling under a tax agreement; Construction of a commercial or industrial structure upon which claimant has completed: The provement to a commercial or industrial structure upon which claimant has completed: Construction of a commercial or industrial structure upon which claimant has completed: Construction of a commercial or industrial structure under a tax agreement; Conversion or alteration of a building or structure; Conversion or alteration of a building or structure; Conversion or alteration of a building or structure to a multiple dwelling. If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased: 		Block: 2604 Lot: 14 Qualifier: DECENTED 215
A. The subject property is a one or two family dwelling upon which claimant has completed: A. The subject property is a multiple dwelling or structure into a dwelling: Improvement of an existing dwelling. Indicate age of dwelling: B. The subject property is a multiple dwelling under a tax agreement; Construction of a commercial or industrial structure upon which claimant has completed: The provement to a commercial or industrial structure upon which claimant has completed: Construction of a commercial or industrial structure upon which claimant has completed: Construction of a commercial or industrial structure under a tax agreement; Conversion or alteration of a building or structure; Conversion or alteration of a building or structure; Conversion or alteration of a building or structure to a multiple dwelling. If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased: 		II. PROJECT INFORMATION RE- 7 2023
Improvement of an existing dwelling. Indicate age of dwelling:		This Application is for tax exemption at tax abatement both.
Improvement of an existing dwelling. Indicate age of dwelling:		A. The subject property is a one or two family dwelling upon which claimant has completed:
Improvement of an existing dwelling. Indicate age of dwelling:		New Construction;
☐ Construction of a commercial or industrial structure under a tax agreement; ☐ Improvement to a multiple dwelling; ☐ Improvement to a commercial or industrial building or structure; ☐ Conversion or alteration of a building or structure to a multiple dwelling. If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:% C. Project Details I. Date of completion of new construction, conversion, or improvement:		Conversion or alteration of a building or structure into a dwelling;
☐ Construction of a commercial or industrial structure under a tax agreement; ☐ Improvement to a multiple dwelling; ☐ Improvement to a commercial or industrial building or structure; ☐ Conversion or alteration of a building or structure to a multiple dwelling. If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:% C. Project Details I. Date of completion of new construction, conversion, or improvement:		D. The subject present is a multiple dwelling, and a industrial structure upon which element has completed:
☐ Construction of a commercial or industrial structure under a tax agreement; ☐ Improvement to a multiple dwelling; ☐ Improvement to a commercial or industrial building or structure; ☐ Conversion or alteration of a building or structure to a multiple dwelling. If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:% C. Project Details I. Date of completion of new construction, conversion, or improvement:		B. The subject property is a multiple dwelling under a tax agreement:
☐ Improvement to a multiple dwelling;		Construction of a commercial or industrial structure under a tax agreement:
Improvement to a commercial or industrial building or structure; ☐ Conversion or alteration of a building or structure to a multiple dwelling. If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:% C. Project Details I. Date of completion of new construction, conversion, or improvement:		
If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:% C. Project Details I. Date of completion of new construction, conversion, or improvement:		
volume increased:% C. Project Details I. Date of completion of new construction, conversion, or improvement:		Conversion or alteration of a building or structure to a multiple dwelling.
C. Project Details I. Date of completion of new construction, conversion, or improvement: <u>June 28</u> , 2023. II. Total cost of project: <u>\$2,632,426.00</u> . III. Brief description of the nature and type of construction, conversion, or improvement. <u>Constructed 6,393 Sq.foot</u> <u>Corporate office building</u> D. Other Information I. Were prior five-year exemptions/abatements granted on this property? No Yes, amount: <u>\$5383,100</u> . 3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.) III. Certification I. certify that the foregoing statements made by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment. <u>Manager</u> Title (If Applicable) I. <u>Carger 2023</u> Date I. <u>Carger 2</u>		
I. Date of completion of new construction, conversion, or improvement:		
I. Total cost of project: \$ 2,633,426.00. III. Brief description of the nature and type of construction, conversion, or improvement. <u>Constructed</u> 6,393 <u>Sq.fot</u> <u>Corporate office</u> <u>building</u> D. Other Information 1. Were prior five-year exemptions/abatements granted on this property? No XYes, amount: \$ 5383, 100. 2. Are there delinquent property taxes or nonpayment tax penalties due on the property? No Yes 3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.) III. Certification I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment Signature <u>Hicknel</u> <u>Lover</u> ; <u>Title (If Applicable</u> ) FOR OFFICIAL USE: APPROVED <u>DISAPPROVED</u> APPROVED <u>DISAPPROVED</u>		
III. Brief description of the nature and type of construction, conversion, or improvement. <u>Constructed</u> <u>6, 293</u> <u>59</u> <u>for</u> <u>Corporate office</u> <u>building</u> D. Other Information 1. Were prior five-year exemptions/abatements granted on this property? No Xyes, amount: <u>\$5383,100</u> . 2. Are there delinquent property taxes or nonpayment tax penalties due on the property? No Yes 3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.) III. Certification I certify that the foregoing statements made by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment, Signature Hickael Lever, Title (If Applicable) FOR OFFICIAL USE: APPROVED DISAPPROVED		I. Date of completion of new construction, conversion, or improvement: <u>June 20</u> , 20 <u>25</u> .
$\frac{Constructed}{Disapproved} = \frac{b, 293}{Sq. for Corporate office building}$ D. Other Information $\frac{1}{2} Were prior five-year exemptions/abatements granted on this property? On Ves, amount: $5383, 100.$ 2. Are there delinquent property taxes or nonpayment tax penalties due on the property? On Ves 3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.) III. Certification I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment Signature Hickael Leve: Title (If Applicable) FOR OFFICIAL USE: Date Approved OISAPPROVED		
D. Other Information  1. Were prior five-year exemptions/abatements granted on this property? $\square$ No $\square$ Yes, amount: $\$ _{53,83,100}$ .  2. Are there delinquent property taxes or nonpayment tax penalties due on the property? $\square$ No $\square$ Yes  3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.)  III. Certification I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.  Signature Hickael Lever; Title (If Applicable)  FOR OFFICIAL USE:  APPROVED $\square$ DISAPPROVED  Assessor $Assessor$ $Assessor$ $Distaeleeeeeeeeeeeeeeeeeeeeeeeeeeeeeeeeeee$		
1. Were prior five-year exemptions/abatements granted on this property? □ No ☑ Yes, amount: \$_5383, 100.         2. Are there delinquent property taxes or nonpayment tax penalties due on the property? ☑ No □ Yes         3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.)         III. Certification         I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.         Signature       Manage( Title (If Applicable)         FOR OFFICIAL USE:       Date         APPROVED       DISAPPROVED		-construction of a construction of a constructio
<ul> <li>2. Are there delinquent property taxes or nonpayment tax penalties due on the property? No ☐ Yes</li> <li>3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.)</li> <li>III. Certification I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment. Signature Hickael Leva; Title (If Applicable) FOR OFFICIAL USE: APPROVED ☐ DISAPPROVED APPROVED ☐ DISAPPROVED</li></ul>		D. Other Information
3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.) III. Certification I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment. Signature Michael Leva; Manager Signature Michael Leva; Title (If Applicable) FOR OFFICIAL USE: APPROVED □DISAPPROVED Assessor Assessor Assessor Date		1. Were prior five-year exemptions/abatements granted on this property? $\Box$ No $\boxtimes$ Yes, amount: $5383, 100.$
between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.) III. Certification I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment. Signature Hichael Levar; Hitle (If Applicable) FOR OFFICIAL USE: APPROVED DISAPPROVED Assessor Date Date		2. Are there delinquent property taxes or nonpayment tax penalties due on the property? 🔀 No 🗌 Yes
III. Certification         I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.         Signature       Manager         Nichael       Lever;         Title (If Applicable)       Date         FOR OFFICIAL USE:       Approved         APPROVED       DISAPPROVED		
I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment. Signature Hichael Lever; Harager O7 14 2023 Title (If Applicable) Date Disapproved DISAPPROVED Assessor Date		
subject to punishment Signature Michael Lever; Manager Signature Michael Lever; Title (If Applicable) Date FOR OFFICIAL USE: APPROVED DISAPPROVED Assessor Date		
FOR OFFICIAL USE: APPROVED DISAPPROVED Assessor Date		
FOR OFFICIAL USE: APPROVED DISAPPROVED Assessor Date		Ecostelling Manager 11/19033
FOR OFFICIAL USE: APPROVED DISAPPROVED Assessor Date		Signature Michael Leveri Title (If Applicable) Date
APPROVED DISAPPROVED Assessor Date	ĺ	
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		This form is prescribed by the Director, Division of Taxation, as required by law. It may be reproduced for distribution, but may not be altered without prior approval.

Form E/A - 2 (1992)

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## STATE OF NEW JERSEY WORKSHEET FOR EXEMPTION AND/OR ABATEMENT

Pursuant to P.L. 1991, c441 (N.J.S.A. 40A:21-1 et. Seq.)

# ASSESSOR'S USE ONLY

Municij	Janty	Vineland				<sub>County</sub> Cumberland	
Name Addre	ess 396	<sub>er</sub> Levari Brothe N Mill Rd	rs Realty Co LL0			City, State, Zip Vinel	land, NJ 08360
Block	2604	1	Lot	14			
1.	Claim f	or exemption is	🛛	Approved	🗌 Disa	approved	×7
			De	eterminatio	n of Exemp	otion	
2.	This ex	emption may be g	ranted on the imp	rovement, cor	version alterat	ion, or new construction	n.
	(a)	Assessed value of					v 10599000
	(b)	Assessed value of	of property includ	ing the improv	vements,		11780400
	(c)	Assessed value of	of improvement, c	onversion alte	eration, or new		3
	(d)	[line 2(b) – li Amount of asses				on or	. Φ
	(e)		ction exempted by of assessed value		[line 2(c) - line ent, conversion		\$ 1190400
		Or new const	truction not allow	ed an exempti	on. [line 2(	c) – line 2(d) $\ldots$	\$ 0
3.	Claim f	or abatement	🛛	Approved	🗌 Disa	approved.	
					of Abateme		
4.	improve	This abatement i ement, Conversion		•		he property as it existed	l immediately prior to the
	(a)	Assessed value of	of the property im	mediately pric	or to improvem	ent,	
		Conversion a Total cost of imp					<sub>\$</sub> 10599000
	(0)					· · · · · · · · · · · · · · · · ·	\$ 1190400
	(c)	Abatement as pr					
		i. First Year	2024	% X =	1190400		1190400-
		ii. Second Year	80	%X =	1190400		\$ 952300
		iii. Third Year	60	%X =	1190400		\$    714200
		iv. Fourth Year	40	%X =	1190400	**********	\$    476200
		v. Fifth Year	20	% X =	1190400		<sub>\$</sub> 238100
	(d)	Taxable portion	of assessed value	of the propert	y not allowed a	an exemption. [line 2(e	)]\$0
	(e)	Taxable Value o	f Property*				
		First Year	line $4(a) + line$	e 4(b) – line 4	(c) i		<sub>\$</sub> 10599000
		Second Year	line 4(a) + line	e 4(b) – line 4	(c) ii		\$ 10837100
		Third Year	line $4(a) + line$	e 4(b) – line 4	(c) iii		\$ 11075200
		Fourth Year	line 4(a) + line	e 4(b) – line 4	(c) iv		\$ 11313200
		Fifth Year	line 4(a) + line	e 4(b) – line 4	(c) v	$\sim$	\$ 11551300
						Q X	
		12-28- Date	2.3		1-	Assessor'	s Signature
					-		-

Form E/A-1 (Rev. 8/2015) PILAT 2024-2028
APPLICATION FOR FIVE-YEAR EXEMPTION AND/OR ABATEMENT Pursuant to <u>N.J.S.A</u> .40A:21-1 et seq.; P.L.1991, c. 441, as amended by P.L. 2007, c. 268 JAN 0 2 2024 AND AS AUTHORIZED BY MUNICIPAL ORDINANCE
Applications <u>must</u> be filed with municipal assessors <u>within 30 days (including Saturdays &amp; Sundays) of completion</u> of construction, improvements, conversion, conversion alteration. Late applications will be <u>denied</u> . COUNTY: <u>Cumberland</u> <u>MUNICIPALITY</u> : <u>Vineland</u>
I. IDENTIFICATION
Applicant Name       Intance of Officer (if corporate owner).         Phone Number:       (856) 794-4746         Email Address;       aimee.walsh@vinelandconstruction.com         Mailing Address/Corporate Headquarters:       228 West Landis Avenue, Suite 300         City:       Vineland         State:       NJ         ZIP:       08360
Mailing Address/Corporate Headquarters: 228 West Landis Avenue, Suite 300
City: Vineland State: NJ ZIP: 08360
Property Location (Street Address): 1381 West Landis Avenue
Block: 3503 Lot: 1.1 Qualifier: =
MAD
II. PROJECT INFORMATION This Application is for □ tax exemption □ tax abatement □ both. A. The subject property is a one or two family dwelling upon which claimant has completed: □ New Construction; □ Comparison on alteration of a building on structure into a duallingu
A. The subject property is a one or two family dwelling upon which claimant has completed:
<ul> <li>New Construction;</li> <li>Conversion or alteration of a building or structure into a dwelling;</li> </ul>
Improvement of an existing dwelling. Indicate age of dwelling:
B. The subject property is a multiple dwelling, commercial or industrial structure upon which claimant has completed:
Construction of a multiple dwelling under a tax agreement;
Construction of a commercial or industrial structure under a tax agreement;
<ul> <li>Improvement to a multiple dwelling;</li> <li>Improvement to a commercial or industrial building or structure;</li> </ul>
Conversion or alteration of a building or structure to a multiple dwelling.
If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:%
C. Project Details
I. Date of completion of new construction, conversion, or improvement: February 27, 2023. II. Total cost of project: \$124,165
III. Brief description of the nature and type of construction, conversion, or improvement.
Tenant Fitout of approximately 50% of the building for new tenant.
D. Other Information
I. Were prior five-year exemptions/abatements granted on this property? $\Box$ No $\Box$ Yes, amount: $S^{835,400}$
3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.)
III. Certification
I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.
Signature Walsh VP of Accounting Controller 3/16/23 Title (If Applicable) Date
FOR OFFICIAL USE:
APPROVED DISAPPROVED Assessor Date Date

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Form E/A - 2 (1992)

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	STATE	OF NEW JEF	SEV	
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WODKCHEFT	TODEV	EMPTION	JAND/OR	ABATEMENT
WORNSHELL	FULEA	ENIL LIOI	ANDION	ADALEMENT
D	( DT 10	01 441 0110	A 10 A . 21 1 at 1	Eag )

Pursuant to P.L. 1991, c441 (N.J.S.A. 40A:21-1 et. Seq.)

# ASSESSOR'S USE ONLY

Municip	Jailty	Vineland <sub>er</sub> VCC 1381 Wes	t Landis Ave	1		Сот	<sub>unty</sub> Cumberland			
	100	er VOO 1001 Wee 1 W Landis Ave	it Landid 7 wo,			C:+	y, State, Zip Vinela	nd. NJ	08362	
Addre	ass 100 3503	2	of	1.1		CIL	y, State, Zip			
Block		L	ot							
1.	Claim f	or exemption is .				Disappro				
			<u>D</u>	eterminati	on of Ex	emption	L			
2.	This ex	emption may be gra	nted on the imp	provement, co	nversion al	lteration, o	or new construction.			
	(a)		1110400							
	(b)	Improvement, Assessed value of	\$	1235400						
	(c)	Assessed value of		\$ \$						
	[line 2(b) – line 2(a)]								125000	
	(e)	New constructi Taxable portion of				c) - line 2( rsion alter		\$	125000	
		Or new constru	action not allow	ved an exempt	tion. [lii	ne $2(c) - l$	ine 2(d)	\$	0	
3.	Claim f	for abatement	🛛	Approved		Disappro	oved.			
4.	improv	This abatement ma ement, Conversion a	ay be granted o		essed value		operty as it existed i	mmedi	ately prior to the	
	(a)	Assessed value of			2				1110400	
	(b)	Total cost of impre	ovement, conve	ersion alteration	on, or new	constructi		\$	125000	
	(c)	(See applicatio Abatement as pres	n-Section III (F	3) nance				\$	123000	
		i. First Year	2024 10	0% X =	125000			\$	125000	
		ii. Second Year	80	% X =	125000			\$	100000	
		iii. Third Year	60	% X =	125000			\$	75000	
		iv. Fourth Year	40	% X =	125000			\$	50000	
		v. Fifth Year	20	% X =	125000			\$	25000	
	(d)	Taxable portion of	fassessed value	e of the prope	rty not allo	wed an ex	emption. [line 2(e)]	\$	0	
	(e)	Taxable Value of First Year		ne 4(b) – line	4(c) i.			\$	1110400	
		Second Year	ternarian and the second second	ne $4(b) - line$	~ /			\$	1135400	
		Third Year		ne $4(b) - line$				\$	1160400	
		Fourth Year		ne $4(b) - line$				\$	1185400	
		Fifth Year		ne $4(b) - line$				\$	1210400	
		]	/			1	$2 \bigcirc$	~	)	
		1212	8/23		-		Assessor's	Signat	IFE	
		Date					M2202201 2	Signati		

Form E/A-1 (Rev. 8/2015) PILAT 2024 - 2024	
- APPLICATION FOR FIVE-YEAR EXEMPTION AND/OR ABATEMENT Pursuant to N.J.S.A. 40A:21-1 et seq.; P.L.1991, c. 441, as amended by P.L. 2007, c. 268	
AND AS AUTHORIZED BY MUNICIPAL ORDINANCE Applications <u>must</u> be filed with municipal assessors <u>within 30 days (including Saturdays &amp; Sundays) of completion</u> of construction, improvements, conversion, conversion alteration. Late applications will be <u>denied</u> .	
COUNTY: Cumberland MUNICIPALITY: Vincland	2
I. IDENTIFICATION	
Applicant Name: 3049 Real Estate LLC Name of Officer (if corporate owner): Joson Weaver	
Phone Number: (856) 671-8780 Email Address: jaron & Weaversequip. com	
Mailing Address/Corporate Headquarters: 3049 S Delsca Prove	
City: Vincland State: NJ ZIP: 08360 ale A	
Property Location (Street Address): 3049 S Delsea Prove	
Block: <u>7002</u> Lot: <u>46</u> Qualifier:	
II. PROJECT INFORMATION	
This Application is for $\Box$ tax exemption $X$ tax abatement $\Box$ both.	
A. The subject property is a one or two family dwelling upon which claimant has completed:	
New Construction;	
Conversion or alteration of a building or structure into a dwelling;	
Improvement of an existing dwelling.     Indicate age of dwelling:	
B. The subject property is a multiple dwelling, commercial or industrial structure upon which claimant has completed:	
<ul> <li>Construction of a multiple dwelling under a tax agreement;</li> <li>Construction of a commercial or industrial structure under a tax agreement;</li> </ul>	
Improvement to a multiple dwelling;	
Improvement to a commercial or industrial building or structure;	
Conversion or alteration of a building or structure to a multiple dwelling.	
If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:%	
C. Project Details	
I. Date of completion of new construction, conversion, or improvement: <u><i>Dec</i></u> 27, 2023.	
II. Total cost of project: \$ 1,550,000.	
III. Brief description of the nature and type of construction, conversion, or improvement.	
New pole building construction of power equipment dealership for sales, ports, and repairs	
D. Other Information	
1. Were prior five-year exemptions/abatements granted on this property? 🕅 No 🗌 Yes, amount: \$	
2. Are there delinquent property taxes or nonpayment tax penalties due on the property? 🚺 No 🗌 Yes 3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement	
between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.)	
III. Certification	
I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.	
Change President 12/22/23	
Signature Title (If Applicable) Date	
FOR OFFICIAL USE:	
APPROVED DISAPPROVED	

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Form E/A – 2 (1992)

	STATE	OF NEW JERS	SEY	
WORKSHEET	FOR EX	EMPTION	AND/OR	ABATEMENT
n		ALL ALL OT LC A	40 4.21 1 of S	20)

Pursuant to P.L. 1991, c441 (N.J.S.A. 40A:21-1 et. Seq.)

## ASSESSOR'S USE ONLY

Municipality       Vineland       County       Cumberlar         Name of Owner       3049 Real Estate LLC       Address       3049 S Delsea Dr       City, State, Zip       Vin         Block       7002       Lot       46       Disapproved       Disapproved         1.       Claim for exemption is       Approved       Disapproved       Determination of Exemption         2.       This exemption may be granted on the improvement, conversion alteration, or new construct       (a)       Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.       (b)       Assessed value of property including the improvements, Conversion alteration, or new construction.       (c)         (c)       Assessed value of improvement, conversion alteration, or new construction.       (c)       Assessed value of improvement, conversion alteration, or new construction.         (d)       Amount of assessed value of improvement, conversion alteration or New construction exempted by ordinance.       [line 2(c) - line 2(d)]       (e)         (e)       Taxable portion of assessed value of improvement, conversion alteration, or       [conversion alteration, conversion al									
Address       3049 S Delsea Dr       City, State, Zip Vir         Block       7002       Lot       46         1.       Claim for exemption is       Approved       Disapproved         Determination of Exemption       Determination, or new construct         (a)       Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.       (b)         (c)       Assessed value of improvement, conversion alteration, or new construction.       (c)         (c)       Assessed value of improvement, conversion alteration, or new construction.         (c)       Assessed value of improvement, conversion alteration, or new construction.         (d)       Amount of assessed value of improvement, conversion alteration or New construction exempted by ordinance.	d								
Block       7002       Lot       46         1.       Claim for exemption is       Approved       Disapproved         Determination of Exemption         2.       This exemption may be granted on the improvement, conversion alteration, or new construct         (a)       Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.         (b)       Assessed value of property including the improvements, Conversion alteration, or new construction.         (c)       Assessed value of improvement, conversion alteration, or new construction.         (d)       Amount of assessed value of improvement, conversion alteration or New construction exempted by ordinance.	eland N.I	08360							
Block       Lot         1.       Claim for exemption is       Approved       Disapproved         Determination of Exemption         2.       This exemption may be granted on the improvement, conversion alteration, or new construct         (a)       Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.         (b)       Assessed value of property including the improvements, Conversion alteration, or new construction.         (c)       Assessed value of improvement, conversion alteration, or new construction.         [line 2(b) – line 2(a)]		00000							
<ul> <li>Determination of Exemption</li> <li>This exemption may be granted on the improvement, conversion alteration, or new construct         <ul> <li>(a) Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.</li> <li>(b) Assessed value of property including the improvements, Conversion alteration, or new construction.</li> <li>(c) Assessed value of improvement, conversion alteration, or new construction.</li> <li>(d) Amount of assessed value of improvement, conversion alteration or New construction exempted by ordinance.</li> </ul> </li> </ul>									
<ul> <li>2. This exemption may be granted on the improvement, conversion alteration, or new construct <ul> <li>(a) Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.</li> <li>(b) Assessed value of property including the improvements, Conversion alteration, or new construction.</li> <li>(c) Assessed value of improvement, conversion alteration, or new construction.</li> <li>(d) Amount of assessed value of improvement, conversion alteration or New construction exempted by ordinance.</li> </ul> </li> </ul>									
<ul> <li>(a) Assessed value of buildings or structures immediately prior to the Improvement, conversion alteration, or new construction.</li> <li>(b) Assessed value of property including the improvements, Conversion alteration, or new construction.</li> <li>(c) Assessed value of improvement, conversion alteration, or new construction.</li> <li>[line 2(b) - line 2(a)]</li></ul>	Determination of Exemption								
<ul> <li>Improvement, conversion alteration, or new construction.</li> <li>(b) Assessed value of property including the improvements, Conversion alteration, or new construction.</li> <li>(c) Assessed value of improvement, conversion alteration, or new construction.</li> <li>[line 2(b) - line 2(a)]</li></ul>	on.								
<ul> <li>(b) Assessed value of property including the improvements, Conversion alteration, or new construction.</li> <li>(c) Assessed value of improvement, conversion alteration, or new construction. [line 2(b) - line 2(a)]</li></ul>									
<ul> <li>(c) Assessed value of improvement, conversion alteration, or new construction.</li> <li>[line 2(b) - line 2(a)]</li></ul>	. \$	260000							
<ul> <li>(d) Amount of assessed value of improvement, conversion alteration or New construction exempted by ordinance. [line 2(c) - line 2(d)]</li> </ul>	. \$	994600							
	\$	734600							
(e) Taxable portion of assessed value of improvement, conversion alteration,	\$	734600							
Or new construction not allowed an exemption. [line $2(c) - line 2(d) \dots$	. \$	0							
3. Claim for abatement Approved Disapproved.									
Calculation of Abatement									
<ol> <li>This abatement may be granted only on the assessed value of the property as it exist improvement, Conversion alteration, or new construction.</li> </ol>	ed immedi	ately prior to the							
(a) Assessed value of the property immediately prior to improvement,									
Conversion alteration, or new construction	. \$	260000							
(See application Section III (B)	. \$	734600							
i. First Year $2024$ $100\%$ X = 734600	. \$	734600							
ii. Second Year 80 % X = 734600	. \$	587700							
iii. Third Year $60 \% X = 734600$	. \$	440800							
iv. Fourth Year $40 \% X = 734600$	. \$	293800							
v. Fifth Year $20 \% X = 734600$	. \$	146900							
(d) Taxable portion of assessed value of the property not allowed an exemption. [line 2	(e)] \$	0							
(e) Taxable Value of Property*									
First Year line $4(a) + \text{line } 4(b) - \text{line } 4(c)$ i	. \$	260000							
Second Year line $4(a) + \text{line } 4(b) - \text{line } 4(c)$ ii	. \$	406900							
Third Year line $4(a) + \text{line } 4(b) - \text{line } 4(c)$ iii	. \$	553800							
Fourth Year line $4(a) + \text{line } 4(b) - \text{line } 4(c)$ iv	. \$	700800							
Fifth Year line $4(a) + \text{line } 4(b) - \text{line } 4(c)$ v	\$	847700							
12/20/22									
Date Assess	20	lire							

Form E/A-1 (Rev. 8/2015) TILL 2024-2028
APPLICATION FOR FIVE-YEAR EXEMPTION AND/OR ABATEMENT Pursuant to NJ.S.A. 40A:21-1 et seq.; P.L.1991, c. 441, as amended by P.L. 2007, c. 268 JAN 02 2024
AND AS AUTHORIZED BY MUNICIPAL ORDINANCE Applications <u>must</u> be filed with municipal assessors <u>within 30 days (including Saturdays &amp; Sundays) of completion of construction</u> ,
improvements, conversion, conversion alteration. Late applications will be <u>denied</u> . COUNTY: <u>Comber land</u> MUNICIPALITY: Vineland
I. IDENTIFICATION
Applicant Name: V&R Property, U.C. Name of Officer (if corporate owner): Vijay Singh
Phone Number: (215) 494 8801 Email Address: Usingh @ adwo care doctors. Com
Mailing Address/Corporate Headquarters: 1137 Winding by
City: Cherry Hill State: NJ ZIP: 08003
Property Location (Street Address): 1103 W. Sherman Ave, Suite BA, Vinland, NJ 083
Block: 7001 Lot: 703 Qualifier: C3A
II. PROJECT INFORMATION
II. PROJECT INFORMATION This Application is for tax exemption tax abatement both. A. The subject property is a one or two family dwelling upon which claimant has completed: Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling; Development of a building or structure into a dwelling;
A. The subject property is a one or two family dwelling upon which claimant has completed: JAN 1 1 2023
A. The subject property is a one or two family dwelling upon which claimant has completed: <ul> <li>A. The subject property is a one or two family dwelling upon which claimant has completed:</li> <li>A. The subject property is a multiple dwelling.</li> <li>B. The subject property is a multiple dwelling, commercial or industrial structure upon which claimant has completed:</li> <li>Construction of a multiple dwelling under a tax agreement;</li> </ul>
Conversion or alteration of a building or structure into a dwelling;
Improvement of an existing dwelling. Indicate age of dwelling:
B. The subject property is a multiple dwelling, commercial or industrial structure upon which claimant has completed:
Construction of a multiple dwelling under a tax agreement;
Construction of a commercial or industrial structure under a tax agreement;
Improvement to a multiple dwelling;
Improvement to a commercial or industrial building or structure;
Conversion or alteration of a building or structure to a multiple dwelling.
If increasing the volume of an existing multiple dwelling, commercial or industrial structure, please indicate the percentage of volume increased:%
C. Project Details
I. Date of completion of new construction, conversion, or improvement: Dec, 20 22,
II. Total cost of project: \$ 725,000
III. Brief description of the nature and type of construction, conversion, or improvement. Building was bought in Shell condition in 3/2022, Interior construction
was done and medical office 6000 soft was created
1. Were prior five-year exemptions/abatements granted on this property? 🛛 No 🗌 Yes, amount: \$
2. Are there delinquent property taxes or nonpayment tax penalties due on the property? 🔀 No 🗌 Yes
3. Attach all required documentary proofs. (Assessor may require copy of ordinance, copy of executed tax agreement
between applicant and municipal governing body, project descriptions, plans, drawings, cost estimates, etc.)
III. Certification
I certify that the foregoing statements mad by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.
VIJay Suga MDi Oconer 1/8/2023
Signature Title (If Applicable) Date
FOR OFFICIAL USE:

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 $\sigma$ STATE OF NEW JERSEY WORKSHEET FOR EXEMPTION AND/OR ABATEMENT Pursuant to P.L. 1991, c441 (N.J.S.A. 40A:21-1 et. Seq.)

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\* Form  $E\bar{7}A - 2$  (1992)

## ASSESSOR'S USE ONLY

Municip	Janty	Vineland				<sub>County</sub> Cumberland			
Addre	440	<sub>er</sub> V & R Property 3 W Sherman Ave	702/0	22		City, State, Zip Vinel	and, NJ	08360	
Block		Ľ	01						
1.	Claim f	for exemption is .	• • • • • •	Approved		Disapproved			
	<b>Determination of Exemption</b>								
2.	This ex	emption may be gra	nted on the	improvement, co	onversion alte	ration, or new construction	l.		
	(a)	Assessed value of	10,000				\$	390000	
	(b)	Assessed value of				1	Φ		
	(c)	Conversion alto Assessed value of				ew construction.	\$	715000	
	(d)	[line 2(b) – line Amount of assesse	e 2(a)] d value of i	mprovement, co	nversion alter	ation or	\$	325000	
	(e)	New constructi Taxable portion of		d by ordinance. Ilue of improven			\$	325000	
		Or new constru	iction not al	lowed an exemp	tion. [line	$2(c) - line 2(d) \dots$	\$	0	
3.	Claim f	or abatement		Approved		Disapproved.			
4.		ement, Conversion a	lteration, or	new construction	sessed value o on.	of the property as it existed	immedia	tely prior to the	
	(a)	Assessed value of	· · ·		-	ement,	\$	390000	
	(b)	Total cost of impro	ovement, co	nversion alterati	on, or new co		\$	325000	
	(c)	Abatement as pres	cribed by or	dinance			¢		
		i. First Year	2024	100% X =	325000		s (	325000	
		ii. Second Year	$\sim$	80 % X =	325000		\$	260000	
		iii. Third Year		60 %X =	325000		\$	195000	
		iv. Fourth Year		40 % X =	325000		\$	130000	
		v. Fifth Year		20 %X =	325000		\$	65000	
	(d)	Taxable portion of	assessed va	llue of the prope	rty not allowe	ed an exemption. [line 2(e)	)]\$	0	
	(e)	Taxable Value of I	Property*						
		First Year	line 4(a) +	line 4(b) – line	4(c) i		\$	390000	
		Second Year	line 4(a) +	line 4(b) – line	4(c) ii		\$	455000	
		Third Year	line 4(a) +	line 4(b) – line	4(c) iii		\$	520000	
		Fourth Year	line 4(a) +	line 4(b) – line	4(c) iv		\$	585000	
		Fifth Year	line 4(a) +	line 4(b) – line	4(c) v.	$\sim$	\$	650000	
		12/21	RIZZ			1 A	YS		
		Date	5		-0	Assessor's	s Signatur	re <u> </u>	