



PROPERTY TAX DEFERRAL PROGRAM APPLICATION

Office of Finance
(410) 222-1748
Hearing/Speech Impaired 711

To be completed by applicant

Please type or print using blue or black ink only

IMPORTANT! Tax deferral applications must be received by June 1st of the taxable year to be considered for the succeeding taxable year beginning July 1. Please read County Code, § 4-2-203, which is the basis in determining whether the qualifications are fulfilled in order to be approved for deferred taxes. This program does not provide for a tax credit. The taxes that are deferred will need to be paid at the end of the 50 year duration of the deferral, when the eligible owner dies, or immediately on transfer of ownership of the property.

All Anne Arundel County real property taxes not deferred are due and payable and subject to the same interest and penalties as all other Anne Arundel County real property taxes. A lien shall attach to the property in the amount of all deferred taxes and interest and shall remain attached until the deferred taxes and interest are paid.

Name of Qualifying Applicant for Tax Deferral: _____

Name(s) of Property Owner(s): _____

Property Address: _____

City: _____ State: _____ Zip Code: _____

Parcel ID# (District/Subdivision/Account Number): _____

Primary Telephone #: _____ Secondary Telephone #: _____

Email Address (Note N/A if none): _____

Mailing Address (Note N/A if same as property address): _____

City: _____ State: _____ Zip Code: _____

Please complete the following:

The property owner/s combined gross income, as defined in the Maryland Tax-Property Article § 9-104, of the State Code, does not exceed \$55,000 per year. Yes No

The qualifying property owner has resided in the residential dwelling as a principal residence for a period of at least five consecutive years: Yes No

Check one of the following conditions that the qualifying property owner meets (only one of the three conditions is required to qualify):

____ at least 62 years of age.

____ has been found permanently and totally disabled and has qualified for benefits under the Social Security Act, the Railroad Retirement Act, any federal act for members of the United States Armed Forces, or any federal retirement system.

____ has been found permanently and totally disabled by a County Health Officer or the Baltimore City Commissioner of Health.

REQUIRED DOCUMENTATION

_____ Copy of documentation demonstrating the qualifying property owner has been found permanently and totally disabled and has qualified for benefits under the Social Security Act, the Railroad Retirement Act, any federal act for members of the United States Armed Forces, or any federal retirement system; **OR** copy of documentation demonstrating the qualifying property owner has been found permanently and totally disabled by a County Health Officer or the Baltimore City Commissioner of Health (**one of these two is only needed if the qualifying property owner does not qualify as 62 years old or older**)

_____ Copy of Valid Maryland Issued Government Identification Card (such as a Maryland Driver's License) with current address.

_____ Copy of Maryland State Income Tax Return for Calendar Year 2023

Please submit copies rather than original documents. Paperwork will be retained with the application and will not be returned.

Certification

I, the applicant, hereby certify that I have read County Code § 4-2-203 (attached) and that I believe I am entitled to the tax deferral for the residential property described above. I understand that this is a tax deferral from Anne Arundel County real property taxes only and the amount of real property eligible for a payment deferral shall be no more than the minimum lot size required by the zoning district in which the property is found, except that the amount of eligible property may not be less than the dwelling and curtilage, as determined by the Supervisor of Assessments for Anne Arundel County. The amount of tax that may be deferred may not exceed the increase in the County property tax from the date the homeowner elects to defer the payment of the tax.

I understand that it is my legal responsibility per County Code § 4-2-203 to notify any mortgagee or beneficiary under a deed of trust of my participation in the deferred tax program. I understand that a lien shall attach to the property in the amount of all deferred taxes and shall remain until deferred taxes are paid. I understand that tax deferrals for eligible homeowners are authorized by a written agreement. The agreement shall reflect the terms and conditions of the deferral, including notice of the lien. The agreement shall be recorded in the land records of Anne Arundel County. I understand that more information will need to be provided and more paperwork completed in order to record this agreement in Land Records.

I understand that the taxes that are deferred will need to be paid at the end of the 50 year duration of the deferral, when the eligible owner dies, or immediately on transfer of ownership of the property. I understand that all County real property taxes not deferred are due and payable and subject to the same interest rate as all other county property taxes. The annual tax bill shall show the cumulative amount of the deferral.

I declare under penalties of perjury provided for by §1-201 of the Tax – Property Article of the Maryland Annotated Code that all information above is true, correct, and complete to the best of my knowledge and belief. I give Anne Arundel County Government and the State Department of Assessments and Taxation permission to take whatever action is necessary to verify my eligibility for the tax credit.

Applicant: _____
Signature

Date

Return this application to:
Anne Arundel County Office of Finance
Attn: Tax Credits
44 Calvert Street, Room 110
Annapolis, MD 21401

For questions call:
(410) 222-1748
Hearing/Speech Impaired 711

Questions and applications may also be submitted by email: taxcredits@aacounty.org

If you provide an email address on this application, the Office of Finance will send a receipt confirmation to the provided email address within 10 business days of receiving the tax credit application. Contact our office if you do not receive a confirmation.

If you are mailing your application, it is suggested that you use a traceable form of delivery. Anne Arundel County is not responsible for delays in mail delivery.

Written notification will be sent upon approval or denial of the application. If approved for the deferral program, additional paperwork will need to be completed to record the lien in official land records.

§ 4-2-203. Deferral for elderly or disabled homeowners.

- (a) **Creation.** There is a 50-year deferral of County real property taxes on residential real property for eligible homeowners.
- (b) **Eligibility.** A homeowner is eligible for a payment deferral if the owner or at least one of the owners:
 - (1) has resided in the dwelling as a principal residence for a period of at least five consecutive years;
 - (2) meets one of the following three conditions: is at least 62 years of age; has been found permanently and totally disabled and has qualified for benefits under the Social Security Act, the Railroad Retirement Act, any federal act for members of the United States Armed Forces, or any federal retirement system; or has been found permanently and totally disabled by a County Health Officer or the Baltimore City Commissioner of Health; and
 - (3) meets the income eligibility requirements under subsection (c).
- (c) **Ceiling on gross income.** Homeowners are eligible if their combined gross income, as defined in the Tax-Property Article, § 9-104, of the State Code, does not exceed \$55,000 per year.
- (d) **Amount deferred.** The amount of real property eligible for a payment deferral shall be no more than the minimum lot size required by the zoning district in which the property is found, except that the amount of eligible property may not be less than the dwelling and curtilage, as determined by the Supervisor of Assessments for Anne Arundel County. The amount of tax that may be deferred may not exceed the increase in the County property tax from the date the homeowner elects to defer the payment of the tax.
- (e) **Time for payment and interest rate.** The total amount of County property tax deferred shall be due and payable at the end of the 50-year duration of the deferral, when the eligible owner dies, or immediately on transfer of ownership of the property for which the property tax has been deferred. No interest shall accrue on the amount deferred if paid when due. Thereafter, interest and penalties shall accrue on the unpaid balance at the rates described in § 4-1-103.
- (f) **Notice.** Notice regarding tax deferrals under this section shall include notice to any mortgagee or beneficiary under a deed of trust of the deferral and of the amount of tax to be deferred and notice on the annual property tax bill of the cumulative amount of the deferral and all related interest.
- (g) **When election must be made.** The election to defer taxes must be made before June 1 of a taxable year in order to receive deferral of the taxes beginning in the succeeding taxable year.
- (h) **Taxes not deferred are due and payable.** All County real property taxes not deferred are due and payable and subject to the same interest rates as all other County property taxes.
- (i) **Lien for deferred taxes and interest.** A lien shall attach to the property in the amount of all deferred taxes and interest and shall remain attached until the deferred taxes and interest are paid.
- (j) **Agreement.** Tax deferrals for eligible homeowners are authorized by written agreement. The agreement shall reflect the terms and conditions of the deferral, including notice of the lien. The agreement shall be recorded in the land records of Anne Arundel County.
(1985 Code, Art. 6, § 1-107) (Bill No. 77-90; Bill No. 55-09; Bill No. 68-09; Bill No. 48-12; Bill No. 85-15; Bill No. 22-16; Bill No. 69-16)

§ 9-104. – State Code Tax-Property Article

- (3) “Combined income” means the combined gross income of all individuals who actually reside in a dwelling except an individual who:
 - (i) is a dependent of the homeowner under § 152 of the Internal Revenue Code; or
 - (ii) pays a reasonable amount for rent or room and board.
- (8)
 - (i) “Gross income” means the total income from all sources for the calendar year that immediately precedes the taxable year, whether or not the income is included in the definition of gross income for federal or State tax purposes.
 - (ii) “Gross income” includes:
 - 1. any benefit under the Social Security Act or the Railroad Retirement Act;
 - 2. the aggregate of gifts over \$300;
 - 3. alimony;
 - 4. support money;
 - 5. any nontaxable strike benefit;
 - 6. public assistance received in a cash grant;
 - 7. a pension;
 - 8. an annuity;
 - 9. any unemployment insurance benefit;
 - 10. any workers’ compensation benefit;
 - 11. the net income received from a business, rental, or other endeavor;
 - 12. any withdrawal, payment, or distribution from an individual retirement account;
 - 13. any withdrawal, payment, or distribution from any qualified retirement savings plan; and
 - 14. any rent on the dwelling, including the rent from a room or apartment.
 - (iii) “Gross income” does not include:
 - 1. any income tax refund received from the State or federal government; or
 - 2. any loss from business, rental, or other endeavor.