



<u>OFFICIAL USE</u>			
Approved	<input type="checkbox"/>	Agricultural Use	<input type="checkbox"/>
Disapproved	<input type="checkbox"/>	Agricultural Reserve	<input type="checkbox"/>
		Forest Reserve	<input type="checkbox"/>
Assessment Official		Date	
Recorded		Date	

**APPLICATION FOR USE VALUE ASSESSMENT OF LAND
FOR REAL ESTATE TAX PURPOSES
UNDER ACT 319 OF 1974 – “CLEAN AND GREEN”
AS AMENDED BY ACT 156 OF 1998**

Qualification for enrollment of your property into the Act 319 preferential assessment program is determined by meeting the minimum requirements established for any one of three land use categories: Agricultural Use, Agricultural Reserve or Forest Reserve. The eligibility of this parcel will be determined utilizing your responses to the questions in this application. ALL QUESTIONS MUST BE ANSWERED. You may attach separate explanatory sheets if you feel your responses require additional detail. Further instructions are on pages 3 and 4.

This application complies with the uniform standards developed for preferential assessment applications by the Commonwealth of Pennsylvania, Department of Agriculture on form AAO-82 – May 1975.

PARCEL NUMBER(S): _____	ACREAGE: _____
_____	ACREAGE: _____
_____	ACREAGE: _____
PROPERTY LOCATION: _____	
Property Address	
_____	_____
"Municipality (City, Borough or Township)	School District
USE CATEGORY	
Agricultural Use: <input type="checkbox"/> Number of Acres: _____	Agricultural Reserve: <input type="checkbox"/> Number of Acres: _____
Forest Reserve: <input type="checkbox"/> Number of Acres: _____	Ineligible: <input type="checkbox"/> Number of Acres: _____
OWNER(S)' NAME AS APPEARS ON DEED(S): _____	

OWNERSHIP CATEGORY (Circle One): Individual Partnership Corporation Institution Cooperative	
Other (Explain): _____	
MAILING ADDRESS: _____	

DAYTIME PHONE NUMBER: _____ EVENING PHONE NUMBER: _____	

Answer All Questions

	N/A	Yes	No		N/A	Yes	No
1. Is this parcel 10 contiguous acres or more in size?		<input type="checkbox"/>	<input type="checkbox"/>	8. If this parcel is found <i>not eligible under Agricultural Use or Forest Reserve</i> , do you want it considered under Agricultural Reserve land when you understand that this category requires that the land be non-commercial, open to the public for recreation, at no charge or fee, and with no discrimination against any person using the land?		<input type="checkbox"/>	<input type="checkbox"/>
2. Does this application represent the total acres in the parcel?		<input type="checkbox"/>	<input type="checkbox"/>	If your answer is "yes" to Question 7, do you agree to these stated conditions?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. If this parcel is <i>less than 10 acres</i> , can you verify that the land is now devoted to Agricultural Use and that the land will be used to generate \$2,000 annual gross income? (Proof will be required)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	9. Do you understand that if this application is approved, it will remain in effect continuously until the land owner changes the agricultural use from the approved category? At that time, a rollback tax, plus interest, must be paid for a period not to exceed seven (7) years.		<input type="checkbox"/>	<input type="checkbox"/>
4. If this parcel has open tillable land, is it now devoted to Agricultural Use, and has it been so for the preceding three years?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	10. Please check each that applies:			
5. If this parcel has Forest Land, is the land 10 acres or more, stocked by forest trees of any size and capable of producing timber or other wood products?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	A. Do you have an approved Conservation Plan?	<input type="checkbox"/>	<input type="checkbox"/>	
6. Do you or anyone else currently conduct a non-agricultural commercial business on this land parcel that exceeds 2 acres?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	B. Is this parcel now approved under Act 515 (Covenant of Preservation)?	<input type="checkbox"/>	<input type="checkbox"/>	
If the answer is "yes," list or describe those activities below: _____				C. Do you lease any minerals on this parcel? Inactive _____ Active _____	<input type="checkbox"/>	<input type="checkbox"/>	
7. Are there any farm-related tourism or entertainment activities conducted on the property?		<input type="checkbox"/>	<input type="checkbox"/>	D. Is this parcel located next to environmentally significant areas such as parks, historic areas, lakes, etc.?	<input type="checkbox"/>	<input type="checkbox"/>	
If the answer is "yes," list or describe those activities: _____							

The applicant for preferential assessment hereby agrees, if his/her application is approved for preferential assessment, to submit 30 days' notice to the county assessor of a proposed change in use of the land, a change in ownership of any portion of the land or of any type of division or conveyance of the land. The applicant for preferential assessment hereby acknowledges that, if this application is approved for preferential assessment, rollback taxes under Section 5.1 of the Act may be due for a change in use of the land, a change in ownership of any portion of the land, or any type of division or conveyance of the land. The undersigned declares that this application, including all accompanying schedules and statements, has been examined by him/her, and to the best of his/her knowledge and belief is true and correct.

Signature	Date	Signature	Date
Signature	Date	Signature	Date

ACKNOWLEDGMENT

COMMONWEALTH OF PENNSYLVANIA:
ALLEGHENY COUNTY : SS.

On this, the _____ day of _____, 20____, before me, a Notary Public, the herein signed, did personally appear _____ known to me (or satisfactorily proven) to be the person whose name is subscribed and executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and notarial seal.
Notary Public: _____

My Commission Expires: (SEAL)

APPLICATION INSTRUCTIONS

Parcel Identification

The entire contiguous portion of land described in the deed applicable to a tract must be identified and included in the application. If application is for parcels described in more than one deed, all parcels must be titled in exactly the same manner.

Ownership

This application must be completed and executed by ***all*** fee simple owners of the property for which application is being made. If the property is titled in the name of a corporation, the application must be executed by the individual authorized by corporation resolution to do so. If the property is titled in an entity other than a corporation, the application must be executed by an individual duly authorized to act on behalf of that entity. A copy of the appropriate corporate resolution or authorization must be attached to this application. Definitions include:

INDIVIDUAL – Ownership by one person or by related parties.

PARTNERSHIP – A contractual arrangement between two or more persons which may result from property, credit, skill or industry.

CORPORATION – An artificial person or legal entity created under the authority of the state or nation, acting as an individual in matters relating to the common purpose of the association.

INSTITUTION – An establishment, especially one of public character or one affecting a community.

COOPERATIVE – A union of individuals formed for the prosecution in common of some productive enterprise, profits from which are to be shared in accordance with the capital or labor contributed by each.

ASSOCIATION – Any form of unincorporated enterprise owned by two or more persons other than a partnership or limited partnership.

Use Categories

The application may include more than one Use Category – check all that apply and indicate the number of acres involved.

Ineligible Land

If there is any acreage within the tracts of land included in this application that does not qualify under Agricultural Use, Agricultural Reserve or Forest Reserve, it must be noted in the USE CATEGORY section.

Signatures

The application for preferential assessment must bear the notarized signature of all the owners of the land described in the application.

Filing

Mail this application to the Office of Property Assessments, 542 Forbes Ave., Room 347, Pittsburgh, PA 15219 - attn: Legislative Acts. Questions regarding the proper completion of the application may be directed to the Office of Property Assessments at the above address or by calling 412-350-4636.

Act 319 of 1974, as amended, requires that this application be POSTMARKED by **June 1st** in order to be effective for the calendar tax year commencing the following January 1st.

Fees

If approved, the Application for Preferential Assessment will be recorded by the Office of Property Assessments (OPA) in the Department of Real Estate of Allegheny County in a Preferential Assessment Docket.

The Department of Real Estate shall impose a fee for the recordings in accordance with the acts relating to the imposition of fees for such deed recordings. The amount of this fee will be equal to the current fee for a Deed per the Department of Real Estate's current Fee Schedule.

Payment must be in the form of a money order or a certified check or business check, made payable to the Department of Real Estate of Allegheny County and mailed to the Office of Property Assessments at the above address. ***Do not send payment until you have been notified that your application has been approved.***