

Property Appraiser - April 2023 Update



Low-Income Senior Exemption Income Requirement Clarification

To qualify for the 2023 Low-Income Senior Exemption, an applicant must be 65 years or older as of January 1, 2023 with a combined household adjusted gross income not exceeding \$35,167 for 2022. Many seniors believe they do not qualify for this exemption because their social security payments exceed this amount; however, applicants who file income taxes should look at their adjusted gross income amount (*line 11 on the IRS 1040 form*) to see if they do qualify for this additional exemption. If you are not required to file an income tax return based on your age and income, you would qualify for this exemption. To apply for the additional Low-Income Senior Exemption, please visit our website at <https://web.bcpa.net/bcpaclient/#/SeniorExemption>.

Owner Alert Text Notifications Are Now Available

BCPA is excited to announce the implementation of text notifications for property owners who are registered for Owner Alert. Over 185,000 property owners have registered for our Owner Alert early notification system. Owner Alert notifies registered property owners if a change of ownership has been processed by our office. This same day alert allows property owners to review the document recorded to ensure they authorized the change.

To register for Owner Alert or to subscribe for text notifications, please visit our website at <https://web.bcpa.net/owneralert>. If you need assistance with registering for this important service, please email me at martykiar@bcpa.net.

2023 Property Exemptions – It Is Not Too Late to Apply

While the timely deadline to apply for any 2023 exemption was March 1, applicants can late file until September 18, 2023. If you both owned and made the property your permanent residence as of January 1, 2023, you can still apply for 2023 Homestead Exemption and any other exemptions. You can apply for all exemptions online at <https://web.bcpa.net/bcpaclient/#/Homestead>.

If my office can ever be of assistance to you, please do not hesitate to contact me directly at martykiar@bcpa.net.

Take care,

Marty Kiar, CFA

A handwritten signature in black ink that reads "Marty Kiar". The signature is written in a cursive, flowing style with a large initial "M" and a prominent "K".