

2026 TAX CALCULATION ACKNOWLEDGEMENT REPORT

TAXING DISTRICT 08 CRESSKILL

COUNTY 02 BERGEN

BLOCK	LOT	QUALIFIC.	PROPERTY LOCATION	CLASS	NET VAL	TOT YEAR	TAX AMOUNTS 1ST HALF	2ND HALF	PRELIM.	
90.01	10.02		12 LAMBS LANE	15F	2108100	.00	21434.11	21434.11-	.00	*OVERBILL*
142	169		125 13TH ST	15F	2467200	.00	25855.26	25855.26-	.00	*OVERBILL*

2026 TAX CALCULATION ACKNOWLEDGEMENT REPORT										
TAXING DISTRICT 08 CRESSKILL				COUNTY 02 BERGEN						
	COUNT	NET VALUE	TOTAL TAXES (GENERAL)	TOTAL TAXES (SPECIAL)	DEDUCTION AMOUNT	NET AMOUNT OF TAXES	2026 TAXES (1ST HALF)	2026 TAXES (2ND HALF)	2027 TAXES (1ST HALF)	
* RATABLES *	2,954	3,046,506,600	65,042,923.25	.00	24,250.00	65,018,673.25	31,066,530.36	33,952,142.89	32,509,343.96	
* RAILROADS *	7	0	.00	.00	.00	.00	.00	.00	.00	.00
* UTILITIES *	1	0	.00	.00	.00	.00	.00	.00	.00	.00
* EXEMPTS *	98	196,867,200	.00	.00	.00	.00	47,289.37	47,289.37-		.00

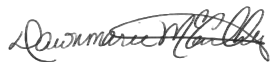
TAX RATES FOR THE YEAR OF 2026			
TAXING DISTRICT	08 CRESSKILL	COUNTY 02 BERGEN	
	DESCRIPTION OF TAX	SPECIAL TAX CODE	RATE PER \$100
			FLAT TAX AMOUNT
	COUNTY TAX		.234
	COUNTY OPEN SPACE		.011
	SCHOOL TAX		1.188
	LIBRARY TAX		.037
	LOCAL MUNICIPAL TAX		.655
	MUNICIPAL OPEN SPACE		.010

	TOTAL PROPERTY TAX		2.135
	SPECIAL TAX DESCRIPTION.....		
	* STATE AID RATE	A01	.000

* STATE AID NOT PART OF GENERAL TAX RATE

CTY/ DIST	TAX YEAR	RATE SEQ	RATE DESCRIPTION	TAX RATE	FLAT AMOUNT	--SPECIAL TAX DATA-- CODE RATE FLAT	INHIBIT FLAGS
0208	2026	01	COUNTY TAX	00234	000000		
0208	2026	02	COUNTY OPEN SPACE	00011	000000		
0208	2026	03	SCHOOL TAX	01188	000000		
0208	2026	04	LIBRARY TAX	00037	000000		
0208	2026	05	LOCAL MUNICIPAL TAX	00655	000000		
0208	2026	06	MUNICIPAL OPEN SPACE	00010	000000		
0208	2026	07	STATE AID RATE			A01 00000 000000	
				----	----	-----	
0208	2026	00	TOTAL PROPERTY TAX	2.135	.00	.000 .00	

*** TAX RATE ACCEPTED




**TABLE OF AGGREGATES
OF TAXABLE AND EXEMPT PROPERTY IN THE TAXING DISTRICT OF CRESSKILL**

FOR 2026

(1) VALUE OF LAND	1411,781,500
(2) VALUE OF IMPROVEMENTS	1634,725,100
(3) TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR	3046,506,600
(4) TAX VALUE MACH, IMPLMNT & EQUIPT OF TELEPHONE, PETROLEUM REFINERIES MISCELLANEOUS	
(5) EXEMPTIONS	
POLLUTION CONTROL (RS 54:4-3.56)	
FIRE SUPPRESSION (RS 54:4-3.13)	
FALLOUT SHELTER (RS 54:4-3.48)	
WATER/SEWAGE FAC. (RS 54:4-3.59)	
UEZ ABATEMENT (RS 54:4-3.139)	
HOME IMPROVEMENT (RS 54:4-3.72)	
MULTI FAMILY (RS 54:4-3.121)	
CL 4 ABATEMENT (RS 54:4-3.95)	
RENEWABLE ENERGY (RS 54:4-3.113)	
DWELL ABATEMENT (RS 40A:21-5)	
DWELL EXEMPTION (RS 40A:21-5)	
NEW DWL/CONV ABATE (RS 40A:21-5)	
NEW DWL/CONV EXEM (RS 40A:21-5)	
MUL DWELL EXEM (RS 40A:21-6)	
MUL DWELL ABATE (RS 40A:21-6)	
COM/IND EXEMPTION (RS 40A:21-7)	
TOTAL	
(5A) DEDUCTIONS ALLOWED (C.73, L.1976)	
NBR VETERANS	76
NBR VETERANS WIDOWS	10
TOTAL	86
NBR SENIOR CITIZENS	8
NBR DISABLED PERSONS	2
NBR SURVIVING SPOUSE	1
TOTAL	97
(6) NET VALUATION TAXABLE	3046,506,600
(7) TAX RATE - GENL TAX RATE PER \$100 TAXABLE VALUE	2.135
(8) RATIO - AVERAGE RATIO OF ASSESSED TO TRUE VALUE OF REAL PROPERTY	93.44%
(9A) UEZ EXPIRED (-)	
(9B) TRUE VALUE CL II RR PROPERTY (+)	
(10) EQUALIZATION	17,246,350
(11) NET VALUE ON WHICH COUNTY TAXES ARE APPORTIONED	3,263,752,950
(12) APPORTIONMENT OF TAXES	
TOTAL CNTY TAX APPRT	7,125,269.43
ADJUSTMENTS	
CNTY EQUAL TBL APPL (+ OR -)	
APPEALS & CORR. (+ OR -)	26,086.15
NET CNTY TAX APPOR	7,099,183.28
LESS EXCESS STATE AID	

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	62,033,600
OTHER SCHOOL PROP	5,401,300
PUBLIC PROP	101,589,100
CHURCH & CHARITABLE PROP	15,434,100
CEMETERY & GRAVEYARD	
OTHER EXEMPT PROP	12,409,100
TOTAL VALUE	196,867,200
(14) MISC REVENUE FOR SUPPORT OF BUDGET	
SURPLUS REVENUE APPROPRIATED	3,509,000.00
MISC REVENUE ANTICIPATED	2,582,385.00
RECEIPT FROM DELINQUENT TAX & LIEN	625,000.00
TOTAL MISCELLANEOUS REVENUE	6,716,385.00

(15) APPORTIONMENT OF TAXES		
ITEM	AMOUNT	RATE
NET CNTY TX LESS ST AID	7,099,183.28	.234
COUNTY LIBRARY TAX		
COUNTY HEALTH TAX		
COUNTY OPEN SPACE	326,375.30	.011
DISTRICT SCHOOL TAX	36,172,001.00	1.188
CONSOLIDATED SCHOOL TAX		
REGIONAL SCHOOL TAX		
MUNICIPAL OPEN SPACE	304,651.00	.010
MUNICIPAL LIBRARY TAX	1,150,947.00	.037
LOCAL MUNCL PURPOSE TAX	19,974,727.00	.655
TOTAL TAX LEVY	65,027,884.58	
AUTHORIZED RATE		2.135

(16) REAL PROPERTY CLASSIFICATION SUMMARY		
	ITEMS	TAX VALUE
1. VACANT LAND	77	24,229,700
2. RESIDENTIAL	2,800	2830,569,600
3A. FARM (REGULAR)		
3B. FARM (QUALIFIED)		
4A. COMMERCIAL	72	169,863,200
4B. INDUSTRIAL	2	13,769,100
4C. APARTMENT	3	8,075,000
TOTAL CLASS 4A, 4B, 4C		191,707,300
TOTAL ALL CLASSES		3046.506.600

STATE OF NEW JERSEY BERGEN

COUNTY

I (WE) _____ ASSESSOR(S) OF THE
TAXING DISTRICT OF CRESSKILL DO SWEAR (OR AFFIRM)
THAT THE FOREGOING TAX LIST AND TAX DUPLICATE CONTAIN THE
VALUATIONS OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING
DISTRICT IN WHICH I (WE) AM (ARE) TAX ASSESSOR(S) AND THAT
SUCH PROPERTY HAS BEEN VALUED WITHOUT FAVOR OR PARTIALITY AT
ITS TAXABLE VALUE AND I (WE) HAVE ALLOWED ONLY SUCH EXEMPTIONS
AND DEDUCTIONS AS ARE PRESCRIBED BY LAW

I (WE) DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2026,
I (WE) HAVE COMPLETED AND PUT INTO OPERATION A DISTRICT-WIDE
ADJUSTMENTS OF REAL PROPERTY TAXABLE VALUATIONS AND SUCH TAXABLE
VALUATIONS CONFORM TO THE PERCENTAGE LEVEL ESTABLISHED FOR SUCH
YEAR FOR EXPRESSING THE TAXABLE VALUE OF REAL PROPERTY IN THE
COUNTY.

SWORN AND SUBSCRIBED BEFORE ME
THIS _____ DAY OF _____ OF 2026

ASSESSOR(S)

CERTIFICATION BY COUNTY BOARD

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND
COMPLETE RECORD OF THE TAXES ASSESSED FOR THE YEAR 2026 IN THE
TAXING DISTRICT OF CRESSKILL COUNTY OF
BERGEN NEW JERSEY, AND THAT \$ 3,046,506,600 IS THE
NET VALUATION TAXABLE AND 3,263,752,950 IS THE NET VALUATION
ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES
ARE APPORTIONED.

ATTEST: _____ PRESIDENT
 _____ V. PRESIDENT
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ COMMISSIONER
 _____ TAX ADMINISTRATOR
 _____ COUNTY BOARD OF TAXATION

TAXING DISTRICT 08 CRESSKILL			2026 TAX LIST DISTRICT SUMMARY			COUNTY 02 BERGEN		08/05/26
CLASSIFICATION	NO. OF PARCELS	LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE	
1 VACANT LAND	77	24,229,700	0	24,229,700		0	24,229,700	
2 RESIDENTIAL	2,800	1,317,972,200	1,512,597,400	2,830,569,600		0	2,830,569,600	
3A FARM (REGULAR)	0	0	0	0		0	0	
3B FARM (QUALIFIED)	0	0	0	0		0	0	
4A COMMERCIAL	72	63,469,700	106,393,500	169,863,200		0	169,863,200	
4B INDUSTRIAL	2	3,323,700	10,445,400	13,769,100		0	13,769,100	
4C APARTMENT	3	2,786,200	5,288,800	8,075,000		0	8,075,000	
CLASS 4 TOTAL	77	69,579,600	122,127,700	191,707,300		0	191,707,300	
RATABLE TOTAL	2,954	1,411,781,500	1,634,725,100	3,046,506,600		0	3,046,506,600	
5A CLASS 1 RAILROAD	7	0	0	0		0	0	
5B CLASS 2 RAILROAD	0	0	0	0		0	0	
RAILROAD TOTAL	7	0	0	0		0	0	
6A TELEPHONE	1				0		0	
6B PETROL REFINRIES	0				0		0	
6C MISCELLANEOUS	0				0		0	
PUBLIC UTIL. TOTAL	1				0		0	
15A PUBLIC SCHOOL	5	40,317,800	21,715,800	62,033,600		0	62,033,600	
15B OTHER SCHOOL	1	1,469,300	3,932,000	5,401,300		0	5,401,300	
15C PUBLIC PROPERTY	69	60,414,300	41,174,800	101,589,100		0	101,589,100	
15D CHARITABLE	11	6,566,800	8,867,300	15,434,100		0	15,434,100	
15E CEMETERY	0	0	0	0		0	0	
15F MISCELLANEOUS	12	6,057,600	6,351,500	12,409,100		0	12,409,100	
EXEMPT TOTAL	98	114,825,800	82,041,400	196,867,200		0	196,867,200	
----- D E D U C T I O N S -----	NO. OF DEDUCTS	DEDUCTION AMOUNT	----- E X E M P T I O N S -----	NO. OF PARCELS	EXEMPTION AMOUNT	----- E X E M P T I O N S -----	NO. OF PARCELS	----- E X E M P T I O N S -----
CLASSIFICATION			CLASSIFICATION			CLASSIFICATION		
SENIOR CITIZEN	8	2,000	FIRE SUPPRESS	0	0	DWELL ABATE	0	0
DISABLED PERSON	2	500	POLLUTION CNTRL	0	0	DWELL EXEMP	0	0
SURVIVING SPOUSE	1	250	FALLOUT SHELTER	0	0	NEW DWEL/CONV ABAT	0	0
VETERAN	76	19,000	WATER/SEWAGE FAC	0	0	NEW DWEL/CONV EXMT	0	0
WIDOW OF VETERAN	10	2,500	HOME IMPROVEMENT	0	0	MUL DWELL EXEMP	0	0
			CLASS 4 ABATEMENT	0	0	MUL DWELL ABATE	0	0
			MULTI-FAMILY DWELL	0	0	COM/IND EXEMP	0	0
			UEZ ABATEMENT	0	0	RENEWABLE ENERGY	0	0

I ASSESSOR OF THE TAXING DISTRICT OF CRESSKILL DO SWEAR (OR AFFIRM) THAT THE FOREGOING
TAX LIST AND TAX DUPLICATE CONTAIN THE VALUATIONS OF ALL THE PROPERTY LIABLE TO TAXATION IN THE TAXING DISTRICT IN WHICH I AM TAX
ASSESSOR, AND THAT SUCH PROPERTY HAS BEEN VALUED WITHOUT FAVOR OR PARTIALITY AT ITS TAXABLE VALUE AND I HAVE ALLOWED ONLY SUCH
EXEMPTIONS AND DEDUCTIONS AS ARE PRESCRIBED BY LAW.

ASSESSOR

I DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2026, I HAVE COMPLETED AND PUT INTO OPERATION A DISTRICT WIDE ADJUSTMENT OF
REAL PROPERTY TAXABLE VALUATIONS AND SUCH TAXABLE VALUATIONS CONFORM TO THE PERCENTAGE LEVEL ESTABLISHED FOR SUCH YEAR FOR
EXPRESSING THE TAXABLE VALUE OF REAL PROPERTY IN THE COUNTY.

SWORN AND SUBSCRIBED BEFORE ME THIS DAY OF OF 2026. -----
ASSESSOR