

TABLE OF AGGREGATES
OF TAXABLE AND EXEMPT PROPERTY IN THE TAXING DISTRICT OF WOODBURY HGTS BORO FOR 2025

(1) VALUE OF LAND	74,882,500
(2) VALUE OF IMPROVEMENTS	173,139,700
(3) TOTAL VALUE LAND & IMPRVMT EXCL 2ND CLASS RR	248,022,200
(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	70
NBR VETERANS WIDOWS	20
TOTAL	90
NBR SENIOR CITIZENS	12
NBR DISABLED PERSONS	3
NBR SURVIVING SPOUSE	1
TOTAL	106
(6) NET VALUATION TAXABLE	248,022,200
(7) TAX RATE - GENL TAX RATE PER \$100 TAXABLE VALUE	
(8) RATIO - AVERAGE RATIO OF ASSESSED TO TRUE VALUE OF REAL PROPERTY	%
(9A) UEZ EXPIRED (-)	
(9B) TRUE VALUE CL II RR PROPERTY (+)	
(10) EQUALIZATION	
(11) NET VALUE ON WHICH COUNTY TAXES ARE APPORTIONED	
(12) APPORTIONMENT OF TAXES	
TOTAL CNTY TAX APPRT ADJUSTMENTS	
CNTY EQUAL TBL APPL (+ OR -)	
APPEALS & CORR. (+ OR -)	
NET CNTY TAX APPOR	
LESS EXCESS STATE AID	

(13) VALUATION OF EXEMPT PROPERTY	
PUBLIC SCHOOL PROP	27,389,600
OTHER SCHOOL PROP	
PUBLIC PROP	8,074,000
CHURCH & CHARITABLE PROP	10,533,200
CEMETERY & GRAVEYARD	
OTHER EXEMPT PROP	5,558,800
TOTAL VALUE	51,555,600

(14) MISC REVENUE FOR SUPPORT OF BUDGET	
SURPLUS REVENUE APPROPRIATED	
MISC REVENUE ANTICIPATED	
RECEIPT FROM DELINQUENT TAX & LIEN	
TOTAL MISCELLANEOUS REVENUE	

(15) APPORTIONMENT OF TAXES

ITEM	AMOUNT	RATE
NET CNTY TX LESS ST AID		
COUNTY LIBRARY TAX		
COUNTY HEALTH TAX		
COUNTY OPEN SPACE		
DISTRICT SCHOOL TAX		
CONSOLIDATED SCHOOL TAX		
REGIONAL SCHOOL TAX		
MUNICIPAL OPEN SPACE		
MUNICIPAL LIBRARY TAX		
LOCAL MUNCPL PURPOSE TAX		
TOTAL TAX LEVY		

AUTHORIZED RATE

(16) REAL PROPERTY CLASSIFICATION SUMMARY

	ITEMS	TAX VALUE
1.	VACANT LAND	106 5,457,200
2.	RESIDENTIAL	1,061 190,733,600
3A.	FARM (REGULAR)	
3B.	FARM (QUALIFIED)	
4A.	COMMERCIAL	88 44,758,800
4B.	INDUSTRIAL	11 6,772,600
4C.	APARTMENT	1 300,000
	TOTAL CLASS 4A,4B,4C	51,831,400
	TOTAL ALL CLASSES	248,022,200

STATE OF NEW JERSEY GLOUCESTER COUNTY

I (WE) CRAIG BLACK ASSESSOR(S) OF THE TAXING DISTRICT OF WOODBURY HGTS BORO 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 2025, 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
06/19/25

ROBIN L. HAGUE
Notary Public, State of New Jersey
Commission # 2417048
My Commission Expires 02/08/2027

CRAIG BLACK

Electronically Signed

06/19/25

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 2025 IN THE TAXING DISTRICT OF WOODBURY HGTS BORO, COUNTY OF GLOUCESTER, NEW JERSEY, AND THAT \$ 248,022,200 IS THE NET VALUATION TAXABLE AND \$ IS THE NET VALUATION ON WHICH COUNTY TAXES AND REGIONAL OR CONSOLIDATED SCHOOL TAXES ARE APPORTIONED.

ATTEST:

Chris Sebastian PRESIDENT
Rocco Accia V. PRESIDENT
Byrd COMMISSIONER
Elizabeth D. Rigale COMMISSIONER
Justin COMMISSIONER
G. Blum COMMISSIONER

TAX ADMINISTRATOR
COUNTY BOARD OF TAXATION

TAXING DISTRICT 23 WOODBURY HGTS BORO			2025	TAX	LIST	DISTRICT	SUMMARY	COUNTY 08	GLOUCESTER	05/06/25
	CLASSIFICATION	NO. OF PARCELS	LAND VALUE		IMPROVEMENT VALUE		TOTAL VALUE	BOOK VALUE OF TANG PERS PROP	EXEMPTION AMOUNT	NET TAXABLE VALUE
1	VACANT LAND	106	5,457,200		0		5,457,200		0	5,457,200
2	RESIDENTIAL	1,061	46,837,400		143,896,200		190,733,600		0	190,733,600
3A	FARM (REGULAR)	0	0		0		0		0	0
3B	FARM (QUALIFIED)	0	0		0		0		0	0
4A	COMMERCIAL	88	19,879,500		24,879,300		44,758,800		0	44,758,800
4B	INDUSTRIAL	11	2,657,900		4,114,700		6,772,600		0	6,772,600
4C	APARTMENT	1	50,500		249,500		300,000		0	300,000
CLASS 4 TOTAL		100	22,587,900		29,243,500		51,831,400		0	51,831,400
RATABLE TOTAL		1,267	74,882,500		173,139,700		248,022,200		0	248,022,200
5A	CLASS 1 RAILROAD	2	344,500		0		344,500		0	344,500
5B	CLASS 2 RAILROAD	0	0		0		0		0	0
RAILROAD TOTAL		2	344,500		0		344,500		0	344,500
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	4	2,423,200		24,966,400		27,389,600		0	27,389,600
15B	OTHER SCHOOL	0	0		0		0		0	0
15C	PUBLIC PROPERTY	52	4,856,500		3,217,500		8,074,000		0	8,074,000
15D	CHARITABLE	7	1,070,000		9,463,200		10,533,200		0	10,533,200
15E	CEMETERY	0	0		0		0		0	0
15F	MISCELLANEOUS	24	1,106,200		4,452,600		5,558,800		0	5,558,800
EXEMPT TOTAL		87	9,455,900		42,099,700		51,555,600		0	51,555,600
----- D E D U C T I O N S -----			----- E X E M P T I O N S -----			----- E X E M P T I O N S -----			----- E X E M P T I O N S -----	
CLASSIFICATION	NO. OF DEDUCTS	DEDUCTION AMOUNT	CLASSIFICATION	NO. OF PARCELS	EXEMPTION AMOUNT	CLASSIFICATION	NO. OF PARCELS	EXEMPTION AMOUNT	CLASSIFICATION	NO. OF PARCELS
SENIOR CITIZEN	12	3,000	FIRE SUPPRESS	0	0	DWELL ABATE	0	0		0
DISABLED PERSON	3	750	POLLUTION CNTRL	0	0	DWELL EXEMP	0	0		0
SURVIVING SPOUSE	1	250	FALLOUT SHELTER	0	0	NEW DWEL/CONV ABAT	0	0		0
VETERAN	70	17,500	WATER/SEWAGE FAC	0	0	NEW DWEL/CONV EXMT	0	0		0
WIDOW OF VETERAN	20	5,000	HOME IMPROVEMENT	0	0	MUL DWELL EXEMP	0	0		0
			CLASS 4 ABATEMENT	0	0	MUL DWELL ABATE	0	0		0
			MULTI-FAMILY DWELL	0	0	COM/IND EXEMP	0	0		0
			UEZ ABATEMENT	0	0	RENEWABLE ENERGY	0	0		0

I CRAIG BLACK ASSESSOR OF THE TAXING DISTRICT OF WOODBURY HGTS BORO 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.

Electronically Signed 06/19/25
CRAIG BLACK ASSESSOR

I DO FURTHER SWEAR (OR AFFIRM) THAT, FOR THE TAX YEAR 2025, 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 06/19/25

. -----
ASSESSOR

