

Applicable for the tax period June 1, 2003 to May 31, 2004 ONLY

DO NOT WRITE IN THIS SPACE - FOR OFFICIAL USE ONLY

PLEASE PRINT OR TYPE:

Name:

Address (number and street):

City and State

Zip:

Business Telephone Number:

Employer Identification Number ...

Social Security Number

ACCOUNT TYPE COMMERCIAL RENT TAX

ACCOUNT ID

PERIOD BEGINNING 06-01-03

PERIOD ENDING 05-31-04

DUE DATE 06-21-04

Federal Business Code

**A NUMBER OF IMPORTANT CHANGES AFFECT THE FILING OF THIS TAX RETURN.
PLEASE READ THE INSTRUCTIONS CAREFULLY SO THAT YOU PAY ONLY THE PROPER AMOUNT OF TAX.
COMPLETE THIS RETURN BY BEGINNING WITH PAGE 2**

**IMPORTANT
INFORMATION**

- Effective June 1, 2001, annualized base rent before the 35% rent reduction and the NYC Commercial Revitalization Program special reduction of less than \$250,000 is no longer subject to Commercial Rent Tax.
- Effective June 1, 2001, a tax credit is allowed if annualized base rent before the 35% rent reduction and the NYC Commercial Revitalization Program special reduction is at least \$250,000, but is less than \$300,000. The tax credit is calculated on page 2, line 16.
- Effective June 1, 2001, a tax return is no longer required to be filed with respect to any premises if your annualized gross rent paid is \$200,000 or less, and you do not receive over \$200,000 in rent from any subtenant.

CHECK (✓) THE TYPE OF BUSINESS ENTITY:

corporation

partnership

individual, estate or trust

CHECK (✓) IF APPLICABLE:

initial return - business began on (date): ____ / ____ / ____

Amended return

final return - business discontinued on (date): ____ / ____ / ____

COMPUTATION OF TAX

A. Payment - Pay amount shown on line 9 - Make check payable to: NYC Department of Finance						Payment Enclosed	
LINE	RATE CLASS	NO. OF PREMISES FOR EACH RATE CLASS	TOTAL BASE RENT	TAX RATE	TAX DUE: TOTAL BASE RENT X TAX RATE		
1.	\$0 to \$249,999 (from pg. 2 - line 13)		.00	0%	1.	0	00
2.	\$250,000 and over (from pg. 2 - line 14)		.00	6%	2.		
3.	Tax Credit (from pg. 2, line 16) (see instructions)				3.		
4.	Total Tax Due After Tax Credit (line 2 minus line 3)				4.		
5.	Deduct total quarterly payments				5.		
6.	Balance Due (if line 5 is less than line 4)				6.		
7.	Add interest and penalties (See instructions)				7.		
8.	Overpayment (if line 5 is greater than the sum of line 4 and line 7) REFUND				8.		
9.	Total Remittance Due (Add line 6 and line 7 (see instr.)) Enter payment amount on line A, above..				9.		

CERTIFICATION

I hereby certify that this return, including any accompanying schedules, has been examined by me and is, to the best of my knowledge and belief, true, correct and complete. I also request a refund of the amount of any overpayment of the tax shown on line 8, if any, as is attributable to the inclusion in base rent reported on line 2 of page 1 of this return of NYC Real Property Tax escalations for which, and at such time as, the taxpayer receives a credit or refund from the lessor of taxable premises covered by this return and I agree to submit such information as is necessary to establish the amount of such overpayment.

I authorize the Dept. of Finance to discuss the processing of this return with the preparer listed below: (see instructions) YES

SIGN HERE →	Signature of officer	Title	Date	Preparer's Social Security Number or PTIN
	Preparer's signature	Check if self-employed <input type="checkbox"/>	Date	Firm's Employer Identification Number
PREPARER'S USE ONLY →	▲ Firm's name (or yours, if self-employed)			Preparer's Telephone Number
	▲ Address			▲ Zip Code

Mail this return and payment in the enclosed envelope to:
NYC Department of Finance
P.O. Box 5150
Kingston, NY 12402-5150

Make remittance payable to the order of
NYC DEPARTMENT OF FINANCE
Payment must be made in U.S. dollars,
drawn on a U.S. bank.

To receive proper credit, you must enter your
correct Employer Identification Number or
Social Security Number and your Account ID
number on your tax return and remittance.

IF ADDITIONAL SPACE IS REQUIRED FOR SUPPLEMENTS, YOU MAY MAKE PHOTOCOPIES OF THIS PAGE OR ATTACH A SCHEDULE.
EACH LINE MUST BE ACCURATELY COMPLETED. YOUR DEDUCTION WILL BE DISALLOWED IF INACCURATE INFORMATION IS SUBMITTED.

LINE	DESCRIPTION	PREMISES 1	PREMISES 2	PREMISES 3
1.	Street Address..... 1.			
	and Zip Code			
	Block and Lot Number	BLOCK LOT	BLOCK LOT	BLOCK LOT
2.	Gross Rent Paid (see instructions)..... 2.			
3.	Rent Applied to Residential Use.....			
4.	SUBTENANT'S NAME..... 4.			
	Employer Identification Number (EIN) for partnerships or corporations	● EIN _____	● EIN _____	● EIN _____
	Social Security Number for individuals	● SSN _____	● SSN _____	● SSN _____
	Rent received from SUBTENANT (see instructions if more than one subtenant).....			
5a.	Other Deductions (attach schedule)			
5b.	Commercial Revitalization Program special reduction (see instructions).....			
6.	Total Deductions (add lines 3, 4, 5a and 5b)			
7.	Base Rent Before Rent Reduction (line 2 minus line 6) .			
8.	35% Rent Reduction (35% X line 7).....			
9.	Base Rent Subject to Tax (line 7 minus line 8)			

- If the line 7 amount represents rent for less than the full year, proceed to line 10, or
- If the line 7 amount plus the line 5b amount is \$249,999 or less and represents rent for a full year, transfer line 9 to line 13, or
- If the line 7 amount plus the line 5b amount is \$250,000 or more and represents rent for a full year, transfer line 9 to line 14

COMPLETE LINES 10, 11 AND 12 ONLY IF YOU RENTED PREMISES FOR LESS THAN THE FULL YEAR

10. Number of Months at Premises during the tax period.	# of months	From:	# of months	From:	# of months	From:
		To:		To:		To:
11. Monthly Base Rent before rent reduction (line 7 plus line 5b divided by line 10)						
12. Annualized Base Rent before rent reduction (line 11 X 12 months).....						

- If the line 12 amount is \$249,999 or less, transfer the line 9 amount (not the line 12 amount) to line 13
- If the line 12 amount is \$250,000 or more, transfer the line 9 amount (not the line 12 amount) to line 14

RATE CLASS	TAX RATE		
13. (\$0 - 249,999).....	0%...		
14. (\$250,000 or more).....	6%...		
15. Tax Due before credit (line 14 multiplied by 6%)			
16. Tax Credit (see worksheet below) .			

Note: The tax credit only applies if line 7 plus line 5b (or line 12, if applicable) is at least \$250,000, but is less than \$300,000. All others enter zero.

Tax Credit Computation Worksheet

- If the line 7 amount represents rent for the full 12 month period, your credit is calculated as follows:

$$\text{Amount on line 15} \times \left(\frac{\$300,000 \text{ minus the sum of lines 7 and 5b}}{\$50,000} \right) = \text{your credit}$$

- If the line 7 amount represents rent for less than the full 12 month period, your credit is calculated as follows:

$$\text{Amount on line 15} \times \left(\frac{\$300,000 \text{ minus line 12}}{\$50,000} \right) = \text{your credit}$$

TRANSFER THE AMOUNTS FROM LINES 13 THROUGH 16 TO THE CORRESPONDING LINES ON PAGE 1

