URSTADT BIDDLE PROPERTIES INC
Form 5
December 14, 2006

FORM 5

OMB APPROVAL

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UNITED STATES SECURITIES AND EXCHANGE COMMISSION
Washington, D.C. 20549

ANNUAL STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP OF SECURITIES

Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934, Section 17(a) of the Public Utility Holding Company Act of 1935 or Section 30(h) of the Investment Company Act of 1940

Check this box if no longer subject to Section 16. Form 4 or Form 5 obligations may continue. *See* Instruction 1(b).
Form 3 Holdings Reported
Form 4 Transactions Reported

1. Name and Address of Reporting Person *
DOUGLASS ROBERT R

(Last) (First) (Middle)

85 PECKSLAND ROAD

(Street)

GREENWICH,Â CTÂ 06830

(City) (State) (Zip)

2. Issuer Name **and** Ticker or Trading Symbol
URSTADT BIDDLE PROPERTIES INC [UBA]

3. Statement for Issuer's Fiscal Year Ended (Month/Day/Year)
10/31/2006

4. If Amendment, Date Original Filed(Month/Day/Year)

5. Relationship of Reporting Person(s) to Issuer
(Check all applicable)
__X__ Director
_____ 10% Owner
_____ Officer (give title below)
_____ Other (specify below)

6. Individual or Joint/Group Reporting
(check applicable line)
_X_ Form Filed by One Reporting Person
___ Form Filed by More than One Reporting Person

Table I - Non-Derivative Securities Acquired, Disposed of, or Beneficially Owned

1.Title of Security (Instr. 3)	2. Transaction Date (Month/Day/Year)	2A. Deemed Execution Date, if any (Month/Day/Year)	3. Transaction Code (Instr. 8)	4. Securities Acquired (A) or Disposed of (D) (Instr. 3, 4 and 5)			5. Amount of Securities Beneficially Owned at end of Issuer's Fiscal Year (Instr. 3 and 4)	6. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	7. Nature of Indirect Beneficial Ownership (Instr. 4)
				Amount	(A) or (D)	Price			
Class A Common Stock	06/02/2003	Â	P4	500 (1)	A	$ 12.69	30,437 (2)	I	See footnote (4)
Class A Common Stock	09/18/2003	Â	W4	3,000	A	$ (3)	30,437 (2)	I	See footnote (4)

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

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Table II - Derivative Securities Acquired, Disposed of, or Beneficially Owned
(*e.g.*, puts, calls, warrants, options, convertible securities)

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	4. Transaction Code (Instr. 8)	5. Number of Derivative Securities Acquired (A) or Disposed of (D) (Instr. 3, 4, and 5)		6. Date Exercisable and Expiration Date (Month/Day/Year)		7. Title and Amount of Underlying Securities (Instr. 3 and 4)		8. Price of Derivative Security (Instr. 5)	9. of D Se Be O En Is Fi (I
					(A)	(D)	Date Exercisable	Expiration Date	Title	Amount or Number of Shares		

Reporting Owners

Reporting Owner Name / Address	Relationships			
	Director	10% Owner	Officer	Other
DOUGLASS ROBERT R 85 PECKSLAND ROAD GREENWICH,Â CTÂ 06830	Â X	Â	Â	Â

Signatures

Robert R. Douglass by Thomas D. Myers as Attorney in Fact	12/14/2006
**Signature of Reporting Person	Date

Explanation of Responses:

***** If the form is filed by more than one reporting person, see Instruction 4(b)(v).

****** Intentional misstatements or omissions of facts constitute Federal Criminal Violations. *See* 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).

(1) On June 2, 2003, the Trust established under the Will of Henry T. Luria, deceased September 20, 1977 (the "Luria Trust") acquired 500 shares of Class A Common Stock. Linda L. Douglass, the Reporting Person's wife, is the life beneficiary of the Luria Trust. The Reporting Person, Linda L. Douglass and Andrew Douglass are co-trustees of the Luria Trust.

(2) This figure includes 2,900 restricted shares of Class A Common Stock issued pursuant to the Issuer's Amended and Restated Restricted Stock Award Plan (the "Restricted Stock Award Plan").

(3) On September 18, 2003, the Reporting Person was appointed co-trustee of the Trust established under the Will of Frances B. Douglass, deceased January 4, 2002 (the "Douglass Trust"), which trust was, and remains, the record owner of 3,000 shares of Class A Common Stock. Mr. Douglass is the life beneficiary of the Douglass Trust.

(4) After all of the transactions reported on this Form 5, the Reporting Person is the direct beneficial owner of 26,937 shares of Class A Common Stock, including 2,900 restricted shares of Class A Common Stock issued pursuant to the Restricted Stock Award Plan. He is the indirect beneficial owner of 3,500 shares of Class A Common Stock, of which 500 shares are owned by the Luria Trust and 3,000 shares are owned by the Douglass Trust.

Note: File three copies of this Form, one of which must be manually signed. If space provided is insufficient, *see* Instruction 6 for procedure.
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