



County Commissioners

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COLORADO LAWS REQUIRE OWNERS OF REVENUE-PRODUCING PERSONAL PROPERTY AND OWNERS OF PRODUCING NATURAL RESOURCES TO FILE A DECLARATION SCHEDULE WITH THE ASSESSOR EACH YEAR BETWEEN JANUARY 1 AND APRIL 15.

Assessment Rates

Residential Rate 7.20% - All Other Classifications 29%

The goal of all assessors is the equalization of assessed valuations so that the entire property tax burden is evenly distributed in accordance with the value of taxable property owned by each taxpayer.

The State Legislature sets the percentage used to calculate assessed values upon which levies and taxes are determined.

County tax is levied by the Board of County Commissioners. School tax is levied by School Boards, City and Town tax is levied by City and Town officials. Water and Sewer taxes are levied by Water and Sanitation Boards.

After the levies are certified it is then the duty of the Assessor to extend the tax roll to the Treasurer, whose duty is to collect those property taxes.

**Larimer County Colorado
 Abstract Of
 Assessments And Levies
 2017**



Gateway Natural Area - Poudre River © Davin Stephens

**Steve Miller
 Larimer County Assessor**

Alexis Smith
 Chief Deputy Assessor

Lisa Thieme
 Deputy Assessor

200 W Oak Street
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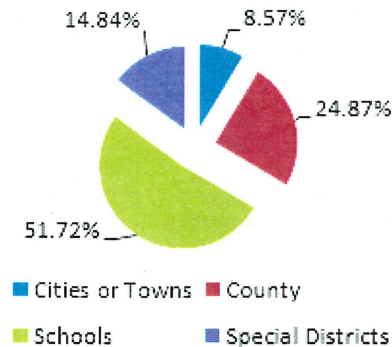
Website
www.larimer.org/assessor

Office Hours
 7:30 a.m. to 4:30 p.m.

Revenue Totals by District Type

City or Town	\$43,444,669
Community College	\$2,878
County	\$126,057,763
Fire	\$16,776,675
Hospital	\$13,533,565
Improvement	\$3,696,842
Library	\$12,628,845
Metropolitan	\$17,815,733
Pest	\$658,848
Recreation	\$2,640,299
Sanitation	\$404,648
School	\$262,177,855
Soil	\$0
Water	\$7,059,748
Total	\$506,898,368

2017 Revenue Distribution



General Tax - County Valuation

Fund	Levy	Revenue
Abatements and Refunds	.233	\$1,329,507
Capital Expenditure	.000	\$0
Developmentally Disabled	.750	\$4,279,528
Fair Fund	.000	\$0
General Fund	18.357	\$104,745,716
Health Fund	.634	\$3,617,627
Road and Bridge	.926	\$5,283,790
Social Services	1.654	\$9,437,785
Temp Credit	-.462	(\$2,636,189)
Total	22.092	\$126,057,764

Please visit our website for mill levy data at the tax district level and value distributions for Tax Increment Financing Authorities at:

www.larimer.org/assessor

Property Class	Assessed Value
Vacant Land	226,859,653
Vacant Possessory Interest	322,508
Residential Lots	127,488,107
Commercial Lots	49,224,357
Industrial Lots	145
PUD Lots	12,639,788
Less Than 1 Acre	2,836,683
1.0 to 4.99 Acres	6,439,148
5.0 to 9.99 Acres	2,985,844
10.0 to 34.99 Acres	7,132,228
35.0 to 99.99 Acres	15,985,392
100.0 Acres and Up	706,005
Minor Structures on Vacant	1,099,448
Residential	3,153,582,179
Single Family Residence	2,689,017,764
Duplexes-Triplexes	49,909,400
Multi-Units	159,657,097
Mobile Homes	8,355,524
Mobile Home Parks	16,192,070
Condominiums	180,125,964
Property Not Integral to Ag	2,743,256
Farm/Ranch Residences	47,030,339
Partially Exempt	550,765
Commercial	1,710,838,127
Com Possessory Interest	1,810,459
Merchandising	432,283,773
Lodging	111,453,061
Offices	231,937,563
Recreation	23,473,151
Special Purpose	332,149,267
Warehouse/Strg	203,057,130
Multi-Use (3+)	19,701,237
Condominiums	166,224,114
Partially Exempt (Tax Part)	26,855,740
Com/Res Equip, Furnishings, etc.	161,892,632
Industrial	428,029,119
Contract/Service	2,320,725
Manuf/Processing	151,388,642
Ind Condominiums	1,894,947
Ind Equip, Furnishings, etc	272,424,805
Agricultural	27,071,765
Ag Possessory Interest	124,768
Flood Irrigation	10,514,004
Dry Farm Land	544,173
Meadow Hay Land	1,061,591
Grazing Land	1,549,916
Farm/Ranch Waste Land	57,476
Forest Land	63,158
Farm/Ranch Support Bldgs	12,906,334
All Other AG Property	250,345
Natural Resources	4,935,328
Earth or Stone Products	1,821,634
Non-Producing Patented	966
NR Equip, Furnishings, etc.	1,925,818
Severed Mineral Interests	1,186,910
Oil and Gas	24,520,551
Natural Gas Liquids	7,020
Producing Oil	10,566,422
Producing Gas	12,040,597
OG Equip, Furnishings, etc.	1,906,512
State Assessed	130,200,000
Real & Personal	130,200,000
GRAND TOTAL ASSESSED	5,706,036,722

District City or Town	Value	Levy	Revenue
Berthoud	91,518,117	9.136	\$836,110
Estes Park	208,290,750	1.822	\$379,506
Fort Collins	2,581,037,435	9.797	\$25,286,424
Johnstown	86,826,525	23.947	\$2,079,235
Loveland	1,209,000,966	9.564	\$11,562,885
Timnath	88,061,884	6.688	\$588,958
Wellington	85,193,587	13.460	\$1,146,706
Windsor	130,078,525	12.030	\$1,564,845
Community College			
Aims Community College	455,675	6.317	\$2,878
County			
Larimer Cnty	5,706,036,722	22.092	\$126,057,763
Fire			
Allenspark	6,039,993	7.794	\$47,076
Berthoud	170,138,747	13.816	\$2,350,637
Crystal Lakes	21,010,261	9.000	\$189,092
Estes Valley	322,076,550	1.950	\$628,049
Front Range	7,019,194	11.573	\$81,233
Glacier View	21,410,906	7.650	\$163,793
Livermore	19,088,924	6.522	\$124,498
Loveland Rural	345,298,868	8.810	\$3,042,083
Lyons	13,327,370	12.246	\$163,207
Pinewood Lake	2,745,878	5.811	\$15,956
Pinewood Springs	10,831,196	8.770	\$94,990
Poudre Canyon	9,217,221	21.142	\$194,870
Poudre Valley	591,366,026	10.595	\$6,265,523
Red Feather Lakes	13,896,361	12.112	\$168,313
Wellington	134,962,684	14.999	\$2,024,305
Windsor - Severance	158,858,302	7.699	\$1,223,050
Hospital			
Health Dist of N Lar Cnty	3,481,926,557	2.167	\$7,545,335
Park Hospital Dist	361,622,526	7.505	\$2,713,977
Thompson Valley Health	1,862,487,639	1.758	\$3,274,253
Improvement			
Fort Collins DDA	196,073,222	5.000	\$980,366
Fort Collins GID 1	113,609,229	4.924	\$559,412
Larimer Cnty GID 2	9,339,804	10.000	\$93,398
Larimer Cnty GID 4	14,969,123	10.000	\$149,691
Larimer Cnty GID 8	4,448,521	8.382	\$37,288
Larimer Cnty GID 10	1,245,023	0.365	\$454
Larimer Cnty GID 11	4,541,760	5.770	\$26,206
Larimer Cnty GID 12	1,320,130	12.500	\$16,502
Larimer Cnty GID 13A	2,348,643	11.660	\$27,385
Larimer Cnty GID 14	6,024,094	15.000	\$90,361
Larimer Cnty GID 15	3,214,100	10.000	\$32,141
Larimer Cnty GID 16	681,026	9.600	\$6,538

This list includes only those taxing authorities with a mill levy greater than zero. Value reflects gross assessed value before tax increment financing deductions. Please visit our web site for a complete list of all taxing authorities, mill levy, and tax increment financing revenue distribution reports at www.larimer.org/assessor.

District Improvement	Value	Levy	Revenue
Larimer Cnty GID 17	3,335,015	8.500	\$28,348
Larimer Cnty GID 18	1,840,871	12.000	\$22,090
Larimer Cnty GID 1991-1	560,521	29.729	\$16,664
Larimer Cnty PID 19	6,232,201	12.104	\$75,435
Larimer Cnty PID 20	13,994,041	9.500	\$132,943
Larimer Cnty PID 21	2,588,410	11.783	\$30,499
Larimer Cnty PID 22	937,043	12.400	\$11,619
Larimer Cnty PID 23	772,125	12.000	\$9,266
Larimer Cnty PID 24	3,000,858	9.358	\$28,082
Larimer Cnty PID 25	1,379,108	10.152	\$14,001
Larimer Cnty PID 26	8,732,404	10.149	\$88,625
Larimer Cnty PID 27	640,910	4.993	\$3,200
Larimer Cnty PID 28	1,016,326	9.840	\$10,001
Larimer Cnty PID 29	785,262	15.282	\$12,000
Larimer Cnty PID 30	3,200,107	8.438	\$27,003
Larimer Cnty PID 31	649,892	16.129	\$10,482
Larimer Cnty PID 32	1,702,846	8.948	\$15,237
Larimer Cnty PID 33	2,404,361	15.364	\$36,941
Larimer Cnty PID 34	3,426,261	18.000	\$61,673
Larimer Cnty PID 35	967,760	5.167	\$5,000
Larimer Cnty PID 36	5,049,456	11.580	\$58,473
Larimer Cnty PID 37	960,081	8.969	\$8,611
Larimer Cnty PID 38	12,334,023	3.061	\$37,754
Larimer Cnty PID 39	3,334,922	9.988	\$33,309
Larimer Cnty PID 40	1,261,436	23.000	\$29,013
Larimer Cnty PID 41	1,007,834	20.000	\$20,157
Larimer Cnty PID 42	2,050,704	14.629	\$30,000
Larimer Cnty PID 43	1,382,811	7.955	\$11,000
Larimer Cnty PID 44	1,510,294	74.386	\$112,345
Larimer Cnty PID 45	948,976	44.017	\$41,771
Larimer Cnty PID 46	1,146,691	10.759	\$12,337
Larimer Cnty PID 47	264,946	16.762	\$4,441
Larimer Cnty PID 48	614,058	20.357	\$12,500
Larimer Cnty PID 49	248,601	16.762	\$4,167
Larimer Cnty PID 52	828,740	10.364	\$8,589
Larimer Cnty PID 53	1,823,276	35.058	\$63,920
Larimer Cnty PID 54	3,960,900	14.286	\$56,585
Larimer Cnty PID 55	9,000,378	20.000	\$180,008
Larimer Cnty PID 56	176,134	34.065	\$6,000
Larimer Cnty PID 57	444,475	25.564	\$11,363
Larimer Cnty PID 58	580,991	19.854	\$11,535
Larimer Cnty PID 59	2,292,689	34.310	\$78,662
Larimer Cnty PID 60	17,057,926	3.610	\$61,579
Larimer Cnty PID 61	3,218,402	14.626	\$47,072
Larimer Cnty PID 62	958,149	38.892	\$37,264
Loveland GID 1	22,181,884	2.684	\$59,536

District Library	Value	Levy	Revenue
Berthoud Community Library	170,385,648	2.400	\$408,926
Estes Valley Public Library	361,694,914	4.915	\$1,777,731
Lyons Regional Library	12,961,423	5.858	\$75,928
Poudre River Public Library	3,364,850,540	3.000	\$10,094,552
Red Feather Mtn Library	57,201,770	4.750	\$271,708

District Metropolitan	Value	Levy	Revenue
Berthoud Heritage 2	862,482	50.000	\$43,124
Berthoud Heritage 3	100	50.000	\$5
Berthoud Heritage 4	1,005,210	50.000	\$50,260
Berthoud Heritage 5	290	50.000	\$14
Berthoud Heritage 6	212,220	50.000	\$10,611
Berthoud Heritage 7	300	20.000	\$6
Berthoud Heritage 8	395,860	50.000	\$19,793
Berthoud Heritage 9	483	50.000	\$24
Brands East Metro 1	17	30.000	\$1
Brands East Metro 2	821	30.000	\$25
Brands East Metro 4	489,954	30.000	\$14,699
Brands Metro 1	12	39.000	\$0
Brands Metro 2	12	39.000	\$0
Brands Metro 3	12	39.000	\$0
Brands Metro 4	12	39.000	\$0
Cascade Ridge	5,980	65.000	\$389
Centerra 2	112,657,531	47.600	\$5,362,498
Centerra 2 Bond	1,998,642	7.603	\$15,196
Brands East Metro 3	1,482	30.000	\$44
Centerra 2 Res Debt	4,603,415	13.102	\$60,314
Centerra 3	28,589	5.000	\$143
Centerra 5	3,478,506	15.000	\$52,178
Deer Meadows	2,477,495	66.330	\$164,332
Encore on 34 2	1,112,525	50.000	\$55,626
Encore on 34 3	24,951	33.000	\$823
Foothills	33,829,079	60.110	\$2,033,466
Foundry Loveland	26,526	30.000	\$796
Hammond Farm 2	750,520	65.000	\$48,784
Hammond Farm 3	26,970	65.000	\$1,753
Hammond Farm 4	243	65.000	\$16
Harmony Tech Park 2	9,382,269	20.000	\$187,645
Heritage Ridge Metro	2,079,120	70.278	\$146,116
Highpointe Vista 2	14,453,052	38.694	\$559,246
Johnstown North 2	7,330,307	25.000	\$183,258
Johnstown North 3	7,665	25.000	\$192
Johstown Plaza	7,035,774	15.000	\$105,537
Lakeview	255,316	60.000	\$15,319
Lee Farm 2	2,642	65.000	\$172
Lee Farm 3	2,033	65.000	\$132
Lee Farm 4	2,253	65.000	\$146
Loveland Midtown	4,546,712	44.222	\$201,065
Prairiestar 1	10	49.749	\$0
Prairiestar 2	2,965,759	49.749	\$147,544
Serratoga Falls 2	2,103,298	53.240	\$111,980
Serratoga Falls 3	49,570	50.000	\$2,478
South Timnath 1	145	35.000	\$5
South Timnath 2	20,977,642	35.000	\$734,217
SW Timnath 1	145	50.000	\$7
SW Timnath 2	2,913,768	50.000	\$145,688
SW Timnath 3	1,167,395	50.000	\$58,370
SW Timnath 4	1,385,349	50.000	\$69,267

District Metropolitan	Value	Levy	Revenue
The Lakes at Centera 2	11,438,854	73.808	\$844,279
The Lakes at Centera 3	32,043	70.000	\$2,243
Thompson Crossing 2	35,733,895	20.000	\$714,678
Thompson Crossing 2 Bond	7,035,774	5.178	\$36,431
Thompson Crossing 3	1,403	90.074	\$126
Thompson Crossing 4	15,287,869	90.074	\$1,377,040
Thompson Crossing 5	173,130	90.074	\$15,595
Thompson Crossing 6	3,724,625	90.074	\$335,492
Timnath Farms N 1	30,028	35.000	\$1,051
Timnath Farms N 2	244	35.000	\$9
Timnath Farms N 3	244	35.000	\$9
Timnath Ranch 1	122	49.750	\$6
Timnath Ranch 2	11,811,235	49.750	\$587,609
Timnath Ranch 3	38,137	35.000	\$1,335
Timnath Ranch 4	2,419,781	35.000	\$84,692
Van De Water 2	18,686,695	50.512	\$943,902
Van De Water 3	7,600,109	40.000	\$304,004
Waterfall 1	4,497,019	45.000	\$202,366
Waterfront	8,270,549	38.000	\$314,281
Wildwing District 1 Bond	8,391,167	34.500	\$289,495
Wildwing District 2	5,668,442	20.500	\$116,203
Wildwing District 3	1,343,485	20.500	\$27,541
Wildwing District 4	1,264,110	20.500	\$25,914
Wildwing District 5	115,130	20.500	\$2,360
Windsor Highlands 1	6,373,598	30.000	\$191,208
Windsor Highlands 2	6,966,441	35.000	\$243,825
Windsor Highlands 3	5,980,226	35.000	\$209,308
Windsor Highlands 4	8,261,962	35.000	\$289,169
Windsor Highlands 5	620	35.000	\$22
Windsor Highlands 6	1,492,456	35.000	\$52,236
Pest			
Larimer Cnty Pest Control	4,639,771,419	0.142	\$658,848
Recreation			
Estes Valley Park & Rec	362,165,198	7.290	\$2,640,184
Thompson Rivers Park & Rec	31,895	3.594	\$115
Sanitation			
South Fort Collins San	809,296,111	0.500	\$404,648
School			
Park (Estes Park) R-3	360,685,913	33.005	\$11,904,439
Johnstown-Milliken RE5-J	455,684	24.672	\$11,243
Poudre R-1	3,426,185,698	52.630	\$180,320,153
St. Vrain Valley RE1-J	13,152,385	56.394	\$741,716
Thompson R2-J	1,905,557,042	36.315	\$69,200,304
Water			
Fort Collins-Loveland	839,913,788	1.500	\$1,259,871
North Carter Lake	4,414,002	8.000	\$35,312
Northern Colorado	5,463,600,330	1.000	\$5,463,600
Pinewood Springs	8,393,132	29.191	\$245,004
Spring Canyon	16,312,507	3.388	\$55,267
St. Vrain & Left Hand	4,451,266	0.156	\$694