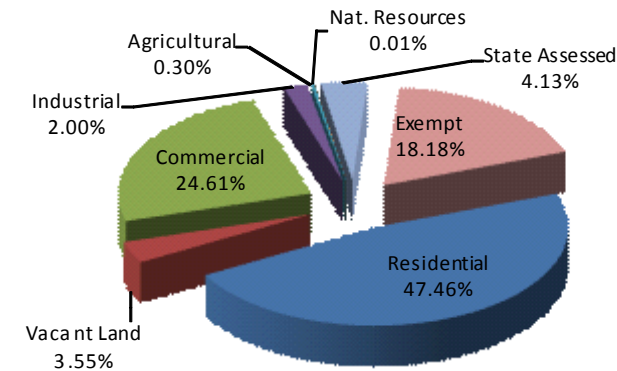


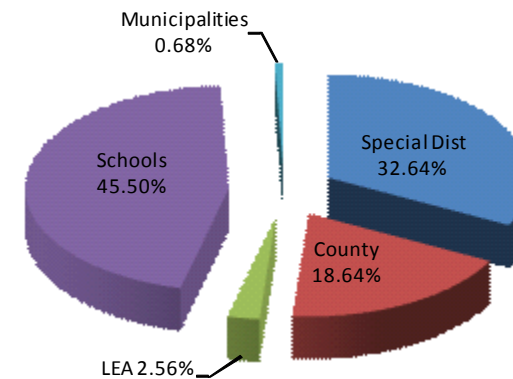
SERVICE DISTRICTS <small>*Active Districts Only</small>	Regular Assd Value	Tax Rate	Revenue
Inverness W & S	90,908,250	0.6450	586,358
Inverness W & S Debt Svc 1	1,308,500	0.5760	7,537
Inverness W & S Debt Svc 2	531,730	0.6450	3,430
Jackson-105 Fire Protection	40,376,510	0.8237	332,581
Jordan Crossing Metro	2,394,260	4.2826	102,537
Kings Point S Metro 1	540	0.0000	0
Kings Point S Metro 2	1,440	0.0000	0
Lanterns Metro	50,110	4.5000	2,255
Larkspur Fire Protection	121,436,340	1.5384	1,868,177
Lincoln Creek Metro	1,262,110	6.0000	75,727
Lincoln Meadows Metro	8,318,580	4.0000	332,743
Lincoln Park Metro	29,651,130	5.2000	1,541,859
Lincoln Park Metro Debt Svc	56,370	4.5000	2,537
Lincoln Station Metro	41,271,760	3.5000	1,444,512
Lincoln Station Metro Debt Svc	1,091,990	3.0000	32,760
Littleton Fire Protection	32,044,340	0.7678	246,036
Louviers W & S	1,608,050	1.6322	26,247
Maher Ranch Metro 4	24,090,750	5.3000	1,276,810
McArthur Ranch Metro Rec	4,937,660	0.3053	15,075
Meadows Metro 1	37,428,180	3.5000	1,309,986
Meadows Metro 2	27,772,390	3.5000	972,034
Meadows Metro 3	13,161,790	3.5000	460,663
Meadows Metro 4	8,700	3.5000	305
Meadows Metro 4 Debt Svc	708,680	3.5000	24,804
Meadows Metro 5	13,204,930	3.5000	462,173
Meadows Metro 6	14,846,000	3.5000	519,610
Meadows Metro 7	30,445,050	3.5000	1,065,577
Meridian Metro	152,556,700	4.9000	7,475,278
Meridian Metro Debt Svc 1	9,455,940	2.2000	208,031
Meridian Metro Debt Svc 2	3,679,750	2.2000	80,955
Meridian Village Metro 1	280	6.0000	17
Meridian Village Metro 2	24,609,880	6.0000	1,476,593
Mountain Communities F. P. D.	4,166,540	0.8582	35,757
Neu Towne Metro	3,728,230	4.8000	178,955
Northern Douglas County W & S	57,661,280	1.2876	742,447
North Fork Fire Protection	1,602,740	1.2000	19,233
North Meridian Metro	279,370	4.9000	13,689
North Meridian Metro Debt Svc 1	135,290	3.9000	5,276
North Meridian Metro Debt Svc 2	432,050	3.9000	16,850
N. Pine Vistas Metro 1	230	0.0000	0
N. Pine Vistas Metro 2	513,580	6.0000	30,815
N. Pine Vistas Metro 3	522,300	6.0000	31,338
Olde Towne Metro	2,729,860	5.0000	136,493
Omnipark Metro	41,479,560	2.5000	1,036,989
Omnipark Metro Debt Svc 1	1,743,200	1.6000	27,891
OmniPark Metro Debt Svc 2	1,031,310	1.6000	16,501
Park Meadows B.I.D.	250	0.0000	0
Park Meadows Metro	287,551,760	0.6387	1,836,593
Parker Central Area URP	44,608,320	0.0000	0
Parker Automotive Metro	4,273,980	6.5000	277,809
Parker Homestead Metro	4,326,970	4.2827	185,311
Parker Fire Protection	1,297,859,580	1.3053	16,940,961
Parker Fire Protection Debt Svc	8,734,720	0.0000	0
Parker Road URP	34,227,230	0.0000	0
Parker W & S	476,771,700	0.9727	4,637,558
Perry Park Metro	30,083,690	0.4733	142,386
Perry Park Water	349,830	0.0000	0
Perry Park W & S	58,306,220	0.5614	327,331
Pine Bluffs Metro	7,074,910	3.5000	247,622
Pinery Commercial Metro 1	16,560	0.0000	0
Pinery Commercial Metro 2	580,660	0.0000	0
Pinery West Metro 2	32,704,100	5.7652	1,885,457
Pinery West Metro 3	9,306,330	4.0250	374,580

SERVICE DISTRICTS <small>*Active Districts Only</small>	Regular Assd Value	Tax Rate	Revenue
Plum Creek Metro	20,439,280	1.6650	340,314
Plum Valley Hts. Rox. Subdistrict	902,470	0.0000	0
Promenade @ Castle Rock Metro 1	2,040,960	5.0000	102,048
Promenade @ Castle Rock Metro 2	120	0.0000	0
Promenade @ Castle Rock Metro 3	120	5.0000	6
Rampart Range Metro 1	1,730	0.0000	0
Rampart Range Metro 2	20,577,060	4.6000	946,545
Rampart Range Metro 3	5,700	0.0000	0
Rampart Range Metro 4	29,640	0.0000	0
Rampart Range Metro 5	12,290	0.0000	0
Rampart Range Metro 6	5,240	0.0000	0
Rampart Range Metro 7	107,548,550	4.6000	4,947,233
Rampart Range Metro 8 & 9	10	0.0000	0
Ravenna Metro	6,272,650	6.3000	395,177
Reata North Metro	16,638,580	3.5000	582,350
Reata South Metro	14,237,820	5.5000	783,080
Regency Metro	4,859,640	4.5321	220,244
Remuda Ranch Metro	5,310	0.0000	0
Regional Transportation District	3,140,285,490	0.0000	0
Robinson Ranch Metro	1,199,730	5.0000	59,987
RockingHorse Metro 1	8,700	0.0000	0
RockingHorse Metro 2	8,732,230	6.1000	532,666
Roxborough W & S	94,948,050	1.3266	1,259,581
Roxborough Village Metro	53,712,330	5.1680	2,775,853
Sedalia W & S	6,327,670	1.8145	114,816
Sierra Ridge Metro 2	3,612,970	5.5000	198,713
Silver Heights W & S	4,573,440	0.0000	0
Solitude Metro	2,990	5.0000	150
South Meridian Metro	12,217,400	4.9000	598,653
S Meridian Metro Debt Svc 1	12,456,310	4.0000	498,252
S Meridian Metro Debt Svc 2	6,399,510	0.0000	0
S Meridian Metro Debt Svc 3	1,739,300	4.0000	69,572
South Metro Fire Rescue	1,020,697,100	0.9319	9,511,876
South Santa Fe Metro 1	80	0.0000	0
South Santa Fe Metro 2	232,700	0.0000	0
South Suburban Park & Rec	539,472,950	0.8808	4,751,678
Southeast Public Improv Metro	655,214,160	0.2000	1,310,428
Southgate Sanitation	614,258,830	0.0551	338,457
Southgate Water	611,694,610	0.0000	0
Southgate Water Bond Debt	2,054,720	0.0000	0
Southwest Metro W & S	12,564,700	0.0000	0
Stone Canon Ranch Metro	1,618,950	4.0264	65,185
Stonagate Village Metro	71,598,390	2.7803	1,990,650
Tallman Gulch Metro	531,370	5.5000	29,225
Thunderbird W & S	5,950,550	1.2019	71,520
Upper South Platte Water Cns	10,142,240	0.0134	1,359
Urban Drainage & Fld Ctrl	3,694,315,390	0.0632	2,334,807
Urban Drainage & Fld S Plt	3,690,644,690	0.0068	250,964
Ute Pass Regional Ambulance	3,976,540	0.3990	15,866
Village on the Green Metro 1	1,460,690	4.2827	62,557
Villages @ CR Metro 4	1,161,860	0.3970	4,613
Villages @ CR Metro 6	12,365,710	7.0000	865,600
Villages @ CR Metro 7	19,660,950	1.6311	320,690
Villages @ CR Metro 9	10,610	0.0000	0
Vistas at Rock Canyon Metro	1,329,780	2.0000	26,596
West Douglas County F. P. D.	53,960,980	0.7350	396,613
West Metro Fire Protection	101,546,770	1.3595	1,380,528
Westcreek Lakes Water	1,571,490	1.6373	25,730
Westcreek Metro 1	665,970	3.5000	23,309
Westcreek Metro 2	1,649,720	5.0000	82,486
Westfield Metro 1	151,900	1.0000	1,519
Westfield Metro 2	291,490	1.0000	2,915

## Taxable Value Distribution



## Tax Dollar Distribution



## How Taxes are Determined

The Assessor is responsible for discovering, listing, classifying and valuing all real and business personal property in the County. All property is subject to taxation except that which is exempt by law.

Individual taxes are determined by mill levies (tax rates) set after annual public budget hearings held by school boards, county commissioners, city councils and special district directors. These taxing authorities determine what their budget needs are and then divide by the total assessed value of the district to arrive at a mill levy. For example, if the new budget is \$50,000 and the assessed value is \$5,000,000, the mill levy would be \$10 per thousand dollars of assessed value or 10 mills.

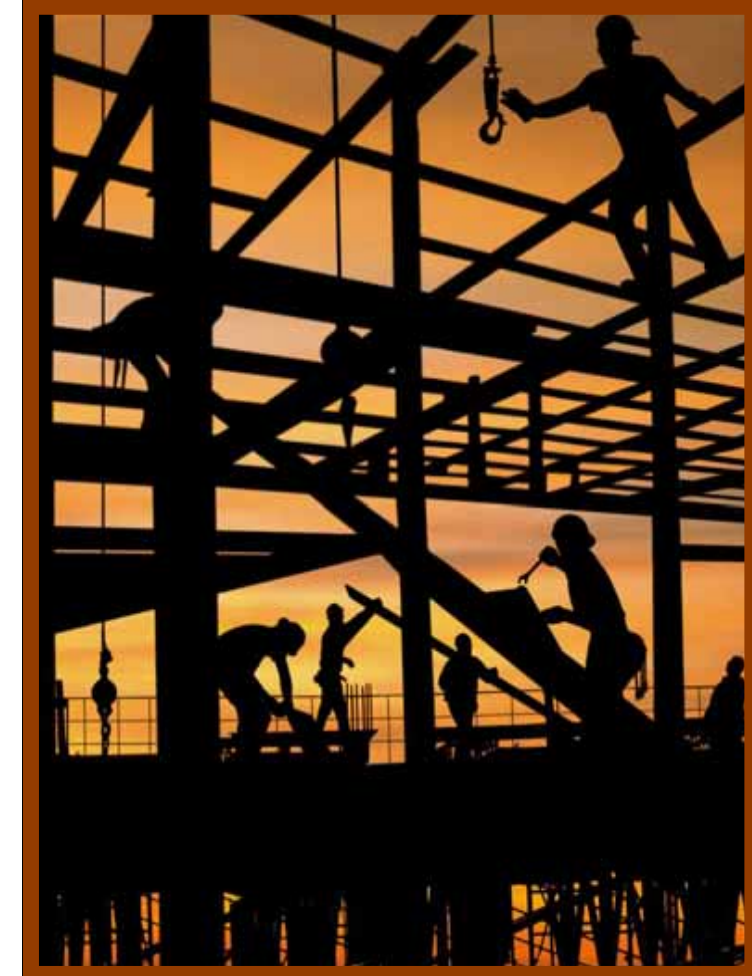
Individual property taxes are calculated by multiplying the assessed value by the total mill levy for that tax area. For example, if your property assessment is \$22,380 and your tax area has a levy of \$90 per thousand dollars of assessed value (90 mills), your tax bill would be \$2,014.20.

$$\text{ASSESSED VALUE} \times \text{MILL LEVY} = \text{TAXES}$$

The 2014 taxes are levied January 1, 2015. Taxes may be paid to the Douglas County Treasurer in two equal payments: the first is due by the last working day in February and the second is due by June 15, 2015. If the tax is paid in full, it is due by April 30, 2015.



# 2014 Abstract of Assessment and Summary of Tax Levies



**Douglas County Office of the Assessor**  
**301 Wilcox Street**  
**Castle Rock, CO 80104**

Visit our website at:  
[www.douglas.co.us/assessor](http://www.douglas.co.us/assessor)

## 2014 Abstract of Assessment

CLASSIFICATION	ASSESSED VALUE	CLASSIFICATION	ASSESSED VALUE
<b>Vacant Land</b>		Grazing Land	1,813,220
Residential	116,297,370	Forest Land	60,490
Commercial	70,522,990	Waste Land	110
Industrial	4,350,830	All Other	699,870
PUD	418,390	Agricultural Improvements	13,927,960
All Other	15,614,520	<b>Total Agricultural</b>	<b>17,590,720</b>
<b>Total Vacant Land</b>	<b>207,204,100</b>		
<b>Residential</b>		<b>Natural Resources</b>	
Single Family	2,548,862,150	Earth or Stone Products	297,080
Multi-Family	135,679,190	Natural Resources	55,560
Condominiums	82,142,320	Severed Mineral Interests	103,150
Mfg Housing	637,380	Personal Property	3,060
Personal Property	5,487,030	<b>Total Natural Resources</b>	<b>458,850</b>
<b>Total Residential</b>	<b>2,772,808,070</b>		
<b>Commercial</b>		<b>State Assessed</b>	
Possessory Interests	2,190,850	Railroads	15,917,100
Merchandising	439,592,770	Private Car Lines	2,150,800
Lodging	31,669,570	Airlines	2,300
Offices	290,122,100	Telephone and Telegraph Companies	69,225,200
Recreation	39,650,860	Mobile Telephone Companies	15,048,800
Special Purpose	299,871,330	Telephone Reseller Companies	237,400
Warehouse/Storage	51,268,990	Electric Companies	56,307,300
Multi-Use	629,820	Rural Electric	58,625,500
Commercial Condominiums	13,565,310	Gas Transmission Pipeline Companies	9,084,600
Personal Property	269,503,610	Petrochemical Pipeline Companies	924,800
<b>Total Commercial</b>	<b>1,438,065,210</b>	<b>Total State Assessed</b>	<b>227,523,800</b>
<b>Industrial</b>		<b>Total Taxable Property</b>	<b>4,780,313,060</b>
Contract/Service	79,970,330	<b>Exempt Property</b>	
Manufacturing/Processing	16,157,550	United States Government	160,051,300
Refining/Petroleum	95,320	State of Colorado	27,346,400
Industrial Condominiums	12,227,130	Housing Authority	4,159,550
Personal Property	8,211,980	Douglas County	144,461,730
<b>Total Industrial</b>	<b>116,662,310</b>	Political Subdivisions	446,183,080
<b>Agricultural</b>		Religious Worship	118,660,400
Possessory Interests	790	Educational	13,937,480
Irrigated Farm Land	177,220	Charitable	81,587,670
Dry Farm Land	715,360	Personal Property	51,410,610
Meadow Land	195,700	All Other	14,278,060
		<b>Total Exempt Property</b>	<b>1,062,076,280</b>
		<b>Grand Total</b>	<b>5,842,389,340</b>

## Tax Increment Financing (TIF) Districts

*Tax Increment Financing (TIF) laws enable municipalities to form entities that collect property tax revenue based on valuation increases from new investments within a designated area (TIF district). Once a TIF district is established, property tax revenue attributed to new assessed value within the district accrues to the entity rather than the traditional taxing authorities. The figures to the right are the tax dollars for each authority that will be diverted to the TIF districts in Douglas County for 2014 taxes (payable in 2015).*

	Castle Rock	Cotton-wood Com-	Parker Central Area	Parker Road
Douglas County Government	0	0	\$69,330	\$47
Douglas County Schools - General Fund	0	0	\$115,172	\$78
Douglas County Schools - Bond Fund	0	0	\$54,092	\$37
Town of Castle Rock	0	0	0	0
Town of Parker	0	0	\$9,123	\$6
Douglas County Public Library District	0	0	\$14,137	\$10
Parker Fire Protection District	0	0	\$45,765	\$31
Parker Water & Sanitation District	0	0	\$33,897	\$22
Cherry Creek Basin Water Quality Authority	0	0	\$1,753	\$1
Urban Drainage & Flood Control District	0	0	\$2,216	\$2
Urban Drainage & Flood South Platte	0	0	\$238	0
Cedar Hill Cemetery	0	0	0	0
Pine Bluffs Metro District	0	0	\$3	0

## 2014 Tax Rates and Revenues

COUNTY	ASSD VALUE	TAX RATE	REVENUE	SERVICE DISTRICTS	Regular Assd Value	Tax Rate	Revenue
General	4,780,313,060	1.3965	66,757,072	<small>*Active Districts Only</small>			
Road & Bridge	4,780,313,060	0.4493	21,477,947	Centennial W& S	2,810	0.0000	0
Public Welfare	4,780,313,060	0.0316	1,510,579	Chatfield South Water	5,000,170	1.0952	54,762
Dev Disabilities	4,780,313,060	0.1000	4,780,313	Cherokee Ridge Estates Metro	2,757,390	5.0000	137,870
<b>Total County</b>	<b>4,780,313,060</b>	<b>1.9774</b>	<b>94,525,910</b>	Cherry Creek Basin Water Quality	1,778,564,220	0.0500	889,282
Law Enf Auth	2,884,043,620	0.4500	12,978,196	Cherry Creek South Metro 1	35,027,670	2.3164	811,381
				Cherry Creek South Metro 2	3,897,080	3.5000	136,398
				Cherry Creek South Metro 3-11	350	0.0000	0
<b>SCHOOL DISTRICT</b>				Colorado Horse Park Metro	400	0.0000	0
General Fund	4,780,313,060	3.2849	157,028,504	Compark Bus Campus	34,092,400	4.2000	1,431,881
Bond Fund	4,780,313,060	1.5428	73,750,670	Compark Bus Cmps Debt Svc 1	2,457,320	1.8810	46,222
<b>Total School</b>	<b>4,780,313,060</b>	<b>4.8277</b>	<b>230,779,174</b>	Compark Bus Cmps Debt Svc 2	471,160	1.6190	7,628
				Concord Metro	22,019,360	2.0500	451,397
<b>TOWNS</b>				Consolidated Bell Mtn Rn	13,849,170	7.8869	1,092,270
Aurora	8,745,190	.8886	77,710	Cottonwood Metro	38,152,330	0.8800	335,741
Castle Rock	621,619,100	0.1703	1,058,617	Cottonwood URP	7,047,560	0.0000	0
Castle Pines	145,439,770	0.4500	654,479	Cottonwood W & S	76,436,440	2.7000	2,063,784
Larkspur	5,280,220	1.5000	79,203	Crowfoot Valley Ranch Metro 1	8,710	0.0000	0
Littleton	4,166,420	0.6662	27,757	Crowfoot Valley Ranch Metro 2	613,200	7.6750	47,063
Lone Tree	540,385,700	0.0000	0	Crystal Crossing Metro	6,061,080	6.2230	377,181
Parker	577,947,840	0.2602	1,503,820	Crystal Valley Metro 1	17,020	5.5940	952
				Crystal Valley Metro 2	16,535,800	5.5940	925,013
				Dawson Ridge Metro 1	63,390	4.5000	2,853
<b>SERVICE DISTRICTS</b>				Dawson Ridge Metro 2	268,250	4.5000	12,071
<small>*Active Districts Only</small>				Dawson Ridge Metro 3	143,160	4.5000	6,442
Airport Vista Metro 1	50	0.0000	0	Dawson Ridge Metro 4	611,330	4.5000	27,510
Airport Vista Metro 2	21,730	1.5000	326	Dawson Ridge Metro 5	50	4.5000	2
Antelope Heights Metro	12,567,670	4.5553	572,495	Denver SE Sub W & S	161,838,380	0.0000	0
Arapahoe Cty Water & WW PID	8,418,300	2.2950	193,200	DC Soil Conservation	4,580,591,980	0.0000	0
BMR Metro	240	0.0000	0	DC Woodmoor Mtn G.I.D.	1,907,360	1.1834	22,572
Canterberry Crossing Metro	24,148,430	3.1645	764,177	Dominion W & S	40	0.0000	0
Canterberry Crossing Metro II	19,739,840	3.8500	759,984	Douglas County Public Library	4,780,313,060	0.4032	19,274,222
Canyons Metro 1	220	0.0000	0	E-470 Potomac Metro	5,185,830	4.5737	237,184
Canyons Metro 2	222,210	6.9000	15,332	E-470 Public Hwy Auth	619,846,330	0.0000	0
Canyons Metro 3	6,110	0.0000	0	Founders Village Metro	35,500,810	7.9146	2,809,747
Canyons Metro 4	3,710	0.0000	0	Foxhill Metro 1	10	0.0000	0
Canyons Metro 5	250	6.9000	17	Foxhill Metro 2	76,160	0.0000	0
Castle Oaks Metro	12,986,450	5.0000	649,323	Franktown Business Area Metro	2,549,690	2.5000	63,742
Castle Oaks Metro 2	2,050	2.5000	51	Franktown Fire Protection	157,507,350	1.3030	2,052,321
Castle Oaks Metro 3	751,030	5.6000	42,058	Grandview Est Rur Water Cns	6,911,310	0.1500	10,367
Castle Pines Comm Metro 1	152,910	0.0000	0	Heritage Hills Metro	38,186,490	4.0000	1,527,460
Castle Pines Comm Metro 2	4,205,940	0.0000	0	Heritage Hills Metro Bond Svc	874,810	1.0750	9,404
Castle Pines Comm Metro 3	6,638,040	5.0000	331,902	Hidden Pointe Metro	9,929,960	1.1000	109,230
Castle Pines Comm Metro 4	4,588,600	5.0000	229,430	High Prairie Farms Metro	39,913,040	1.2000	478,956
Castle Pines Comm Metro 5	3,203,740	0.0000	0	High Prairie Polo Club Metro 1	18,260	0.0000	0
Castle Pines Metro	125,381,120	3.3834	4,242,145	High Prairie Polo Club Metro 2	1,152,970	0.0000	0
Castle Pines North Metro	134,903,840	4.1000	5,531,057	Highfield Metro	7,184,980	2.5000	179,625
Castle Pines Town Ctr Metro 1	9,900	0.0000	0	Highlands Ranch Metro	1,204,989,130	1.9713	23,753,951
Castle Pines Town Ctr Metro 2	44,030	4.5000	1,981	Horse Creek Metro	11,325,730	2.8000	317,120
Castle Pines Town Ctr Metro 3	11,510	4.5000	518	Horseshoe Ridge Metro 2	7,612,620	3.5000	266,442
Castleview Metro	103,930	0.0000	0	Horseshoe Ridge Metro 3	355,450	3.5000	12,441
Castle Rock DDA	41,409,420	0.3000	124,228	Hunting Hill Metro	2,787,260	5.0000	139,363
Castle Rock Fire Protection	67,355,550	0.8750	589,361	Inverness Metro Imp	90,908,250	0.6650	604,540
Castleton Center W & S	7,077,600	1.0376	73,437	Inverness Metro Imp Debt Svc 1	1,308,500	0.0782	1,023
Castlewood Ranch Metro	25,309,700	4.5000	1,138,937	Inverness Metro Impr Debt. Svc 2	531,730	0.2350	1,250
Cedar Hill Cemetery	887,416,350	0.0187	165,947				