

Property Classification	Assessed Valuation
VACANT LAND	\$ 87,001,900
RESIDENTIAL	\$ 646,324,230
land	\$ 150,607,430
improvements	\$ 495,716,800
COMMERCIAL	\$ 372,421,900
land	\$ 141,849,920
improvements	\$ 196,480,660
personal property	\$ 34,091,320
INDUSTRIAL	\$ 13,372,440
land	\$ 4,234,330
improvements	\$ 5,606,890
personal property	\$ 3,531,220
AGRICULTURAL	\$ 33,799,770
land	\$ 9,434,140
improvements	\$ 24,365,630
NATURAL RESOURCES	\$ 3,408,130
real property	\$ 1,863,640
personal property	\$ 1,544,490
OIL SHALE	\$ 198,970
personal property	\$ 198,970
OIL AND GAS	\$ 1,635,381,790
production	\$ 1,112,336,130
personal property	\$ 523,045,660
PUBLIC UTILITIES	\$ 136,808,600
TOTAL ASSESSED	\$ 2,928,717,730
TOTAL EXEMPT VALUE	\$ 272,580,080
TOTAL ASSESSED + EXEMPT	\$ 3,201,297,810

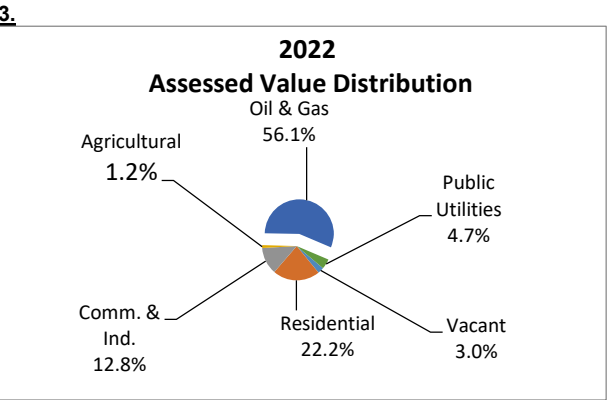
Assessment Rates		
- Improved Residential Property	6.95%	
- Multi-Family	6.8%	
- Gas Production	87.50%	
- Agricultural & Renewable Energy	26.4%	
- Most Other Property	29.%	
(Commercial, Industrial, Vacant Land, etc.)		

2022 COMPARISONS TO 2021

- 1. Total Assessed Valuation for all properties**
2022 value increased **+784,134,090 +36.6%**
- 2. Change in assessed value by classification – County-wide**

Residential	- 0.9%
Vacant Land	- 3.9%
Commercial	+3.5%
Agricultural	- 1.5%
Oil and Gas	+89.0%
Public Utilities	+9.1%

The percentages shown above are AVERAGES for all properties within a certain classification, and **the same percentages would not directly apply to your property.**



PROPERTY TAX FORMULAS
 Actual Value of property x Assessment Rate = Assessed Value of property

 Assessed Value of property x (Mill Levy/1000) = Tax Bill in Dollars

2022 GARFIELD COUNTY ELECTED OFFICIALS

- | | |
|-----------------------------|----------------------|
| ASSESSOR | Jim Yellico |
| COMMISSIONERS | John Martin |
| | Mike Samson |
| | Tom Jankovsky |
| CLERK & RECORDER | Jean Alberico |
| TREASURER | Carrie Couey |
| SHERIFF | Lou Vallario |
| CORONER | Rob Glassmire |
| SURVEYOR | Scott Aibner |
| DISTRICT ATTORNEY | Jeff Cheney |

2022 ABSTRACT OF ASSESSMENT AND TAX LEVIES



Garfield County, Colorado

Jim Yellico Assessor

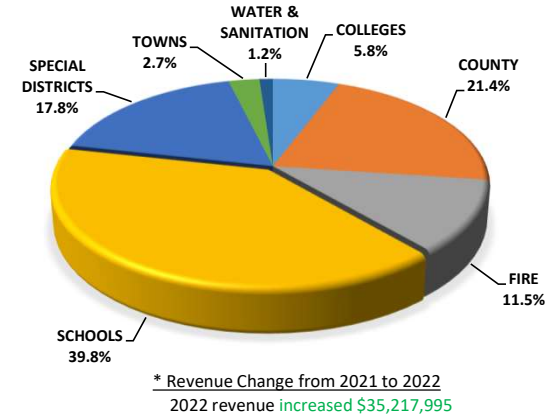
The Abstract report is the final tabulation of valuation, revenues, and mill levies (tax rates) produced each year.

It is the duty of the Assessor to assess all property fairly in accordance with state guidelines. All real and personal property, not exempt by law, is subject to taxation. It is the duty of the owner of such property to ensure that it is listed with the County Assessor.

It is the goal of this office to help the taxpayer understand the property tax system. If you have any questions regarding the **value** of your property or the **valuation process**, the Assessor's Office is ready to assist and serve you.

Local Government	Assessed Value	Mill Levy	Revenue 2022	Revenue 2021	\$ change	% change from 2021
BASALT WATER CONS	\$ 263,990,550	0.035	\$ 9,240	\$ 9,315	\$ (75)	-0.8%
BLUESTONE WATER CONS	\$ 1,119,736,550	0.003	\$ 3,359	\$ 3,787	\$ (428)	-11.3%
CARBONDALE AND RURAL FIRE	\$ 392,561,690	12.851	\$ 5,044,810	\$ 4,913,188	\$ 131,622	2.7%
CITY OF GLENWOOD SPGS	\$ 267,864,140	8.631	\$ 2,311,935	\$ 2,272,601	\$ 39,334	1.7%
CITY OF RIFLE	\$ 129,028,540	5.261	\$ 678,819	\$ 679,858	\$ (1,039)	-0.2%
COLO RIVER WATER CONS	\$ 2,928,717,730	0.501	\$ 1,467,288	\$ 1,074,859	\$ 392,429	36.5%
COLORADO MTN COLLEGE	\$ 2,638,631,750	4.085	\$ 10,778,811	\$ 7,820,610	\$ 2,958,201	37.8%
COLORADO RIVER FIRE	\$ 2,928,717,730	9.102	\$ 7,789,716	\$ 5,721,561	\$ 2,068,155	36.1%
DEBEQUE FIRE	\$ 270,517,600	5.5	\$ 1,487,847	\$ 720,143	\$ 767,704	106.6%
GARFIELD COUNTY	\$ 2,928,717,730	13.655	\$ 39,991,641	\$ 29,295,815	\$ 10,695,826	36.5%
GARFIELD COUNTY PUBLIC LIBRARY	\$ 2,928,717,730	2.502	\$ 7,327,652	\$ 5,370,006	\$ 1,957,646	36.5%
GLENWOOD AND RURAL FIRE	\$ 92,060,950	12.346	\$ 1,136,584	\$ 1,184,696	\$ (48,112)	-4.1%
GLENWOOD MEADOWS METRO #2	\$ 3,521,590	5	\$ 17,608	\$ 15,132	\$ 2,476	16.4%
GLENWOOD MEADOWS METRO #3	\$ 4,925,110	5	\$ 24,626	\$ 24,700	\$ (74)	-0.3%
GLENWOOD SPGS IMPROVE	\$ 23,427,270	2.287	\$ 53,578	\$ 48,456	\$ 5,122	10.6%
GRAND RIVER HOSPITAL	\$ 2,062,256,770	10.347	\$ 21,338,171	\$ 14,861,169	\$ 6,477,002	43.6%
GRAND VALLEY AND RURAL FIRE	\$ 956,915,310	6.233	\$ 5,964,453	\$ 3,265,700	\$ 2,698,753	82.6%
GRAND VALLEY CEMETERY	\$ 902,625,750	0.007	\$ 6,318	\$ 5,565	\$ 753	13.5%
GYPSUM FIRE PROTECTION	\$ 3,519,710	10.701	\$ 37,664	\$ 39,709	\$ (2,045)	-5.1%
LANDIS CREEK METRO DISTRICT 1	\$ 517,930	35	\$ 18,128	\$ 18,809	\$ (681)	-3.6%
LANDIS CREEK METRO DISTRICT II	\$ 319,670	35	\$ 11,188	\$ 14,779	\$ (3,591)	-24.3%
MID VALLEY METRO DIST	\$ 8,034,770	0.289	\$ 2,322	\$ 2,256	\$ 66	2.9%
PARA/BATLEMENT PARK& REC	\$ 707,470,080	4	\$ 2,829,880	\$ 1,593,997	\$ 1,235,883	77.5%
RFTA	\$ 506,551,240	2.65	\$ 1,342,361	\$ 1,324,985	\$ 17,376	1.3%
RIFLE D.D.A.	\$ 12,380,030	3.774	\$ 46,722	\$ 47,401	\$ (679)	-1.4%
RIVER PARK METRO DISTRICT	\$ 2,425,880	51.399	\$ 124,688	\$ 123,968	\$ 720	0.6%
RIVER VALLEY METRO DISTRICT	\$ 895,910	60	\$ 53,755	\$ 40,280	\$ 13,475	33.5%
ROARING FORK WATER & SAN	\$ 52,873,920	7.4	\$ 391,267	\$ 387,530	\$ 3,737	1.0%
SCHOOL DIST 16	\$ 902,625,750	12.734	\$ 11,494,036	\$ 9,305,981	\$ 2,188,055	23.5%
SCHOOL DIST RE-2	\$ 958,617,300	25.316	\$ 24,268,356	\$ 21,740,326	\$ 2,528,030	11.6%
SCHOOL DISTRICT RE-1	\$ 772,814,100	47.4	\$ 36,631,388	\$ 35,740,984	\$ 890,404	2.5%
SCHOOL DISTRICT 50-J	\$ 4,574,600	24.532	\$ 112,224	\$ 119,405	\$ (7,181)	-6.0%
SCHOOL JT-49	\$ 290,085,980	6.759	\$ 1,960,691	\$ 1,851,858	\$ 108,833	5.9%
SILT WATER CONS	\$ 197,999,760	0.829	\$ 164,142	\$ 162,647	\$ 1,495	0.9%
SPRING VALLEY SAN	\$ 14,716,050	4	\$ 58,864	\$ 58,073	\$ 791	1.4%
TOWN OF CARBONATE	\$ 3,280	0	\$ -	\$ 104	\$ (104)	-100.0%
TOWN OF CARBONDALE	\$ 177,474,950	3.594	\$ 637,845	\$ 626,410	\$ 11,435	1.8%
TOWN OF NEW CASTLE	\$ 61,212,150	8.551	\$ 523,425	\$ 528,827	\$ (5,402)	-1.0%
TOWN OF PARACHUTE	\$ 35,576,470	13.562	\$ 482,488	\$ 395,715	\$ 86,773	21.9%
TOWN OF SILT	\$ 40,937,840	8.973	\$ 367,335	\$ 370,456	\$ (3,121)	-0.8%
TRAVELERS HIGHLANDS	\$ 843,210	50	\$ 42,161	\$ 35,444	\$ 6,717	18.9%
WEST DIVIDE WATER CONS	\$ 1,101,693,120	0.031	\$ 34,152	\$ 31,579	\$ 2,573	8.1%
WEST GLENWOOD SAN	\$ 57,430,330	0.762	\$ 43,762	\$ 44,613	\$ (851)	-1.9%
YELLOW JACKET WATER	\$ 925,300	0.209	\$ 193	\$ 202	\$ (9)	-4.3%
TOTAL REVENUE			\$ 187,111,494	\$ 151,893,499	\$ 35,217,995	23.2%

2022 Tax Revenue Distribution



Do my property taxes fund all of these governments?

Local Governments receive taxes ONLY from properties within their service area.

This means that a property in Carbondale does not pay taxes to the Grand River Hospital District, and a property in Glenwood does not pay taxes to School District 16 in Parachute.

However, all property owners pay taxes to Garfield County, the Colorado River Water Conservation District, the Garfield County Library District, one school district, and one fire district. Most properties in Garfield County pay taxes to Colorado Mountain College as well.

Each of these governments is directed by people that live within the service area, and they are elected by the property owners in that area. This is a great aspect of LOCAL government - that we live with those that serve us!

Which local governments serve you? Check out your tax bill and find out! It's the first step to understanding your property taxes.