

2024

ABSTRACT of ASSESSMENT

Mark Flutterer

El Paso County Assessor



Number of Parcels		County Commissioners	
Real Property	283,872	Holly Williams	Dist. 1
		Carrie Geitner	Dist. 2
Personal Property	5,063	Bill Wysong	Dist. 3
		Cory Applegate	Dist. 4
Total	288,935	Lauren Nelson	Dist. 5
Tax Administrator		Assessed	
Land Transportation		40,834,000	
Private Car Line		1,362,200	
Air Transportation		22,763,900	
Power Companies		85,273,200	
Communication Companies		159,547,900	
Gas & Carrier Companies		31,804,100	
Water Companies		0	
Total		341,585,300	

100-500 Vacant Land		Assessed
Residential Unimproved Land		215,827,610
Commercial Unimproved Land		124,082,640
Industrial Unimproved Land		19,102,800
Other Unimproved Land		76,316,130
Miscellaneous Non-Res Structures		519,110
Total		435,848,290
1000 Residential		Assessed
Single Family Residences		7,003,188,050
Multiple Family Residences		812,678,070
Condominiums		130,645,150
Mobile Homes		14,131,360
Res Not Integral to Ag Operation		1,009,440
Residential Personal Property		9,473,260
Farm/Ranch Residential		25,104,680
Farm/Ranch Mobile Homes		86,880
Total		7,996,316,890
2000 Commercial		Assessed
Possessory Interest		4,168,520
Merchandising		771,246,720
Lodging		201,082,350
Offices		664,668,070
Recreation		64,872,660
Special Purpose		730,142,860
Warehouse/Storage		738,692,470
Commercial Condominiums		105,303,960
Partial Exempt Taxable portion		2,531,260
Commercial Personal Property		471,940,030
Total		3,754,648,900
3000 Industrial		Assessed
Industrial Real Property		151,909,010
Industrial Condominiums		15,641,510
Industrial Personal Property		122,648,390
Total		290,198,910
4000 Agricultural		Assessed
Possessory Interest		240,780
Sprinkler Irrigated Land	5,732	320,650
Irrigated Land	1,532	84,320
Dry Farm Land	26,810	268,510
Meadow Hay Land	1,801	53,180
Grazing Land	489,871	4,747,530
Farm / Ranch Waste Land	857	1,870
Forest Land	3,136	35,010
Farm / Ranch Other	611	3,728,320
Farm / Ranch Sup Buildings		9,137,370
Total		18,617,540
5000 Natural Resources		Assessed
Earth or Stone Products	1,083	1,436,780
Non-Producing Patented	257	57,930
Severed Mineral Interest	193,945	373,690
Natural Resources Personal Prop		5,152,880
Total		7,021,280
7000 Oil & Gas		Assessed
Total Oil & Gas Property		0
Grand Totals		Assessed
Tax Exempt Property		2,099,953,820
Personal Property		609,214,560
Real Property		12,235,022,550
Total Assessment		12,844,237,110
Total Revenue		895,857,439.54

ASSESSOR.ELPASOCO.COM



El Paso County Assessor's Office

1675 W. Garden of the Gods Road, Suite 2300

Colorado Springs, CO 80907

719-520-6600

Classification (*FIG. 1)		Assessed	Revenue Percentage
Residential		7,986,843,630	62%
Commercial		3,282,708,870	26%
Personal Property		609,214,560	5%
Vacant Land		435,848,290	3%
Public Utilities		341,585,300	3%
Industrial		167,550,520	1%
Agricultural		18,617,540	0%
Natural Resources		1,868,400	0%
Total		12,844,237,110	100%
Entity (*FIG. 2)		Revenue	Revenue Distribution
School Districts		556,965,652.68	62.2%
Metro & Special Districts		98,829,738.53	11.0%
El Paso County		93,955,594.46	10.5%
Fire Districts		52,209,468.16	5.8%
Cities & Towns		42,354,745.14	4.7%
Library District		37,666,109.02	4.2%
Water & Sanitation		13,876,131.55	1.5%
Total		895,857,439.54	100%

Figure 1

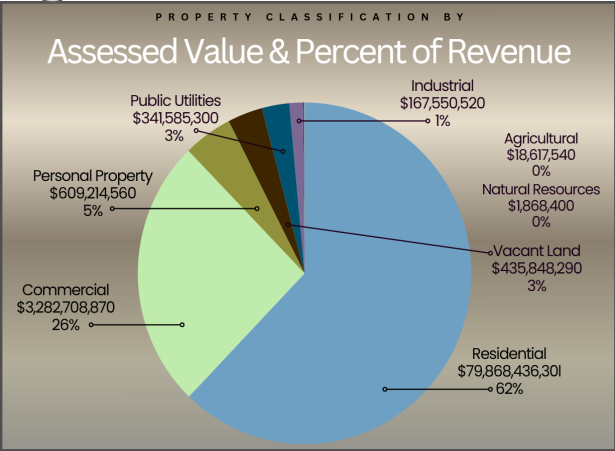
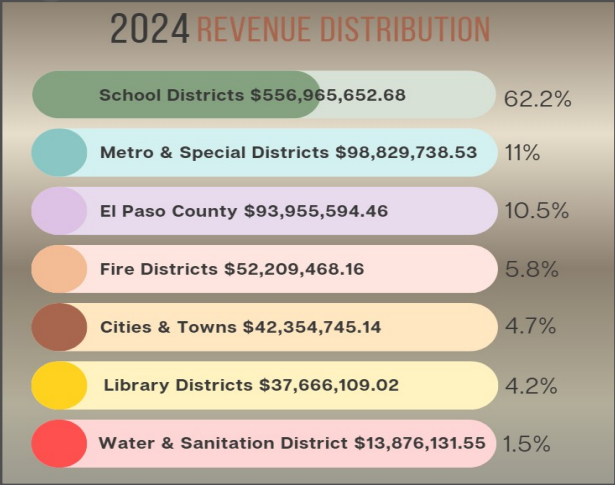


Figure 2



County, Cities, Library, Towns			
		Mills	Assessed
		Revenue	
El Paso Co	7.32	12,844,237,110	93,955,594.46
Calhan	17.56	8,176,440	143,602.82
CO Springs	3.55	9,079,163,440	32,267,346.87
Fountain	16.34	341,688,420	5,582,847.09
Green Mtn. Falls	17.59	12,595,320	221,526.49
Manitou Springs	12.95	106,234,950	1,375,742.60
Monument	5.00	316,086,870	1,580,434.35
Palmer Lake	21.24	55,225,780	1,172,885.12
Ramah	19.83	522,510	10,359.81
Reg Library	3.14	11,995,576,120	37,666,109.02
Total		9,919,693,730	42,354,745.14
Fire Districts			
		Mills	Assessed
		Revenue	
Big Sandy	8.00	5,616,240	44,929.92
Black Forest	15.65	305,483,400	4,780,815.21
Broadmoor	4.50	168,002,370	756,010.67
Calhan	12.37	48,646,880	601,810.55
Cascade	11.42	16,011,550	182,803.87
Cimarron Hills	16.62	245,164,490	4,074,878.99
Edison	9.00	3,411,730	30,705.57
Elbert	8.76	9,678,490	84,822.29
Ellicott	15.23	57,586,690	877,045.29
Falcon	14.89	748,768,590	11,146,169.23
Gr Mt Falls Chipita Park	14.37	31,988,130	459,733.40
Hanover	15.11	66,256,400	1,001,134.20
NE Teller Co	13.18	1,441,100	18,996.58
Peyton	6.13	63,619,290	389,986.25
Security	14.72	499,493,410	7,351,044.51
SW Hwy115	13.22	19,190,510	253,602.59
Stratmoor Hills	23.62	79,091,180	1,868,450.04
Tri-County	3.24	28,121,700	91,001.82
Tri-Lakes Monument	18.40	981,124,980	18,052,699.63
Woodmen Valley	9.05	15,782,050	142,827.55
Total		3,394,479,180	52,209,468.16
Special Districts			
		Mills	Assessed
		Revenue	
Barnes Powers N BID	52.40	8,190,310	429,131.29
Barnes Powers S BID	13.04	4,601,730	60,011.16
Brigate Center BID	39.00	13,688,390	533,847.21
Crkwalk Marktplce BID	61.05	4,300,330	262,535.15
CO Ave Gateway SIMD	1.01	6,343,500	6,400.59
CS DDA	5.00	270,932,350	1,354,661.75
CS Briargate GID 2021	4.41	416,981,060	1,838,469.49
EPC PID 2	10.00	214,394,340	2,143,943.40
EPC PID 3	5.00	36,342,760	181,713.80
EPC Pioneer Villg Rd PID	21.00	2,819,600	59,211.60
EPC Strat Val St Light PID	0.83	14,693,680	12,122.29
First Main BID	53.72	3,760,860	202,025.88
First Main BID 2	53.53	14,517,450	777,104.58
First Main N BID	53.16	2,886,450	153,455.23
Fountain GID 1	12.00	15,183,770	182,205.24
Fountain GID 2	10.00	14,834,980	148,349.80
Gold Hill N BID	62.37	5,960	371.70
Greater Downtown CS BID	5.00	156,385,650	781,928.25
Heritage SIMD	2.94	22,104,400	64,986.94
Interquest N BID	13.04	47,426,470	618,583.45
Interquest S BID	6.00	35,956,620	215,739.72
Interquest Town Cen BID	45.28	6,620,730	299,806.52
MW Retail BID	10.00	2,290,770	22,907.70
Mktpkc Aus Bluffs GID	50.00	6,618,310	330,915.50
Norwood SIMD	3.94	290,406,910	1,142,751.19

Special Districts			
	Mills	Assessed	Revenue
Powers Wdmen BID	18.05	17,269,030	311,636.92
Riverbend Cross BID	47.56	499,730	23,765.66
Stetson Hills SIMD	3.86	122,594,230	472,968.54
Truenorth Com BID	60.00	60	3.60
Woodstone SIMD	3.62	7,264,270	26,260.34
TOTAL		1,773,969,740	12,897,237.47
Sanitation & Water Districts			
	Mills	Assessed	Revenue
Academy WS	2.94	12,677,150	37,232.79
Ch Creek Met PW	0.50	12,895,000	6,447.50
Donala WS Area A	21.30	124,262,180	2,646,287.39
Donala WS Area B	10.65	525,300	5,593.39
Forest View Acres W	5.00	19,240,620	96,203.10
Fountain S	5.55	266,131,490	1,475,699.11
Garden Valley WS	23.76	4,254,170	101,074.83
Park Forest W	14.44	14,571,790	210,372.93
Red Rock Villy E W	17.73	4,025,340	71,349.15
SE CO Water Con	0.75	10,132,378,100	7,568,886.44
Security W	3.73	220,153,960	821,394.42
Turkey Cn Rnch W	9.50	3,683,530	34,993.54
Up Ark Water Con	0.39	9,576,120	3,734.69
Up Big San GW	0.53	26,438,850	14,065.47
Up Blk Squirrel GW	1.08	607,388,270	657,194.11
Security S	0.57	220,742,880	125,602.70
TOTAL		11,678,944,750	13,876,131.55
School Districts			
	Mills	Assessed	Revenue
Academy 20	45.959	2,832,033,650	130,157,434.52
Big Sandy 100J	31.581	5,616,240	177,366.48
RJ-1 Calhan	36.505	53,010,810	1,935,159.62
Chey Mtn 12	55	534,978,980	29,423,843.90
CO Springs 11	40.605	4,242,359,000	172,260,987.20
Edison 54	30.671	3,411,730	104,641.17
Ellicott 22	29.901	62,180,640	1,859,263.32
El Paso Co 49	45.565	1,711,789,520	77,997,689.48
Freemont/Floren 39	31.119	9,576,190	298,001.46
Ftn/Ft Carson 8	28.684	248,486,370	7,127,583.04
Hanover 28	32.462	52,726,470	1,711,606.67
Harrison 2	44.747	1,019,965,770	45,640,408.31
Lewis Palmer 38	37.5	931,531,930	34,932,447.38
Manitou Springs 14	50.45	186,758,870	9,421,984.99
Miami/Yoder 60	27.04	28,119,550	760,352.63
Peyton 23	25.669	73,030,400	1,874,617.34
Widefield 3	48.644	848,660,990	41,282,265.20
TOTAL		12,844,237,110	556,965,652.68
Metropolitan Districts			
	Mills	Assessed	Revenue
4-Way Ranch 1	52.36	2,343,430	122,692.62
Allison Valley 2	50.62	26,255,290	1,328,990.27
Ban Lewis Ranch 2	47.88	29,801,840	1,426,882.30
Ban Lewis Ranch 3	40.20	30,652,580	1,232,141.76
Ban Lewis Ranch 4	66.70	37,611,180	2,508,515.26
Ban Lewis Ranch 8	60.28	11,052,180	666,225.41
Ban Lewis Ranch Reg 1	12.47	114,458,860	1,426,729.69
Ban Lewis Ranch Reg 2	11.41	11,340,980	129,434.60
Barnes Center	38.00	2,196,870	83,481.06
Bent Grass	34.64	13,845,820	479,633.05
Bobcat Meadows	12.72	4,532,630	57,673.18
Bradley Heights 3	40.00	30,270	1,210.80

Metropolitan Districts			
	Mills	Assessed	Revenue
Bradley Ranch	51.34	13,108,550	672,992.96
Canyon Creek 2	51.53	1,860,770	95,876.17
Canyon Creek 3	42.29	1,470,880	62,197.63
Cathedral Pines	36.00	17,756,770	639,243.72
Cen Marksheffel	5.00	62,224,020	311,120.10
Chaparral Pointe	53.18	1,776,240	94,456.89
Chapel Heights	54.24	8,318,870	451,240.47
Cloverleaf	66.67	3,509,580	233,997.74
CO Centre Dev Owned	100.00	3,863,140	386,314.00
CO Centre	25.00	40,764,220	1,019,105.50
CO Cross 1	26.62	2,509,880	66,820.54
CO Cross 2	48.21	16,367,660	789,068.52
CO Cross 2 2017 Bond	24.28	6,930,590	168,240.07
CO Cross 3	73.18	18,843,290	1,378,933.12
CO Cross 3 2017 Bond	24.25	834,480	20,239.48
Conexus 1	36.38	1,078,680	39,241.30
Conexus 2	35.00	64,850	2,269.75
Constitution Heights	24.00	36,349,250	872,382.00
Copper Ridge	28.19	43,086,780	1,214,745.59
Cop Ridge 21 Debt Svc	18.19	692,000	12,589.56
Cop Rdge Debt Svc	13.79	10,656,930	146,927.09
Countryside S	33.56	74,570	2,502.20
Creekwalk	23.89	113,090	2,701.15
Crescent Canyon	37.72	131,480	4,959.03
Cross Creek	10.00	51,322,450	513,224.50
Crossroads 1	62.37	511,530	31,901.57
Crossroads 2	62.37	579,690	36,152.37
Crystal Park	4.19	11,245,980	47,143.15
Cuchares Ranch	24.52	11,559,420	283,390.74
Cumberland Green	47.00	17,628,570	828,542.79
Dublin North 2	32.50	8,994,200	292,311.50
Dublin North 3	32.50	3,731,360	121,269.20
Eldorado Village	38.97	1,851,720	72,157.82
Evergreen Ridge	20.00	290,390	5,807.80
Falcon Field	36.00	59,230	2,132.28
Falcon Highlands	38.13	29,597,170	1,128,599.29
Flying Horse 1	10.39	439,560	4,568.79
Fly Horse 2	49.85	95,722,500	4,771,766.63
Fly Horse 2 Debt Svc	38.06	67,310	2,561.48
Fly Horse 3	45.62	30,021,030	1,369,529.37
Fly Horse 3 Debt Svc	34.27	372,190	12,755.70
Fountain Mutual	12.56	21,805,670	273,922.83
Freestyle 1	20.78	60	1.25
Freestyle 2	20.45	5,060	103.49
Freestyle 3	20.16	3,870	78.00
Freestyle 4	20.61	19,790	407.91
Gardens N Carefree	50	1,676,510	83,825.50
Glen 1	63.80	12,737,890	812,728.33
Glen 2	62.80	13,115,910	823,626.68
Gold Hill Mesa 2	47.41	21,017,160	996,381.52
Gold Hill North 1	62.37	172,140	10,735.51
Gold Hill North 2	10.39	24,290	252.47
Grandview Res 3	63.32	14,910	944.07
Greenways 2	51.43	3,920,590	201,620.26
Greenways 3	47.91	7,736,690	370,664.82
Hancock 1	10.00	201,320	2,013.20
Hancock 2	10.00	34,160	341.60
High Plains Ranch	66.80	133,840	8,939.84
Jackson Crk Com 2	45.39	2,104,020	95,509.88
Jackson Crk Com 5	45.39	1,146,810	52,058.29

Entity Name, Mill Levies, Assessed Values and Revenue

Metropolitan Districts			
	Mills	Assessed	Revenue
Jackson Creek North	15.74	14,749,000	232,149.26
Lake of the Rockies	59.35	6,750,670	400,679.27
Latigo Creek	5.54	2,520,620	13,961.71
Lorson Ranch 1	8.75	26,230	229.51
Lorson Ranch 2	80.12	23,849,040	1,910,832.78
Lorson Ranch 3	80.59	38,517,790	3,104,110.18
Lorson Ranch 4	79.69	34,689,670	2,764,523.87
Lorson Ranch 5	8.75	36,890	322.79
Lorson Ranch 6	67.84	18,126,120	1,229,639.73
Lorson Ranch 7	10.39	558,080	5,800.68
Lowell	58.15	7,852,390	456,608.63
Manitou Springs	0.44	10,948,570	4,817.37
Mayberry CS 2	35.00	759,200	26,572.00
Mayberry CS 3	76.54	2,065,240	158,065.21
Meadowbrook Cross	71.71	3,604,210	258,468.71
Meadoworks 1	20.74	40	0.83
Meadoworks 2	20.70	31,250	646.97
Meadoworks 3	20.74	40	0.83
Meadoworks 4	20.74	40	0.83
Meadoworks 5	20.52	4,280	87.84
Meridian Ranch	31.36	144,780,280	4,539,730.46
Meridian Rch 2018 Sub	20.00	41,045,530	820,910.60
Mesa Ridge 1	9.03	94,630	854.04
Mesa Ridge 2	58.50	12,444,380	727,996.23
Misty Acres	30.00	8,098,670	242,960.10
Monument Junct 1	62.37	706,760	44,077.09
Monument Junct 2	52.12	4,917,040	256,281.04
Morningview	32.71	2,591,490	84,762.45
Mountain Valley	46.43	4,447,810	206,498.47
Mountain Vista	50.41	15,535,000	783,041.68
Mountain Vista 2	40.00	244,200	9,768.00
Norris Ranch 1	50.00	155,990	7,799.50
Norris Ranch 2	50.00	34,560	1,728.00
North Meadow 1	20.80	140	2.91
North Meadow 2	20.79	209,530	4,355.29
North Meadow 3	70.78	137,190	9,710.03
North Meadow 4	70.71	26,450	1,870.31
North Meadow 5	70.57	3,080	217.37
Paintbrush Hills	18.31	49,872,440	913,064.63
Paintbrush Hills Sub A	40.00	19,664,380	786,575.20
Park Union 1	43.13	2,683,840	115,759.39
Patriot Park 1	15.59	163,470	2,548.66
Patriot Park 2	56.24	8,338,050	468,890.24
Peaceful Ridge	60.00	584,420	35,065.20
Peak 1	40.58	16,651,800	675,680.09
Peak 2	8.32	124,266,010	1,033,520.41
Peak 3	40.54	62,930	2,550.87
Peterson Gateway	10.06	1,492,900	15,012.60
Pikes Peak Heights	10.00	4,847,980	48,479.80
Pinon Pines 1	33.63	14,600,210	491,048.86
Pinon Pines 2	55.66	9,017,410	501,945.11
Pinon Pines 3	42.00	10,251,140	430,547.88
Powers	60.00	8,647,260	518,835.60
Reagan Ranch 2	65.80	151,990	10,000.79
Reagan Ranch 3	10.39	159,640	1,659.30
Reagan Ranch 4	10.98	210	2.31
Remuda Ridge	63.44	1,084,840	68,819.00
The Retreat 1	55.90	1,642,610	91,815.33
The Retreat 2	56.35	5,304,090	298,858.95
The Ridge Sand Crk	53.33	2,205,670	117,637.20

	Metropolitan Districts		
	Mills	Assessed	Revenue
Riverbend Crossing	45.00	222,760	10,024.20
Rock	62.37	1,160,590	72,380.20
Rock Creek	64.41	125,790	8,102.51
Rolling Hills Rnch 1	62.37	19,530	1,218.09
Rolling Hills Rnch 2	62.37	19,430	1,211.87
Rolling Hills Rnch 3	62.37	17,430	1,087.14
Rolling Hills Rnch 4	62.37	17,530	1,093.36
Rolling Hills Rnch 5	62.37	17,630	1,099.60
Rolling Hills Rnch 6	62.37	17,530	1,093.36
Rolling Hills Rnch 7	62.37	12,720	793.36
Rolling Hills Rnch 8	66.12	20	1.32
Rolling Hills Rnch 9	62.37	16,230	1,012.30
Rolling Hills Rch 10	62.37	16,230	1,012.30
Rolling Hills Rch 11	62.37	13,820	861.95
Rolling Hills Rch 12	62.37	13,820	861.95
Rolling Hills Rch 13	62.37	17,230	1,074.65
Rolling Hills Rch 14	66.12	30	1.98
Rolling Hills Rch 15	66.12	30	1.98
Saddlehorn Ranch 2	60.00	3,368,880	202,132.80
The Sands 1	52.75	2,791,400	147,246.35
The Sands 2	66.62	8,351,740	556,401.27
The Sands 3	35.00	3,997,200	139,902.00
The Sands 4	76.67	6,413,510	491,730.23
Silver Hawk	46.44	2,205,440	102,425.04
Sterling Ranch 1	62.42	158,160	9,872.19
Sterling Ranch 2	57.41	18,466,510	1,060,162.34
Sterling Ranch 3	50.00	127,470	6,373.50
Stetson Ridge 2	24.11	56,191,260	1,354,771.28
Stetson Ridge 3	39.14	19,621,330	767,880.75
Sunset 2	40.00	76,950	3,078.00
Triview	20.50	180,834,530	3,707,107.87
Triview 2	8.50	12,814,020	108,919.17
Triview 3	65.50	4,947,820	324,062.42
Triview 4	6.50	35,909,160	233,409.54
Tuscan Fthills Vllge	49.63	3,224,310	160,035.40
Tuscany Plaza	35.00	5,220,480	182,716.80
Up Cottonwood Crk	30.02	28,490,800	855,236.83
Up Cottonwood Crk 2	52.04	32,867,240	1,710,411.17
Up Cottonwood Crk 3	64.67	48,855,340	3,159,279.42
Up Cottonwood Crk 4	63.69	32,740,180	2,085,320.28
Up Cottonwood Crk 5	73.03	1,269,840	92,738.95
Ventana	66.27	13,913,100	922,048.96
Village Center	50.00	14,946,640	747,332.00
Vistas at West Mesa	84.66	2,209,140	187,014.75
Wagons West	62.08	3,100,230	192,471.58
Walden 2	20.05	5,244,690	105,150.79
Waterview I	40.00	22,735,820	909,432.80
Waterview II	82.22	9,589,700	788,484.31
Waterview North 1	70.00	943,970	66,077.90
Westgate	40.68	1,746,940	71,060.28
Wildgrass Rkrimmon	51.41	2,566,300	131,941.18
Wildwood Ridge	48.98	1,755,720	86,002.19
Willow Spgs Ranch	64.35	12,526,370	806,084.44
Winsome 1	15.70	33,030	518.57
Winsome 2	76.99	6,046,590	465,539.06
Winsome 3	75.23	522,660	39,321.80
Winsome 4	15.59	32,640	508.89
Woodmen Heights 2	34.00	105,395,460	3,583,445.64
Woodmen Heights 3	29.60	18,658,950	552,304.92
Total		2,384,356,960	85,932,501.06