



**Cynthia Braddock**

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November 22, 2021

Nederland Fire District  
Cathy Caponera  
PO Box 155  
Nederland, Co 80466-0155

This is to certify that, as of November 22nd, per C.R.S. 39-5-128(1) the assessed value of the Nederland Fire District, for the purpose of taxation for the year 2021 is:

74,603,242

Per C.R.S. 39-5-128(3), this figure represents the value remaining after the following Urban Renewal Area/Downtown Authority tax increments have been deducted from the total valuation for your district:

	BASE	INCREMENT
Nederland Downtown Development Authority	6,284,594	3,137,880

This valuation is subject to change by the County Board of Equalization (C.R.S. 39-8-107(2)), the State Board of Assessment Appeals (C.R.S. 39-2-125), the State Board of Equalization (C.R.S. 39-9-103), and the correction of errors by the Assessor or Treasurer (C.R.S. 39-5-125.2). Due to the increase in values we have been seeing over the past few reappraisal cycles, the number of abatements filed by property owners is increasing. Please pay close attention to the amount of taxes listed *on line 11* on the top portion of the Certification letter.

Enclosed is the Certification of Tax Levies form for all Non-school entities. Your mill levy should be calculated using the **Final Certification values**. Mill levy information is due to the Assessor on or before December 15<sup>th</sup>. You can mail them to the address above or email them to Erin Gray at [egray@bouldercounty.org](mailto:egray@bouldercounty.org).

Please see the back side of this letter for information on House Bill 21-1312 and Senate Bill 21-130.

If you have any questions about the value or other information on this letter, need to update your district contact information please contact Erin Gray at [egray@bouldercounty.org](mailto:egray@bouldercounty.org).

Sincerely,

Cynthia Braddock  
Boulder County Assessor