



ARCHULETA COUNTY COUNTY RESIDENTIAL TAX INCENTIVE APPLICATION

Return completed application to:

County Administration Building
Attn: Executive Assistant
P.O. Box 1507
Pagosa Springs, CO 81147
Tel: (970) 264-8300

New Application

Renewal Application

If Renewal, the original application was submitted and approved for tax year _____.

Renewal Application w/Transfer of Ownership (must complete Transfer of Ownership section below)

Name: _____

(Please print legal name as listed on property tax notices)

Address of Residential Property (as listed on property tax notice): _____

Application for Waiver of County-Portion of Property Taxes for Tax Year: _____

Personal Information of Property Owner

Mailing Address (if different from Property Address): _____

Telephone: _____

E-Mail: _____

The residential property was constructed in _____ [Month/Year]

OR

The residential property is being purchased by a first-time home buyer unrelated to the seller and the closing is scheduled for _____ [Month/Year]

The residential property will be/is:

- Owner Occupied
- Rented long-term (more than 30 days to same party)

For Properties Being Rented Long-Term

Personal Information of Renter

Mailing Address (if different from Property Address): _____

Telephone: _____

E-Mail: _____

Term of Lease: From _____ to _____

A) To qualify for this incentive, the property owner must rent to individuals whose household annual income falls at 100% or less of the Area Median Income (AMI) level. Please provide with the application copies of the tenant's last two years' tax returns (for New Application) or the most recently filed tax return (for Renewal Applications).

B) To qualify for this incentive, the property owner must rent to individuals who are employed and work at least 30 hours per week within the Archuleta County boundaries. Please provide with the application copies of the tenant's last six pay stubs.

Transfer of Ownership

This Property Tax Incentive program allows for a one-time transfer of ownership.

Former Owner Name: _____

Date of Transfer: _____

Certification

I hereby certify to the following:

- a) For New Applications (New Construction) -- I understand that this incentive applies to homes constructed after September 21, 2021.
- b) For New Applications (Already Built Home Purchased After September 21, 2021) – I am a first-time home buyer and will be purchasing and occupying this residence full-time or will be renting it on a long-term lease.
- c) I understand that this incentive applies to appraised market values up to \$400,000.

- d) I understand that this incentive is a waiver of the county-portion of my property taxes only and that payment for the other taxing authorities must be current with no amounts outstanding.
- e) I understand that the maximum amount allowed is \$600.00 per year.
- f) I understand that New Applications may be submitted until December 31, 2026 and Renewal Applications can be submitted annually for four years after the initial application (for a total of five years of tax incentive).

Signature: _____

Date: _____

Documentation to be submitted with Application:

- Evidence that the annual income for the household falls at 100% or less of the Area Median Income (AMI) level (i.e., tax return from prior two years) (for New Applications) or most recent tax return (for Renewal Applications).
- Evidence of employment within Archuleta County for no less than 30 hours per week (include the six most recent paystubs).

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 Application Received by: _____ Date: _____

Reviewed and Approved by:

Assessor's Office: By: _____ Approved? Yes No Date: _____

Appraised Market Value: \$_____

County Manager: _____ Approved? Yes No Date: _____