

**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**DAVID CAPRA,**

v.

Respondent:

**ARAPAHOE COUNTY BOARD OF  
EQUALIZATION.**

Attorney or Party Without Attorney for the Petitioner:

Name: Howard Licht  
Licht & Company, Inc.  
Address: 250 Bryant Street  
Denver, CO 80219  
Phone Number:  
E-mail:  
Attorney Registration No.:

Docket Number: 37911

**ORDER (On Stipulation)**

**THE PARTIES TO THIS ACTION** entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. Subject property is described as follows:

50 E. Chenango Avenue, Englewood, CO – County Schedule No. 2077-10-4-22-043

2. Petitioner is protesting the 1999 actual value of the subject property.

3. The parties agreed that the 1999 actual value of the subject property should be reduced to:

Land	\$345,800.00
Improvement	<u>\$284,700.00</u>
Total	\$630,500.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 1999 actual value of the subject property, as set forth above.

The Arapahoe County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 17<sup>th</sup> day of October, 2001.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on the record

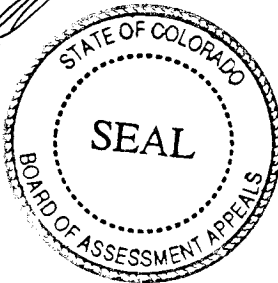
October 16, 2001

Karen E. Hart  
Karen E. Hart

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

Mark R. Linné  
Mark R. Linné

Penny S. Bunnell  
Penny S. Bunnell



Docket Number 37911

**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 37911**

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**STIPULATION AND ORDER (As To Tax Year 1999 Actual Value)**

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**DAVID CAPRA,**

Petitioner,

vs.

**ARAPAHOE COUNTY BOARD OF EQUALIZATION,**

Respondent.

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THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as special purpose and described as follows:

50 E. Chenango Ave.; Schedule Number: 2077-10-4-22-043A; Abatement


A brief narrative as to why the reduction was made: Analyzed market, cost and income information.

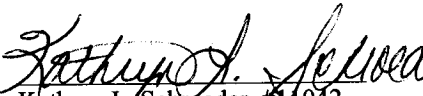
The parties have agreed that the 1999 actual value of the subject property should be reduced as follows:

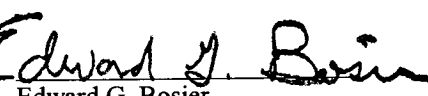
ORIGINAL VALUE		NEW VALUE (1999)	
Land	\$ 345,800	Land	\$ 345,800
Improvements	\$ 344,200	Improvements	\$ 284,700
Personal	\$ _____	Personal	\$ _____
Total	\$ 690,000	Total	\$ 630,500

The Board concurs with the Stipulation.

DATED this 2nd day of October 2001.

  
Howard Licht  
Licht & Co.  
250 Bryant Street  
Denver, CO 80219

  
Kathryn L. Schroeder, #M042  
Attorney for Respondent  
Arapahoe County Bd. of Equalization  
5334 South Prince Street  
Littleton, CO 80166  
(303) 795-4639

  
Edward G. Bosier  
Arapahoe County Assessor  
5334 South Prince Street  
Littleton, CO 80166  
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