

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>BLOSSOM ENTERPRISES LLC,</p> <p>v.</p> <p>Respondent:</p> <p>DENVER COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Greg Evans Bridge & Associates</p> <p>Address: 820 Simms Street, #12 Golden, CO 80401-4472</p> <p>Phone Number: 303-573-7000</p>	<p>Docket Number: 42546</p>
<p>ORDER ON STIPULATION</p>	

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:

County Schedule No.: 05054-20-020-000

Category: Valuation Property Type: Commercial
2. Petitioner is protesting the 2003 actual value of the subject property.

3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Land	\$133,600.00
Improvements	<u>\$537,200.00</u>
Total	\$670,800.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

The Denver County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 31st day of January, 2004.

This decision was put on the record

January 30, 2004

BOARD OF ASSESSMENT APPEALS

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

Debra A Baumbach

Debra A. Baumbach

Mary J. Helfer
Mary J. Helfer



BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 42546 Schedule Number: 5054-20-020 RECEIVED 04 JAN 29 PM 12: 38 STATE OF COLORADO BOARD OF ASSESSMENT APPEALS
Petitioner:	
BLOSSOM ENTERPRISES LLC	
v.	
Respondent:	
DENVER COUNTY BOARD OF EQUALIZATION	
Attorneys for Denver County Board of Equalization	
Cole Finegan #16853 City Attorney	
Maria Kayser #15597 Assistant City Attorney	
201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202	
Telephone: 720-913-3275	
Facsimile: 720-913-3180	
STIPULATION (AS TO TAX YEAR 2003 ACTUAL VALUE)	

Petitioner, BLOSSOM ENTERPRISES LLC, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enters into this Stipulation regarding the tax year 2003 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

 2535 W. Barberry Pl.
 Denver, Colorado

2. The subject property is classified as commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2003.

Land	\$	133,600.00
Improvements	\$	<u>611,700.00</u>
Total	\$	745,300.00

4. After appeal to the Denver County Board of Equalization, the Denver County Board of Equalization valued the subject property as follows:

Land	\$	133,600.00
Improvements	\$	<u>611,700.00</u>
Total	\$	745,300.00

5. After further review and negotiation, the Petitioner and Denver County Board of Equalization agree to the following actual value for the subject property for tax year 2003.

Land	\$	133,600.00
Improvements	\$	<u>537,200.00</u>
Total	\$	670,800.00

6. The valuations, as established above, shall be binding only with respect to tax year 2003.

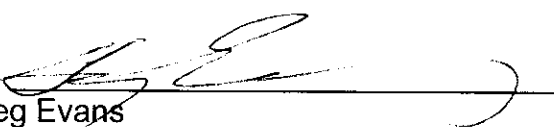
7. Brief narrative as to why the reduction was made:

A 10% discount for functional obsolescence was applied after a field inspection was performed on the subject property.

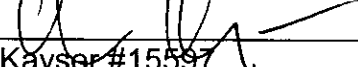
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 26, 2004 at 1:00 p.m. be vacated.

DATED this 27 day of January, 2004.

Agent for Petitioner

By: 
Greg Evans
Bridge & Associates
PO Box 280367
Lakewood, CO 80228

Denver County Board of Equalization

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