

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>ROLLING HILLS APARTMENT ASSOCIATION, LLC,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DOUGLAS COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Matthew W. Poling Deloitte &amp; Touche</p> <p>Address: 555 17<sup>th</sup> Street, Ste. 3600 Denver, CO 80202</p> <p>Phone Number: 303.308.2191</p>	<p><b>Docket Number: 43695</b></p>
<p><b>ORDER ON STIPULATION</b></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.: R0339273**

**Category: Valuation      Property Type: Residential**
2. Petitioner is protesting the 2004 actual value of the subject property.

3. The parties agreed that the 2004 actual value of the subject property should be reduced to:

Land:	\$ 2,841,035.00
Improvements:	<u>\$ 9,158,965.00</u>
Total:	\$12,000,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2004 actual value of the subject property, as set forth above.

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

**DATED/MAILED** this 23<sup>rd</sup> day of December, 2004.

This decision was put on the record

December 22, 2004

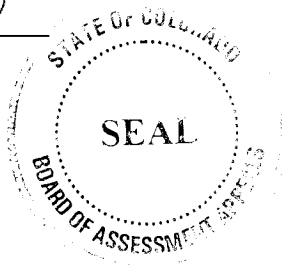
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

**BOARD OF ASSESSMENT APPEALS**

Karen E Hart  
Karen E. Hart

Debra A Baumbach  
Debra A. Baumbach

Keela K. Steele  
Keela K. Steele



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

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**ROLLING HILLS APARTMENT ASSOC., LLC,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
EQUALIZATION.**

Attorney for Respondent:

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Douglas County, Colorado  
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Atty. Reg. #: 30037

Docket Number: **43695**

Schedule No.: **R0339273**

DEF 21 PM 12:10  
DOUGLAS COUNTY BOARD OF APPEALS

**STIPULATION (As to Tax Year 2004 Actual Value)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2004 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

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

Most of Site 1, Rolling Hills Amended NE1/2, NE 1/4 13-8-67, 18.117 AM/L

2. The subject property is classified as Residential property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2004:

Land	\$ 2,841,035
Improvements	\$11,108,965
Total	\$13,950,000

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

Land	\$ 2,841,035
Improvements	\$11,108,965
Total	\$13,950,000

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2004 actual value for the subject property:

Land	\$ 2,841,035
Improvements	\$ 9,158,965
Total	\$12,000,000

6. The valuations, as established above, shall be binding only with respect to tax year 2004.

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

Further review of comparable sales supported a lower valuation.

8. A hearing has not been scheduled before the Board of Assessment Appeals.

DATED this 20<sup>th</sup> day of December, 2004.



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303-308-2191  
**Docket Number 43695**



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