

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 44099
Petitioner: ASCENT POINT DEVELOPMENT LLC, v. Respondent: DOUGLAS COUNTY BOARD OF EQUALIZATION.	
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:

County Schedule No.: R0423541+13

Category: Valuation Property Type: Vacant Land
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:

Total Value: \$3,648,542

(Reference Attached Stipulation)
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 AND MAILED this 23rd day of August 2006.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

August 22, 2006

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

Keela Steele

Keela Steele



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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

ASCENT POINT DEVELOPMENT, LLC,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Attorney for Respondent:

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STATE OF COLORADO
COUNTY OF DOUGLAS

Docket Number: **44099**

Schedule Nos.:
R0423541+13

STIPULATION (As to Tax Year 2004 Actual Values)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2004 valuations of the subject properties, 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 properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as 2004 property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2004.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2004 actual values of the subject properties, as also shown on Attachment A.

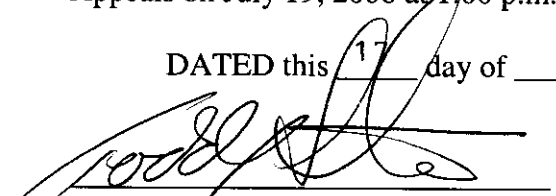
6. The valuations, as established on Attachment A, shall be binding only with respect to tax year 2004.

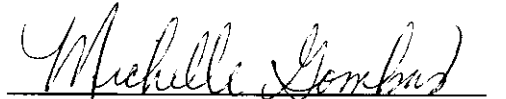
7. Brief Narrative as to why the reductions were made:

Further review of market sales information on comparable properties indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 19, 2006 at 1:00 p.m. be vacated.

DATED this 17 day of August, 2006.


TODD J. STEVENS
Agent for Petitioner
Stevens & Associates Cost Reduction
Specialists, Inc.
640 Plaza Drive, Suite 290
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303-347-1878


MICHELLE B. GOMBAS, #30037
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for Respondent DOUGLAS COUNTY
BOARD OF EQUALIZATION
100 Third Street
Castle Rock, CO 80104
303-660-7414

Docket Number 44099

PARCEL #	ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
R0423541	\$555,609	\$555,609	\$382,466
R0423543	\$678,569	\$678,569	\$577,179
R0423544	\$404,079	\$404,079	\$293,560
R0431731	\$221,878	\$221,878	\$152,852
R0431737	\$177,869	\$177,869	\$122,534
R0431742	\$475,431	\$475,431	\$303,596
R0431745	\$273,222	\$273,222	\$167,453
R0431747	\$271,388	\$271,388	\$166,330
R0431750	\$194,372	\$194,372	\$133,903
R0431751	\$194,372	\$194,372	\$133,903
R0431752	\$271,388	\$271,388	\$166,330
R0431755	\$262,219	\$262,219	\$160,710
R0434880	\$298,795	\$298,795	\$253,876
R0448365	\$744,842	\$744,842	\$633,850