

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 44998
Petitioner: WEINGARTEN MILLER JOINT VENTURE, 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.: R0423513+2

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:

Total Value: \$8,395,000
(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2005 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 11th day of July 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record
July 10, 2007

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

Heather Wilcox

Heather Wilcox



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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

**WEINGARTEN MILLER FIEST JOINT
VENTURE,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

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Docket Number: **44998**

Schedule Nos.:
R0423513+2

2007 APR 11 11:27 AM
CLERK OF DISTRICT COURT

STIPULATION (As to Tax Year 2005 Actual Values)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2005 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 Commercial property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2005.

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 2005 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 2005.

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

Evaluation of base period data relevant to the subject properties determined that consideration of all three approaches to value as well as an equalizing of value to other, similarly situated properties warranted a reduction in value.

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

DATED this 13 day of June, 2007.



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Docket Number 44998

PARCEL #		ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
R0423513	Land	\$1,785,612	\$1,785,612	\$1,785,612
	Improvements	\$2,470,177	\$2,470,177	\$2,380,388
	Total	\$4,255,789	\$4,255,789	\$4,166,000
R0423515	Land	\$2,155,000	\$2,155,000	\$2,155,000
	Improvements	\$1,251,233	\$1,251,233	\$1,179,000
	Total	\$3,406,233	\$3,406,233	\$3,334,000
R0423519	Land	\$854,473	\$854,473	\$854,473
	Improvements	\$201,477	\$201,477	\$40,527
	Total	\$1,055,950	\$1,055,950	\$895,000