

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 45770
Petitioner: ARBEIT LLC, v. Respondent: DENVER 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.: 02275-00-092-000
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: \$2,300,000
 (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 Denver County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 4th day of December 2006.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

December 1, 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

Heather Wilcox

Heather Wilcox



BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203		20061130 11:39 AM Docket Numbers: 45770 46783 Schedule Number: 2275-00-092
Petitioner: ARBEIT, LLC		
v. Respondent:		
DENVER COUNTY BOARD OF EQUALIZATION Attorneys for Denver County Board of Equalization Cole Finegan #16853 City Attorney Max Taylor #35403 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180		
STIPULATION (AS TO TAX YEARS 2005 & 2006 ACTUAL VALUE)		

Petitioner, ARBEIT LLC, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enters into this Stipulation regarding the tax years 2005 and 2006 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:
 2900 Brighton BV
 Denver, Colorado 80216
2. The subject property is classified as warehouse property.

3. The County Assessor originally assigned the following actual value on the subject property for tax years 2005 and 2006.

		<u>2005</u>	<u>2006</u>
Land	\$	1,059,400.00	1,059,400
Improvements	\$	1,301,500.00	1,301,500
Total	\$	2,360,900.00	2,360,900

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

Land	\$	1,059,400.00
Improvements	\$	1,301,500.00
Total	\$	2,360,900.00

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 years 2005 and 2006.

Land	\$	1,059,400.00
Improvements	\$	1,240,600.00
Total	\$	2,300,000.00

6. The valuations, as established above, shall be binding only with respect to tax years 2005 and 2006.

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

The value of the subject property was adjusted based on the actual income that was submitted by the petitioner. This income indicates a lower value for the subject property

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals be vacated.

DATED this 22 day of November, 2006.

Agent for Petitioner

Denver County Board of Equalization

By: Barry J. Goldstein
 Barry J. Goldstein # 2218
 Sterling Equities Inc.
 950 S. Cherry Street #320
 Denver, CO 80246
 (303) 757-8865

By: Max Taylor
 Max Taylor #35403
 201 West Colfax Avenue, Dept. 1207
 Denver, CO 80202
 Telephone: 720-913-3275
 Fax: 720-913-3180
 Docket Nos: 45770 and 46783