

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 47777</b>
Petitioner: <b>ONE HOLDINGS INC.,</b>  v. Respondent: <b>ARAPAHOE COUNTY BOARD OF COMMISSIONERS.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: 1973-36-3-08-002**

**Category: Abatement      Property Type: Commercial Real**
2. Petitioner is protesting the 02-03 actual value of the subject property.
3. The parties agreed that the 02-03 actual value of the subject property should be reduced to:  

**Total Value:            \$5,194,273**

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 02-03 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 14th day of October 2008.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

October 10, 2008

*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

*Toni Rigiroszi*

Toni Rigiroszi



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 47777

STIPULATION (As To Tax Year 2002/2003 (Actual Value))

ONE HOLDINGS INC.

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF COMMISSIONERS,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2002/2003 valuation of the subject properties and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. A conference call with the petitioner and respondent has resulted in the following agreement:

Subject property is classified as COMMERCIAL and described as follows: 3190 S. Parker Rd., County Schedule Number 1973-36-3-08-002.

A brief narrative as to why the reduction was made: Analyzed Market Information.

The parties have agreed that the 2002/2003 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE (2002)	
Land	\$1,039,415	Land	\$1,039,415
Improvements	\$2,594,585	Improvements	\$1,810,585
Personal	\$0	Personal	\$0
Total	\$3,634,000	Total	\$2,850,000

  

ORIGINAL VALUE		NEW VALUE (2003)	
Land	\$1,039,415	Land	\$1,039,415
Improvements	\$1,304,585	Improvements	\$1,304,585
Personal	\$0	Personal	\$0
Total	\$2,344,000	Total	\$2,344,000

The valuation, as established above, shall be binding only with respect to the tax year 2002/2003.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

DATED this 17 day of September 2008.

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