

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 48733</b>
Petitioner: <b>MACK BRIARGATE LLC,</b>  v. Respondent: <b>EL PASO COUNTY BOARD OF EQUALIZATION.</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.: 62331-08-051+1**

**Category: Valuation      Property Type: Commercial Real**
2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:  

**Total Value:            \$26,600,000**

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

**ORDER:**

Respondent is ordered to reduce the 2007 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 3rd day of February 2009.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

February 2, 2009

*Karen E Hart*

Karen E. Hart

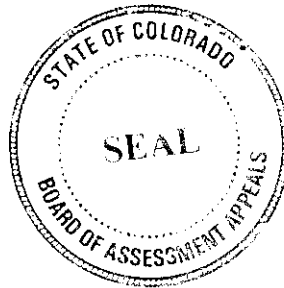
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*Debra A. Baumbach*

Debra A. Baumbach

*Toni Rigozzi*

Toni Rigozzi



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Numbers: **48733 and 50367**  
Single County Schedule Number: **62331-08-051**

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STIPULATION (As to Tax Years **2007 and 2008** Actual Value)

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**Mack Briargate, LLC**

Petitioner(s),

vs.

**EL PASO COUNTY BOARD OF EQUALIZATION,**

Respondent

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RECORDED IN BOOK 7:119

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax years 2007 and 2008 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

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

**LOT 1 BRIARGATE BUSINESS CAMPUS FIL NO 21**

2. The subject property is classified as **Commercial Office** property.

3. The County Assessor originally assigned the following actual value to the subject property for tax years **2007 and 2008:**

Land:	<b>\$ 2,428,382.00</b>
Improvements:	<b>\$16,357,317.00</b>
Total:	<b>\$18,785,699.00</b>

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

Land:	<b>\$ 2,428,382.00</b>
Improvements:	<b>\$16,357,317.00</b>
Total:	<b>\$18,785,699.00</b>

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax years **2007 and 2008** actual value for the subject property:

Land:	<b>\$ 2,428,382.00</b>
Improvements:	<b>\$12,771,618.00</b>
Total:	<b>\$15,200,000.00</b>


6. The valuation, as established above, shall be binding only with respect to tax years **2007 and 2008**.

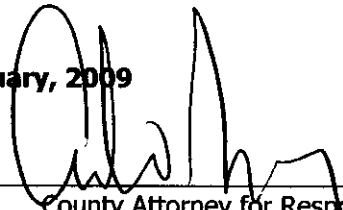
7. Brief narrative as to why the reduction was made:

**The owner's actual income was supplied, ultimately supporting a reduction.**

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **February 11, 2009 at 8:30 AM** be vacated; or, \_\_\_ (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this **27th** day of **January, 2009**

x.   
\_\_\_\_\_  
Petitioner(s)  
By: **Thomson Property Tax Services**  
**Matthew W. Poling**

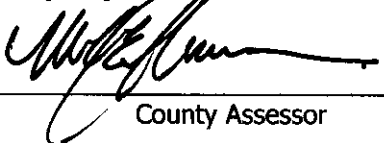
  
\_\_\_\_\_  
County Attorney for Respondent,  
Board of Equalization

Address: **1125 17<sup>th</sup> Street, Suite 1575**  
**Denver, CO 80202**

Address: **27 East Vermijo**  
**Colorado Springs, CO 80903**

Telephone:

Telephone: **(719) 520-6485**

  
\_\_\_\_\_  
County Assessor

Address: **27 East Vermijo**  
**Colorado Springs, CO 80903**

Telephone: **(719) 520-6605**

Docket Numbers: **48733 and 50367**  
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**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Numbers: **48733 and 50367**  
Single County Schedule Number: **62331-08-052**

2008-08-11 11:19

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STIPULATION (As to Tax Year **2007 and 2008** Actual Value)

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**Mack Briargate, LLC**

Petitioner(s),

vs.

**EL PASO COUNTY BOARD OF EQUALIZATION,**

Respondent

---

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2007 and 2008** valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

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

**LOT 2 BRIARGATE BUSINESS CAMPUS FIL NO 21**

2. The subject property is classified as **Commercial Office** property.

3. The County Assessor originally assigned the following actual value to the subject property for tax years **2007 and 2008**:

Land:	<b>\$ 2,161,966.00</b>
Improvements:	<b>\$11,491,784.00</b>
Total:	<b>\$13,653,750.00</b>

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

Land:	<b>\$ 2,161,966.00</b>
Improvements:	<b>\$11,491,784.00</b>
Total:	<b>\$13,653,750.00</b>

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year **2007 and 2008** actual value for the subject property:

Land:	<b>\$ 2,161,966.00</b>
Improvements:	<b>\$ 9,238,034.00</b>
Total:	<b>\$11,400,000.00</b>


6. The valuation, as established above, shall be binding only with respect to tax years **2007 and 2008**.

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

**The owner's actual income was supplied, ultimately supporting a reduction.**

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **February 11, 2009 at 8:30 AM** be vacated; or, \_\_\_ (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 27<sup>th</sup> day of **January, 2009**

x   
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Petitioner(s)  
By: **Thomson Property Tax Services**  
**Matthew W. Poling**

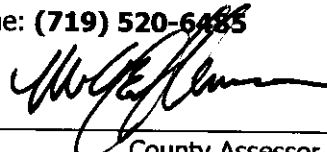
  
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