

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 50828</b>
Petitioner: <b>REGGIE GROTEWIEL ,</b>  v. Respondent: <b>DENVER 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.: 02254-12-004-000**

**Category: Abatement      Property Type: Residential**
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:            \$169,000**

(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 Denver County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 9th day of March 2010.



**BOARD OF ASSESSMENT APPEALS**

*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.

*Melissa Nord*

Melissa Nord

*Debra A Baumbach*

Debra A. Baumbach

<b>BOARD OF ASSESSMENT APPEALS</b> <b>STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number:  50828  Schedule Number:  02254-12-004-000  2010 FEB -5 PM 12:51
Petitioner:	
<b>REGGIE GROTEWIEL</b>  v.	
Respondent:	
<b>DENVER COUNTY BOARD OF COMMISSIONERS</b>	
Attorneys for Denver County Board of Commissioners	
City Attorney	
Charles T. Solomon #26873 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
<b>STIPULATION (AS TO TAX YEAR 2007 ACTUAL VALUE)</b>	

Petitioner, REGGIE GROTEWIEL, and Respondent, DENVER COUNTY BOARD OF COMMISSIONERS, hereby enters into this Stipulation regarding the tax year 2007 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:  
  
 Lot 14 Block 9 Clayton Park Add:  
  
 3025 Monroe Street  
 Denver, Colorado 80205
  
2. The subject property is classified as Single Family Residential.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2007.

Land	\$	44,600.00
Improvements	\$	<u>190,300.00</u>
Total	\$	234,900.00

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

Land	\$	44,600.00
Improvements	\$	<u>190,300.00</u>
Total	\$	234,900.00

5. After further review and negotiation, the Petitioner and Denver County Board of Commissioners agree to the following actual value for the subject property for tax year 2007.

Land	\$	44,600.00
Improvements	\$	<u>124,400.00</u>
Total	\$	169,000.00

6. The valuations, as established above, shall be binding only with respect to tax year 2007.

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

The subject property is a single family home located in the Skyland neighborhood. A complete interior inspection of the subject was performed February 11, 2010. An analysis was made of the existing condition of the property and all prior information available for the subject property.

The petitioner's comparable sales and additional comparable sales selected by the assessor's office were reviewed. After analyzing these sales and considering the subject's specific location and property characteristics, the recommended value for the subject property is \$169,000.

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8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

DATED this 22 day of February, 2010.

Agent/Attorney/Petitioner

Denver County Board of Commissioners

By:   
Reggie Grotewiel  
3025 Monroe Street  
Denver, CO 80205  
720-363-3211

By:   
Charles T. Solomon #26873  
201 West Colfax Avenue, Dept. 1207  
Denver, CO 80202  
Telephone: 720-913-3275  
Fax: 720-913-3180  
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