

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 53429
Petitioner: NORTH END LLC, v. Respondent: EL PASO 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.: 62290-13-002
Category: Valuation Property Type: Industrial

- 2. Petitioner is protesting the 2009 actual value of the subject property.

- 3. The parties agreed that the 2009 actual value of the subject property should be reduced to:

Total Value: \$2,500,000
(Reference Attached Stipulation)

- 4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2009 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 15th day of June 2010.

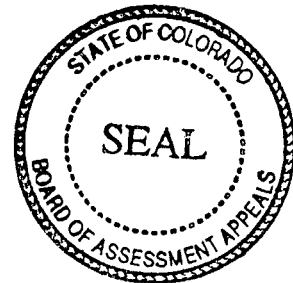
BOARD OF ASSESSMENT APPEALS

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.

Cara McKeller
Cara McKeller

Debra A. Baumbach
Debra A. Baumbach



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

2010 JUN 15 11:03

Docket Number: **63429**
Single County Schedule Number: **62290-13-002**

STIPULATION (As to Tax Year **2009** Actual Value)

North End LLC

Petitioner(s),

vs.

EL PASO COUNTY BOARD OF EQUALIZATION,

Respondent

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2009** 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 TROPICAL SUN IMPORTS COLO SPGS CO

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

3. The County Assessor originally assigned the following actual value to the subject property for tax year **2009**:

Land:	\$ 921,947.00
Improvements:	\$2,383,053.00
Total:	\$3,305,000.00

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

Land:	\$ 921,947.00
Improvements:	\$2,383,053.00
Total:	\$3,305,000.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year **2009** actual value for the subject property:

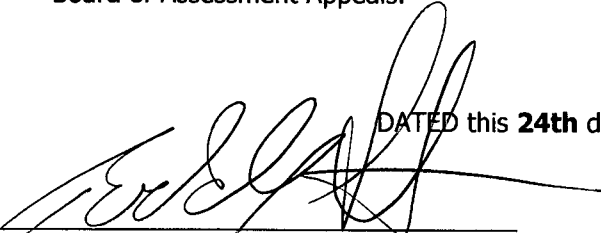
Land:	\$ 921,947.00
Improvements:	\$1,578,053.00
Total:	\$2,500,000.00

6. The valuation, as established above, shall be binding only with respect to tax year **2009**.

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

Income and expenses support an adjustment

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **June 29, 2010 at 8:30 AM** be vacated; or, ___ (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

x 

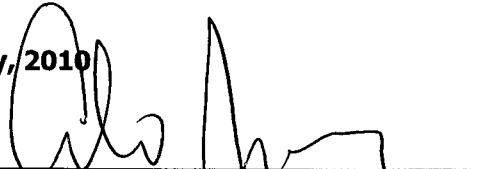
Petitioner(s)

By: **Stevens & Associates Inc**
Todd J Stevens, agent

Address: **9800 Mt Pyramid Ct Ste 220**
Englewood, CO 80112

Telephone: **303-347-1878**

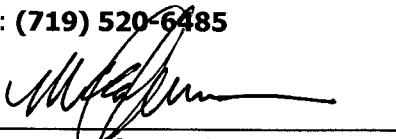
DATED this **24th** day of **May, 2010**



County Attorney for Respondent,
Board of Equalization

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

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


County Assessor

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

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

Docket Number: **53429**
StipCnty.mst