

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 55364</b>
Petitioner: <b>DAVID REZA ,</b>  v. Respondent: <b>DOUGLAS 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.: R0294782+2**

**Category: Abatement      Property Type: Vacant Land**

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:            \$906,123**  
(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 Douglas County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 22nd day of August 2011.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
Diane M. DeVries

*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

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

*CM*

\_\_\_\_\_  
Cara McKeller



**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

STATE OF COLORADO  
BD OF ASSESSMENT APPEALS

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Petitioner:

**DAVID REZA,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
COMMISSIONERS.**

Docket Number: **55364**

Schedule No.: **R0294782+2**

Attorney for Respondent:

Robert D. Clark, Reg. No. 8103  
Michelle B. Whisler, Reg. No. 30037  
Senior Assistant County Attorney  
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**STIPULATION (As to Abatement/Refund for Tax Year 2009)**

Petitioner and Respondent, hereby enter into this Stipulation regarding the tax year 2009 valuation of the subject properties, and jointly move the Board of Assessment Appeals to enter its Order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as Commercial property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2009.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Commissioners.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2009 actual values of the subject properties, as also shown on Attachment A.

6. The valuations, as established on Attachment A, shall be binding only with respect to tax years 2009.

7. Brief Narrative as to why the reductions were made:

Further review and correction of various attributes impacting the subject property warranted a reduction in value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on August 4, 2011 at 8:30 a.m. be vacated.

DATED this 10th day of August, 2011.

8/5/11 JAL  
JASON LETMAN  
Agent for Petitioner  
Consultus Asset Valuation  
69 Inverness Lane East, #205  
Englewood, CO 80112  
303-770-2420

[Signature]  
ROBERT D. CLARK, #8103  
MICHELLE B. WHISLER, #30037  
Senior Assistant County Attorney  
for Respondent DOUGLAS COUNTY  
BOARD OF COMMISSIONERS  
100 Third Street  
Castle Rock, CO 80104  
(303) 660-7414

Docket Number 55364

gah

PARCEL #		ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
R0294782	Land	\$210,722	\$210,722	\$187,308
	Improvements	\$16,297	\$16,297	\$16,297
	Total Value	\$227,019	\$227,019	\$203,605
R0353725	Land	\$361,873	\$361,873	\$321,664
R0355047	Land	\$394,196	\$394,196	\$350,397
	Improvements	\$30,457	\$30,457	\$30,457
	Total Value	\$424,653	\$424,653	\$380,854