

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 58129
Petitioner: A & A ENTERPRISES OF ALAMOSA INC., v. Respondent: ALAMOSA 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.: 541305003005

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2011 actual value of the subject property.
3. The parties agreed that the 2011 actual value of the subject property should be reduced to:

Total Value: \$4,040,000
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2011 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 7th day of February 2012.

BOARD OF ASSESSMENT APPEALS

Diane M DeVries

Diane M. DeVries

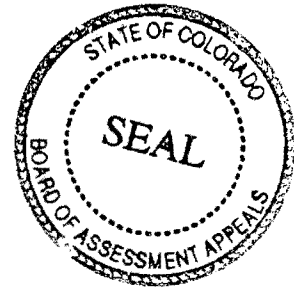
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

CM

Cara McKeller



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

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ASSESSMENT APPEALS

Docket Number: 58129
Single County Schedule Number: 541305003005

STIPULATION (As to Abatement/Refund for Tax Year 2011)

A&A Enterprise of Alamosa, Inc.

Petitioner,

vs.

Alamosa COUNTY BOARD OF COMMISSIONERS,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2011 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:

2. The subject property is classified as Commercial (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2011:

Land	\$	<u>239,733</u>	.00
Improvements	\$	<u>7,087,509</u>	.00
Total	\$	<u>7,327,242</u>	.00

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

Land	\$	<u>239,733</u>	.00
Improvements	\$	<u>3,960,158</u>	.00
Total	\$	<u>4,199,891</u>	.00

5. After further review and negotiation, Petitioner(s) and County Board of Commissioners agree to the following tax year 2011 actual value for the subject property:

Land	\$	<u>239,733</u>	.00
Improvements	\$	<u>3,800,267</u>	.00
Total	\$	<u>4,040,000</u>	.00

6. The valuation, as established above, shall be binding only with respect to tax year 2011.

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

Owner's agent argued that the cost approach should be used on this new improvement. After reviewing actual cost data we have agreed to a settlement value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 21 2012 (date) at X (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 24 day of January, 2012

Thomas E. Downey
Petitioner(s) or Agent or Attorney

[Signature]
County Attorney for Respondent,
Board of Commissioners

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[Signature]
County Assessor

Address:
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402 Edison Avenue
Alamosa, CO 81101
Telephone: 719-589-6365

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