

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 65036
Petitioner: GCCGC 2002-C1 CLINTON COURT LLC, v. Respondent: ARAPAHOE 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.: 2075-27-2-10-006+1

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2014 actual value of the subject property.
3. The parties agreed that the 2014 actual value of the subject property should be reduced to:

Total Value: \$4,560,000

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

ORDER:

Respondent is ordered to reduce the 2014 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 3rd day of March 2015.

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.

Cara McKeller

Cara McKeller



STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 65036
STIPULATION as To Tax Years 2014 Actual Value

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
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GCCGC 2002-C1 CLINTON COURT LLC,

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax year(s) 2014 valuation of the property listed in this Petition and jointly move the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as **COMMERCIAL** and described as follows: **6860 South Clinton Court and 6880 South Clinton Court**; County Schedule Numbers: **2075-27-2-10-008 and 2075-27-2-10-006**.

A brief narrative as to why the reduction was made: Analyzed income information.


The parties have agreed that the 2014 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE	
2075-27-2-10-008		No Change	
Land	\$819,490	Land	\$819,490
Improvements	\$2,339,510	Improvements	\$2,339,510
Personal		Personal	
Total	\$3,159,000	Total	\$3,159,000
ORIGINAL VALUE		NEW VALUE	
2075-27-2-10-006		2014	
Land	\$778,210	Land	\$778,210
Improvements	\$2,819,790	Improvements	\$622,790
Personal		Personal	
Total	\$3,598,000	Total	\$1,401,000
TOTAL	\$5,459,000		\$4,560,000

The valuation, as established above, shall be binding only with respect to the tax years 2014. This valuation, as established above, is for purposes of settlement only and does not reflect an appraised value.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled. Petitioners agree to waive the right to any further appeal for the assessment year covered by this Stipulation.

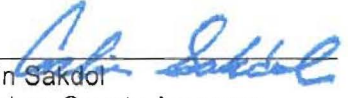
DATED the 29th day of January 2015.

 #1685

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Corbin Sakdol
Arapahoe County Assessor
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