

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 65193
Petitioner: BROADSTONE RANCH ASSOC. LLC, v. Respondent: ADAMS 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.: R0032085+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: \$21,613,860

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

DATED AND MAILED this 30th day of January 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



Greystar Canyon Reserve at the Ranch

BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	STATE OF COLORADO BO OF ASSESSMENT APPEALS 2015 JAN 16 AM 9:11
Petitioner: BROADSTONE RANCH ASSOC., LLC	▲ COURT USE ONLY ▲ Docket Number: 65193 Multiple County Account Numbers: (As set forth in Attachment A)
Respondent: ADAMS COUNTY BOARD OF EQUALIZATION.	
Kerri Booth, #42562 Assistant Adams County Attorney 4430 S. Adams County Parkway 5 th Floor, Suite C5000B Brighton, CO 80601 Telephone: 720-523-6116 Fax: 720-523-6114	
STIPULATION (As to Tax Year 2014 Actual Value)	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2014 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

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 Attachment A to this Stipulation.
2. The subject properties are classified as residential multi-unit properties.
3. Attachment A reflects the actual values of the subject properties, as assigned by the Adams County Board of Equalization for tax year 2014.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2014 actual values of the subject properties, as shown on Attachment A.


Total 2014 Proposed Value: \$21,613,860
(Referenced in Attachment A)

5. The valuations, as established on Attachment A, shall be binding with respect to only tax year 2014.

6. Brief narrative as to why the reductions were made: After further review of the market, along with the rent roll for the subject property, the value was adjusted.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on January 9, 2015 be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

Dated this 5th day of January, 2015.



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Docket Number: 65193

ATTACHMENT A

Account Number: R0032085

Original Value:

Land:	\$1,300,352
Improvements:	\$9,699,648
Total:	\$11,000,000

Stipulated Value:

Land:	\$1,300,352
Improvements:	\$9,632,422
Total:	\$10,932,774

Account Number: R0032086

Original Value:

Land:	\$1,033,240
Improvements:	\$9,716,760
Total:	\$10,750,000

Stipulated Value:

Land:	\$1,033,240
Improvements:	\$9,647,846
Total:	\$10,681,086

TOTAL NEW VALUE OF ACCOUNTS = \$21,613,860