

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 65636
Petitioner: WEINGARTEN/MILLER/THORNCREEK II, LLC, v. Respondent: ADAMS COUNTY BOARD OF COMMISSIONERS.	
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.: R0141062+1

Category: Abatement Property Type: Commercial Real
2. Petitioner is protesting the 2013 actual value of the subject property.
3. The parties agreed that the 2013 actual value of the subject property should be reduced to:

Total Value: \$1,491,900

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

ORDER:

Respondent is ordered to reduce the 2013 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 21st day of April 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.

CM

Cara McKeller



BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	<div style="text-align: right; color: blue;"> STATE OF COLORADO BOARD OF ASSESSMENT APPEALS 2015 APR 14 AM 10:35 </div> <p style="text-align: center;">▲ COURT USE ONLY ▲</p> <hr/> Docket Number: 65636 Multiple County Account Numbers: (As set forth in Attachment A)
Petitioner: WEINGARTEN/MILLER/THORNCREEK II, LLC	
Respondent: ADAMS COUNTY BOARD OF COMMISSIONERS	
STIPULATION (As to Tax Year 2013 Actual Value)	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2013 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 commercial properties.
3. Attachment A reflects the actual values of the subject properties, as assigned by the Adams County Board of Commissioners for tax year 2013.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2013 actual values of the subject properties, as shown on Attachment A.

Total 2013 Proposed Value: \$1,491,900
(Referenced in Attachment A)

5. The valuations, as established on Attachment A, shall be binding with respect to only tax year 2013.

6. Brief narrative as to why the reductions were made: adjusted to market value.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 20, 2015 be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

DATED this 3rd day of April, 2015.


Kendra L. Goldstein, Esq.
Sterling Property Tax Specialists, Inc.
950 S. Cherry Street, Suite 320
Denver, CO 80246
Telephone: 303-757-8865


Kerri A. Booth, #42562
Assistant Adams County Attorney
4430 S. Adams County Parkway
Suite C5000B
Brighton, CO 80601
Telephone: 720-523-6116

Docket Number: 65636

ATTACHMENT A

Account Number: R0144990

Original Value:	
Land:	\$763,626
Improvements:	\$397,000
Total:	\$1,160,626
Value after BOE:	
Land:	\$763,626
Improvements:	\$397,000
Total:	\$1,160,626
Stipulated Value:	
Land:	\$360,100
Improvements:	\$397,000
Total:	\$757,100

Account Number: R0141062

Original Value:	
Land:	\$557,796
Improvements:	\$353,971
Total:	\$911,767
Value after BOE:	
Land:	\$557,796
Improvements:	\$353,971
Total:	\$911,767
Stipulated Value:	
Land:	\$557,796
Improvements:	\$177,004
Total:	\$734,800

TOTAL NEW VALUE OF ACCOUNTS = \$1,491,900