

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 66526</b>
Petitioner: <b>THOMPSON VALLEY STATION LLC -</b> v. Respondent: <b>LARIMER COUNTY BOARD OF EQUALIZATION</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.: R1589607**

**Category: Valuation**

**Property Type: Commercial**

2. Petitioner is protesting the 2015 actual value of the subject property.

3. The parties agreed that the 2015 actual value of the subject property should be reduced to:

**Total Value: \$18,500,000**

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2015 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 3rd day of March 2016.

**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

*G. Katardzic*

\_\_\_\_\_  
Gordana Katardzic



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

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BD OF ASSESSMENT APPEALS

2016 FEB 26 AM 10:09

Docket Number(s): 66526  
County Schedule Number : R1589607

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**STIPULATION (As To Tax Year 2015 Actual Value)**

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THOMPSON VALLEY STATION LLC  
vs.  
LARIMER COUNTY BOARD OF EQUALIZATION,  
Respondent

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Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2015 tax year valuation of the subject property. Petitioner(s) and Respondent jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

**The Petitioner(s) and Respondent agree and stipulate as follows:**

1. The property subject to this Stipulation is described as:  
Legal: TRACT G, THOMPSON VALLEY 1ST, LOV
2. The subject property is classified as a Commercial property.
3. The County Assessor originally assigned the following actual value to the subject property:

Land	\$	2,864,700
Improvements	\$	<u>16,885,300</u>
Total	\$	<u>19,750,000</u>

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

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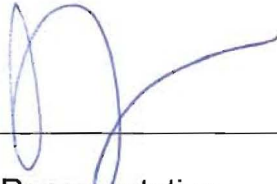
Land	\$	2,864,700
Improvements	\$	<u>16,885,300</u>
Total	\$	<u>19,750,000</u>

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2015.

Land	\$	2,864,700
Improvements	\$	15,635,300
Total	\$	<u>18,500,000</u>

6. The valuations, as established above, shall be binding only with respect to tax year 2015.
7. Brief narrative as to why the reduction was made: After review of the income approach to value, the value was reduced to \$18,500,000 for 2015.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 25, 2016 be vacated.

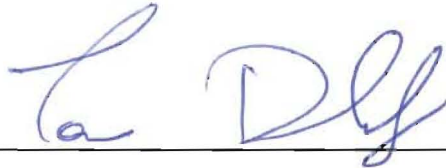
**DATED** this 26th day of January 2016



Ian James  
Petitioner(s) Representative

Address:

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5251 DTC Parkway, Suite 1045  
Greenfield Village, CO 80111  
(720)524-0022

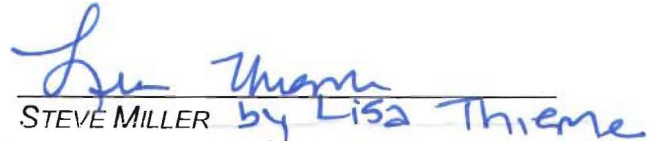


TOM DONNELLY CHAIR OF THE  
LARIMER COUNTY BOARD OF EQUALIZATION

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Deputy

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