BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number:	66677	
Petitioner:			
WARD 5974 MARION DRIVE LLC -			
v.			
Respondent:			
ADAMS COUNTY BOARD OF COUNTY 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.: R0125478				
	Category: Abatement	Property Type:	Commercial		
2.	Petitioner is protesting the 2014 actual value	ie of the subject prope	erty.		

3. The parties agreed that the 2014 actual value of the subject property should be reduced to:

Total Value:\$575,000(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 Adams County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 10th day of June 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries Dure a Baumbach

Diane M. DeVries

Debra A. Baumbach

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of Assessment Appeals.

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

Gordana Katardzic



	STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	2016 JUN - 9 AM 9: 19
Petitioner: WARD 5974 MARION DRIVE LLC	
Respondent: ADAMS COUNTY BOARD OF COMMISSIONERS	▲ COURT USE ONLY ▲ Docket Number: 66677
Kerri A. 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	County Schedule Number: R0125478

STIPULATION (As to Abatement/Refund for Tax Year 2014)

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(s) and Respondent agree and stipulate as follows:

 The property subject to this Stipulation is described as: 5974 Marion Drive, Denver, CO 80216

2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2014:

Land	225,423
Improvements	862,800
Total	1,088,223

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

Land	225,423
Improvements	644,679
Total	870,102

5. After further review and negotiation, Petitioner and County Board of Commissioners agree to the following tax year 2014 actual value for the subject property:

Land	225,423
Improvements	349,577
Total	575,000

6. Both parties stipulate and agree that the valuation as established above is binding with respect to tax year 2014 and that further adjustment, whether brought under legal or factual grounds, shall be precluded.

7. Brief narrative as to why the reduction was made: Condition and access issues were recognized in the adjusted valuation.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 11, 2016, at 8:30 a.m. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals _____ (check if appropriate).

DATED this 🗧 day of 2016.

Licht & Company Chris Barnes 9101 E. Kenyon Ave., Ste 3900 Denver, Co 80237 Telephone: 303.575.9306

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

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