

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**
1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 66700

Petitioner:

ICON NEWCO POOL 6 WEST/SOUTHWEST 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.: R0084253+1

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: \$12,762,700

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

DATED AND MAILED this 20th day of May 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 1313 Sherman Street, Room 315 Denver, CO 80203	2016 MAY 17 AM 10:29
Petitioner: ICON NEWCO POOL 6 WEST/SOUTHWEST LLC	▲ COURT USE ONLY ▲
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 2015 Actual Value)	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2015 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 Equalization for tax year 2015.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2015 actual values of the subject properties, as shown on Attachment A.

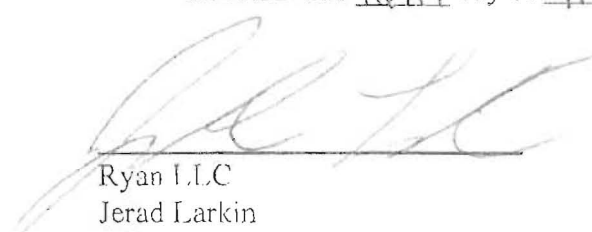
Total 2015 Proposed Value: \$12,762,700
(Referenced in Attachment A)

5. Both parties stipulate and agree that the valuations as established in Attachment A are binding with respect to tax year 2015 and that further adjustment, whether brought under legal or factual grounds, shall be precluded.

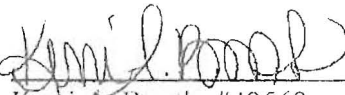
6. Brief narrative as to why the reductions were made: Lease rates from the base period support an adjustment to the assigned value. Market sales support the adjusted value.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 25, 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 11th day of May 2016.



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Telephone: 720-523-6116

Docket Number: 66700

ATTACHMENT A

2016 MAY 17 AM 10:30

Account Number: R0084253

Original Value:
Land: \$1,589,940
Improvements: \$7,841,498
Total: \$9,431,438

Value after BOE Appeal:
Land: \$1,589,940
Improvements: \$6,788,320
Total: \$8,378,260

Stipulated Value:
Land: \$1,589,940
Improvements: \$6,457,460
Total: \$8,047,400

Account Number: R0084272

Original Value:
Land: \$975,842
Improvements: \$6,120,971
Total: \$7,096,813

Value after BOE Appeal:
Land: \$975,842
Improvements: \$3,858,785
Total: \$4,834,627

Stipulated Value:
Land: \$975,842
Improvements: \$3,739,458
Total: \$4,715,300

TOTAL NEW VALUE OF ACCOUNTS = \$12,762,700