# BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

SFP - E LLC -

٧.

Respondent:

# **DOUGLAS 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.: R0481743		
	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 t		
	Total Value: \$2,300,000		
	(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 Douglas County Assessor is directed to change his/her records accordingly.

Docket Number: 66877

DATED AND MAILED this 3rd day of March 2016.

### **BOARD OF ASSESSMENT APPEALS**

Diane M. DeVries Sura a Baumbach

Diane M. DeVries

Debra A. Baumbach

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

Gordana Katardzic

of Assessment Appeals.



### STATE OF COLORADO BD OF ASSESSMENT APPEALS

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	AH 8:05
Petitioner:	
SFP E LLC	
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Respondent:	Dacket Number: 66877
DOUGLAS COUNTY BOARD OF	Schedule Na.: R0481743
EQUALIZATION.	
Attorney for Respondent:	
Meredith P. Van Horn, #42487	
Assistant County Attorney Office of the County Attorney	
Douglas County, Colorado	
100 Third Street	
Castle Rock, Colorado 80104	
Phone Number: 303-660-7414	
FAX Number: 303-688-6596	
E-mail: attorney@douglas.co.us	
STIPULATION (As to Tax Year 2015 Actu	al 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.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

Lot 1A-4 Highlands Ranch 148, 2nd Amd. 1.450 AM/L.

2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2015:

Land	\$ 568,458
Improvements	\$2,133,812
Total	\$2,702,270

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

Land	\$ 568,458
Improvements	\$2,133,812
Total	\$2,702,270

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2015 actual value for the subject property:

Land	\$ 568,458
Improvements	\$1.731.542
Total	\$2,300,000

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:

Further review of account data, physical inspection and three approaches to value indicated that a reduction in value was warranted.

8. Because 2016 is an intervening year, the parties have further agreed that the 2016 value shall also be adjusted in order to make it consistent with the 2015 value.

9. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 24, 2016 at 8:30 a.m. be vacated.

te bruny day of 2016.

**TRAVIS STUARD** Agent for Petitioner Duff & Phelps, LLC 1200 17<sup>th</sup> Street, Suite 990 Denver, CO 80202 303-749-9033 MEREDITHY. VAN HORN, #42487 Assistant County Attorney for Respondent DOUGLAS COUNTY BOARD OF EQUALIZATION 100 Third Street Castle Rock, CO 80104 303-660-7414

Docket Number 66877