BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number:	66904
Petitioner: HCP BROFIN PROPERTIES LLC -		
v.		
Respondent:		
DENVER 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:

Subject prope	erty is describ	ed as follows:	
County Sch	edule No.:	05101-27-001-000+2	
Category:	Valuation	Property Type:	Residential

- 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: \$27,140,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

1.

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

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

DATED AND MAILED this 26th day of October 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. De Vries Diane M. De Vries Dura 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



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BOARD OF ASSESSMENT APPEALS STATE OF COLORADO		
1313 Sherman Street, Room 315		
Denver, Colorado 80203		
Petitioner:		
HCP BROFIN PROPERTIES LLC		
	Docket Number:	
v.	66004	
Respondent:	66904	
	Schedule Number:	
DENVER COUNTY BOARD OF EQUALIZATION		
Attorney for Denver County Board of Equalization of the	05101-27-001-000+2	
City and County of Denver		
City Attorney		
Charles T. Solomon #26873		
Assistant City Attorney		
201 West Colfax Avenue, Dept. 1207		
Denver, Colorado 80202		
Telephone: 720-913-3275		
Email: charles.solomon@denvergov.org	······	
STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)		

Petitioner, HCP BROFIN PROPERTIES LLC, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, 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(s) and Respondent agree and stipulate as follows:

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

144 Washington St Denver, Colorado

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2. The subject property is classified as residential property.

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

-001 Land Improvements Total	() () ()	268,900.00 <u>0.00</u> 268,900.00
-002 Land Improvements Total	() () ()	268,900.00 <u>0.00</u> 268,900.00
-041 Land Improvements Total	(3) (3) (3)	3,434,900.00 <u>29,605,100.00</u> 33,040,000.00

4. After appeal to the Denver Board of Equalization of the City and County of Denver, valued the subject property as follows:

-001 Land Improvements Total	\$ \$ \$ \$ \$	268,900.00 <u>0.00</u> 268,900.00
-002 Land Improvements Total	() ()	268,900.00 <u>0.00</u> 268,900.00
-041 Land Improvements Total	\$	3,434,900.00 29,605,100.00 33,040,000.00

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

-001 Land Improvements Total	\$	268,900.00 <u>0.00</u> 268,900.00
-002 Land Improvements Total	\$	268,900.00 <u>0.00</u> 268,900.00
-041 Land Improvements Total	(\$ (\$	3,434,900.00 <u>23,167,300.00</u> 26,602,200.00

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:

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A review of the market comparables for the subject property indicated a reduction in the value of the subject property.

8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

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DATED this day of

2016.

Agent/Attorney/Petitioner

By:

Lee Schiller Weiner & Schiller, P.C. 6412 South Quebec Street Denver, CO 80237 Telephone: 303-779-5200 Email: Ischiller@wsmpc.com Denver County Board of Equalization

By:

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No: 66904