# BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

**BRIDGESTONE RETAIL OPERATIONS LLC-**

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Respondent:

DOUGLAS COUNTY BOARD OF EQUALIZATION

#### ORDER ON STIPULATION

Docket Number: 66926

**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.: R0417250

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: \$1,450,000

(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.

## DATED AND MAILED this 3rd day of May 2016.

#### **BOARD OF ASSESSMENT APPEALS**

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

of Assessment Appeals.

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Diane M. DeVries

Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO	16 APR 28 AM 11: 22
1313 Sherman Street, Room 315	
Denver, Colorado 80203	
Petitioner:	
BRIDGESTONE RETAIL OPERATIONS LLC	
v.	
Respondent:	D. L. W. L. (602)
	Docket Number: 66926
DOUGLAS COUNTY BOARD OF EQUALIZATION	Schedule No.: <b>R0417250</b>
Attorney for Respondent:	
Meredith P. Van Horn, #42487	
Assistant County Attorney	
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100 Third Street	
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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.

The Petitioner and Respondent agree and stipulate as follows:

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

Lot 1 Urwiller Business Center 0.961 AM/L

2. The subject property is classified as Commercial property.

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

Land

\$ 293,027

Improvements

\$1,266,373

Total

\$1,559,400

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

Land

\$ 293,027

Improvements

\$1,266,373

Total

\$1,559,400

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

\$ 293,027

Improvements

\$1,156,973

Total

\$1,450,000

- The valuations, as established above, shall be binding only with respect to tax year 6. 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.

- Because 2016 is an intervening year, the parties have further agreed that the 2016 8. 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 April 29, 2016 at 8:30 a.m. be vacated.

day of April

, 2016.

LEE E. SCHILLER Attorney for Petitioner

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303-779-5200

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Assistant County Attorney

for Respondent DOUGLAS COUNTY

**BOARD OF EQUALIZATION** 

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Docket Number 66926