BOARD OF ASSESSMENT APPEALS,	Docket Number:	67402
STATE OF COLORADO		
1313 Sherman Street, Room 315		
Denver, Colorado 80203		
Petitioner:		
PLATTE RIVER VALLEY, 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:

<ol> <li>Subject property is described as fo</li> </ol>	ollows:
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County Schedule No.: 05042-19-006-000 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:\$561,000(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 Denver County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 3rd day of March 2016.

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

Dearin Divine

Diane M. DeVries

Detra a Baumbach

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 BD OF ASSESSMENT APPEALS

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STATE OF COLORADO	
1313 Sherman Street, Room 315	
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PLATTE RIVER VALLEY, LLC	
	Docket Number:
v.	
	67402
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	Schedule Number:
DENVER BOARD OF EQUALIZATION acting as the DENVER BOARD OF COUNTY COMMISSIONERS	05042-19-006-000
Attomey for Denver Board of Equalization acting as the	05042-19-008-000
DENVER BOARD OF COUNTY COMMISSIONERS	
City Attomey	
Charles T. Solomon #26873	
Assistant City Attorney	
201 West Colfax Avenue, Dept. 1207	
Denver, Colorado 80202	
Telephone: 720-913-3275	
Facsimile: 720-913-3180	
CTIDUL ATION (AD TO TAX VEAD ODAT AOT	
STIPULATION (AS TO TAX YEAR 2015 ACT	UAL VALUE)

# Petitioner, PLATTE RIVER VALLEY, LLC, and Respondent, DENVER BOARD OF EQUALIZATION acting as the DENVER BOARD OF COUNTY COMMISSIONERS, 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:

1201 Quivas St Denver, Colorado

68

2. The subject property is classified as commercial real property.

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

Land	\$ 440,600.00
Improvements	\$ 261,100.00
Total	\$ 701,700.00

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

Land	\$ 440,600.00
Improvements	\$ 189,400.00
Total	\$ 630,000.00

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

Land	\$ 440,600.00
Improvements	\$ 120,400.00
Total	\$ 561,000.00

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:

A review of the condition and functional utility of 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.

5 day of February DATED this , 2016.

Agent/Attomey/Petitioner

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Roger Bruhn 4610 S Ulster Street #150 Denver, CO 80237 Telephone: (303) 402-6700

Denver County Board of Commissioners

By:

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No: 67402