BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

KOHL'S DEPARTMENTS STORES INC -

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:

Subject property is described as follows: 1.

County Schedule No.:

R0448312

Category: Valuation

Property Type: Commercial

Docket Number: 67542

- 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:

\$7,329,580

(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 22nd day of August 2016.

BOARD OF ASSESSMENT APPEALS

Dearen Willia

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

Gordana Katardzic



2016 AUG 18 PM 4: 50

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner:	
KOHL'S DEPARTMENT STORES, INC.,	
v.	
Respondent:	Docket Number: 67542
DOUGLAS COUNTY BOARD OF EQUALIZATION.	Schedule No.: R0448312
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-maîl: attorney@douglas.co.us	
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 4A Milestone, Fig. 4, 5th Amend. 9.044 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

\$3,151,549

Improvements

\$5,595,090

Total

\$8,746,639

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

Land

\$3,151,549

Improvements

\$5,595,090

Total

\$8,746,639

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

\$3,151,549

Improvements

\$4,178,031

Total

\$7,329,580

- 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 and three approaches to value with greater weight given the income approach indicated that a reduction in value was warranted.

Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 27, 2016 at 8:30 a.m. be vacated.

DATED this 1971 day of Bugust

, 2016.

THOMAS E. DOWNEY ,IR

Attorney for Petitioner

Downey & Associates, P.C. 6855 South Havana Street, Suite 600

Centennial, CO 80112

303-813-1111

DITH P. 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 67542