



**DATED AND MAILED** this 14th day of October 2016.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
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*

\_\_\_\_\_  
Debra A. Baumbach

*G. Katardzic*

\_\_\_\_\_  
Gordana Katardzic



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<b>BOARD OF ASSESSMENT APPEALS</b> <b>STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner: <b>PACIFICA CENTRAL PARTNERSHIP</b> v. Respondent: <b>DENVER COUNTY BOARD OF EQUALIZATION</b> Attorney for Denver County Board of Equalization of the City and County of Denver  City Attorney  Mitch Behr #38452 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	Docket Number:  68111  Schedule Number:  05095-06-017-000+1
<b>STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)</b>	

Petitioner, PACIFICA CENTRAL PARTNERSHIP., 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:

1441 W Bayaud Ave  
Denver, Colorado

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.

-017		
Land	\$	1,591,800.00
Improvements	\$	<u>1,347,200.00</u>
Total	\$	2,939,000.00

-019		
Land	\$	830,500.00
Improvements	\$	<u>891,400.00</u>
Total	\$	1,721,900.00

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

-017		
Land	\$	1,591,800.00
Improvements	\$	<u>1,347,200.00</u>
Total	\$	2,939,000.00

-019		
Land	\$	830,500.00
Improvements	\$	<u>690,100.00</u>
Total	\$	1,520,600.00

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.

-017		
Land	\$	1,591,800.00
Improvements	\$	<u>1,077,300.00</u>
Total	\$	2,669,100.00

-019		
Land	\$	830,500.00
Improvements	\$	<u>550,400.00</u>
Total	\$	1,380,900.00

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 Income and expenses and occupancy 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.

DATED this 10<sup>th</sup> day of October, 2016.

Agent/Attorney/Petitioner

By: Todd Stevens

Todd Stevens  
Stevens & Associates, Inc.  
9635 Maroon Circle #450  
Englewood, CO 80112  
Telephone: 303-347-1878

Denver County Board of Equalization

By: Mitch Behr

Mitch Behr #38452  
201 West Colfax Avenue, Dept. 1207  
Denver, CO 80202  
Telephone: 720-913-3275  
Docket No: 68111