

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p>Docket Number: 68146</p>
<p>Petitioner: RICHMOND AMERICAN HOMES OF COLORADO, INC. - WYNDHAM HILLS SUBDIV.</p> <p>v.</p> <p>Respondent: WELD COUNTY BOARD OF EQUALIZATION</p>	
<p>ORDER ON STIPULATION</p>	

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.: R6784381+37

Category: Valuation Property Type: Vacant Land

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: \$1,393,802

(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 Weld County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 15th day of January 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

Debra A. Baumbach

Debra A. Baumbach

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

Tisha Luna

Tisha Luna



STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

2015 OCT 29 AM 9:14

Docket Number: 68146
Multiple County Schedule Numbers: (As Set Forth in the Attached)

STIPULATION (As to Tax Year 2015 Actual Value)

Richmond American Home of Colorado Inc

Petitioner

vs.

Weld COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) 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.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The Properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachments to this Stipulation.
2. The subject properties are classified as vacant land (what type).
3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2015.
4. Attachment B reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.
5. After further review and negotiation, the Petitioner(s) and Respondent agree to the tax year 2015 actual values of the subject properties, as shown on Attachment C.
6. The valuations, as established on Attachment C, shall be binding with respect to only tax year 2015.

7. Brief narrative as to why the reduction was made:
Review of sales in the area.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on _____ (date) at _____ (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 26th day of October, 2015.

Todd Stevens
Petitioner(s) or Agent or Attorney

Bob Civate
County Attorney for Respondent,
Board of Equalization

Address:
9635 Maroon Circle Suite 450
Englewood, CO 80112

Address:
1150 "O" Street
P.O. Box 758
Greeley, CO 80632

Telephone: (303) 347-1878

Telephone: (970) 336-7235

[Signature]
County Assessor

Address:
1400 N. 17th Avenue
Greeley, CO 80631

Telephone: (970) 353-3845

Docket Number _____

ATTACHMENT A Actual Values as assigned by the Assessor

Schedule number	Land Value	Improvement value	Total Actual Value
38 R6784381	\$ 42,143.00	\$ -	\$ 42,143.00
R6784382	\$ 42,143.00	\$ -	\$ 42,143.00
R6784383	\$ 42,143.00	\$ -	\$ 42,143.00
R6784384	\$ 42,143.00	\$ -	\$ 42,143.00
R6784385	\$ 42,143.00	\$ -	\$ 42,143.00
R6784386	\$ 42,143.00	\$ -	\$ 42,143.00
R6784392	\$ 42,143.00	\$ -	\$ 42,143.00
R6784406	\$ 42,143.00	\$ -	\$ 42,143.00
R6784407	\$ 42,143.00	\$ -	\$ 42,143.00
R6784408	\$ 42,143.00	\$ -	\$ 42,143.00
R6784411	\$ 42,143.00	\$ -	\$ 42,143.00
R6784412	\$ 42,143.00	\$ -	\$ 42,143.00
R6784413	\$ 42,143.00	\$ -	\$ 42,143.00
R6784415	\$ 42,143.00	\$ -	\$ 42,143.00
R6784416	\$ 42,143.00	\$ -	\$ 42,143.00
R6784417	\$ 42,143.00	\$ -	\$ 42,143.00
R6784418	\$ 42,143.00	\$ -	\$ 42,143.00
R6784419	\$ 42,143.00	\$ -	\$ 42,143.00
R6784420	\$ 42,143.00	\$ -	\$ 42,143.00
R6784421	\$ 42,143.00	\$ -	\$ 42,143.00
R6784422	\$ 42,143.00	\$ -	\$ 42,143.00
R6784423	\$ 42,143.00	\$ -	\$ 42,143.00
R6784424	\$ 42,143.00	\$ -	\$ 42,143.00
R6784425	\$ 42,143.00	\$ -	\$ 42,143.00
R6784426	\$ 42,143.00	\$ -	\$ 42,143.00
R6784427	\$ 42,143.00	\$ -	\$ 42,143.00
R6784428	\$ 42,143.00	\$ -	\$ 42,143.00
R6784429	\$ 42,143.00	\$ -	\$ 42,143.00
R6784430	\$ 42,143.00	\$ -	\$ 42,143.00
R6784431	\$ 42,143.00	\$ -	\$ 42,143.00
R6784432	\$ 42,143.00	\$ -	\$ 42,143.00
R6784433	\$ 42,143.00	\$ -	\$ 42,143.00
R6784434	\$ 42,143.00	\$ -	\$ 42,143.00
R6784435	\$ 42,143.00	\$ -	\$ 42,143.00
R6784436	\$ 42,143.00	\$ -	\$ 42,143.00
R6784437	\$ 42,143.00	\$ -	\$ 42,143.00
R6784438	\$ 42,143.00	\$ -	\$ 42,143.00
R6782996	\$ 42,143.00	\$ -	\$ 42,143.00

ATTACHMENT B Actual Values as assigned by the County Board of Equalization after a timely appeal

Schedule	Land Value	Improvement Value	Total Actual Value
R6784381	\$ 42,143.00	0	\$ 42,143.00
R6784382	\$ 42,143.00	\$ -	\$ 42,143.00
R6784383	\$ 42,143.00	\$ -	\$ 42,143.00
R6784384	\$ 42,143.00	\$ -	\$ 42,143.00
R6784385	\$ 42,143.00	\$ -	\$ 42,143.00
R6784386	\$ 42,143.00	\$ -	\$ 42,143.00
R6784392	\$ 42,143.00	\$ -	\$ 42,143.00
R6784406	\$ 42,143.00	\$ -	\$ 42,143.00
R6784407	\$ 42,143.00	\$ -	\$ 42,143.00
R6784408	\$ 42,143.00	\$ -	\$ 42,143.00
R6784411	\$ 42,143.00	\$ -	\$ 42,143.00
R6784412	\$ 42,143.00	\$ -	\$ 42,143.00
R6784413	\$ 42,143.00	\$ -	\$ 42,143.00
R6784415	\$ 42,143.00	\$ -	\$ 42,143.00
R6784416	\$ 42,143.00	\$ -	\$ 42,143.00
R6784417	\$ 42,143.00	\$ -	\$ 42,143.00
R6784418	\$ 42,143.00	\$ -	\$ 42,143.00
R6784419	\$ 42,143.00	\$ -	\$ 42,143.00
R6784420	\$ 42,143.00	\$ -	\$ 42,143.00
R6784421	\$ 42,143.00	\$ -	\$ 42,143.00
R6784422	\$ 42,143.00	\$ -	\$ 42,143.00
R6784423	\$ 42,143.00	\$ -	\$ 42,143.00
R6784424	\$ 42,143.00	\$ -	\$ 42,143.00
R6784425	\$ 42,143.00	\$ -	\$ 42,143.00
R6784426	\$ 42,143.00	\$ -	\$ 42,143.00
R6784427	\$ 42,143.00	\$ -	\$ 42,143.00
R6784428	\$ 42,143.00	\$ -	\$ 42,143.00
R6784429	\$ 42,143.00	\$ -	\$ 42,143.00
R6784430	\$ 42,143.00	\$ -	\$ 42,143.00
R6784431	\$ 42,143.00	\$ -	\$ 42,143.00
R6784432	\$ 42,143.00	\$ -	\$ 42,143.00
R6784433	\$ 42,143.00	\$ -	\$ 42,143.00
R6784434	\$ 42,143.00	\$ -	\$ 42,143.00
R6784435	\$ 42,143.00	\$ -	\$ 42,143.00
R6784436	\$ 42,143.00	\$ -	\$ 42,143.00
R6784437	\$ 42,143.00	\$ -	\$ 42,143.00
R6784438	\$ 42,143.00	\$ -	\$ 42,143.00
R6782996	\$ 42,143.00	\$ -	\$ 42,143.00

Attachment C Actual Values as agreed to by all Parties

Schedule Number	Land Value	Improvement Value	Total Actual Value
R6784381	\$ 36,679.00	\$ -	\$ 36,679.00
R6784382	\$ 36,679.00	\$ -	\$ 36,679.00
R6784383	\$ 36,679.00	\$ -	\$ 36,679.00
R6784384	\$ 36,679.00	\$ -	\$ 36,679.00
R6784385	\$ 36,679.00	\$ -	\$ 36,679.00
R6784386	\$ 36,679.00	\$ -	\$ 36,679.00
R6784392	\$ 36,679.00	\$ -	\$ 36,679.00
R6784406	\$ 36,679.00	\$ -	\$ 36,679.00
R6784407	\$ 36,679.00	\$ -	\$ 36,679.00
R6784408	\$ 36,679.00	\$ -	\$ 36,679.00
R6784411	\$ 36,679.00	\$ -	\$ 36,679.00
R6784412	\$ 36,679.00	\$ -	\$ 36,679.00
R6784413	\$ 36,679.00	\$ -	\$ 36,679.00
R6784415	\$ 36,679.00	\$ -	\$ 36,679.00
R6784416	\$ 36,679.00	\$ -	\$ 36,679.00
R6784417	\$ 36,679.00	\$ -	\$ 36,679.00
R6784418	\$ 36,679.00	\$ -	\$ 36,679.00
R6784419	\$ 36,679.00	\$ -	\$ 36,679.00
R6784420	\$ 36,679.00	\$ -	\$ 36,679.00
R6784421	\$ 36,679.00	\$ -	\$ 36,679.00
R6784422	\$ 36,679.00	\$ -	\$ 36,679.00
R6784423	\$ 36,679.00	\$ -	\$ 36,679.00
R6784424	\$ 36,679.00	\$ -	\$ 36,679.00
R6784425	\$ 36,679.00	\$ -	\$ 36,679.00
R6784426	\$ 36,679.00	\$ -	\$ 36,679.00
R6784427	\$ 36,679.00	\$ -	\$ 36,679.00
R6784428	\$ 36,679.00	\$ -	\$ 36,679.00
R6784429	\$ 36,679.00	\$ -	\$ 36,679.00
R6784430	\$ 36,679.00	\$ -	\$ 36,679.00
R6784431	\$ 36,679.00	\$ -	\$ 36,679.00
R6784432	\$ 36,679.00	\$ -	\$ 36,679.00
R6784433	\$ 36,679.00	\$ -	\$ 36,679.00
R6784434	\$ 36,679.00	\$ -	\$ 36,679.00
R6784435	\$ 36,679.00	\$ -	\$ 36,679.00
R6784436	\$ 36,679.00	\$ -	\$ 36,679.00
R6784437	\$ 36,679.00	\$ -	\$ 36,679.00
R6784438	\$ 36,679.00	\$ -	\$ 36,679.00
R6782996	\$ 36,679.00	\$ -	\$ 36,679.00