BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

COLE ID DENVER CO LLC -

٧.

Respondent:

DENVER COUNTY BOARD OF EQUALIZATION

ORDER ON STIPULATION

Docket Number: 68503

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.: 01244-00-010-000+1

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: \$13,564,900

(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 17th day of February 2017.

BOARD OF ASSESSMENT APPEALS

Dearem Willie

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

STATE OF COLORADO BO OF ASSESSMENT APPEALS

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STATE OF COLORADO	
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Denver, Colorado 80203	
Petitioner:	
COLE ID DENVER CO LLC	
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v.	Duoitot (tambet)
	68503
Respondent:	
	Schedule Number:
DENVER COUNTY BOARD OF EQUALIZATION	
Attorney for Denver County Board of Equalization of the	01244-00-010-000+1
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	
Email: mitchel.behr@denvergov.org	
STIPULATION (AS TO TAX YEAR 2015 ACT	TIAL VALUE)

Petitioner, COLE ID DENVER CO LLC, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION OF THE CITY AND COUNTY OF DENVER, 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:

13400 E 39TH Avenue & 3800 Wheeling St. Denver, Colorado

- 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.

01244-00-010-000 Land 1,547,300.00 Improvements \$ 4,781,500.00 Total \$ 6,328,800.00 01244-00-012-000 Land 1,636,400.00 Improvements \$ 5,883,200.00 Total \$ 7,519,600.00

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

01244-00-010-000
Land \$ 1,547,300.00
Improvements \$ 4,498,000.00
Total \$ 6,045,300.00

01244-00-012-000
Land \$ 1,636,400.00
Improvements \$ 6,232,100.00
Total \$ 7,868,500.00

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.

01244-00-010-000 1,547,300.00 Land S Improvements \$ 4,498,000.00 \$ 6,045,300.00 Total 01244-00-012-000 Land 1,636,400.00 Improvements \$ 5,883,200.00 7,519,600.00 Total \$

- 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.

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.

	1516	February	
DATED this	day of		, 2017.

Agent/Attorney/Petitioner

By:

lan James Ryan LLC

5251 DTC Parkway #1045 Greenwood Village, CO 80111

Telephone: (720) 524-0022

Denver County Board of Equalization of the City and County of Denver

Mitch Behr #38452

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Denver, CO 80202

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Docket No: 68503