BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

FOREST PARK REALTY INVESTMENTS -

٧.

Respondent:

DENVER COUNTY BOARD OF EQUALIZATION

ORDER ON STIPULATION

Docket Number: 68532

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.: 06181-00-021-000+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: \$4,178,700

(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 19th day of July 2016.

BOARD OF ASSESSMENT APPEALS

Dearem With

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 JUL 18 AM 9: 18

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Respondent:

DENVER COUNTY BOARD OF EQUALIZATION

Attorney for Denver County Board of Equalization

City Attorney

Charles T. Solomon #26873 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207

Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180 Docket Number:

68532

Schedule Number:

06181-00-021-000+1

STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)

Petitioner, FOREST PARK REALTY INVESTMENTS 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:

The property subject to this Stipulation is described as:

5250 & 5350 Leetsdale Dr Denver, Colorado

The subject property is classified as commercial real property.

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

-021	
Land	\$ 2,746,500
Improvements	\$ 3,423,600
Total	\$ 6,170,100
-022	
Land	\$ 228,900
Improvements	\$ 139,000
Total	\$ 367,900

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

-021	
Land	\$ 2,746,500
Improvements	\$ 2,083,700
Total	\$ 4,830,200
-022	
Land	\$ 228,900
Improvements	\$ 139,000
Total	\$ 367,900

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

-021	
Land	\$ 2,746,500
Improvements	\$ 1,064,300
Total	\$ 3,810,800

-022

Land	\$ 228,900
Improvements	\$ 139,000
Total	\$ 367,900

- 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:

Review of the income and expense information for the subject property indicated that reduction was warranted.

 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 8+h day of Joly 2016.

Agent/Attorney/Petitioner

By: _____ lan James

Ryan, LLC

5251 DTC Parkway Suite 1045

Greenwood, CO 80111 Telephone: 720 524-0022 Denver County Board of Equalization

By: ______Charles T. Solomon #26873

201 West Colfax Avenue, Dept. 1207

Denver, CO 80202

Telephone: 720-913-3275

Docket No. 68532