# BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203 Petitioner: JR PROPERTIES v. Respondent: DENVER 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:

1. Subject property is described as follows:

County Schedule No.: 01142-02-002-000

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: \$1,713,900

(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 15th day of August 2016.

### **BOARD OF ASSESSMENT APPEALS**

Dearem Willia

Diane M. DeVries

Debra A. Baumbach

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

Gordana Katardzic

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BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

J R PROPERTIES

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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:

68541

Schedule Number:

01142-02-002-000

STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)

Petitioner, J R PROPERTIES 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:

10800 E. 54<sup>th</sup> Ave. Denver, Colorado

2.	The subject	property is	classified as	commercial	real	property
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3.	The County Assessor originally assigned the following actual value on the
subject prop	erty for tax year 2015.

Land	\$ 807,100
Improvements	\$ 1,033,000
Total	\$ 1,840,100

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:

Land	\$ 807,100
Improvements	\$ 1,033,000
Total	\$ 1,840,100

5. 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.

Land	\$ 807,100
Improvements	\$ 906,800
Total	\$ 1.713.900

- 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:

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

8. Both	n parties agree to be responsible for their own costs, expert and
attorney fees, wai	iving any claim against each other for such, and agree that any
hearing before the	e Board of Assessment Appeals not be scheduled or be vacated i
already scheduled	d.

DATED this 11th day of August, 2016.

Agent/Attorney/Petitioner

Denver County Board of Equalization

Matt Poling Ryan, LLC

5251 DTC Parkway, Suite 1045 Greenwood Village, CO 80111 Telephone: 720 524-0022 Charles T. Solomon #26873

201 West Colfax Avenue, Dept. 1207

Denver, CO 80202

By:

Telephone: 720-913-3275

Docket No. 68541