# BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

### WINDSOR AT THE DISTRICT LLC -

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:
1.	Subject	property	13	acseriocu	as	10110 44 5.

County Schedule No.:07052-00-047-000Category:ValuationProperty Type:Mixed Use

- 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: \$66,671,000

(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.

Docket Number: 68546

DATED AND MAILED this 15th day of August 2016.

#### **BOARD OF ASSESSMENT APPEALS**

Diane M. DeVries Diane M. DeVries

Diane M. DeVries

Debra A. Baumbach

6. fatardarc

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

Gordana Katardzic

of Assessment Appeals.



#### STATE OF COLORADO BD OF ASSESSMENT APPEAR

# 2016 AUG -9 PM 3: 57

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO			
1313 Sherman Street, Room 315			
Denver, Colorado 80203			
Petitioner:			
WINDSOR AT THE DISTRICT LLC			
v.	Docket Number:		
Respondent:	68546		
DENVER COUNTY BOARD OF EQUALIZATION	Schedule Number:		
Attorney for Deriver County Board of Equalization of the	07050 00 047 000		
City and County of Denver	07052-00-047-000		
City Attomey			
Charles T. Solomon #26873			
Assistant City Attorney 201 West Colfax Avenue, Dept. 1207			
Denver, Colorado 80202			
Telephone: 720-913-3275			
Facsimile: 720-913-3180			
STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)			

Petitioner, WINDSOR AT THE DISTRICT 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:

6290 E Hampden Ave Denver, CO 2. The subject property is classified as commercial and residential real property.

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

Land	\$ 2,576,900
Improvements	\$ 64,936,900
Total	\$ 67,513,800

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	\$ 2,576,900
Improvements	\$ 64,936,900
Total	\$ 67,513,800

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.

Residential		
Land Improvements Total	\$	2,448,000 <u>59,652,000</u> 62,100,000
Commercial		
Land Improvements Total	\$ \$ \$	128,900 <u>4,442,100</u> 4,571,000

 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 further review of appropriate market sales data indicates a reduction.

 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 day of August , 2016.

Agent/Attorney/Petitioner

By:

Matt Poling Ryan LLC 5251 DTC Parkway, Suite 1045 Greenwood Village, CO 80111 Telephone: 303-222-1845

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

By:

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No. 68546