

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 68859
Petitioner: WALKER PROPERTY GROUP INC - v. Respondent: ADAMS COUNTY BOARD OF COUNTY COMMISSIONERS	
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.: R0098164
Category: Abatement Appeal Property Type: Commercial
2. Petitioner is protesting the 13-14 actual value of the subject property.
3. The parties agreed that the 13-14 actual value of the subject property should be reduced to:

Total Value: \$1,353,600
(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 13-14 actual value of the subject property, as set forth above.

The Adams County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 4th day of November 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

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

Debra A. Baumbach

G. Katardzic

Gordana Katardzic



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BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	<hr/> <p style="text-align: center;">▲ COURT USE ONLY ▲</p> <hr/> Docket Number: 68859 County Schedule Number: R0098164
Petitioner: WALKER PROPERTY GROUP INC	
Respondent: ADAMS COUNTY BOARD OF COMMISSIONERS	
Douglas K. Edelstein, #24542 Deputy Adams County Attorney Kerri A. Booth, #42562 Assistant Adams County Attorney 4430 S. Adams County Parkway 5 th Floor, Suite C5000B Brighton, CO 80601 Telephone: 720-523-6116 Fax: 720-523-6114	
STIPULATION (As to Abatement/Refund for Tax Year 2013/2014)	

Petitioner and Respondent hereby enter into this Stipulation regarding the **tax year 2013/2014** 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 property subject to this Stipulation is described as:
 1795 E. 66th Avenue, Denver, Colorado.
2. The subject property is classified as **Commercial** property.
3. The County Assessor originally assigned the following actual value to the subject property for **tax year 2013/2014**:

Land	142,736
Improvements	<u>1,441,429</u>
Total	1,584,165

4. After a timely appeal to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

Land	142,736
Improvements	<u>1,441,429</u>
Total	1,584,165

5. After further review and negotiation, Petitioner and County Board of Commissioners agree to the following **tax year 2013/2014** actual value for the subject property:

Land	142,736
Improvements	<u>1,210,864</u>
Total	1,353,600


6. Both parties stipulate and agree that the valuation as established above is binding with respect to **tax year 2013/2014** and that further adjustment, whether brought under legal or factual grounds, shall be precluded.

7. Brief narrative as to why the reduction was made: **Market sales and market rental rates support a reduction.**

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **12/27/2016 at 8:30 a.m. be vacated**; or, a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

DATED this 25 day of October 2016.


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