BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number:	69439
Petitioner: THE ICE RANCH LLC -		
v. Respondent: ARAPAHOE 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	nronerty	ic	described	20	follows
1.	Subject	property	12	ueschoeu	as	IUHOWS.

County Schedule No.: 2077-33-4-08-007

Category: Valuation/Protest Appeal Property Type: Commercial

- 2. Petitioner is protesting the 2016 actual value of the subject property.
- 3. The parties agreed that the 2016 actual value of the subject property should be reduced to:

Total Value:\$4,200,000(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2016 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 23rd day of March 2017.

BOARD OF ASSESSMENT APPEALS

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Diane M. DeVries

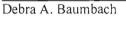
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correct copy of the decision of the Board of Assessment Appeals.

6. Katardac

I hereby certify that this is a true and

Gordana Katardzic





BOARD OF ASSESSMENT APPEALS STATE OF COLORADO DOCKET NUMBER 69439 STIPULATION as To Tax Years 2016 Actual Value

THE ICE RANCH, LLC,

Petitioner,

VS.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax year 2016 valuation of the property listed in this Petition and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as **COMMERCIAL** and is located at: **841 Southpark Drive**, County Schedule Number: **2077-33-4-08-007**.

A brief narrative as to why the reduction was made: Settlement matches 2015 value of \$4,200,000.

The parties have agreed that the 2016 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE 2016		NEW VALUE 2016	
Land	\$777,170	Land	\$777,170
Improvements	\$3,522,830	Improvements	\$3,422,830
Personal	\$0	Personal	\$0
Total	\$4,300,000	Total	\$4,200,000

The valuation, as established above, shall be binding only with respect to the tax year 2016. This valuation, as established above, is for purposes of settlement only and does not reflect an appraised value.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled. Petitioners agree to waive the right to any further appeal for the assessment year covered by this Stipulation.

DATED the 2017. day of

Podd J. Stevens Stevens & Associates, Inc. 9635 Maroon Cirdle, Suite 450 Englewood, CO 80112 (303) 347-1878 Ronald A. Carl, #21673 Arapahoe Cnty. Bd. Equalization 5334 S. Prince St. Littleton, CO 80120-1136 (303) 795-4639

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Marcus Scott Arapahoe County Assessor 5334 S. Prince St. Littleton, CO 80120-1136 (303) 795-4600