

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 70107</b>
Petitioner: <b>JOHN SCHMALZ</b>  v.  Respondent: <b>ARAPAHOE COUNTY BOARD OF COUNTY COMMISSIONERS</b>	
<b>ORDER ON STIPULATION</b>	

**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.: 1971-32-4-07-009**  
**Category: Abatement Appeal                      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: \$490,000**  
 (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 Arapahoe County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 6th day of October 2017.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
Diane M. DeVries

*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

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

*Christine Fontenot*

\_\_\_\_\_  
Christine Fontenot



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 70107  
STIPULATION as To Tax Year 2015 Actual Value

ARAPAHOE COUNTY

AUG 25 2017

ATTORNEY'S OFFICE

JOHN SCHMALZ,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF COMMISSIONERS,

Respondent.

STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
2017 OCT - 3 AM 9:23

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax year 2015 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: **2653 West Hampden Avenue**, County Schedule Number: **1971-32-4-07-009**.

A brief narrative as to why the reduction was made: Value matches 2016 value of \$490,000.

The parties have agreed that the 2015 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE 2015		NEW VALUE 2015	
Land	\$220,000	Land	\$220,000
Improvements	\$388,000	Improvements	\$270,000
Personal	\$0	Personal	\$0
Total	\$608,000	Total	\$490,000

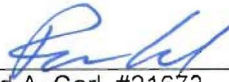
The valuation, as established above, shall be binding only with respect to the tax year 2015. This valuation, as established above, is for purposes of settlement only and does not reflect an appraised value.

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 23<sup>rd</sup> day of August 2017.



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