

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 71394
Petitioner: SUSAN S. HOMBURGER v. Respondent: ARAPAHOE COUNTY BOARD OF EQUALIZATION	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been accepted 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.: 034525301+3
Category: Valuation/Protest Appeal Property Type: Commercial
2. Petitioner is protesting the 2017 actual value of the subject property.
3. The parties agreed that the 2017 actual value of the subject property should be reduced to:

Total Value: \$615,000
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

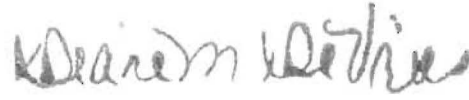
ORDER:

Respondent is ordered to reduce the 2017 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 5th day of June 2018.

BOARD OF ASSESSMENT APPEALS

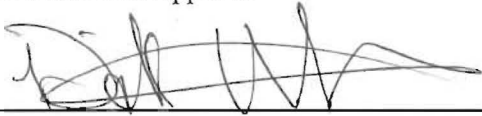


Diane M. DeVries



Debra A. Baumbach

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



Danielle Williams



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 71394
STIPULATION as To Tax Years 2017/2018 Actual Value**

STATE OF COLORADO
BO OF ASSESSMENT APPEALS
2018 MAY 31 PM 2:39

SUSAN S. HOMBURGER,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax years 2017/2018 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 **462 Laredo Street, Units A, B, C & D** and is identified as County Schedule Numbers: **1975-08-1-34-001, 1975-08-1-34-002, 1975-08-1-34-003 and 1975-08-1-34-004.**

A brief narrative as to why the reduction was made: Income and sales comparison approaches indicate that adjustment to this value is correct.

The parties have agreed that the 2017/2018 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE	
1975-08-1-34-001		2017/2018	
Land	\$17,370	Land	\$17,370
Improvements	\$161,970	Improvements	\$136,380
Personal	\$0	Personal	\$0
Total	<u>\$179,340</u>	Total	<u>\$153,750</u>
ORIGINAL VALUE		NEW VALUE	
1975-08-1-34-002		2017/2018	
Land	\$17,370	Land	\$17,370
Improvements	\$161,970	Improvements	\$136,380
Personal	\$0	Personal	\$0
Total	<u>\$179,340</u>	Total	<u>\$153,750</u>
ORIGINAL VALUE		NEW VALUE	
1975-08-1-34-003		2017/2018	
Land	\$17,370	Land	\$17,370
Improvements	\$161,970	Improvements	\$136,380
Personal	\$0	Personal	\$0
Total	<u>\$179,340</u>	Total	<u>\$153,750</u>
ORIGINAL VALUE		NEW VALUE	
1975-08-1-34-004		2017/2018	
Land	\$17,370	Land	\$17,370
Improvements	\$161,970	Improvements	\$136,380
Personal	\$0	Personal	\$0
Total	<u>\$179,340</u>	Total	<u>\$153,750</u>

TOTAL VALUE

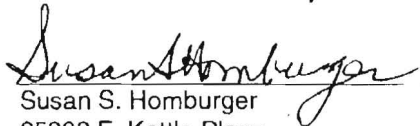
\$717,360

\$615,000

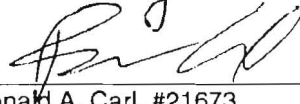
The valuation, as established above, shall be binding only with respect to the tax years 2017/2018. This valuation, as established above, is for purposes of settlement only and does not reflect an appraised value.

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

DATED the 14 day of may 2018.



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