

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 71764
Petitioner: KOHL'S DEPARTMENT STORES INC v. Respondent: DOUGLAS 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.: R0440894
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: \$7,832,267
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

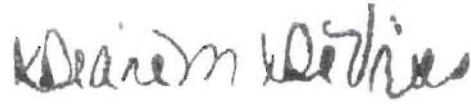
ORDER:

Respondent is ordered to reduce the 2017 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 2nd day of January 2019.

BOARD OF ASSESSMENT APPEALS

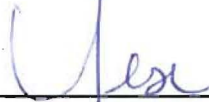


Diane M. DeVries



Debra A. Baumbach

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



Yesenia Araujo



2018 NOV 15 AM 11:43

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner: KOHL'S DEPARTMENT STORES, INC.,	
v.	
Respondent: DOUGLAS COUNTY BOARD OF EQUALIZATION.	Docket Numbers: 71764 & 74251
Attorneys for Respondent: Dawn L. Johnson, #48451 Carmen Jackson-Brown, #49684 Megan Taggart, #47797 Office of the County Attorney Douglas County, Colorado 100 Third Street Castle Rock, Colorado 80104 Phone Number: 303-660-7414 FAX Number: 303-484-0399 E-mail: attorney@douglas.co.us	Schedule No.: R0440894
STIPULATION (As to Tax Years 2017 & 2018 Actual Values)	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax years 2017 & 2018 valuations of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

Lot 2 Flatacres Market Center. 8.126 AM/L.
2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax years 2017 & 2018:

Land	\$2,920,241
Improvements	<u>\$5,231,437</u>
Total	\$8,151,678

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

Land	\$2,920,241
Improvements	<u>\$5,231,437</u>
Total	\$8,151,678

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax years 2017 & 2018 actual value for the subject property:

Land	\$2,920,241
Improvements	<u>\$4,912,026</u>
Total	\$7,832,267


6. Except as otherwise provided herein, the valuations, as established above, shall be binding only with respect to tax years 2017 & 2018.

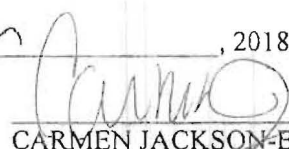
7. Brief narrative as to why the reduction was made:

Further review of provided sales and income information indicated that a change in value was warranted.

8. Both parties agree that the Docket 71764 hearing scheduled before the Board of Assessment Appeals on October 30, 2018 at 8:30 a.m. be vacated. A hearing has not yet been scheduled for Docket 74251.

DATED this 8th day of November, 2018.


THOMAS E. DOWNEY JR., #9686
Attorney for Petitioner
Downey & Associates, P. C.
6855 South Havana Street, Suite 600
Centennial, CO 80112
303-813-1111


CARMEN JACKSON-BROWN, #49684
for Respondent DOUGLAS COUNTY
BOARD OF EQUALIZATION
100 Third Street
Castle Rock, CO 80104
303-660-7414

Docket Numbers 71764 & 74251