# BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

REGAS CHRISTOU

v.

Respondent:

DENVER COUNTY BOARD OF COUNTY COMMISSIONERS

#### 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.: 05091-11-005-000

Category: Abatement Appeal

Property Type: Commercial

Docket Number: 74154

- 2. Petitioner is protesting the 15-16 actual value of the subject property.
- 3. The parties agreed that the 15-16 actual value of the subject property should be reduced to:

**Total Value:** 

\$587,900

(Reference Attached Stipulation)

The Board concurs with the Stipulation. 4.

### ORDER:

Respondent is ordered to reduce the 15-16 actual value of the subject property, as set forth above.

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

# DATED this 1st day of May 2019.

### **BOARD OF ASSESSMENT APPEALS**

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

Yesenia Araujo

Diane M. DeVries

Dina C Baumbach

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Debra A. Baumbach



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BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315

Petitioner:

**REGAS CHRISTOU** 

Denver, Colorado 80203

V.

Respondent:

DENVER COUNTY BOARD OF EQUALIZATION

Attorney for Denver County Board of Equalization

City Attorney

Charles T. Solomon #26873 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207

Denver, Colorado 80202 Telephone: 720-913-3275

Email: charles.solomon@denvergov.org

Docket Number:

74154

Schedule Number:

05091-11-005-000

STIPULATION (AS TO TAX YEARS 2015 AND 2016 ACTUAL VALUE)

Petitioner, REGAS CHRISTOU, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enter into this Stipulation regarding the tax years 2015 and 2016 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner(s) and Respondent agree and stipulate as follows:

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

> 350 N Santa Fe Dr -352 Denver, Colorado

- 2. The subject property is classified as commercial real property.
- 3. The County Assessor originally assigned the following actual value on the subject property for tax year 2015 and 2016.

05091-11-005-000 Land \$ 141,700.00 Improvements \$ 537,700.00 Total \$ 679,400.00

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

05091-11-005-000 Land \$ 141,700.00 Improvements \$ 537,700.00 Total \$ 679,400.00

5. After further review and negotiation, the Parties agree to the following actual value for the subject property for tax years 2015 and 2016.

05091-11-005-000 Land \$ 141,700.00 Improvements \$ 446,200.00 Total \$ 587,900.00

- 6. The valuations, as established above, shall be binding only with respect to tax years 2015 and 2016.
  - 7. Brief narrative as to why the reduction was made:

A review of the of the income and expenses and occupancy of the subject property indicated a reduction in the value of the subject property.

8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

DATED April 29th, 2019.

Agent/Attorney/Petitioner

Denver County Board of Equalization

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David Johnson
Joseph C. Sansone Company
18040 Edison Avenue
St Louis, MO 63005

Telephone: 636-733-5455 Email: djohnson@jcsco.com By:

/s/ Charles T. Solomon

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207

Denver, CO 80202

Telephone: 720-913-3275

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