BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

CASTLE ROCK IMPORTS TM VB LLC

٧.

Respondent:

DOUGLAS 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.: R0459912

Category: Abatement Appeal

Property Type: Commercial

Docket Number: 74446

- 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:

\$1,231,120

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

DATED this 4th day of April 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

Dire a Baumbach

Debra A. Baumbach



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BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	2019 APR -3 PM 4: 14
Petitioner: CASTLE ROCK IMPORTS TM VB LLC v. Respondent:	
DOUGLAS COUNTY BOARD OF COMMISSIONERS Attorneys for Respondent:	Docket Number: 74446 Schedule No.: R0459912
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	
STIPULATION (As to Abatement/Refund for	Tax Years 2015 & 2016)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax years 2015 and 2016 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:
 - Unit D Castleton Road Auto Center Condominiums
- 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 2015 & 2016:

Land \$ 149,988 Improvements \$1,137,092

Total \$1,287,080

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

Land \$ 149,988 Improvements \$1,137,092

Total \$1,287,080

5. After further review and negotiation, the Petitioner and the Douglas County Board of Commissioners agree to the following tax years 2015 & 2016 actual value for the subject property:

Land \$ 149,988 Improvements \$1,081,132 Total \$1,231,120

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

Comparable sales indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 22, 2019 at 8:30 a.m. be vacated.

DATED this 3rd day of April

MARK L. VON ENGELN

Agent for Petitioner Asset Realty Advisors

5 E. Belleview Drive

Greenwood Village, CO 80121

303-781-2608

CARMEN JACKSON-BROWN, #49684 for Respondent DOUGLAS COUNTY

2019

BOARD OF EQUALIZATION

100 Third Street

Castle Rock, CO 80104

303-660-7414

Docket Number 74446