

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 75929

Petitioner:

RESTHAVEN COLORADO LLC

v.

Respondent:

LARIMER 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.: R0471356

Category: Valuation/Protest Appeal Property Type: Commercial

2. Petitioner is protesting the 2019 actual value of the subject property.
3. The parties agreed that the 2019 actual value of the subject property should be reduced to:

Total Value: \$1,078,300

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2019 actual value of the subject property, as set forth above.

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

DATED this 9th day of March 2020.

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.

Gesenia Araujo

Gesenia Araujo



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): 75929
County Schedule Number : R0471356

2020 JAN 28 PM 3:14

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

STIPULATION (As To Tax Year 2019 Actual Value)

Resthaven Colorado LLC

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2019 tax year valuation of the subject property. Petitioner(s) and Respondent 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:

Legal:

8426 S HIGHWAY 287, FORT COLLINS CO 80525

BEG AT SW COR 24-6-69, TH N 1502.41 FT, E 701.27 FT, S 1600 FT, W 700 FT; LESS 1403-511

2. The subject property is classified as a Commercial property.
3. The County Assessor assigned the following actual value to the subject property on the Notice of Determination:

Land	\$	247,900
Improvements	\$	830,400
Total	\$	<u>1,078,300</u>

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

Land	\$	247,900
Improvements	\$	1,052,100
Total	\$	<u>1,300,000</u>

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2019.


Land	\$	247,900
Improvements	\$	830,400
Total	\$	<u>1,078,300</u>

6. The valuations, as established above, shall be binding only with respect to tax year 2019.
7. Brief narrative as to why the reduction was made:

Value originally set at \$1,078,300 by Assessor's Office. The County Board of Equalization (CBOE) set the value at \$1,300,000 based on information provided by Assessor's Office at CBOE. Reconsideration of classification and valuation of storage building on property would result in the original value of \$1,078,300 being a better reflection of value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on January 31, 2020 be vacated.

DATED this 19th day of December 2019



Petitioner(s) Representative

Address:

Pivotal Tax Solutions, LLC

Wayne Tannenbaum

202 N Lindsay Rd #201

Mesa AZ 85213



TOM DONNELLY, CHAIR OF THE
LARIMER COUNTY BOARD OF EQUALIZATION

Address:

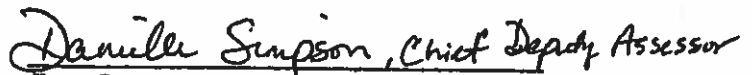
LARIMER COUNTY ATTORNEY

224 Canyon Avenue Suite 200

Post Office Box 1606

Fort Collins, Colorado 80522

Telephone: (970)498-7450



BOB OVERBECK

LARIMER COUNTY ASSESSOR

Address:

Post Office Box 1190

Fort Collins, Colorado 80522

Telephone: (970)498-7050