

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 75937</b>
Petitioner: <b>BLACK MOUNTAIN CAPITAL, LLC</b>  v. Respondent: <b>MONTROSE COUNTY BOARD OF EQUALIZATION</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R0024284**  
**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: \$4,781,770**  
(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 Montrose County Assessor is directed to change his/her records accordingly.

**DATED** this 4th day of November 2020.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
Diane M. DeVries

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

*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

*Martha Hernandez Sanchez*  
Martha Hernandez Sanchez



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

Docket Number: 75937

Schedule Number: R0024284

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**STIPULATION (As to Tax Year 2019 Actual Value)**

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Petitioner:  
BLACK MOUNTAIN CAPITAL, LLC

v.

Respondent:  
MONTROSE COUNTY BOARD OF EQUALIZATION

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Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2019 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

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

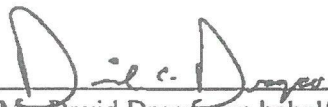
1. The Property subject to this Stipulation is described as Acct: R0024284 - Subd: COLORADO OUTDOORS SUBD Lot:20.
2. The subject property is classified as Commercial.
3. Original 2019 Notice of Valuation value was \$5,282,100
4. The actual value of the subject property after a timely appeal, as assigned by the Assessor, was \$4,781,770.
5. The actual value of the subject property after a timely appeal, as assigned by the Board of Equalization, was \$4,781,770.
6. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2019 actual values of the subject property is \$4,781,770. (NO CHANGE FROM CBOE VALUE)

7. This stipulation only applies to tax year 2019.
8. Brief narrative as to why the reduction was made:


Respondent adjusted the land value at the Assessor level of appeal, resulting in a lower valuation.

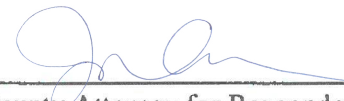
9. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on November 16, 2020 at 8:30am be vacated.


Dated this 29 day of September, 2020.

  
Mr. David Drago on behalf of  
Petitioner

Reviewed on Behalf of Petitioner:

  
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