

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>CHRISTOPHER J. BISHOP</p> <p>v.</p> <p>Respondent:</p> <p>ELBERT COUNTY BOARD OF EQUALIZATION</p>	<p>Docket No.: 76613</p>
<p>ORDER ON STIPULATION</p>	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this Order on Stipulation.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.:	R106498
Appeal Category:	VALUATION
Current Classification:	VACANT LAND

2. Petitioner is protesting the 2019 classification of the subject property.

3. The parties agreed that the 2019 classification of the subject property should be as follows:

Classification:	RESIDENTIAL
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(Reference the attached Stipulation)

4. The Board concurs with the Stipulation.

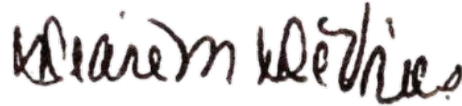
ORDER:

Respondent is ordered to change the 2019 classification of the subject property as set forth above.

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

DATED AND MAILED this 25th day of June, 2020.

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.



Gordana Katardzic

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 76613
Single County Schedule Number: R106498

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

STIPULATION (As to Tax Year 2019 Actual Value)

2020 MAY 26 AM 8:39

CHRISTOPHER J. BISHOP

Petitioner,

vs.

ELBERT COUNTY BOARD OF EQUALIZATION,

Respondent.

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:
785 PANORAMA DR, ELIZABETH CO 80107

SECTION: 27 TOWNSHIP: 7 RANGE: 65 LOT: 0015
SUBDIVISION: PONDEROSA PARK ESTATES

2. The subject property is classified as VACANT LAND (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2019:

Land	\$	<u>130,000.00</u>
Improvements	\$	<u>0.00</u>
Total	\$	<u>130,000.00</u>

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

Land	\$	<u>130,000.00</u>
Improvements	\$	<u>0.00</u>
Total	\$	<u>130,000.00</u>

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

Land	\$	<u>130,000</u>	<u>.00</u>
Improvements	\$	<u> </u>	<u>.00</u>
Total	\$	<u>130,000</u>	<u>.00</u>

6. The valuation, as established above, shall be binding only with respect to tax year 2019.

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

BOTH THE PETITIONER AND RESPONDENT AGREE THE VALUE IS
APPROPRIATE HOWEVER THE CLASSIFICATION SHALL CHANGE FROM
VACANT LAND TO RESIDENTIAL PER SUPREME COURT CASE NO.18SC434
AGREED TO CLASSIFY AS CONTIGUOUS USE PRIOR TO BAA HEARING

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on TBD (date) at TBD (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 21 day of MAY, 2020.

Christopher J. Bishop
Petitioner(s) or Agent or Attorney

Bart Greer
County Attorney for Respondent,
Board of Equalization

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Susan Murphy, Assessor
County Assessor

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Docket Number 76613