

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 79236
Petitioner: BLUE OX LLC v. Respondent: EAGLE 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.: R031106
Category: Abatement Appeal Property Type: Residential

2. Petitioner is protesting the 17-18 actual value of the subject property.

3. The parties agreed that the 17-18 actual value of the subject property should be reduced to:

Total Value: \$2,500,000
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 17-18 actual value of the subject property, as set forth above.

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

DATED this 26th day of October 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: 79236

Single County Schedule Number: R031106

STIPULATION (As to Tax Year 2017 & 2018 Actual Value)

BLUE OX LLC
Petitioner,

vs.

EAGLE COUNTY BOARD OF EQUALIZATION, Respondent.

Petitioner and Respondent (together, the "Parties") hereby enter into this Stipulation regarding the tax year 2017 & 2018 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as

Parcel No: 2103-121-06-020
Site Address: 1275 Westhaven Circle Unit B
Legal: Glen Lyon Subdivision Lot 46 Unit B

2. The subject property is classified as Residential

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2017 & 2018:

Land	\$ 1,767,360
Improvements	\$ 1,488,230
Total	\$ 3,255,590

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

Land	\$ 1,767,360
Improvements	\$ 892,520
Total	\$ 2,659,880

5. After review and negotiation, Petitioner and County Board of County Equalization agree to the following tax year 2017 & 2018 actual value for the subject property:

Land	\$ 1,767,360
Improvements	\$ 732,640
Total	\$ 2,500,000

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

Petitioner and Eagle County agreed to the negotiated value prior to the Board of Assessment Appeals hearing.

7. The Parties expressly agree that the settled valuation established herein was accepted by the Parties for settlement purposes only, that they have resolved all disputes giving rise to the tax appeal and Petitioner expressly waives any right it may have to initiate a subsequent valuation protest or abatement petition for tax year 2017 & 2018 or other action relating to the property or the tax appeal. The Parties further stipulate and agree that this Agreement does not constitute an admission of liability; that it does not constitute any factual or legal precedent whatsoever; and that it may not be used as evidence in any subsequent proceeding of any kind, except in an action alleging breach of this stipulation agreement.

8. A hearing:

- Has not yet been scheduled before the Board of Assessment Appeals.
- Has been scheduled before the Board of Assessment Appeals for 10/6/20 at 8:30 am and the parties request that the hearing be vacated based on the stipulation contained herein.

Dated this 7/14/2020.

DocuSigned by:
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