

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 79417
Petitioner: R&R LLC v. 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.: R0475923
Category: Abatement Appeal Property Type: Commercial

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: \$3,427,364
(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 Douglas County Assessor is directed to change his/her records accordingly.

DATED this 19th day of February 2021.

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**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

R&R LLC

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
COMMISSIONERS**

Attorneys for Respondent:

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

Docket Number: **79417**

Schedule No.: **R0475923**

STIPULATION (As to Abatement/Refund for Tax Years 2017 & 2018)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax years 2017 & 2018 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:
Lot 1 Castle Pines Village 36 4.02 AM/L
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 2017 & 2018:

Land	\$ 963,112
Improvements	<u>\$2,713,090</u>
Total	\$3,676,202

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

Land	\$ 963,112
Improvements	<u>\$2,713,090</u>
Total	\$3,676,202

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

Land	\$ 714,274
Improvements	<u>\$2,713,090</u>
Total	\$3,427,364

6. Except as otherwise provided herein, the valuations, as established above, shall be binding only with respect to tax years 2017 & 2018.

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

Adjustment for the land value is warranted based on sales.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 7, 2021 at 8:30 a.m. be vacated.

DATED this 18 day of February, 2021



TODD J. STEVENS
Agent for Petitioner
Stevens & Associates, Inc.
10303 E. Dry Creek Rd, Suite 240
Englewood, CO 80112
303-347-1878



CARMEN JACKSON-BROWN #49684
for Respondent DOUGLAS COUNTY
BOARD OF EQUALIZATION
100 Third Street
Castle Rock, CO 80104
303-660-7414

Docket Number 79417