

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

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**ORCHARD POINTE INC.,**

v.

Respondent:

**ARAPAHOE COUNTY BOARD OF EQUALIZATION.**

Attorney or Party Without Attorney for the Petitioner:

Name: Spero N. Kopitas, Flanagan/Bilton  
Address: 200 East Randolph Drive, #6900  
Chicago, Illinois 60601  
Phone Number: (312) 782-5000  
E-mail:  
Attorney Registration No.:

Docket Number: 37166

**ORDER (On Stipulation)**

**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 decision.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. Subject property is described as follows:

**8480 EAST ORCHARD ROAD  
ARAPAHOE COUNTY SCHEDULE NO. 2075-21-1-15-008; RA-296-003**

2. Petitioner is protesting the 2000 actual value of the subject property.

3. The parties agreed that the 2000 actual value of the subject property should be reduced to:

Land	\$ 964,416.00
Improvement	<u>\$13,835,584.00</u>
Total	\$14,800,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2000 actual value of the subject property, as set forth above.

The Arapahoe County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 20th day of April, 2001.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on the record

April 20, 2001

*Karen E Hart*

Karen E. Hart

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

*Mark R. Linne*

Mark R. Linne

*Barbara J. Schlosser*  
Barbara J. Schlosser

Docket Number 37166



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 37166

STIPULATION AND ORDER (As To Tax Year 2000 Actual Value)

ORCHARD POINTE INC.,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

FILED  
01 APR 20 PM 12:37  
BOARD OF ASSESSMENT APPEALS

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified offices and described as follows:

8480 E. Orchard Rd.; County Schedule Number 2075-21-1-15-008 RA 296-003

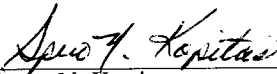
A brief narrative as to why the reduction was made: Analyzed cost, market & income information.

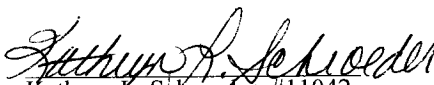
The parties have agreed that the 2000 actual value of the subject property should be reduced as follows:

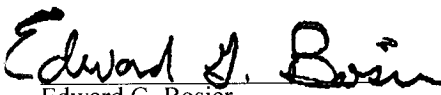
ORIGINAL VALUE		NEW VALUE (2000)	
Land	\$ 964,416	Land	\$ 964,416
Improvements	\$ 15,035,584	Improvements	\$ 13,835,584
Personal	\$	Personal	\$
Total	\$ 16,000,000	Total	\$ 14,800,000

The Board concurs with the Stipulation.

DATED this \_\_\_\_\_ day of \_\_\_\_\_ 2001.

  
Spero N. Kopitas  
Flanagan/Bilton  
200 E. Randolph Dr. #6900  
Chicago, IL 60601

  
Kathryn L. Schroeder, #11042  
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Littleton, CO 80166  
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Edward G. Bosier  
Arapahoe County Assessor  
5334 South Prince Street  
Littleton, CO 80166  
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