

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioners:</p> <p>PATRICIA M. HYNES & JEFFREY R. POLAND,</p> <p>v.</p> <p>Respondent:</p> <p>DENVER COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Patricia M. Hynes & Jeffrey R. Poland Address: 435 Dahlia Street Denver, CO 80220 Phone Number: (720) 747-3705 E-mail: Attorney Reg. No.:</p>	<p>Docket Number: 39707</p>
<p style="text-align: center;">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 decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: 06072-16-012-000

Category: Valuation

Property Type: Residential

2. Petitioner is protesting the 2001 actual value of the subject property.

3. The parties agreed that the 2001 actual value of the subject property should be reduced to:

Land	\$200,100.00
Improvements	<u>\$139,900.00</u>
Total	\$340,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2001 actual value of the subject property, as set forth above.


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

DATED/MAILED this 23rd day of January, 2002.

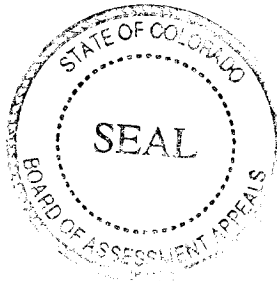
This decision was put on the record

January 22, 2002

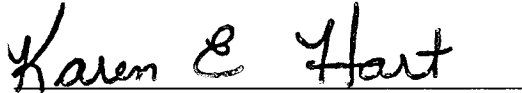
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

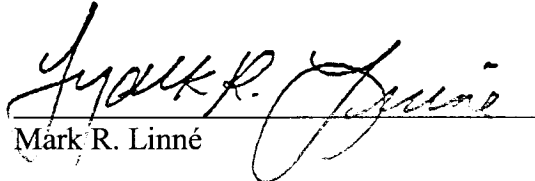

Diane Von Dollen

Docket Number 39707



BOARD OF ASSESSMENT APPEALS


Karen E. Hart


Mark R. Linné

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 39707 Schedule Number: 6072-16-012 RECEIVED 02 JAN 22 AM 7:55 STATE OF COLORADO BOARD OF ASSESSMENT APPEALS
Petitioner: PATRICIA M HYNES & JEFFREY R POLAND v. Respondent: DENVER COUNTY BOARD OF EQUALIZATION	
Attorneys for Denver County Board of Equalization J. WALLACE WORTHAM, JR. #5969 City Attorney LAURIE J. HEYDMAN #17839 Assistant City Attorney 1437 Bannock Street, Room 315 Denver, Colorado 80203 Telephone: 720-913-3275 Facsimile: 720-913-3180	
STIPULATION (As To Tax Year 2001 Actual Value)	

Petitioner, PATRICIA M HYNES & JEFFREY R POLAND, and Respondent, Denver County Board of Equalization, hereby enter into this Stipulation regarding the tax year 2001 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

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

1. The property subject to this Stipulation is described as:

 435 Dahlia Street
 Denver, Colorado
2. The subject property is classified as residential property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2001:

Land	\$200,100
Improvements	<u>\$160,800</u>
Total	\$360,900

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

Land	\$200,100
Improvements	<u>\$150,800</u>
Total	\$350,900

5. After further review and negotiation, the Petitioner and Board of Equalization agree to the following actual value for the subject property for tax year 2001:

Land	\$200,100
Improvements	<u>\$139,900</u>
Total	\$340,000

6. The valuations, as established above, shall be binding only with respect to tax year 2001.

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

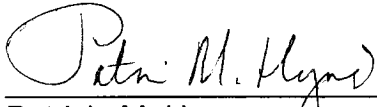
The basement has low ceiling height and duct work, and 5'-3" ceiling height at the basement entry. An adjustment was made for the inferior functional utility of the property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 6, 2001 at 9:30 a.m. be vacated.

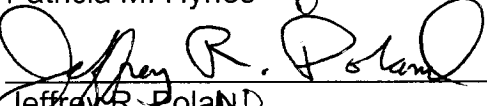
DATED this 12th day of January, 2002.

Patricia M. Hynes & Jeffrey R. Polai
Petitioners

DENVER COUNTY BOARD OF
EQUALIZATION


Patricia M. Hynes

By: 
LAURIE J. HEYDMAN #17839


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