

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 46656
Petitioner: BROADWAY PLAZA LOFTS, LLP, v. Respondent: DENVER COUNTY BOARD OF EQUALIZATION.	
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:

County Schedule No.: 02342-20-046-000

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2006 actual value of the subject property.
3. The parties agreed that the 2006 actual value of the subject property should be reduced to:

Total Value: \$21,358,700

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2006 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 15th day of May 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

May 14, 2007

Karen E Hart

Karen E. Hart

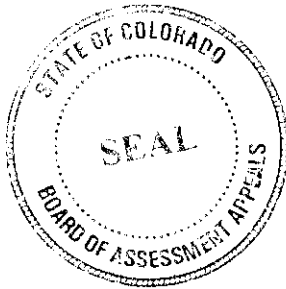
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

Heather Wilcox

Heather Wilcox



BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 46656 Schedule Number: 2342-20-046
Petitioner: BROADWAY PLAZA LOFTS LLP v.	
Respondent: DENVER COUNTY BOARD OF EQUALIZATION	
Attorneys for Denver County Board of Equalization City Attorney Max Taylor #35403 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
STIPULATION (AS TO TAX YEAR 2006 ACTUAL VALUES)	

Petitioner, BROADWAY PLAZA LOFTS LLP, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enter into this Stipulation regarding the tax year 2006 valuation of the subject properties, 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 properties subject to this Stipulation are described as:

2321-2355 Arapahoe Street
Denver, Colorado 80205
2. The subject property is classified as commercial and residential property.
3. Attachment A reflects the actual values of the subject property (commercial and residential), as assigned by the Assessor for tax year 2006.

4. Attachment B reflects the actual values of the subject property (commercial and residential) after a timely appeal, as assigned by the Denver County Board of Equalization.

5. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2006 actual value of the subject property (commercial and residential), as shown on Attachment C.

6. The valuations, as established on Attachment C, shall be binding with respect to only tax year 2006.

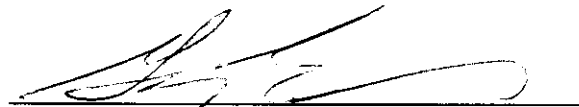
7. Brief narrative as to why the reduction was made:

Recognition of petitioner's appraisal.

8. Both parties agree that there was no scheduled hearing.

DATED this 7 day of May, 2007.

Agent for Petitioner



Greg Evans
Bridge & Associates
390 Union Blvd., Suite 330
Lakewood, CO 80228-1556

Denver County Board of Equalization



By: Max Taylor #35403
Assistant City Attorney
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Denver, CO 80202
Telephone: 720-913-3275
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Docket Number: 46656

ATTACHMENT A

ACTUAL VALUES, AS ASSIGNED BY THE ASSESSOR

Docket Number 46656

Part	Land Value	Improvement Value	Total Actual Value
Commercial	\$72,400	\$786,300	\$858,700
Residential	\$962,100	\$21,337,900	\$22,300,000
Total	\$1,034,500	\$22,124,200	\$23,158,700

ATTACHMENT B

**ACTUAL VALUES, AS ASSIGNED BY THE
DENVER COUNTY BOARD OF EQUALIZATION AFTER A TIMELY APPEAL**

Docket Number 46656

Part	Land Value	Improvement Value	Total Actual Value
Commercial	\$72,400	\$786,300	\$858,700
Residential	\$962,100	\$21,337,900	\$22,300,000
Total	\$1,034,500	\$22,124,200	\$23,158,700

ATTACHMENT C

ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

Docket Number 46656

Part	Land Value	Improvement Value	Total Actual Value
Commercial	\$72,400	\$786,300	\$858,700
Residential	\$962,100	\$19,537,900	\$20,500,000
Total	\$1,034,500	\$20,324,200	\$21,358,700