

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 50553
Petitioner: AW SOUTHGLENN, LLC, v. Respondent: ARAPAHOE 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.: 2077-26-1-30-013+2

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2008 actual value of the subject property.
3. The parties agreed that the 2008 actual value of the subject property should be reduced to:

Total Value: \$1,574,077

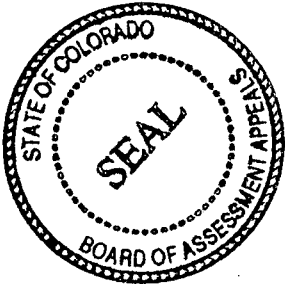
(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2008 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 23rd day of February 2010.



BOARD OF ASSESSMENT APPEALS

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.

Melissa Nord

Melissa Nord

Debra A Baumbach

Debra A. Baumbach

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 50553

STIPULATION (As To Tax Year 2008 Actual Value)

AW SOUTHGLENN, LLC

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF COMMISSIONERS,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2008 valuation of the subject properties and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as COMMERCIAL and described as follows: Streets at Southglenn, County Schedule Number(s) 2077-26-1-30-013+2.

A brief narrative as to why the reduction was made: Analyzed 2007 values after protest. No unusual conditions existed between 2007 and 2008.

The parties have agreed that the 2008 actual value of the subject property should be reduced as follows:

SEE ATTACHED.

The valuation, as established above, shall be binding only with respect to the tax year 2008.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

DATED the 25TH day of January 2010.

Barry J. Goldstein

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2077-26-1-30-013

Original Value

Land	\$ 731,237
Improvements	\$ 268,763
<u>Total</u>	<u>\$ 1,000,000</u>

New Value

Land	\$ 272,088
Improvements	\$ 268,763
<u>Total</u>	<u>\$ 540,851</u>

2077-26-1-33-008

Original Value

Land	\$ 687,256
Improvements	\$ 62,744
<u>Total</u>	<u>\$ 750,000</u>

New Value

Land	\$ 170,482
Improvements	\$ 62,744
<u>Total</u>	<u>\$ 233,226</u>

2077-26-1-34-004

Original Value

Land	\$ 359,180
Improvements	\$ 625,820
<u>Total</u>	<u>\$ 985,000</u>

New Value

Land	\$ 71,836
Improvements	\$ 728,164
<u>Total</u>	<u>\$ 800,000</u>

OLD TOTAL \$ 2,735,000

NEW TOTAL \$ 1,574,077

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