

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 58979
Petitioner: 8480 EAST BELLEVIEW 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.: 2075-16-1-01-053

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2011 actual value of the subject property.
3. The parties agreed that the 2011 actual value of the subject property should be reduced to:

Total Value: \$2,100,000

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

ORDER:

Respondent is ordered to reduce the 2011 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 25th day of June 2012.

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

Cara McKeller

CM



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 58979

ARAPAHOE COUNTY

MAY 24 2012

ATTORNEY'S OFFICE

2012 JUN 21 10:38

STIPULATION (As To Tax Year 2011 Actual Value)

8480 EAST BELLEVIEW LLC

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2011 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: 8480 East Belleview Ave., County Schedule Number: 2075-16-1-01-053.

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


The parties have agreed that the 2011 actual value of the subject property should be reduced as follows:

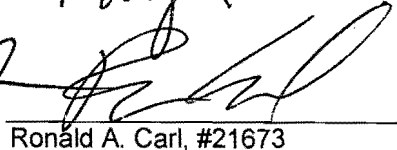
ORIGINAL VALUE		NEW VALUE (2011)	
Land	\$949,340	Land	\$949,340
Improvements	\$1,750,660	Improvements	\$1,150,660
Personal	\$0	Personal	\$0
Total	\$2,700,000	Total	\$2,100,000

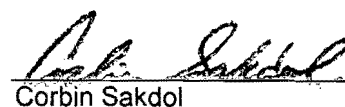
The valuation, as established above, shall be binding only with respect to the tax year 2011.

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 22 day of May 2012.


Todd J. Stevens
Stevens & Associates Inc.
9800 Mt. Pyramid Court, #220
Englewood, CO 80110
(303) 347-1878


Ronald A. Carl, #21673
Arapahoe Cnty. Bd. Equalization
5334 S. Prince St.
Littleton, CO 80166-0001
(303) 795-4639


Corbin Sakdol
Arapahoe County Assessor
5334 S. Prince St.
Littleton, CO 80166-0001
(303) 795-4600