

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 62608
Petitioner: RES-CO ACH LLC, v. Respondent: ADAMS 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.: R0122717+51

Category: Valuation Property Type: Vacant Land
2. Petitioner is protesting the 2013 actual value of the subject property.
3. The parties agreed that the 2013 actual value of the subject property should be reduced to:

Total Value: \$650,000

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

ORDER:

Respondent is ordered to reduce the 2013 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 3rd day of March 2014.

BOARD OF ASSESSMENT APPEALS

Diane M DeVries

Diane M. DeVries

Debra A Baumbach

Debra A. Baumbach

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

Cara McKeller

Cara McKeller



2014 FEB 27 PM 1:51

BOARD OF ASSESSMENT APPEALS,
State of Colorado
1313 Sherman Street, Room 315
Denver, CO 80203

Petitioner:
RES-CO ACH LLC

Respondent:
ADAMS COUNTY BOARD OF
EQUALIZATION.

▲ COURT USE ONLY ▲

Docket Number: 62608
Multiple County Account
Numbers: (As set forth in the
Attachments)

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5th Floor, Suite C5000B
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STIPULATION (As to Tax Year 2013 Actual Value)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2013 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachments to this Stipulation.
2. The subject properties are classified as vacant land properties.
3. The Attachments reflect the actual values of the subject properties, as assigned by the Adams County Board of Equalization for tax year 2013.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2013 actual values of the subject properties, as shown on the Attachments.

Total 2013 Proposed Value: \$650,000
(Referenced in the Attachments)

5. The valuations, as established on the Attachments, shall be binding with respect to only tax year 2013.

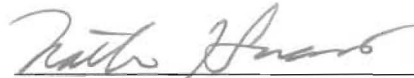
6. Brief narrative as to why the reductions were made: value adjusted using market approach.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 10, 2014 be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

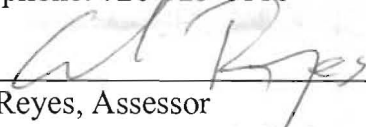
Dated this 21 day of February, 2014.



Darin Pipkin
Interal Property Tax Services
6991 E. Camelback Road, B-355
Scottsdale, AZ 85251
Telephone: 480-397-9741



Nathan J. Lucero, #33908
Assistant Adams County Attorney
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Gil Reyes, Assessor
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Suite C2100
Brighton, CO 80601
Telephone: 720-523-6038

Docket Number: 62608

Attachment A
Docket Number 62608
Values As Assigned by the Assessor

Account Number	Land Value	Imp's Value	Total Actual Value
R0122713	\$29,000.00	\$0.00	\$29,000.00
R0122714	\$29,000.00	\$0.00	\$29,000.00
R0122715	\$29,000.00	\$0.00	\$29,000.00
R0122716	\$29,000.00	\$0.00	\$29,000.00
R0122717	\$29,000.00	\$0.00	\$29,000.00
R0122718	\$29,000.00	\$0.00	\$29,000.00
R0122728	\$29,000.00	\$0.00	\$29,000.00
R0122730	\$29,000.00	\$0.00	\$29,000.00
R0122889	\$29,000.00	\$0.00	\$29,000.00
R0122894	\$29,000.00	\$0.00	\$29,000.00
R0122897	\$29,000.00	\$0.00	\$29,000.00
R0122899	\$29,000.00	\$0.00	\$29,000.00
R0122901	\$29,000.00	\$0.00	\$29,000.00
R0122903	\$29,000.00	\$0.00	\$29,000.00
R0122908	\$29,000.00	\$0.00	\$29,000.00
R0122910	\$29,000.00	\$0.00	\$29,000.00
R0122915	\$29,000.00	\$0.00	\$29,000.00
R0122917	\$29,000.00	\$0.00	\$29,000.00
R0122930	\$29,000.00	\$0.00	\$29,000.00
R0123200	\$29,000.00	\$0.00	\$29,000.00
R0123201	\$29,000.00	\$0.00	\$29,000.00
R0123203	\$29,000.00	\$0.00	\$29,000.00
R0123205	\$29,000.00	\$0.00	\$29,000.00
R0123206	\$29,000.00	\$0.00	\$29,000.00
R0123207	\$29,000.00	\$0.00	\$29,000.00
R0123208	\$29,000.00	\$0.00	\$29,000.00
R0123209	\$29,000.00	\$0.00	\$29,000.00
R0123210	\$29,000.00	\$0.00	\$29,000.00
R0123211	\$29,000.00	\$0.00	\$29,000.00
R0123212	\$29,000.00	\$0.00	\$29,000.00
R0123213	\$29,000.00	\$0.00	\$29,000.00
R0123214	\$29,000.00	\$0.00	\$29,000.00
R0123215	\$29,000.00	\$0.00	\$29,000.00
R0123218	\$29,000.00	\$0.00	\$29,000.00
R0123219	\$29,000.00	\$0.00	\$29,000.00
R0123220	\$29,000.00	\$0.00	\$29,000.00
R0123221	\$29,000.00	\$0.00	\$29,000.00
R0123222	\$29,000.00	\$0.00	\$29,000.00
R0123223	\$29,000.00	\$0.00	\$29,000.00
R0123224	\$29,000.00	\$0.00	\$29,000.00
R0123225	\$29,000.00	\$0.00	\$29,000.00
R0123226	\$29,000.00	\$0.00	\$29,000.00
R0123227	\$29,000.00	\$0.00	\$29,000.00
R0123228	\$29,000.00	\$0.00	\$29,000.00
R0123229	\$29,000.00	\$0.00	\$29,000.00
R0123230	\$29,000.00	\$0.00	\$29,000.00
R0123231	\$29,000.00	\$0.00	\$29,000.00
R0123232	\$29,000.00	\$0.00	\$29,000.00
R0123233	\$29,000.00	\$0.00	\$29,000.00
R0123234	\$29,000.00	\$0.00	\$29,000.00
R0123235	\$29,000.00	\$0.00	\$29,000.00
R0123236	\$29,000.00	\$0.00	\$29,000.00
Totals	\$1,508,000.00	\$0.00	\$1,508,000.00

Attachment B
Docket Number 62608
Values As Assigned by the County Board of Commissioners

Account Number	Land Value	Imp's Value	Total Actual Value
R0122713	\$29,000.00	\$0.00	\$29,000.00
R0122714	\$29,000.00	\$0.00	\$29,000.00
R0122715	\$29,000.00	\$0.00	\$29,000.00
R0122716	\$29,000.00	\$0.00	\$29,000.00
R0122717	\$29,000.00	\$0.00	\$29,000.00
R0122718	\$29,000.00	\$0.00	\$29,000.00
R0122728	\$29,000.00	\$0.00	\$29,000.00
R0122730	\$29,000.00	\$0.00	\$29,000.00
R0122889	\$29,000.00	\$0.00	\$29,000.00
R0122894	\$29,000.00	\$0.00	\$29,000.00
R0122897	\$29,000.00	\$0.00	\$29,000.00
R0122899	\$29,000.00	\$0.00	\$29,000.00
R0122901	\$29,000.00	\$0.00	\$29,000.00
R0122903	\$29,000.00	\$0.00	\$29,000.00
R0122908	\$29,000.00	\$0.00	\$29,000.00
R0122910	\$29,000.00	\$0.00	\$29,000.00
R0122915	\$29,000.00	\$0.00	\$29,000.00
R0122917	\$29,000.00	\$0.00	\$29,000.00
R0122930	\$29,000.00	\$0.00	\$29,000.00
R0123200	\$29,000.00	\$0.00	\$29,000.00
R0123201	\$29,000.00	\$0.00	\$29,000.00
R0123203	\$29,000.00	\$0.00	\$29,000.00
R0123205	\$29,000.00	\$0.00	\$29,000.00
R0123206	\$29,000.00	\$0.00	\$29,000.00
R0123207	\$29,000.00	\$0.00	\$29,000.00
R0123208	\$29,000.00	\$0.00	\$29,000.00
R0123209	\$29,000.00	\$0.00	\$29,000.00
R0123210	\$29,000.00	\$0.00	\$29,000.00
R0123211	\$29,000.00	\$0.00	\$29,000.00
R0123212	\$29,000.00	\$0.00	\$29,000.00
R0123213	\$29,000.00	\$0.00	\$29,000.00
R0123214	\$29,000.00	\$0.00	\$29,000.00
R0123215	\$29,000.00	\$0.00	\$29,000.00
R0123218	\$29,000.00	\$0.00	\$29,000.00
R0123219	\$29,000.00	\$0.00	\$29,000.00
R0123220	\$29,000.00	\$0.00	\$29,000.00
R0123221	\$29,000.00	\$0.00	\$29,000.00
R0123222	\$29,000.00	\$0.00	\$29,000.00
R0123223	\$29,000.00	\$0.00	\$29,000.00
R0123224	\$29,000.00	\$0.00	\$29,000.00
R0123225	\$29,000.00	\$0.00	\$29,000.00
R0123226	\$29,000.00	\$0.00	\$29,000.00
R0123227	\$29,000.00	\$0.00	\$29,000.00
R0123228	\$29,000.00	\$0.00	\$29,000.00
R0123229	\$29,000.00	\$0.00	\$29,000.00
R0123230	\$29,000.00	\$0.00	\$29,000.00
R0123231	\$29,000.00	\$0.00	\$29,000.00
R0123232	\$29,000.00	\$0.00	\$29,000.00
R0123233	\$29,000.00	\$0.00	\$29,000.00
R0123234	\$29,000.00	\$0.00	\$29,000.00
R0123235	\$29,000.00	\$0.00	\$29,000.00
R0123236	\$29,000.00	\$0.00	\$29,000.00
Totals	\$1,508,000.00	\$0.00	\$1,508,000.00

Attachment C
Docket Number 62608
Actual Values Agreed to By All Parties

Account Number	Land Value	Imp's Value	Total Actual Value
R0122713	\$12,500.00	\$0.00	\$12,500.00
R0122714	\$12,500.00	\$0.00	\$12,500.00
R0122715	\$12,500.00	\$0.00	\$12,500.00
R0122716	\$12,500.00	\$0.00	\$12,500.00
R0122717	\$12,500.00	\$0.00	\$12,500.00
R0122718	\$12,500.00	\$0.00	\$12,500.00
R0122728	\$12,500.00	\$0.00	\$12,500.00
R0122730	\$12,500.00	\$0.00	\$12,500.00
R0122889	\$12,500.00	\$0.00	\$12,500.00
R0122894	\$12,500.00	\$0.00	\$12,500.00
R0122897	\$12,500.00	\$0.00	\$12,500.00
R0122899	\$12,500.00	\$0.00	\$12,500.00
R0122901	\$12,500.00	\$0.00	\$12,500.00
R0122903	\$12,500.00	\$0.00	\$12,500.00
R0122908	\$12,500.00	\$0.00	\$12,500.00
R0122910	\$12,500.00	\$0.00	\$12,500.00
R0122915	\$12,500.00	\$0.00	\$12,500.00
R0122917	\$12,500.00	\$0.00	\$12,500.00
R0122930	\$12,500.00	\$0.00	\$12,500.00
R0123200	\$12,500.00	\$0.00	\$12,500.00
R0123201	\$12,500.00	\$0.00	\$12,500.00
R0123203	\$12,500.00	\$0.00	\$12,500.00
R0123205	\$12,500.00	\$0.00	\$12,500.00
R0123206	\$12,500.00	\$0.00	\$12,500.00
R0123207	\$12,500.00	\$0.00	\$12,500.00
R0123208	\$12,500.00	\$0.00	\$12,500.00
R0123209	\$12,500.00	\$0.00	\$12,500.00
R0123210	\$12,500.00	\$0.00	\$12,500.00
R0123211	\$12,500.00	\$0.00	\$12,500.00
R0123212	\$12,500.00	\$0.00	\$12,500.00
R0123213	\$12,500.00	\$0.00	\$12,500.00
R0123214	\$12,500.00	\$0.00	\$12,500.00
R0123215	\$12,500.00	\$0.00	\$12,500.00
R0123218	\$12,500.00	\$0.00	\$12,500.00
R0123219	\$12,500.00	\$0.00	\$12,500.00
R0123220	\$12,500.00	\$0.00	\$12,500.00
R0123221	\$12,500.00	\$0.00	\$12,500.00
R0123222	\$12,500.00	\$0.00	\$12,500.00
R0123223	\$12,500.00	\$0.00	\$12,500.00
R0123224	\$12,500.00	\$0.00	\$12,500.00
R0123225	\$12,500.00	\$0.00	\$12,500.00
R0123226	\$12,500.00	\$0.00	\$12,500.00
R0123227	\$12,500.00	\$0.00	\$12,500.00
R0123228	\$12,500.00	\$0.00	\$12,500.00
R0123229	\$12,500.00	\$0.00	\$12,500.00
R0123230	\$12,500.00	\$0.00	\$12,500.00
R0123231	\$12,500.00	\$0.00	\$12,500.00
R0123232	\$12,500.00	\$0.00	\$12,500.00
R0123233	\$12,500.00	\$0.00	\$12,500.00
R0123234	\$12,500.00	\$0.00	\$12,500.00
R0123235	\$12,500.00	\$0.00	\$12,500.00
R0123236	\$12,500.00	\$0.00	\$12,500.00
Totals	\$650,000.00	\$0.00	\$650,000.00