

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 63929
Petitioner: NATIONAL GRAND LOWRY LOFTS, 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.: 06092-01-011-000

Category: Valuation Property Type: Residential
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: \$17,569,800

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

DATED AND MAILED this 4th day of September 2014.

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

[Handwritten signature]



2. The subject property is classified as residential real property.
3. The County Assessor originally assigned the following total actual value to the subject property for tax year 2013.

Land	\$	2,005,000
Improvements	\$	<u>19,095,600</u>
Total	\$	21,100,600

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

Land	\$	2,005,000
Improvements	\$	<u>17,345,000</u>
Total	\$	19,350,000

5. After further review and negotiation, the Petitioner and Board of Equalization of the City and County of Denver agree to the following actual value for the subject property for tax year 2013.

Land	\$	2,005,000
Improvements	\$	<u>15,564,800</u>
Total	\$	17,569,800

6. The valuations, as established above, shall be binding only with respect to tax year 2013.

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

Based on a review of restricted rents, a further adjustment is warranted.

8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

DATED this 27th day of August, 2014.

Agent/Attorney/Petitioner

Denver County Board of Equalization of
the City and County of Denver

By: Thomas E. Downey Jr.
Thomas E. Downey Jr., Esq. 9/6/14
Downey & Associates, P.C.
383 Inverness Pkwy, Suite 300
Englewood, CO 80112
Telephone: (303) 813-1111
Email: tom@downeylawpc.com

By: [Signature]
Mitch Behr #38452
201 West Colfax Avenue, Dept. 1207
Denver, CO 80202
Telephone: 720-913-3275
Docket No. 63929