

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 64224
Petitioner: WINSFORD PARTNERS II, v. Respondent: EL PASO COUNTY BOARD OF COMMISSIONERS.	
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.: 54073-13-002

Category: Abatement Property Type: Industrial

2. Petitioner is protesting the 11-12 actual value of the subject property.
3. The parties agreed that the 11-12 actual value of the subject property should be reduced to:

Total Value: \$2,500,000
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 11-12 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 5th day of January 2015.

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

Cara McKeller



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: **64224**
Single County Schedule Number: **54073-13-002**

STIPULATION (As to Abatement/Refund For Tax Years 2011/2012)

WINSFORD PARTNERS II

Petitioner(s),

vs.

EL PASO COUNTY BOARD OF COUNTY COMMISSIONERS,

Respondent

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax years 2011/2012 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

LOT 1 KAY TEE SUB NO 1 SUBJ EASEMENT + R/W DES BK 2918-539

2. The subject property is classified as commercial property.

3. The County Assessor originally assigned the following actual value to the subject property for tax years 2011/2012:

Land:	\$ 315,810
Improvements:	<u>\$2,516,068</u>
Total:	\$2,831,878

4. After a timely appeal to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

Land:	\$ 315,810
Improvements:	<u>\$2,516,068</u>
Total:	\$2,831,878

Single Schedule No. (Abatement) 1

Single Schedule No. (Abatement)

5. After further review and negotiation, Petitioner(s) and County Board of Commissioners agree to the following tax years 2011/2012 actual value for the subject property:

Land:	\$ 315,810
Improvements:	<u>\$2,184,190</u>
Total:	\$2,500,000

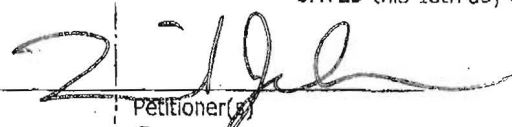
6. The valuation, as established above, shall be binding only with respect to tax years 2011/2012.

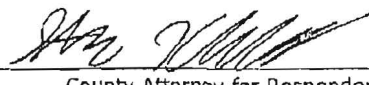
7. Brief narrative as to why the reduction was made:

Market & income data support a lower actual value for the subject property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **September 4, 2014 at 8:30 AM** be vacated; or, ___ (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

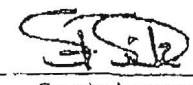
DATED this 18th day of August, 2014

x  _____
By: Petitioner(s)

 _____
County Attorney for Respondent,
Board of Commissioners

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Telephone: **(636) 733-5455**

Address: **200 S. Cascade Ave. Ste 150**
Colorado Springs, CO 80903
Telephone: **(719) 520-6485**



County Assessor
Depony
Address: **1675 W. Garden of Gods Rd. Ste**
2300
Colorado Springs, CO 80907

Telephone: **(719) 520-6600**

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StipCnty.Aba

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