

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 64977
Petitioner: SPRADDLE CREEK REAL ESTATE I LLC, v. Respondent: SUMMIT 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.: 6512710

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2014 actual value of the subject property.
3. The parties agreed that the 2014 actual value of the subject property should be reduced to:

Total Value: \$5,078,180

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

ORDER:

Respondent is ordered to reduce the 2014 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 26th day of May 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



2015 MAY 22 AM 9:59

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 64977
Single County Schedule Number: 6512710

STIPULATION (As to Tax Year 2014 Actual Value)

Spraddle Creek Real Estate LLC
Petitioners,

vs.
SUMMIT COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioners and Respondent hereby enter into this Stipulation regarding the tax year 2014 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

Petitioners and Respondent agree and stipulate as follows:

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

Lot 2, Silverthorne Automotive Sub.

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 year 2014:

Commercial Land	\$ 1,277,176
Commercial Improvement	<u>\$ 4,584,476</u>
Total	<u>\$ 5,861,652</u>

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

Commercial Land	\$ 1,277,176
Commercial Improvement	<u>\$ 4,584,476</u>
Total	<u>\$ 5,861,652</u>

5. After further review and negotiation, Petitioners and County Board of Equalization agree to the following tax year 2014 tax value for the subject property:

Commercial Land	\$ 1,277,176
Commercial Improvement	<u>\$ 3,801,004</u>
Total	\$ 5,078,180


6. The valuation, as established above, shall be binding only with respect to tax year 2014.

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


The value was reduced after review of the cost and market approaches to value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 15th 2015 at 8:30 AM be vacated before the Board of Assessment Appeals.

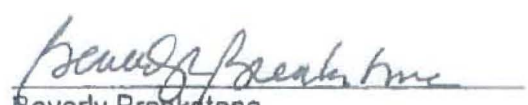
DATED this 19th day of May, 2015


Todd J. Stevens
Stevens & Associates Inc
Address:
9635 Maroon Circle, Suite 450
Englewood, CO 80112

Telephone: (303) 347-1878


Frank Celico
Assistant County Attorney for Respondent
Summit County Board of Equalization
P O Box 68
Breckenridge, CO 80424

Telephone: (970)-453-2561


Beverly Breakstone
Summit County Assessor
P O Box 276
Breckenridge, CO 80424
Telephone: 970-453-3480

Docket Number: 64977