

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 66894</b>
Petitioner: <b>BK1 LLC -</b>  v.  Respondent: <b>DOUGLAS COUNTY BOARD OF EQUALIZATION</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R0414411**  
**Category: Valuation/Protest Appeal      Property Type: Commercial**
  
2. Petitioner is protesting the 2015 actual value of the subject property.
  
3. The parties agreed that the 2015 actual value of the subject property should be reduced to:  

**Total Value: \$887,753**  
 (Reference Attached Stipulation)
  
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2015 actual value of the subject property, as set forth above.  
  
 The Douglas County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 10th day of November 2016.

**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

*G. Katardzic*

\_\_\_\_\_  
Gordana Katardzic



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**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**  
1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**BK1 LLC**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF EQUALIZATION**

Attorneys for Respondent:

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Docket Number: **66894**

Schedule No.: **R0414411**

**STIPULATION (As to Tax Year 2015 Actual Value)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2015 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:  
Lot 9 Block 1 Twenty Mile Village #2 1<sup>st</sup> Amend 1.856 AM/L
2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2015:

Land	\$727,626
Improvements	<u>\$227,872</u>
Total	\$955,498

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

Land	\$727,626
Improvements	<u>\$227,872</u>
Total	\$955,498

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2015 actual value for the subject property:

Land	\$659,881
Improvements	<u>\$227,872</u>
Total	\$887,753

6. The valuations, as established above, shall be binding only with respect to tax year 2015.

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

Further review of account data, limited market sales, and cost data indicated that a reduction in value was warranted.

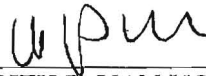
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on September 19, 2016 at 8:30 a.m. be vacated.

DATED this 7<sup>th</sup> day of November, 2016.



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Docket Number 66894



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