

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 69089</b>
Petitioner: <b>GERALD JOHN SOMBERS</b>  v.  Respondent: <b>EL PASO 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.: 6201002004**  
**Category: Valuation/Protest Appeal      Property Type: Residential**
2. Petitioner is protesting the 2016 actual value of the subject property.
3. The parties agreed that the 2016 actual value of the subject property should be reduced to:

**Total Value: \$825,000**  
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

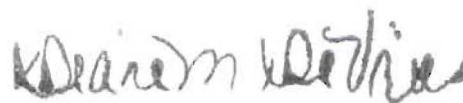
**ORDER:**

Respondent is ordered to reduce the 2016 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 19th day of May 2017.

**BOARD OF ASSESSMENT APPEALS**

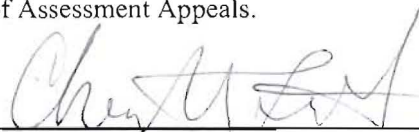


\_\_\_\_\_  
Diane M. DeVries

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



\_\_\_\_\_  
Debra A. Baumbach



\_\_\_\_\_  
Christine Fontenot



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

2017 MAY 18 PM 3: 38

Docket Number: **69089**  
Single County Schedule Number: **6201002004**

---

---

STIPULATION (As to Tax Year **2016** Actual Value)

---

---

**Somers, Jerry & Charmae**

Petitioner(s),

vs.

**EL PASO COUNTY BOARD OF EQUALIZATION,**

Respondent

---

---

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2016 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:

5565 PIEDRA VISTA

2. The subject property is classified as SFR property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2016:

Land:	\$142,100.00
Improvements:	\$957,900.00
Total:	\$1,100,000.00

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

Land:	\$142,100.00
improvements:	\$814,275.00
Total:	\$956,315.00

Single Schedule No.

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year **2016** actual value for the subject property:

Land:	\$142,100.00
Improvements:	\$682,900.00
Total:	\$825,000.00

6. The valuation, as established above, shall be binding only with respect to tax year 2016.

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

Inspected the subject property, and researched additional sales data for the base year.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **August 31, 2017 at 8:30AM** be vacated; or, \_\_\_\_ (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

*Charmee Sombers*  
DATED this **8th** day of **May, 2017**  
*Jerry Sombers*  
x \_\_\_\_\_  
Petitioner(s)  
By: **Jerry Sombers**

*[Signature]*  
\_\_\_\_\_  
County Attorney for Respondent,  
Board of Equalization

Address: **5565 Piedra Vista**  
**Colorado Springs, CO. 80908**

Address: **200 S. Cascade Ave. Ste. 150**  
**Colorado Springs, CO 80903-2208**

Telephone: **719-491-0466**

Telephone: **(719) 520-6485**

*[Signature]*  
\_\_\_\_\_  
County Assessor

Address: **1675 West Garden of the Gods Rd. Suite 2300**  
**Colorado Springs, CO 80907**

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

Docket Number:  
StipCnty.mst

Single Schedule No.