BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 69255
Petitioner: **UNIVERSITY HILLS PLAZA LLC -** 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.: 06303-00-021-000

   Category: Valuation/Protest Appeal   **Property Type: Commercial**

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: $17,750,000

   (Reference Attached Stipulation)

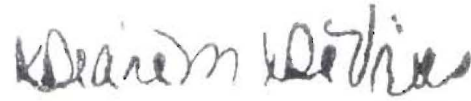4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2016 actual value of the subject property, as set forth above.

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

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DATED AND MAILED this 16th day of November 2016.
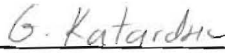
BOARD OF ASSESSMENT APPEALS

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

SEAL
STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

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

Petitioner:

UNIVERSITY HILLS PLAZA LLC

v.

Respondent:

DENVER COUNTY BOARD OF EQUALIZATION

Attorney for Denver County Board of Equalization

City Attorney

Charles T. Solomon #26873
Assistant City Attorney
201 West Colfax Avenue, Dept. 1207
Denver, Colorado 80202
Telephone: 720-913-3275
Email: charles.solomon@denvergov.org

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Docket Number:

69255

Schedule Number:

06303-00-021-000

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STIPULATION (AS TO TAX YEAR 2016 ACTUAL VALUE)

Petitioner, UNIVERSITY HILLS PLAZA LLC and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, 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.

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

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

2466 S. Colorado Blvd.
Denver, Colorado

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 2016.

Land	$	17,611,000.00
Improvements	$	2,035,800.00
Total	$	19,646,800.00

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

Land	$	17,611,000.00
Improvements	$	2,035,800.00
Total	$	19,646,800.00

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

Land	$	17,611,000.00
Improvements	$	139,000.00
Total	$	17,750,000.00

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

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

A review of the income and expenses and occupancy of the subject property indicated a reduction in the value of the subject property.

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 _3RD_ day of _NOVEMBER_____, 2016.

Agent/Attorney/Petitioner   Denver County Board of Equalization

By: _____   By: _____
Mike Walter   Charles T. Solomon #26873
1st Net Real Estate Services   201 West Colfax Avenue, Dept. 1207
3333 S. Wadsworth Blvd., Suite 105   Denver, CO 80202
Lakewood, CO 80227   Telephone: 720-913-3275
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