

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 70039
Petitioner: RONI LEVIN v. Respondent: ARAPAHOE 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.: 1973-22-3-03-006
 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: \$519,500
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

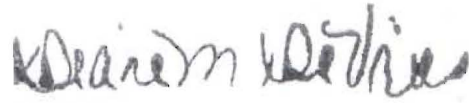
ORDER:

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

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

DATED AND MAILED this 28th day of August 2017.

BOARD OF ASSESSMENT APPEALS

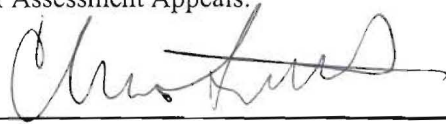


Diane M. DeVries

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



2017 AUG 25 AM 9: 10

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 70039

STIPULATION as To Tax Year 2016 Actual Value and Classification
2017 AUG 25 AM 9: 10

RONI LEVIN,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax year 2016 valuation and classification of the property listed in this Petition and jointly move the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the Petitioner and Respondent have resulted in the following agreement:

Subject property is currently classified as **MIXED USE** and is located at: **9437 East Colorado Avenue**, County Schedule Number: 1973-22-3-03-006.

A brief narrative as to why the change in valuation/classification was made: Information supplied by Petitioner indicates reclassification from mixed use to residential is appropriate, and value shall match value for tax year 2015.

The parties have agreed that the 2016 classification shall be changed to **RESIDENTIAL** and the 2016 actual value of the subject property should be changed as follows:

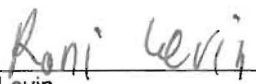
ORIGINAL VALUE		NEW VALUE	
2016		2016	
Land-Res.	\$44,250	Land-Res.	\$340,500
Land-S.P.	\$430,155		
Improvements-Res.	\$1,000	Improvements-Res.	\$179,000
Improvements-S.P.	\$790		
Total	\$476,195	Total	\$519,500

(S.P. = Special Purpose) (Res. = Residential)

The valuation and classification, as established herein, shall be binding only with respect to tax year 2016. This valuation is for purposes of settlement only and does not reflect an appraised value.

Both parties agree that the hearing before the Board of Assessment Appeals should be vacated or is unnecessary if one has not yet been scheduled. Petitioner agrees to waive the right to any further appeal for the assessment year covered by this Stipulation.

DATED the 9 day of 7 2017.



Roni Levin
9437 E. Colorado Ave.
Denver, CO 80247



Ronald A. Carl, #21673
Arapahoe Cnty. Bd. Equalization
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(303) 795-4639



Marcus Scott
Arapahoe County Assessor
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