

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 74460
Petitioner: EJ CALIFORNIA, LLC v. Respondent: ADAMS COUNTY BOARD OF COUNTY COMMISSIONERS	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been accepted 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.: R0063122+1
Category: Abatement Appeal Property Type: Commercial
2. Petitioner is protesting the 2017 actual value of the subject property.
3. The parties agreed that the 2017 actual value of the subject property should be reduced to:

Total Value: \$531,472
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2017 actual value of the subject property, as set forth above.
The Adams County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 9th day of January 2019.

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

Gordana Katardzic

Gordana Katardzic



2019 JAN -8 PM 3:01

BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, Colorado 80203	<i>N/S</i> ▲ COURT USE ONLY ▲ <hr/> Docket Number: 74460 Multiple County Account Numbers: (As set forth in Attachment A)
Petitioner: EJ CALIFORNIA, LLC	
Respondent: ADAMS COUNTY BOARD OF COMMISSIONERS	
Attorney for Respondent: Meredith P. Van Horn, #42487 Assistant Adams County Attorney 4430 S. Adams County Parkway 5 th Floor, Suite C5000B Brighton, Colorado 80601 Telephone: 720-523-6116 Fax: 720-523-6114	
STIPULATION (As to Tax Year 2017 Actual Value)	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2017 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the attachment to this Stipulation.
2. The subject properties are classified as commercial properties.
3. The attachment to this stipulation reflects the actual values of the subject properties, as assigned by the Adams County Board of Commissioners for tax year 2017.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2017 actual values of the subject properties, as shown on the attachment to this stipulation.

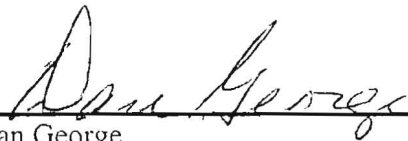
Total 2017 Proposed Value: \$531,472

5. Both parties stipulate and agree that the valuations as established on the attachment to this stipulation are binding with respect to tax year 2017 and that further adjustment, whether brought under legal or factual grounds, shall be precluded.

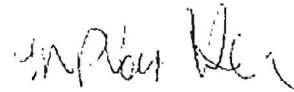
6. Brief narrative as to why the reductions were made: the value was adjusted due to a market sale of the subject property during the study period.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on n/a, be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals (check if appropriate).

DATED this 8th day of January, 2019.



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Docket Number: 74460

ATTACHMENT A

Account Number: R0063122

Original Value:
Land: \$150,280
Improvements: \$817,400
Total: \$967,680

Value after BOE Appeal:
Land: \$150,280
Improvements: \$817,400
Total: \$967,680

Stipulated Value:
Land: \$150,280
Improvements: \$368,692
Total: \$518,972

Account Number: R0063123

Original Value:
Land: \$12,500
Improvements: \$0
Total: \$12,500

Value after BOE Appeal:
Land: \$12,500
Improvements: \$0
Total: \$12,500

Stipulated Value:
Land: \$12,500
Improvements: \$0
Total: \$12,500

TOTAL NEW VALUE OF ACCOUNTS = \$531,472