

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 75705</b>
Petitioner: <b>PPF AMLI 8200 ARISTA PLACE II LP</b> v. Respondent: <b>BROOMFIELD COUNTY BOARD OF EQUALIZATION</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R8864723**  
**Category: Valuation/Protest Appeal      Property Type: Residential**
2. Petitioner is protesting the 2019 actual value of the subject property.
3. The parties agreed that the 2019 actual value of the subject property should be reduced to:

**Total Value: \$40,320,000**  
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2019 actual value of the subject property, as set forth above.

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

**DATED** this 20th day of December 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

*Yesenia Araujo* \_\_\_\_\_  
Yesenia Araujo



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 75705**

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STATE OF COLORADO  
BD OF ASSESSMENT APPEALS

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**STIPULATION (As To Tax Year 2019 Actual Values)**

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**PPF AMLI 8200 ARISTA PLACE II LLC**

Petitioner,

v.

**BROOMFIELD COUNTY BOARD OF EQUALIZATION,**

Respondent.

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**THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2019 valuation of the subject property and jointly moves the Board of Assessment Appeals to enter its Order based on this Stipulation. A conference call with Petitioner and Respondent has resulted in the following agreement:**

**Subject property is classified as Residential and described as follows: Subd: Broomfield Urban Transit Village Filing No 4 Lot: X. Physical address is 11302 Central Ct., Broomfield, Colorado, 80020. County Schedule Number is R8864723.**

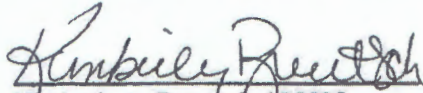
**A brief narrative as to why the reduction was made: Agent provided rent rolls which indicted a lower value when applying the GRM and consideration of higher than typical vacancy.**

**The Parties have agreed that the 2019 actual value of the subject property should be reduced as follows:**

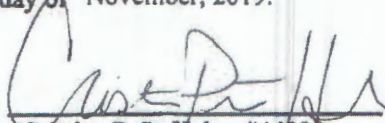
<b>R8864723</b>	<b>ORIGINAL VALUE</b>	<b>NEW VALUE (TY 2019)</b>
Land	\$ 5,040,000	Land \$ 5,040,000
Improvements	\$ 36,120,000	Improvements \$ 35,280,000
Personal Property	\$ 0	Personal Property \$ 0
Total	\$ 41,160,000	Total \$ 40,320,000

**The valuations, as established above, shall be binding only with respect to tax year 2019. Both Parties agree that a hearing before the Board of Assessment Appeals is unnecessary.**

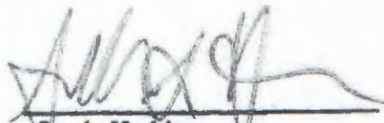
DATED this 22<sup>ND</sup> day of November, 2019.



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303-428-6258



Sandy Herbison  
Broomfield County Assessor  
One DesCombes Drive  
Broomfield, CO 80020  
303-438-6217

## CERTIFICATE OF SERVICE

The undersigned hereby certifies that a true and correct copy of the foregoing STIPULATION (As to Tax Year 2019 Actual Value) was Emailed ~~and sent via U.S. Postal Service, Regular Mail, prepaid,~~ this 22<sup>ND</sup> day of ~~October~~, 2019, addressed to the following:

November

Board of Assessment Appeals  
Room 315  
1313 Sherman Street  
Denver, CO 80203  
Email: [baa@state.co.us](mailto:baa@state.co.us)

  
\_\_\_\_\_  
Kelli Cole

Schedule No. R8864723  
BAA Docket No. 75705  
Petitioner: PPF AMLI 8200 Arista Placc II LLC