

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>STERLING RANCH LLC</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DOUGLAS COUNTY BOARD OF EQUALIZATION</b></p>	<p><b>Docket No.: 77337</b></p>
<p><b>ORDER ON STIPULATION</b></p>	

**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 Order on Stipulation.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. The subject properties are described as follows:

County Schedule No.:	R0498392+7
Appeal Category:	Valuation
Current Classification:	Commercial Vacant Land
  
2. Petitioner is protesting the 2019 classification and actual value of all of the subject properties.
  
3. The parties agreed that the 2019 classification and actual value of the subject properties should be as follows:

Classification:	Agricultural
Actual Value:	Total Actual Value for all of the Schedules of \$586

(Reference the attached Stipulation)
  
4. The Board concurs with the Stipulation.

**ORDER:**

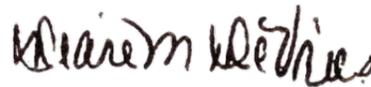
Respondent is ordered to change the 2019 classification of the subject properties as set forth above.

Respondent is ordered to change the 2019 actual value of the subject properties as set forth above.

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

**DATED AND MAILED** this 1st day of May, 2020.

**BOARD OF ASSESSMENT APPEALS**



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



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

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



\_\_\_\_\_  
Gordana Katardzic

2020 APR 15 PM 4:34

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

Petitioner:

**STERLING RANCH LLC**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
EQUALIZATION**

Docket Number: 77337

Schedule Nos.:  
R0498392 +7

Attorneys for Respondent:

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

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2019 valuations of the subject properties, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The 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 Vacant Land property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2019.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2019 actual values of the subject properties, as also shown on Attachment A.

6. Except as otherwise provided herein, the valuations, as established on Attachment A, shall be binding only with respect to tax year 2019.

7. Brief Narrative as to why the reductions were made:

Documentation provided by Petitioner verifying that the lots qualify for Agricultural status for 2019 warranted an adjustment.

8. A hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 15 day of April, 2020



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BOARD OF EQUALIZATION  
100 Third Street  
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Docket Number 77337

DOCKET NO. 77337

ATTACHMENT A

STATE OF COLORADO  
BO OF ASSESSMENT APPEALS

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PARCEL #		ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
R0498392	Land	\$2,869,733	\$2,869,733	\$553
R0498393	Land	\$16,117	\$16,117	\$3
R0498394	Land	\$27,225	\$27,225	\$5
R0498395	Land	\$27,225	\$27,225	\$5
R0498396	Land	\$27,225	\$27,225	\$5
R0498397	Land	\$27,225	\$27,225	\$5
R0498398	Land	\$27,225	\$27,225	\$5
R0498399	Land	\$27,225	\$27,225	\$5
	Totals	\$3,049,200	\$3,049,200	\$586