

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 79173</b>
Petitioner: <b>HAMMOND STEVEN D &amp; LINDA S</b>  v. Respondent: <b>EL PASO COUNTY BOARD OF COUNTY COMMISSIONERS</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.: 74233-06-001**  
**Category: Abatement Appeal                      Property Type: Vacant Land**
2. Petitioner is protesting the 17-18 actual value of the subject property.
3. The parties agreed that the 17-18 actual value of the subject property should be reduced to:  

**Total Value: \$79,000**  
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 17-18 actual value of the subject property, as set forth above.

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

**DATED** this 22nd day of October 2020.

**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

*Martha Hernandez Sanchez*  
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Martha Hernandez Sanchez



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number: **79173**  
Single County Schedule Number: **7423360001**

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STIPULATION (As to Abatement/Refund For Tax Year 2017/2018)

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**Hammond, Steven D. & Linda S.**

Petitioner(s),

vs.

**EL PASO COUNTY BOARD OF COMMISSIONERS,**

Respondent.

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Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2017/2018 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

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

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

LOT 5 BLK 5 SKYWAY PARK ESTATES

2. The subject property is classified as vacant property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year :

Land:	\$79,000
Improvements:	\$0
Total:	\$79,000

4. After a timely appeal to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

Land:	\$79,000
Improvements:	\$0
Total:	\$79,000

5. After further review and negotiation, Petitioner(s) and County Board of Commissioners agree to the following tax year 2017/2018 actual value for the subject property:

Land:	\$79,000
Improvements:	\$0
Total:	\$79,000

6. The valuation, as established above, shall be binding only with respect to tax year 2017/2018.

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

Assessment rate changed to the residential rate of 7.20% from 29% for 2017 & 2018 after guidance & ruling by the Colorado Supreme Court on contiguous residential land in February 2020.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **10/20/2020 at 12:00AM** be vacated; or, \_\_\_ (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 7<sup>th</sup> day of August, 2020



X

Petitioner(s)

By: **Duff & Phelps LLC, agent**

Address: **1200 17<sup>th</sup> St. Suite 990  
Denver, CO 80202**

Telephone: **(303) 749- 9033**

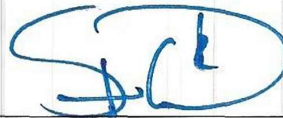


[Steven Klaffky \(Aug 11, 2020 10:51 MDT\)](#)

County Attorney for Respondent,  
Board of Commissioners

Address: **200 S. Cascade Ave. Ste 150  
Colorado Springs, CO 80903**

Telephone: **(719) 520-6485**



County Assessor

Address: **1675 W. Garden of Gods Rd. Ste  
2300**

**Colorado Springs, CO 80907**

Telephone: **(719) 520-6600**

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StipCnty.Aba  
Single Schedule No. (Abatement)  
7423306001