

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 79357</b>
Petitioner: <b>SB ADVISORS INC</b>  v. Respondent: <b>DOUGLAS 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.: R0382335**  
**Category: Abatement Appeal                      Property Type: Commercial**
  
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: \$1,662,185**  
(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 Douglas County Assessor is directed to change his/her records accordingly.

**DATED** this 15th day of January 2021.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

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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*

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Debra A. Baumbach

*Martha Hernandez Sanchez*  
Martha Hernandez Sanchez



**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**SB ADVISORS INC**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
COMMISSIONERS**

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Docket Number: **79357**

Schedule No.: **R0382335**

**STIPULATION (As to Abatement/Refund for Tax Years 2017 & 2018)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax years 2017 & 2018 valuations of the subject property 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 property subject to this Stipulation is described as:  
Lot 2 Parkway Subdivision 2 4<sup>th</sup> Amd 1.750 AM/L
2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax years 2017 & 2018:

Land	\$ 762,300
Improvements	<u>\$1,633,860</u>
Total	\$2,396,160

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

Land	\$ 762,300
Improvements	<u>\$1,633,860</u>
Total	\$2,396,160

5. After further review and negotiation, the Petitioner and the Douglas County Board of Commissioners agree to the following tax years 2017 & 2018 actual value for the subject property:

Land	\$ 762,300
Improvements	<u>\$ 899,885</u>
Total	\$1,662,185


6. Except as otherwise provided herein, the valuations, as established above, shall be binding only with respect to tax years 2017 & 2018.

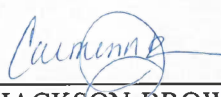
7. Brief narrative as to why the reduction was made:

Given the length of vacancy and the size of the restaurant indicated that an adjustment to value is warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 23, 2021 at 8:30 a.m. be vacated.

DATED this 14th day of January, 2021

  
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