

RESOLUTION NO. R-017-077

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

RESOLUTION APPROVING THE ABATEMENT SETTLEMENT
RECOMMENDATION OF THE ASSESSOR'S OFFICE.

WHEREAS, the Board of County Commissioners ("Board") is responsible for hearing petitions for refunds or abatement of property taxes pursuant to §§ 39-1-113 and 39-10-114, C.R.S.; and

WHEREAS, in those instances where a taxpayer's petition for refund or abatement of property taxes to the Board has been reviewed by the Assessor for the County of Douglas ("Assessor") and recommended for approval or partial approval, the Board has the authority to settle all such appeals and accept the recommendations of the Assessor; and

WHEREAS, the Assessor has reviewed the following petition for refund or abatement of property taxes and has determined that an adjustment to value is appropriate:

Abatement No.	Petitioner
17-049	Lynne Schroeder

and

WHEREAS, the Assessor has conferred with the taxpayer petitioning for refund or abatement of property taxes and the taxpayer has agreed with the Assessor's recommendation; and

WHEREAS, the Assessor wishes to submit the recommendation for adjustment to value for approval by the Board; now, therefore,

BE IT RESOLVED by the Board of County Commissioners of the County of Douglas, State of Colorado, that the Board accepts the recommendation of the Assessor and orders the Clerk to the Board to prepare a separate resolution for this abatement petition and to notify the petitioner of this decision.

PASSED AND ADOPTED this 10th day of October, 2017, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY:

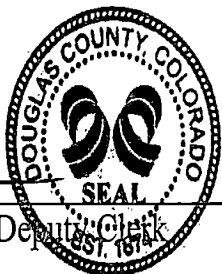


ROGER A. PARTRIDGE, Chair

ATTEST:



EMILY WRENN, Deputy Clerk





REGISTRAR

Office of the County Attorney

2000 1st Ave. S.E.

August 4, 2017

1 Pine Street
129 Clifton Drive
Durango, CO 81301-0015

Re: Case Number 17-019
Account Number R0172581
Owner: James S. Sengler
Address of Property: Wagon Land

Re: Mr. Sengler

The Douglas County Assessor's Office has received the document pertaining to the above referenced Case Number 17-019 and is requesting the filing of the petition for your year 2015 and adjustment in value. Attached please find my year 2016 Tax corrected Transmittal Sheet provided to the Assessor's Office and recommended a period value. Please note that the tax value provided is an estimate only, the actual tax value amount will be determined by the Douglas County Treasurer. Please review the following options below and indicate your choice by filling in the appropriate line.

- I accept the Assessor's recommended value for value.
- I do not wish to pay penalties and/or any further appeal.
- I do not want adjustment or appeal which allow me to proceed to a higher level of appeal.

Labels to have a hearing of my petition before a referee appointed by the County Board of Commissioners. The hearing will be held on September 2, 2017 at 9:00 a.m.

Label fee: \$100 due to SA/PT/ST/ 2017

This document is received from, completed and initialed by you, within three (3) calendar days prior to the scheduled date of the hearing. You must scan and e-mail, fax or mail your request to me at:

Office of the County Attorney
100 Third Street
Castle Rock, CO 80104
Fax to: 303.441.4116
E-mail: registrar@dcdo.us

Use this document for: Case Number 17-019 (18 of 18) 04/07/17

Transmittal Sheet							Assessor Findings:							
Petitioner: LYNNE SCHROEDER			Abatement #	17-049			Assessor's Recommendation: Partial Approval - Deny 2015 - Adjust 2016							
Agent:			Tax Year	2015-2016			Recommend 2014-2015 be qualifying years with accounts changing to agricultural 4142 for 2016 tax-year. Also adding AGS site value for 2016 to account R0043810.							
Petitioner's Request: Agricultural classification			Protected?	N										
Petitioner's Requested Value			Tax District	0118										
Original Values			Tax Rate	8.4217%			Abatement Results							
			Tax Rate	8.2347%										
Parcel	Class	Actual Val	Assmt Rate	Assd Value	Tax Rate	Tax Amount	Decision	Class	Actual Val	Assmt Rate	Assd Value	Tax Rate	Tax Amount	Refund
2015														
R0372428	0550	\$400,000	29.00%	\$116,000	8.4217%	\$9,769.17	Deny	0550	\$400,000	29.00%	\$116,000	8.4217%	\$9,769.17	\$-
							Difference Actual Value		Difference Assd Value		Tax Rate		Refund	
							\$-		\$-		8.4217%		\$-	
R0043810	1112	\$148,350	7.96%	\$11,810	8.4217%	\$994.60		1112	\$148,350	7.96%	\$11,810	8.4217%	\$994.60	\$-
	1212	\$281,432	7.96%	\$22,400	8.4217%	\$1,886.46		1212	\$281,432	7.96%	\$22,400	8.4217%	\$1,886.46	\$-
	1279	\$21,779	7.96%	\$1,730	8.4217%	\$145.70		1279	\$21,779	7.96%	\$1,730	8.4217%	\$145.70	\$-
							Deny		\$451,561		\$35,940		\$3,026.76	\$-
							Difference Actual Value		Difference Assd Value		Tax Rate		Refund	
							\$-		\$-		8.4217%		\$-	
2016														
R0372428	0550	\$400,000	29.00%	\$116,000	8.2347%	\$9,552.25	Approve	4142	\$1,495	29.00%	\$430	8.2347%	\$35.41	\$9,516.84
							Difference Actual Value		Difference Assd Value		Tax Rate		Refund	
							\$398,505		\$115,570		8.2347%		\$9,516.84	
R0043810	1177	\$-	7.96%	\$-	8.2347%	\$-		1177	\$50,000	7.96%	\$3,980	8.2347%	\$327.74	\$(327.74)
	1112	\$148,350	7.96%	\$11,810	8.2347%	\$972.52		4142	\$300	29.00%	\$90	8.2347%	\$7.41	\$965.11
	1212	\$281,432	7.96%	\$22,400	8.2347%	\$1,844.57		4277	\$281,432	7.96%	\$22,400	8.2347%	\$1,844.57	\$-
	1279	\$21,779	7.96%	\$1,730	8.2347%	\$142.46		4279	\$21,779	29.00%	\$6,320	8.2347%	\$520.43	\$(377.97)
							Approve		\$353,511		\$32,790		\$2,700.15	\$259.40
							Difference Actual Value		Difference Assd Value		Tax Rate		Refund	
							\$98,050		\$3,150		8.2347%		\$259.40	
Review Appraiser:			Date:	7/20/2017										

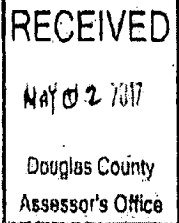
Assessed Values are rounded to the nearest dollar. Tax dollar references are an estimate only.



Office of the County Assessor
 Lisa Frizell, Assessor
 Phone 303-660-7450
 Fax 303-479-9751

17-049

301 Wilcox Street
 Castle Rock, CO 80104



PETITION FOR ABATEMENT OR REFUND OF TAXES

County Douglas

Date Received 5-1-17
 Use Assessor's or Commissioners' Date Stamp

Section I: Petitioner, please complete Section I only.

Date: May 1st 2017
 Month Day Year

E-MAIL Lynne.Schroeder@yahoo.com

Petitioner's Name: Lynne Schroeder

Petitioner's mailing address: 1429 Castletown Drive
Franktown CO 80116-9015
 City or Town State Zip Code

SCHEDULE OR PARCEL NUMBER(S)	PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
<u>250704000013 R0372428</u>	<u>NWY4NE1/4 4-8-66 40ac M/L LSP 861</u>
<u>250704001004 R0043810</u>	<u>1429 Castletown Drive Franktown 80116</u>
	<u>Lot 32 Castletown North 10.03ac M/L 328-515</u>

Petitioner states that the taxes assessed against the above property for property tax years 2015, 2016 are incorrect for the following reasons: (Briefly describe the circumstances surrounding the incorrect value or tax. Attach additional sheets if necessary.)

Agricultural status removed in 2015 by Douglas County but property was utilized as pasture for cattle grazing for 2014, 2015 + 2016. Plan in some lease for 2017. Also included in grazing is fenced pasture on 10ac property currently listed in residential status.

Petitioner's estimate of actual value 2015 and 2016
 Value Year Value Year
 Change to Agricultural Classification

Petitioner requests an abatement or refund of the appropriate taxes.

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information and belief, is true, correct and complete.

Lynne Schroeder
 Petitioner's Signature Daytime Phone Number (303) 748-0805

By _____ Daytime Phone Number (_____) _____
 Agent's Signature*

*Letter of agency must be attached when petition is submitted.

If the board of county commissioners, pursuant to section 39-10-114(1), or the property tax administrator, pursuant to section 39-2-116, denies the petition for refund or abatement of taxes in whole or in part, the petitioner may appeal to the board of assessment appeals pursuant to the provisions of section 39-2-125 within thirty days of the entry of any such decision. §39-10-114.5(1), C.R.S.

Section II: Assessor's Recommendation (For Assessor's Use Only)

	Tax Year _____			Tax Year _____		
	Actual	Assessed	Tax	Actual	Assessed	Tax
Original	_____	_____	_____	_____	_____	_____
Corrected	_____	_____	_____	_____	_____	_____
Abate/Refund	_____	_____	_____	_____	_____	_____

Assessor recommends approval as outlined above.
 No protest was filed for the year: _____ or _____ (If a protest was filed, please attach a copy of the NOD.)
 Assessor recommends denial for the following reason(s): _____

Lisa Frizell, Assessor