

ARLINGTON COUNTY, VIRGINIA  
BOARD OF EQUALIZATION MINUTES

October 19<sup>th</sup>, 2022

**Members Present:** Mary Dooley – Chairman (Virtual)  
Jose Penaranda – Secretary (In person)  
Mark Yates Sr (In person)  
Barnes Lawson (In person)  
Ken Matzkin (In person)  
Greg Hoffman (In person)

**Members Absent:**

**Staff Present:** Robert Peralta, Commercial appraiser, Christopher Chikes, Sr. Commercial appraiser, Derek Dubbe, Director for the Department of Real Estate Assessments, and Debbie Anderson, Records Supervisor for the Department of Real Estate Assessments.

**Live Recording & Caption:** Rosa I. Torres, Secretary for the Board of Equalization

**I. Call to Order**

The meeting was called to order at 9:00 a.m., by Chairman Mary Dooley in a Virtual Microsoft Teams Meeting a that was recorded live with and closed caption to be posted in YouTube and on the Real Estate Assessments webpage. This hearing was also held in person at 2100 Clarendon Blvd., Dog Room 220, second floor.

**II. Case Hearings**

In the interest of protecting confidential information in the commercial hearings, the appellant presentations and Q&A were closed, while the Board’s decision remained open.

**CASE 22-222**                      *Air Force Association, C/O Stoladi Property Group*  
1501 Langston Blvd  
RPC: 16-005-001

Grant Steinhauser represented the owner and requested to withdraw the case before the Board.

**Decision and Rationale:** Mary Dooley moved to accept with drawl of RPC 16-005-001. Ken Matzkin Seconded. The motion passed, 6-0, unanimously to withdraw RPC 16-005-001 for \$19,131,800 agreed by the appellant.

**CASE 22-262**                      *RP MRP Courthouse LLC*  
1310 N Courthouse Rd  
RPC: 18-003-108

Blake Warren represented the owner and presented the case before the Board.

Robert Peralta, Arlington County Commercial Appraiser and Deidra Kelly, Arlington County Commercial Supervisor with the Department of Real Estate Assessments presented the case for the county. After a review of the assessment, the county recommended that the Board confirm the county’s assessment of \$125,307,700.

**Decision and Rationale:** Greg Hoffman moved to reduce the county’s assessment to \$123,538,200, Ken Matzkin seconded. The motion passed, 6-0, unanimously, to reduce the county’s assessed value to \$123,538,200. The rationale was based on changing vacant office space to \$38 sq ft for 177,107 sq ft.

**CASE 22-216**

***Washreit Wellington Apartments, LLC***

1301 S Scott St  
EU3201903A

RPC: 32-001-063, 32-001-064 & 32-001-065

Blake Warren represented the owner and requested to withdraw the case before the Board.

**Decision and Rationale:** Mary Dooley moved to accept with drawl of EU3201903A. Greg Hoffman seconded. The motion passed, 6-0, unanimously to withdraw EU3201903A for \$123,621,900 agreed by the appellant.

**CASE 22-198**

***Washreit Park Adams Apts, LLC***

2000 N Adams St  
RPC: 15-007-058

Blake Warren represented the owner and presented the case to the Board.

Christopher Chikes, Arlington County Commercial Appraiser and Deidra Kelly, Commercial Supervisor for the Department of Real Estate Assessments, presented the case for the county. After a review of the assessment resulted in a reduction from \$51,519,000 to \$47,759,600. The county recommended that the Board confirm the revised assessment of \$47,759,600.

**Decision and Rationale:** Ken Matzkin moved to accept the county’s reduced assessment of \$47,759,600. Jose Penaranda seconded. The motion passed, 6-0, unanimously, to accept the county’s assessed value to \$47,759,600. Greg Hoffman and Barnes Lawson were the dissenting votes. The rationale was based on accepting the county’s revised assessment.

**III. Other Business**

**IV. Minutes**

**V. Recess Meeting**

There being no further business the meeting was recessed at 9:54 a.m. until October 25<sup>th</sup>, 2022.

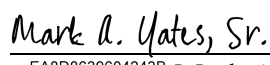
Minutes by: Rosa I. Torres

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*Mary Dooley*  
9CA83DE685F04BA... Mary P. Dooley

DocuSigned by:  
*Jose Penaranda*  
C5FB90941B36472... Jose Penaranda

DocuSigned by:  
*Barnes Lawson*  
55F6E9D3B9914D8... Barnes Lawson

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Greg Hoffman

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Mark A Yates Sr

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Ken Matzkin