

CASE 21-212 **McCaffery/Bergmann's Owner, LLC**

1947 N Uhle St
EU1500502A
RPC 15-005-010 & 15-003-009

Jordan Harman and Ilene Boorman represented the owner and presented the case to the Board.

Christopher Chikes, Arlington County Commercial Appraiser and Ervving Bailey, Arlington County Commercial Appraiser 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 \$84,854,800.

Decision and Rationale: Jose Penaranda moved to confirm the county's assessment of \$84,854,800. Mary Dooley seconded. The motion passed, 5-0, unanimously, to confirm the county's assessed value of \$84,854,800. Barnes Lawson did not vote on this case. The rationale was based on the lack of compelling evidence to make a change.

CASE 21-19 **VNO 220 S 20th St LLC**

220 20th St S
RPC: 34-020-268

Ilene Boorman and Jordan Harman represented the owner and presented the case to the Board.

Chris Chikes, Commercial Appraiser for Arlington County and Ervving Bailey, Commercial Appraiser Supervisor with the Department of Real Estate Assessments presented the case for the county. After a review of the assessment resulted in a reduction from \$119,965,700 to \$114,339,600. The county recommended that the Board confirm the revised assessment of \$114,339,600.

Decision and Rationale: Ken Matzkin moved to accept the county's revised assessment of \$114,339,600. Greg Hoffman seconded. The motion passed, 6-0, unanimously, to confirm the county's reduced revised value of \$114,339,600. The rationale was based on accepting the county's reduced assessment.

CASE 21-168 **Brookfield Properties, 701 S 12th CO LLC**

701 12th St S
EU35008020
RPC: 35-004-004 & 35-004-006

Ilene Boorman and Jordan Harman represented the owner and requested to withdraw this case to the Board.

Chris Chikes, Commercial Appraiser for Arlington County and Ervving Bailey, Commercial Appraiser Supervisor with the Department of Real Estate Assessments presented the case for the county. After a review of the assessment resulted in a reduction from \$246,129,400 to \$146,167,400. The county recommended that the Board confirm the revised assessment of \$146,167,400.

Decision and Rationale: Greg Hoffman moved to accept the county's revised assessment of \$146,167,400. Mary Dooley seconded. The motion passed, 6-0, unanimously, to confirm the county's reduced revised value of \$146,167,400. The rationale was based on accepting the county's reduced assessment.

CASE 21-209 **1812 Holdings, LLC, C/O Monday Properties LLC**

1812 N Moore St
RPC: 16-037-004

Ilene Boorman represented the owner and requested to withdraw this case before the Board.

Decision and Rationale: Mary Dooley moved to accept the withdrawal of RPC 16-037-004. Barnes Lawson seconded. The motion passed, 6-0, unanimously to accept to withdraw RPC 16-037-004 at the appellant’s request.

CASE 21-269 BSREP II Arlington Square LLC, C/O Brookfield Property Group
4401 Fairfax Dr
RPC: 14-017-016

Ilene Boorman and Jordan Harman represented the owner and presented the case to the Board.

Robert Peralta, Arlington County Commercial Appraiser and Ervving Bailey, Arlington County Commercial Appraiser 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 \$37,998,400.

Decision and Rationale: Jose Penaranda moved to reduce the county’s assessment to \$36,964,700. Greg Hoffman seconded. The motion passed, 5-1, to reduce the county’s assessed value to \$36,964,700. Ken Matzkin was the dissenting vote. The rationale was based by increasing expenses on test column to \$9.50 and TI below the line for \$110.

III. Other Business

IV. Minutes

V. Recess Meeting

There being no further business the meeting was recessed at 11:39 a.m. until October 26th, 2021

Minutes by: Rosa I. Torres

DocuSigned by:
Mary Dooley
9CA83DE685F04BA...
Mary P. Dooley

DocuSigned by:
Jose Penaranda
C5FB90941B36472...
Jose Penaranda

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

Mary Hogan (not present)

DocuSigned by:
Greg Hoffman
4C8FD98799C143B...
Greg Hoffman

DocuSigned by:
Mark A. Yates Sr.
EA8D8639604243B...
Mark A Yates Sr

DocuSigned by:
Ken Matzkin
578D9B18CA0F4BD...
Ken Matzkin