

ARLINGTON COUNTY, VIRGINIA
BOARD OF EQUALIZATION MINUTES

October 14, 2020

Members Present: Mary P. Dooley – Chair
Jose Penaranda – Secretary
Mark Yates Sr
Ken Matzkin
Barnes Lawson
Gregg Hoffman
Mary Hogan

Members Absent:

Staff Present: Christopher Chikes, Commercial Appraiser, Robert Peralta, Commercial Appraiser, Erwving Bailey, Commercial Supervisor Appraiser for the Department of Real Estate Assessments, Deidra Kelly, Commercial Appraiser Supervisor/Records Manager for the Department of Real Estate Assessments and Richard Millman, Director for the Department of Real Estate Assessments.

Live Recording & Live Caption: Rosa I. Torres

I. Call to Order

The meeting was called to order at 9:00 a.m., by Chairman Mary Dooley in a Virtual Microsoft Team Meeting that was recorded live with and closed caption to be posted in YouTube and on the Real Estate Assessments webpage.

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 20-229 *Federal Deposit Insurance, Corp ET AL C/O Rex Anderson*
3501 Fairfax Drive
RPC: 15-087-028

Michael Tucci and John Farrell represented the owner and presented the case before the Board.

Robert Peralta, Arlington County commercial appraiser and Erwving 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 resulted in a reduction from \$274,193,400 to \$248,979,200. The county recommended that the Board confirm the revised assessment of \$248,979,200.

Decision and Rationale: Mary Dooley moved to confirm the county's revised assessment of \$248,979,200. Ken Matzkin seconded. The motion passed, unanimously, 7-0 to confirm, the county's revised value of \$248,979,200. The rationale was based on the appellant accepting the county's revised assessment.

CASE 20-95 *Ashton Overlook, LC & Dittmar Company*

3444 Fairfax Drive

EU1403502A

RPC: 14-035-028 & 14-035-029

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

Chris Chikes 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 \$233,830,700.

Decision and Rationale: Mary Dooley moved to confirm the county's assessment of \$233,830,700, Greg Hoffman seconded. The motion passed, unanimously, 7-0, to confirm the county's assessed value of \$233,830,700. The rationale was based on the lack of compelling evidence to make a change.

CASE 20-129 *BNA Washington Inc*

3801 Fairfax Drive

RPC: 14-030-051

Suzanne Ross & Blake Warren represented the owner and presented the case before the Board and withdrew this case.

CASE 20-108 *Ashton Park Associates III, LC & The Shooshan Co LLC*

4000 Wilson Blvd.

RPC: 14-060-080

Ilene Boorman represented the owner and presented the case before the Board.

Chris 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 resulted in a reduction from \$112,739,100 to \$108,096,000. The county recommended that the Board confirm the revised assessment of 108,096,000.

Decision and Rationale: Jose Penaranda moved to reduce the county's revised assessment to \$104,879,800. Greg Hoffman seconded. The motion passed, unanimously, 7-0, to reduce the county's assessed value to \$104,879,800. The rationale was based on increasing the expenses on the market rate apartments to 28%.

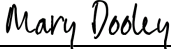
III. Other Business


IV. Minutes

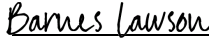
V. Recess Meeting

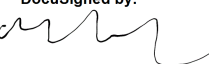
There being no further business the meeting was recessed at 10:43 **a.m.** until October 14, 2020

Minutes by: Rosa I. Torres

DocuSigned by:

9CA83DE685F04BA...
Mary P. Dooley

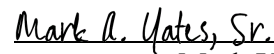
DocuSigned by:

C5FB90941B36472...
Jose Penaranda

DocuSigned by:

55F6E9D3B9914D8...
Barnes Lawson

DocuSigned by:

8A57B5D619034B3...
Mary Hogan

DocuSigned by:

4C8FD98799C143B...
Greg Hoffman

DocuSigned by:

EA8D8639604243B...
Mark Yates Sr

DocuSigned by:

578D9B18CA0F4BD...
Ken Matzkin