

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>TOWN VIEW MHA LTD.,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DENVER COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Todd J. Stevens, Stevens &amp; Associates Address: 7950 South Lincoln Street, #110 Littleton, CO 80122 Phone Number: (303) 347-1878 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 37469</p>
<p><b>ORDER (On Stipulation)</b></p>	

**THE PARTIES TO THIS ACTION** entered into a Stipulation, which has been approved 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:

**SEE ATTACHED STIPULATION**

2. Petitioner is protesting the 2000 actual value of the subject property.

3. The parties agreed that the 2000 actual value of the subject property should be reduced to:

**SEE ATTACHED STIPULATION**

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2000 actual value of the subject property, as set forth above.

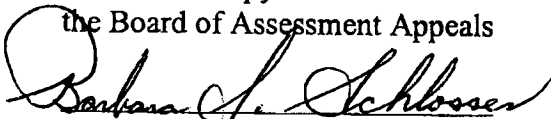
The Denver County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 22nd day of August, 2001.

This decision was put on the record

August 22, 2001

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

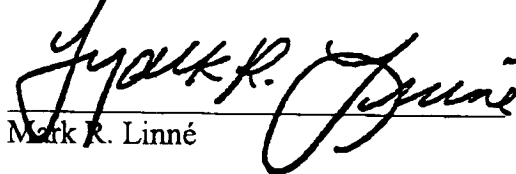
  
Barbara J. Schlosser

Docket Number 37469

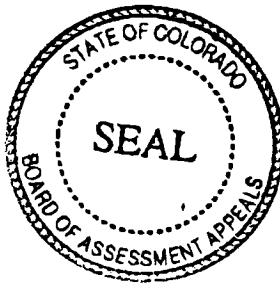
**BOARD OF ASSESSMENT APPEALS**



Karen E. Hart



Mark R. Linné



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number: 37469  
Schedule Numbers: 2323-22-012, 2323-22-013, 2323-22-022, 2323-23-009,  
2323-24-003, 5052-26-007

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**STIPULATION (As To Tax Year 2000 Actual Values)**

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**TOWN VIEW MHA LTD,**

Petitioner,

v.

**DENVER COUNTY BOARD OF EQUALIZATION,**

Respondent.

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Petitioner, TOWN VIEW MHA LTD, and Respondent, Denver Board of Equalization, hereby enter into this Stipulation regarding the tax year 2000 valuation 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:  
1665-1699 Hooker Street, 3200 W. 17th Avenue, 1600-1692 Hooker Street, 1660-1684 Grove Street and 1251-1295 Knox Court
2. The subject property is classified as residential property.
3. Attachment A reflects the actual values of the subject property, as assigned by the Assessor for tax year 2000.
4. Attachment B reflects the actual values of the subject property after a timely appeal, as assigned by the Board of Equalization.
5. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2000 actual values of the subject property, as shown on Attachment C.
6. The valuations, as established on Attachment C, shall be binding with respect to only tax year 2000.

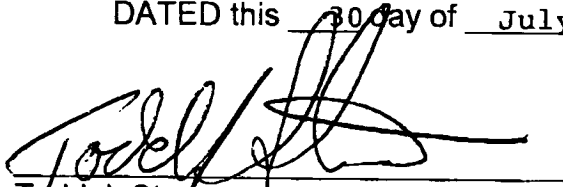
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BOARD OF ASSESSMENT APPEALS

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

Recognition of the rent-restricted character of the property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on August 21, 2001 at 8:30 a.m. be vacated.

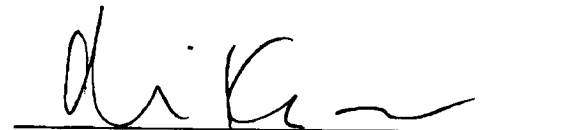
DATED this 30 day of July, 2001.

  
\_\_\_\_\_  
Todd J. Stevens  
Agent for Petitioner

Address:

Stevens & Associates, Inc.  
7950 S. Lincoln Street, #110  
Littleton, CO 80122  
Telephone: 303-347-1878

Docket Number: 37469

  
\_\_\_\_\_  
County Attorney for Respondent  
Board of Equalization

Address:

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MARIA KAYSER - #15597  
Assistant City Attorney  
1437 Bannock Street, Room 353  
Denver, Colorado 80202-5375  
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Facsimile: 720-913-3180

**ATTACHMENT A**

**ACTUAL VALUES, AS ASSIGNED BY THE ASSESSOR**

Docket Number 37469

Schedule Number	Land Value	Improvement Value	Total Actual Value
2323-22-012	\$ 43,100	\$ 458,300	\$ 501,400
2323-22-013	\$ 15,800	0	\$ 15,800
2323-22-022	\$ 1,000	0	\$ 1,000
2323-23-009	\$186,200	\$2,291,400	\$2,477,600
2323-24-003	\$ 55,600	\$ 563,800	\$ 619,400
5052-26-007	\$ 77,200	\$ 710,400	\$ 787,600

**ATTACHMENT B**

**ACTUAL VALUES, AS ASSIGNED BY THE COUNTY  
BOARD OF EQUALIZATION AFTER A TIMELY APPEAL**

Docket Number 37469

<b>Schedule Number</b>	<b>Land Value</b>	<b>Improvement Value</b>	<b>Total Actual Value</b>
2323-22-012	\$ 43,100	\$ 458,300	\$ 501,400
2323-22-013	\$ 15,800	0	\$ 15,800
2323-22-022	\$ 1,000	0	\$ 1,000
2323-23-009	\$186,200	\$2,291,400	\$2,477,600
2323-24-003	\$ 55,600	\$ 563,800	\$ 619,400
5052-26-007	\$ 77,200	\$ 710,400	\$ 787,600

**ATTACHMENT C**

**ACTUAL VALUES, AS AGREED TO BY ALL PARTIES**

**Docket Number 37469**

<b>Schedule Number</b>	<b>Land Value</b>	<b>Improvement Value</b>	<b>Total Actual Value</b>
2323-22-012	\$ 43,100	\$ 342,900	\$ 386,000
2323-22-013	\$ 15,800	0	\$ 15,800
2323-22-022	\$ 1,000	0	\$ 1,000
2323-23-009	\$186,200	\$1,714,200	\$1,900,400
2323-24-003	\$ 55,600	\$ 421,800	\$ 477,400
5052-26-007	\$ 77,200	\$ 531,500	\$ 608,700