

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 43536</b>
Petitioner: <b>ENVIROTEST SYSTEMS CORP,</b>  v.  Respondent: <b>JEFFERSON COUNTY BOARD OF COMMISSIONERS.</b>	
<b>ORDER ON STIPULATION</b>	

**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:

**County Schedule No.: 416664A**

**Category: Abatement      Property Type: Commercial Real**

2. Petitioner is protesting the 01-02 actual value of the subject property.
3. The parties agreed that the 01-02 actual value of the subject property should be reduced to:

**Total Value:            \$1,678,840**  
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 01-02 actual value of the subject property, as set forth above.

The Jefferson County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 17th day of December 2005.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

December 15, 2005

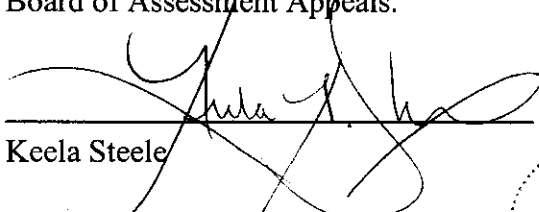


Karen E. Hart

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



Debra A. Baumbach



Keela Steele



SEAL

Colorado Board of Assessment Appeals  
BOCC ABATEMENT APPEAL  
STIPULATION

Docket Number: 43536

Envirotest Systems Corp.  
Petitioner,

vs.

Jefferson County Board of Commissioners  
Respondent.

BOTH PARTIES stipulate and agree as follows:

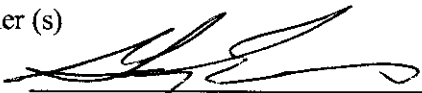
1. The subject property is described by the following Jefferson County Property Schedule Number: **416664**
2. This Stipulation pertains to the year(s): 2001 and 2002
3. The parties agree that the 2001 and 2002 actual values of the subject property shall be Stipulated Values below:

CBOE Value	Stipulated Values	
\$2,209,000	<u>\$1,678,840</u>	Total actual value, with allocated to land; and allocated to improvements.
\$441,800	<u>\$335,770</u>	
\$1,767,200	<u>\$1,343,070</u>	

4. If the Petitioner(s) were to add improvements or add to an existing improvement, then the Assessor's Office may increase the valuation to reflect that new addition. Petitioner(s) would have available remedies to dispute the additional assessment for the new or augmented improvements. Should an improvement be destroyed, then the Assessor's Office would make a downward adjustment in valuation to reflect the damage to or destruction of that improvement.
5. Petitioner(s) agree(s) to provide the Jefferson County Assessor, if applicable, with confidential information to assist in the appraisal process of future years. This information includes actual rent rolls, together with operating income and expense information for the property, which will be provided to the Assessor no later than March 15<sup>th</sup> of each year.
6. Petitioner(s) agrees to allow access to the improvements for the purposes of measuring or to obtain building condition information during normal business hours.
7. This valuation is for purposes of settlement only and does not reflect an appraised value.
8. Petitioner(s) agree(s) to waive his right to a Board of Assessment Appeals hearing and any further appeal of schedule number: **416664** for the assessment year(s) covered by this Stipulation.

2005 DEC 13 PM 1:08  
 STATE BOARD OF ASSESSMENT APPEALS  
 BOARD OF ASSESSMENT APPEALS

Petitioner (s)

  
\_\_\_\_\_  
Signature

By: Greg Evans

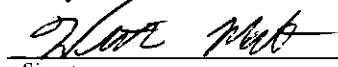
Title: President

Phone: 303-573-7000

Date: 12-13-05

390 Union Boulevard, Ste 330  
Lakewood, CO 80228

Jefferson County Board of Commissions

  
\_\_\_\_\_  
Signature

By: W. Mott

Title: Assistant County Attorney

Phone: 303-271-8900

Date: Dec. , 2005

100 Jefferson County Parkway  
Golden, CO 80419