

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 44586
Petitioner: OK HEE CHOI , v. Respondent: CLEAR CREEK COUNTY BOARD OF COMMISSIONERS.	
ORDER ON STIPULATION	

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.: R001242

Category: Abatement Property Type: Mixed Use
2. Petitioner is protesting the 2002 actual value of the subject property.
3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Total Value: \$698,990
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 6th day of September 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

September 2, 2005

Karen E Hart

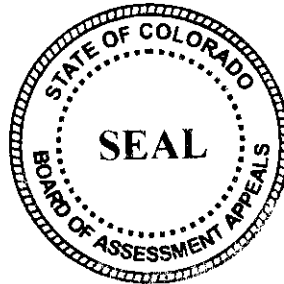
Karen E. Hart

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

Debra A. Baumbach

Debra A. Baumbach

Keela Steele
Keela Steele



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 44586

Single County Schedule Number: R001242

STIPULATION (As to Abatement/Refund for Tax Year 2002)

Ok Hee Choi

Petitioner,

vs.

Clear Creek COUNTY BOARD OF COMMISSIONERS,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2002 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as:

2901 Colorado Blvd. Idaho Springs

2. The subject property is classified as commercial (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2002 :

Land	\$	<u>69,890</u>	.00
Improvements	\$	<u>629,020</u>	.00
Total	\$	<u>698,910</u>	.00

4. After a timely appeal to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

Land	\$	<u>69,890</u>	.00
Improvements	\$	<u>629,020</u>	.00
Total	\$	<u>698,910</u>	.00

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5. After further review and negotiation, Petitioner(s) and County Board of Commissioners agree to the following tax year 2002 actual value for the subject property:

Land	\$	<u>69,890</u>	.00
Improvements	\$	<u>629,020</u>	.00
Total	\$	<u>698,910</u>	.00

6. The valuation, as established above, shall be binding only with respect to tax year 2002.

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

Petitioner provided documentation of his income that was derived from rooms rented for 30 days or more. Property should have been assessed 49% residential and 51% commercial.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on September 22, 2005 (date) at 1:00 p.m. (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 31st day of August, 2005.

Petitioner(s) or Agent or Attorney



County Attorney for Respondent,
Board of Commissioners

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Address:

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County Assessor

Address:

Diane M. Settle

P.O. Box 2000

Georgetown, CO 80444

Telephone: 303-679-2321

Docket Number 44586

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STATE OF COLORADO**

Docket Number: 44586
Single County Schedule Number: R001242

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Dariusz Bozorgpour
Petitioner(s) or Agent or Attorney

DATED this 31st day of August, 2005.

County Attorney for Respondent,
Board of Commissioners

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