

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 45484
Petitioner: BELLE CREEK MHA LLC, v. Respondent: ADAMS COUNTY BOARD OF EQUALIZATION.	
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.: R0128669+3

Category: Valuation Property Type: Residential
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:

Total Value: \$10,051,432
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2005 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 11th day of October 2006.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

October 10, 2006

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

Heather Wilcox
Heather Wilcox



BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	<div style="text-align: right; font-size: small;"> 2005 OCT -3 11:13 AM </div> <p style="text-align: center; font-weight: bold;">▲ COURT USE ONLY ▲</p> <hr/> Docket Number: 45484 Multiple County Schedule Numbers: (As set forth in the attached)
Petitioner: BELLE CREEK MHA LLC, Respondent: ADAMS COUNTY BOARD OF EQUALIZATION.	
HAL B. WARREN, #13515 ADAMS COUNTY ATTORNEY Jennifer M. Wascak, #29457 Deputy County Attorney 450 South 4 th Avenue Brighton, CO 80601 Telephone: 303-654-6116 Fax: 303-654-6114	
STIPULATION (As to Tax Year 2005 Actual Value)	

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2005 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

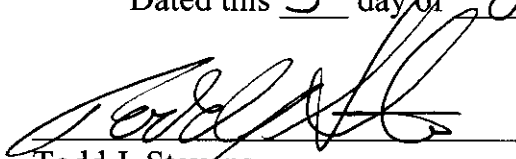
Petitioner(s) and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as multi-family/commercial properties.
3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2005.
4. After further review and negotiation, the Petitioner(s) and Respondent agree to the tax year 2005 actual values of the subject properties, as shown on Attachment A.
5. The valuations, as established on Attachment A, shall be binding with respect to only tax year 2005.

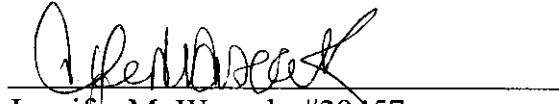
6. Brief narrative as to why the reductions were made: reduction to market value.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 12, 2006 at the hour of 1:00 p.m. be vacated.

Dated this 3 day of October, 2006.



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Docket Number: 45484

ATTACHMENT A

Parcel Number: 1721-10-3-05-001

Old Value:

Land: \$ 176,973
Improvements: \$2,188,780
Total: \$2,365,753

New Value:

Land: \$ 176,973
Improvements: \$1,999,520
Total: \$2,176,493

Parcel Number: 1721-10-3-05-002

Old Value:

Land: \$ 147,543
Improvements: \$2,474,074
Total: \$2,621,617

New Value:

Land: \$ 147,543
Improvements: \$2,264,345
Total: \$2,411,888

Parcel Number: 1721-10-3-09-001

Old Value:

Land: \$ 161,601
Improvements: \$3,082,282
Total: \$3,243,883

New Value:

Land: \$ 161,601
Improvements: \$2,822,771
Total: \$2,984,372

Parcel Number: 1721-10-3-09-011

Old Value:

Land: \$ 153,321
Improvements: \$2,540,912
Total: \$2,694,233

New Value:

Land: \$ 153,321
Improvements: \$2,325,358
Total: \$2,478,679