

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**
1313 Sherman Street, Room 315
Denver, Colorado 80203

**Docket Number: 49258
(Partial)**

Petitioner: **JOHN BANDIMERE JR.,**

v.

Respondent: **JEFFERSON COUNTY BOARD OF
EQUALIZATION.**

PARTIAL ORDER ON STIPULATION

THE PARTIES TO THIS ACTION entered into a Partial Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Partial 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.: 087225, 195519, 195521, 195523, 199560

Category: Commercial

Property Type: Vacant Land

2. Petitioner is protesting the 2007 actual value of the subject property.

3. The parties agreed that the 2007 actual value of the subject property should be reduced to:

SEE ATTACHED STIPULATION

4. The Board concurs with the attached Stipulation.

ORDER:

Respondent is ordered to reduce the 2007 actual value of the subject property, as set forth in the attached Stipulation.

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

DATED/MAILED this 15th day of February, 2008.

This decision was put on the record

February 13, 2008

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

BOARD OF ASSESSMENT APPEALS

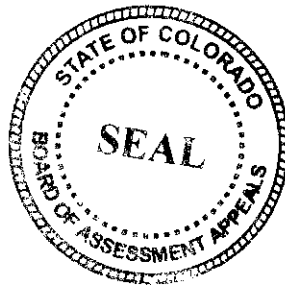
Karen E Hart

Karen E. Hart

Debra A. Baumbach

Debra A. Baumbach

Toni Rigozzi
Toni Rigozzi



Colorado Board of Assessment Appeals
CBOE APPEAL
STIPULATION

Docket Number: 49258 (partial stipulation)

John Bandimere Jr.
Petitioner,

vs.

Jefferson County Board of Equalization
Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number(s): 087225, 195519, 195521, 195523, 199560
2. This Stipulation pertains to the year(s): 2007
3. The parties agree that the 2007 actual values of the subject property shall be Stipulated Values below:


Schedule Number	CBOE Values	Stipulated Values
✓087225	\$807,900	\$80,640
✓195519	\$350,100	\$34,940
✓195521	\$1,452,000	\$68,150
✓195523	\$130,300	\$6,120
✓199560	\$2,451,000	\$115,080

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
2008 FEB 13 PM 1:23

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 all 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 15th 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.

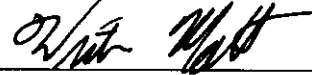
7. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of schedule number(s): 087225, 195519, 195521, 195523, 199560 for the assessment years(s) covered by this Stipulation.

Petitioner (s)

By: 
Title: owner
Phone: 303-697-6001 x 101
Date: 2-11-08

Docket Number:
49285

Jefferson County Board of Equalization

By: 
Title: County Attorney
Phone: 303 271 8900
Date: 2/12/08

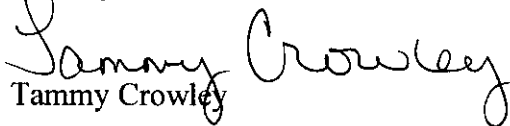
100 Jefferson County Parkway
Golden, CO 80419

February 5, 2008

Dear Board Members,

Attached is a partial stipulation for docket #49258, which has not been scheduled for hearing at this time. It contains appeals for 8 separate schedules. This stipulation is for the following 5 schedules only: 087225, 195519, 195521, 195523 and 199560.

Thank you,


Tammy Crowley

STATE OF CALIFORNIA
DEPARTMENT OF ASSESSMENT
2008 FEB 13 PM 1:23

Colorado Board of Assessment Appeals
1313 Sherman Street, Room 315
Denver, Colorado 80203

RE: 2007 Appeals on the John Bandimere Jr. properties located in Jefferson, County

To Whom it Concerns:

This letter is to confirm the stipulations of 5 separate parcels as well as the confirmation of an additional withdrawal of an sixth (6th) parcel and to further confirm that as of the date of this letter two (2) remaining parcels are still in contention and NOT withdrawn or stipulated as of this document.

The 5 parcels in question have been addressed in a separate document that was dated February 6th, 2008 between Jefferson County Board of Equalization and Mr. John Bandimere and involved the following Schedule Numbers;

1. 087225
2. 195519
3. 195521
4. 195523
5. 199560

*These schedules were therefore accounted for in an earlier document and not part of this letter except in passing.

This left 3 additional parcels that had been appealed in the original filing earlier than the past year. The three (3) remaining parcel numbers are as follows:

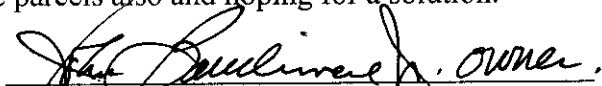
1. 068408
2. 406034
3. 406032 (the improvements for the racetrack are all on this parcel)

Of these three (3) remaining parcels we are asking that one (1) of the three be withdrawn at this juncture and that all the appeals associated with that parcel be withdrawn and no further action will be forthcoming.

The parcel being withdrawn is Parcel #406032 and this parcel will therefore remain at the original value set forth in the Notice of Value sent by the Jefferson County Assessor for tax year 2007. This value was originally placed at \$2,509,000 and with this withdrawal will remain at that same level.

This leaves the two (2) remaining parcels still pending hearings in the future or until further action can be determined on those parcels; #068408 and #406034. We are in contact with Jefferson County on these parcels also and hoping for a solution.

Signed;


John Bandimere Jr. / owner 01/15/2008

2008 FEB 15 PM 1:24

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

**Docket No.: 49258
(Partial)**

Petitioner:

JOHN BANDIMERE JR.,

v.

Respondent:

**JEFFERSON COUNTY BOARD OF
EQUALIZATION.**

PARTIAL ORDER ON WITHDRAWAL

The Board received Petitioner's request to partially withdraw the above captioned appeal on February 13, 2008. The Board has approved Petitioner's request.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

Schedule No.: 406032

Category: Valuation

Property Type: Commercial

2. Petitioner is protesting the 2007 actual value of the subject property.

ORDER:

Petitioner's request for partial withdrawal is granted; therefore, the Board will take no further action on this matter.

DATED and MAILED this 15th day of February, 2008.

BOARD OF ASSESSMENT APPEALS

Karen E Hart

Karen E. Hart

Debra A Baumbach

Debra A. Baumbach

This decision was put on the record

February 13, 2008

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

Toni Rigiroszi
Toni Rigiroszi



Colorado Board of Assessment Appeals
1313 Sherman Street, Room 315
Denver, Colorado 80203

RE: 2007 Appeals on the John Bandimere Jr. properties located in Jefferson, County

To Whom it Concerns:

This letter is to confirm the stipulations of 5 separate parcels as well as the confirmation of an additional withdrawal of an sixth (6th) parcel and to further confirm that as of the date of this letter two (2) remaining parcels are still in contention and NOT withdrawn or stipulated as of this document.

The 5 parcels in question have been addressed in a separate document that was dated February 6th, 2008 between Jefferson County Board of Equalization and Mr. John Bandimere and involved the following Schedule Numbers;

1. 087225
2. 195519
3. 195521
4. 195523
5. 199560

*These schedules were therefore accounted for in an earlier document and not part of this letter except in passing.

This left 3 additional parcels that had been appealed in the original filing earlier this past year. The three (3) remaining parcel numbers are as follows:

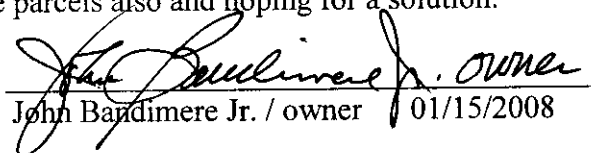
1. 068408
2. 406034
3. 406032 (the improvements for the racetrack are all on this parcel)

Of these three (3) remaining parcels we are asking that one (1) of the three be withdrawn at this juncture and that all the appeals associated with that parcel be withdrawn and no further action will be forthcoming.

The parcel being withdrawn is Parcel #406032 and this parcel will therefore remain at the original value set forth in the Notice of Value sent by the Jefferson County Assessor for tax year 2007. This value was originally placed at \$2,509,000 and with this withdrawal will remain at that same level.

This leaves the two (2) remaining parcels still pending hearings in the future or until further action can be determined on those parcels; #068408 and #406034. We are in contact with Jefferson County on these parcels also and hoping for a solution.

Signed;

 owner.
John Bandimere Jr. / owner 01/15/2008

2008 FEB 15 PM 1:24

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

**Docket No.: 49258
(Partial)**

Petitioner:

JOHN BANDIMERE JR.,

v.

Respondent:

**JEFFERSON COUNTY BOARD OF
EQUALIZATION.**

PARTIAL ORDER ON STIPULATION

THE PARTIES TO THIS ACTION entered into a Partial Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Partial Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

Schedule No.: 068408 and 406034

Category: Valuation Property Type: Commercial

2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:

Total Value: 391,310
(Reference Attached Stipulation)

4. The Board concurs with the attached Stipulation.

ORDER:

Respondent is ordered to reduce the 2007 actual value of the subject property, as set forth in the attached Stipulation.

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

DATED and MAILED this 24th day of April, 2008.

BOARD OF ASSESSMENT APPEALS

Karen E Hart

Karen E. Hart

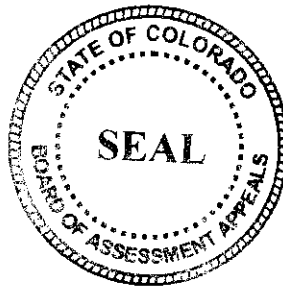
Debra A. Baumbach

Debra A. Baumbach

This decision was put on the record

April 23, 2008

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



Toni Rigirozzi
Toni Rigirozzi

Colorado Board of Assessment Appeals
CBOE APPEAL
STIPULATION

RECEIVED

APR 18 2008

JEFFERSON COUNTY
BOARD OF EQUALIZATION

Docket Number: 49258 (partial stipulation)

John Bandimere Jr.
Petitioner,

vs.

Jefferson County Board of Equalization
Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number(s): 068408, 406034
2. This Stipulation pertains to the year(s): 2007
3. The parties agree that the 2007 actual values of the subject property shall be Stipulated Values below:

Number	CBOE Values	Stipulated Values
068408	\$782,100	\$340,940
406034	\$1,073,000	\$50,370

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 all 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 15th 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.

STATE OF COLORADO
OFFICE OF THE ASSESSOR
2008 APR 22 PM 2:29

7. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of schedule number(s): 406034, 068408 for the assessment years(s) covered by this Stipulation.

Petitioner (s)

By:

Alan C. Davidson Jr.

Title:

OWNER

Phone:

303-425-8990

Date:

4/17/08

Docket Number:
49285

Jefferson County Board of Equalization

By:

Anthony E. McHenry

Title:

County Attorney

Phone:

303 271 8900

Date:

100 Jefferson County Parkway
Golden, CO 80419