

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 51221
Petitioner: CHAFFEE ASSOC. LTD. PARTNERSHIP, v. Respondent: CHAFFEE 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.: R380705300224

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2008 actual value of the subject property.
3. The parties agreed that the 2008 actual value of the subject property should be reduced to:

Total Value: \$1,226,130
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2008 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 5th day of March 2009.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

March 4, 2009

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

Toni Rigirosi

Toni Rigirosi



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 51221
Single County Schedule Number: 38705300224

STIPULATION (AS TO Tax Year 2008 Actual Value)

Petitioner, Chaffee Assoc. LTD Partnership_____

vs.

CHAFFEE COUNTY BOARD OF EQUALIZATION,

Respondent.

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
2009 MAR -4 PM 1:33

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2008 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:
Pt S1/2SW1/4 5-49-9

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 2008

Land	<u>\$ 792,410.00</u>
Improvements	<u>\$ 775,730.00</u>
Total	<u>\$1,568,140.00</u>

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

Land	\$ 792,410.00	_____
Improvements	\$ 775,730.00	_____
Total	\$1,568,140.00	_____

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2008 actual value for the subject property:

Land	\$ 792,410.00	_____
Improvements	\$ 433,720.00	_____
Total	\$1,226,130.00	_____

6. The valuation, as established above, shall be binding only with respect to tax year 2008.

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

The lease was finally supplied to us and after using the income approach it resulted in the new figure.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 25th (date) of 9:30 AM _____ (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 28th day of January, 2009 _____.

Petitioner(s) or Agent or Attorney

Address:

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Littleton, CO 80129

Telephone:

303-347-1878

County Attorney for Respondent,
Board of Equalization

Address:

POB 699
Salida, CO 81201

Telephone: 719.530.5564

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P.O. Box 699
104 Crestone Ave.
Salida, CO 81201
(719)539-4016

Docket Number 51221 _____