

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 56963
Petitioner: BRE/ESA P PORTFOLIO LLC, v. Respondent: JEFFERSON 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.: 095184
 Category: Valuation Property Type: Mixed Use
2. Petitioner is protesting the 2010 actual value of the subject property.
3. The parties agreed that the 2010 actual value of the subject property should be reduced to:
 Total Value: \$4,950,000
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2010 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 7th day of March 2011.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

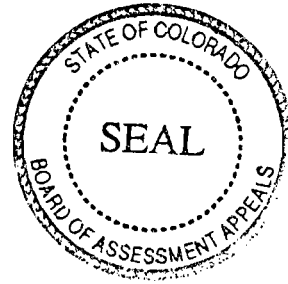
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

CM

Cara McKeller



Colorado Board of Assessment Appeals
Jefferson County Board of Equalization
STIPULATION

STATE OF COLORADO
COUNTY OF JEFFERSON

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Docket Number: 56963
BRE/ESA p Portfolio LLC
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): 095184
2. This Stipulation pertains to the year(s): 2010
3. The parties agree that the 2010 actual values of the subject property shall be Stipulated Values below. These negotiated values are not appraised values but are necessary to achieve equalization necessitated by State Board of Assessment Appeals decisions for the years covered by this stipulation and shall have no bearing on any future valuations which will be determined in accordance with applicable law.:

Schedule Number	BOE Values	Stipulated Values		Allocation
095184	\$5,400,000	\$4,950,000	Total actual value, with	100%
		\$990,000	allocated to land; and	20%
		\$3,960,000	allocated to improvements.	80%

Mixed Use allocation shall be as follows:

Residential Land: \$396,000
Residential Imp.: \$1,584,000

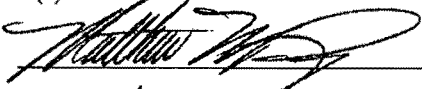
Total: \$1,980,000 (40% long term stay)

Commercial Land: \$594,000
Commercial Imp.: \$2,376,000

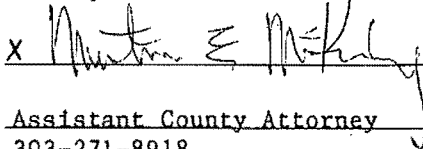
Total: \$2,970,000 (60% short term stay)

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) agrees to allow access to the improvements for the purposes of measuring or to obtain building condition information during normal business hours.~~ *MEMO*
6. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of the schedule numbers: 095184 for the assessment years covered by this Stipulation.

Petitioner(s)

By: 
Title: Director
Phone: (303) 292-6209
Date: 3/1/11

Jefferson County Board of Commissioners

By: X 
Title: Assistant County Attorney
Phone: 303-271-8918
Date: March 2, 2011

Docket Number: 56963

100 Jefferson County Parkway
Golden, CO 80419