

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 57349</b>
Petitioner: <b>LENNAR COLORADO LLC,</b>  v. Respondent: <b>LARIMER COUNTY BOARD OF EQUALIZATION.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R1637777**

**Category: Valuation      Property Type: Commercial Real**
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:            \$1,205,600**

(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 Larimer County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 17th day of March 2011.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

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Diane M. DeVries

*Debra A. Baumbach*

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Debra A. Baumbach

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

*Cara McKeller*

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Cara McKeller



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

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Docket Number(s): 57349  
County Schedule Number : R1637777

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**STIPULATION (As To Tax Year 2010 Actual Value)**

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Lennar Colorado LLC

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,  
Respondent

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Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2010 tax year valuation of the subject property. Petitioner(s) and Respondent jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

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

1. The property subject to this Stipulation is described as:  
Tract A, Rocky Mountain Village Fifteenth (Condo) SUB, LOV (20050091036);  
Less 20060073335; Less 20060094679; Less 20060094681; Less  
20070003968; Less 20070019417
2. The subject property is classified as a Residential Vacant Land property.
3. The County Assessor originally assigned the following actual value to the subject property:

Land	\$	1,593,300
Improvements	\$	
Total	\$	<u>1,593,300</u>

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

Land	\$	1,593,300
Improvements	\$	<u>0</u>
Total	\$	<u>1,593,300</u>

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2010.

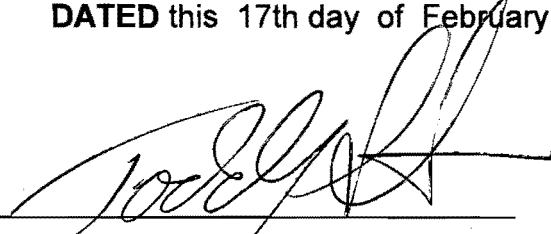
Land	\$	1,205,600
Improvements	\$	0
Total	\$	<u>1,205,600</u>

6. The valuations, as established above, shall be binding only with respect to tax year 2010.


7. Brief narrative as to why the reduction was made:  
The subject property 2009 value was stipulated prior to BAA for Docket #53374.  
This agreed upon value is to remain for the 2010 value as well.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 8, 2011 be vacated.


DATED this 17th day of February 2011

  
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Petitioner(s) Representative

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TOM DONNELLY, CHAIR OF THE  
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