

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 61135
Petitioner: LUNA GAMING CENTRAL CITY, LLC, v. Respondent: GILPIN 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.: R011051

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2012 actual value of the subject property.
3. The parties agreed that the 2012 actual value of the subject property should be reduced to:

Total Value: \$9,755,185

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2012 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 3rd day of April 2013.

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.

Cara McKeller

Cara McKeller

Debra A. Baumbach

Debra A. Baumbach



STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

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Docket Number: 61135
Single County Schedule Number: R011051

STIPULATION (As to Tax Year 2012 Actual Value)

Petitioner,

vs.

Gilpin COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2012 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:
S:12 T:3S R:73W Subd:Central City Block:016 Lot:015 Thru Lot
024.SUBD:Cenral Citv Block:44 Lot:001 Thru Lot003

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 2012:

Land	\$ 1,710,160.00
Improvements	\$ 13,175,720.00
Total	\$ 14,885,880.00

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

Land	\$ 1,710,160.00
Improvements	\$ 13,175,720.00
Total	\$ 14,885,880.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2012 actual value for the subject property:

Land	\$	<u>1,710,160.00</u>
Improvements	\$	<u>8,045,025.00</u>
Total	\$	<u>9,755,185.00</u>

6. The valuation, as established above, shall be binding only with respect to tax year 2012.

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

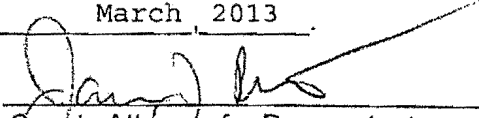
Data provided after the CBOE Hearing by the Petitioner and subsequent discussions between county appraiser and the Petitioner's agent were major components in the reduction of value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 10, 2013 (date) at 10:00 am (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 26 day of March, 2013.



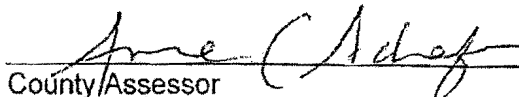
Petitioner(s) or Agent or Attorney



County Attorney for Respondent,
Board of Equalization

Address:
Luna Gaming Central City, LLC
c/o Reserve Casino/Hotel
PO Box 519, Central City, CO
Telephone: _____

Address:
700 17th Street, Suite 180
Denver, CO 80202
Telephone: 303-534-0102



County Assessor

Address:
203 Eureka Street, PO Box 338
Central City, CO 80427
Telephone: 303-582-5451

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