

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 65150</b>
Petitioner: <b>LAND SECURITIES INVESTORS LTD.,</b>  v.  Respondent: <b>JEFFERSON COUNTY BOARD OF COMMISSIONERS.</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.: 425066+2**  
  
**Category: Abatement      Property Type: Vacant Land**
2. Petitioner is protesting the 2011 actual value of the subject property.
3. The parties agreed that the 2011 actual value of the subject property should be reduced to:  
  

**Total Value:            \$1,820,605**  
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2011 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 18th day of May 2015.

**BOARD OF ASSESSMENT APPEALS**

*Diane M DeVries*

\_\_\_\_\_  
Diane M. DeVries

*Debra A Baumbach*

\_\_\_\_\_  
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*

\_\_\_\_\_  
Cara McKeller



STATE OF COLORADO  
 BOCC OF ASSESSMENT APPEALS  
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Colorado Board of Assessment Appeals  
 BOCC ABATEMENT APPEAL  
 STIPULATION

Docket Number: 65150  
 Land Securities Investors Ltd.  
 Petitioner,

vs.

Jefferson County Board of Commissioners  
 Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number: 432421, 431495 and 425066
2. This Stipulation pertains to the year(s): 2011
3. The parties agree that the 2011 actual values of the subject property shall be Stipulated Values below:

Schedule Number	BOCC Values	Stipulated Values	
432421	\$1,849,000 \$0	\$1,849,000 \$0	Total actual value, with allocated to land; and allocated to improvements.
431495	\$1,802,000 \$0	\$1,351,406 \$0	Total actual value, with allocated to land; and allocated to improvements.
425066	\$519,300 \$0	\$467,350 \$0	Total actual value, with allocated to land; and allocated to improvements.

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. If the total amount of taxes to be refunded to the Petitioner hereunder is in excess of ten thousand dollars and the property tax administrator has not yet approved such refund in accordance with 39-2-116 C.R.S., then this Stipulation shall be subject to such approval and shall only become binding upon the parties to this Stipulation as of the time of such approval.
6. This valuation is for purposes of settlement only and does not reflect an appraised value.

7. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of schedule number: 432421, 431495 and 425066 for the assessment year(s) covered by this Stipulation.

Petitioner (s)  
By: Mike Shah  
Title: Property Tax Agent  
Phone: 303-550-8815  
Date: 5/12/2015  
Docket Number: 65150

Jefferson County Board of Commissioners  
By: [Signature]  
Title: Assistant County Attorney  
Phone: 303-271-8900  
Date: 5/14/15  
100 Jefferson County Parkway  
Golden, CO 80419