

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 65151</b>
Petitioner: <b>CONIFER TOWN CENTER LLC,</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.: 448484+6**

**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:            \$2,757,297**

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

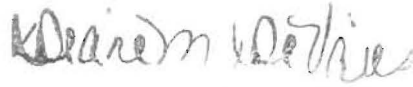
**ORDER:**

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



\_\_\_\_\_  
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



Colorado Board of Assessment Appeals  
BOCC ABATEMENT APPEAL  
STIPULATION

STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
2015 MAY 14 PM 2: 20

Docket Number: 65151

Conifer Town Center LLC,  
Petitioner,

vs.

Jefferson County Board of Commissioners  
Respondent.

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BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number: 448484, 448488, 448489, 448491, 448494, 452711 and 452712.
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	
448484	\$325,000 \$0	\$234,013 \$0	Total actual value, with allocated to land; and allocated to improvements.
448488	\$194,200 \$0	\$155,324 \$0	Total actual value, with allocated to land; and allocated to improvements.
448489	\$254,100 \$0	\$203,310 \$0	Total actual value, with allocated to land; and allocated to improvements.
448491	\$75,600 \$0	\$60,514 \$0	allocated to land; and allocated to improvements.
452712	\$107,900 \$0	\$86,356 \$0	allocated to land; and allocated to improvements.
448494	\$950,000	\$950,000	no change in value
452711	\$885,780	\$885,780	no change in value

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 an 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: 448484, 448488, 448489, 448491, 448494, 452711 and 452712 for the assessment years(s) covered by this Stipulation.

Petitioner(s)

By:

Mike Shah

Title:

Agent

Phone:

303-550-8815

Date:

5/13/2015

Docket Number:

65151

Jefferson County Board of Commissioners

By:

W. M. M. M.

Title:

Assistant County Attorney

Phone:

303-271-8400

Date:

5/14/15

100 Jefferson County Parkway  
Golden, CO 80419