

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

THE WRITER CORPORATION,

v.

Respondent:

JEFFERSON COUNTY BOARD OF EQUALIZATION.

Attorney or Party Without Attorney for the Petitioner:

Name: Todd Stevens, Stevens & Associates
Address: 7950 South Lincoln Street, Ste 110
Littleton, CO 80122
Phone Number: (303) 347-1878
E-mail:
Attorney Registration No.:

Docket Number: 37937

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:

SEE ATTACHED STIPULATION

2. Petitioner is protesting the 2000 actual value of the subject property.

3. The parties agreed that the 2000 actual value of the subject property should be reduced to:

SEE ATTACHED STIPULATION

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2000 actual value of the subject property, as set forth above.

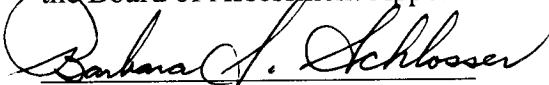
The Jefferson County Assessor is directed to change his records accordingly.

DATED/MAILED this 10th day of May, 2001.

This decision was put on the record

May 10, 2001

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

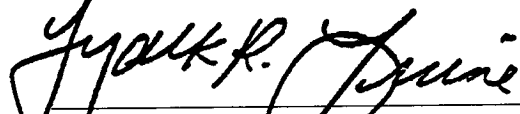

Barbara J. Schlosser

Docket Number 37937

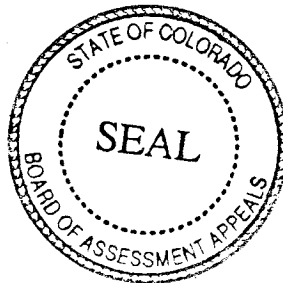
BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Mark R. Linné



6-7 B

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 37937
County Schedule Number: 430100-430108; 430112-430124; 429898 -429905; 430086 - 430090

STIPULATION (As To Tax Year 2000 Actual Value)

The Writer Corporation
Petitioner(s),

vs.

JEFFERSON COUNTY BOARD OF EQUALIZATION,
Respondent.

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BOARD OF ASSESSMENT APPEALS

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2000 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 follows:
35 lots in Sunrise Ridge

2. The subject property is classified as vacant land property (what type).
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2000:

Land	\$ <u>44,800 per lot</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>44,800 per lot</u>
4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Land	\$ <u>44,800 per lot</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>44,800 per lot</u>

5. After further review and negotiation, Petitioner(s) and Board of Equalization agree to the following tax year 2000 actual value for the subject property:


Land \$ 31,060 per lot
Improvements \$ -0-
Total \$ 31,060 per lot

6. The valuation, as established above, shall be binding only with respect to tax year 2000.

7. Brief narrative as to why the reduction was made:
Valued at the cost of development plus land and then discounted at 5 yrs at 10.5%

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 7, 2001 (date) at 8:30 a.m. (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals (check if appropriate).

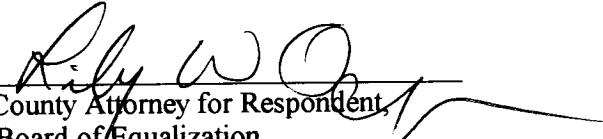
DATED this 30th day of April, 2001



Petitioner(s) or Attorney
Stevens & Associates
Cost Reduction Specialists, Inc.

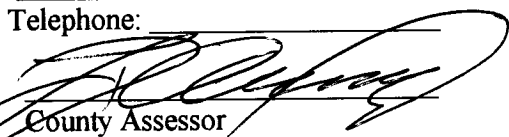
Address:
7950 S Lincon St, Ste 110
Littleton, CO 80122

Telephone: 303-347-1878



County Attorney for Respondent,
Board of Equalization

Address
100 Jefferson County Pkwy
Golden, CO 80419

Telephone: _____


County Assessor

Address:
100 Jefferson County Pkwy
Golden, CO 80419-2500

Telephone: 303-271-8639

Docket Number 37937
Schedule Number 429898-429905
430086-430090
430100-430108
430112-430124

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 37937
County Schedule Number: 430091-430099; 430109-430111

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BOARD OF ASSESSMENT APPEALS

STIPULATION (As To Tax Year 2000 Actual Value)

The Writer Corporation
Petitioner(s),

vs.

JEFFERSON COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2000 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 follows:
12 lots in Sunrise Ridge

2. The subject property is classified as vacant land property (what type).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2000:

Land	\$ <u>43,460 per lot</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>43,460 per lot</u>

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

Land	\$ <u>43,460 per lot</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>43,460 per lot</u>

5. After further review and negotiation, Petitioner(s) and Board of Equalization agree to the following tax year 2000 actual value for the subject property:

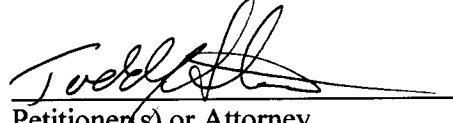
Land	\$ <u>30,130 per lot</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>30,130 per lot</u>

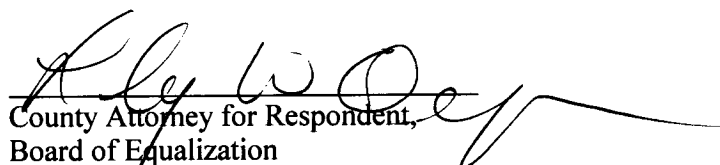
6. The valuation, as established above, shall be binding only with respect to tax year 2000.

7. Brief narrative as to why the reduction was made:
Valued at the cost of development plus land and then discounted at 5 yrs at 10.5%
Less land contributors.

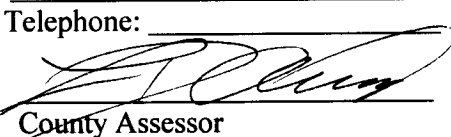
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DATED this 30th day of April, 2001.


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