

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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

SHEA HOMES LIMITED PARTNERSHIP,

v.

Respondent:

JEFFERSON COUNTY BOARD OF EQUALIZATION.

Attorney or Party Without Attorney for the Petitioner:

Name: Thomas E. Downey, Jr., Esq.
Address: Downey & Knickrehm
1700 Lincoln Street, Suite 3601
Denver, CO 80203
Phone Number: (303) 813-1111
E-mail:
Attorney Registration No.:

Docket Number: 37957

ORDER (On Stipulation)

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. Copies of the Stipulations are attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

SEE ATTACHED STIPULATIONS

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 STIPULATIONS

4. The Board concurs with the Stipulations.

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 19th day of March, 2001.

This decision was put on the record

March 19, 2001

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

Barbara J. Schlosser
Barbara J. Schlosser

Docket Number 37957

BOARD OF ASSESSMENT APPEALS

Karen E. Hart

Karen E. Hart

Harry J. Fuller

Harry J. Fuller



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BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 37957
County Schedule Number: 204507

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BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

STIPULATION (As To Tax Year 2000 Actual Value)

Shea Homes Limited Partnership
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:
Key 13 SW 1/4 of 10-6-69 containing 57.581 acres

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>357,120</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>357,120</u>

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

Land	\$ <u>357,120</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>357,120</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>7,260</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>7,260</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:
Grazing lease January 1, 1998 through December 31, 2000

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 30, 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 12th day of March, 2001

Thomas E. Downey Jr.
Petitioner(s) or Attorney 9656

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Board of Equalization

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County Assessor

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Docket Number 37957
Schedule Number 204507

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 37957
County Schedule Number: 433737

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BOARD OF ASSESSMENT APPEALS
JEFFERSON COUNTY, COLORADO

STIPULATION (As To Tax Year 2000 Actual Value)

Shea Homes Limited Partnership
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:
Block 1 Lot 9 Chatfield Green sub. Flg. 2

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>2,180,120</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>2,180,120</u>

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

Land	\$ <u>2,180,120</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>2,180,120</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>2,750</u>
Improvements	\$ <u>-0-</u>
Total	\$ <u>2,750</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:
Grazing lease January 1, 1998 through December 31, 2000

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 30, 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 12th day of March, 2001

Thomas C Downey J.
Petitioner(s) or Attorney 9686

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Docket Number 37957
Schedule Number 433737