

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>CSM LODGING II, LLC,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DOUGLAS COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: David J. Yung CSM Lodging II, LLC</p> <p>Address: 2575 University Avenue W., Suite 150 St. Paul, Minnesota 55114</p> <p>Phone Number: 651-646-1717</p>	<p><b>Docket Number: 40542</b></p>
<p><b>ORDER ON STIPULATION</b></p>	

**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.: R0417048**

**Category: Valuation      Property Type: Commercial**

2. Petitioner is protesting the 2002 actual value of the subject property.

3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Land	\$1,389,564.00
Improvements	\$4,610,436.00
Total	\$6,000,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

The Douglas County Assessor is directed to change her records accordingly.

**DATED/MAILED** this 19<sup>th</sup> day of November, 2002.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on the record

November 18, 2002

*Rebecca Hawkins*

Rebecca A. Hawkins

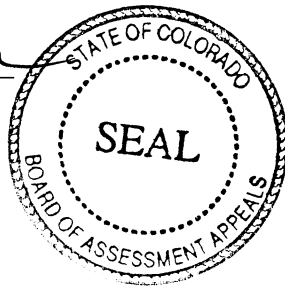
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

*Debra A. Baumbach*

Debra A. Baumbach

*Marian F. Brennan*

Marian F. Brennan



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

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**CSM LODGING II, LLC,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
EQUALIZATION.**

Attorney for Respondent:

J. Mark Hannen  
County Attorney  
Office of the County Attorney  
Douglas County, Colorado  
100 Third Street  
Castle Rock, Colorado 80104  
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Atty. Reg. #: 988

Docket Number: **40542**

Schedule No.: **R0417048**

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**STIPULATION (As to Tax Year 2002 Actual Value)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2002 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

Lot 3A Castle View Heights Amended, 5<sup>th</sup> Amend. 3.190 AM/L

2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2002:

Land	\$ 1,389,564
Improvements	\$ 7,010,436
Total	\$ 8,400,000

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

Land	\$ 1,389,564
Improvements	\$ 7,010,436
Total	\$ 8,400,000

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2002 actual value for the subject property:

Land	\$ 1,389,564
Improvements	\$ 4,610,436
Total	\$ 6,000,000

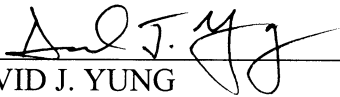
6. The valuations, as established above, shall be binding only with respect to tax year 2002.

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

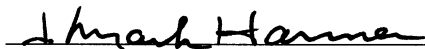
Further review of actual income and expense information warranted an adjustment.

8. A hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 7<sup>th</sup> day of November, 2002.



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Docket Number 40542