

<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>LONGMONT GROUP INC,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>WELD COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Matthew W. Poling Deloitte &amp; Touche Address: 555 17<sup>th</sup> Street, Ste. 3600 Denver, CO 80202 Phone Number: 303.308.2191</p>	<p><b>Docket Number: 41496</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.: R0085887**

**Category: Valuation      Property Type: Commercial**
2. Petitioner is protesting the 2003 actual value of the subject property.

3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Land:	\$ 392,485.00
Improvements:	<u>\$ 882,515.00</u>
Total:	\$1,275,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

The Weld County Assessor is directed to change his/her records accordingly.

**DATED/MAILED** this 11<sup>th</sup> day of February, 2005.

This decision was put on the record

February 9, 2005

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

  
Keela K. Steele

**BOARD OF ASSESSMENT APPEALS**



Karen E. Hart



Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

Docket Number: 41496 / 43782  
Single County Schedule Number R0085887

STIPULATION (As To Tax Year 2003/2004 Actual Value)

LONGMONT GROUP INC. (AGENT: DELOITTE-TOUCHE)

Petitioner(s),

vs.

Weld COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2003/04 valuation of the subject property, and jointly move that arbitration of the property in question be hereby resolved.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:  
SUPER 8 MOTEL LOCATED AT 10805 TURNER BLVD. IN DEL CAMINO AREA EAST OF LONGMONT AND OFF I 25.

2. The subject property is classified as COMMERCIAL/MOTEL property (what type).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2003/04:

Land	\$	<u>392,485</u>	.00
Improvements	\$	<u>1,079,515</u>	.00
Total	\$	<u>1,472,000</u>	.00

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

Land	\$	<u>392,485</u>	.00
Improvements	\$	<u>987,515</u>	.00
Total	\$	<u>1,380,000</u>	.00

Single Schedule No.

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2003-04 actual value for the subject property:

Land	\$	<u>392,485</u>	.00
Improvements	\$	<u>882,515</u>	.00
Total	\$	<u>1,275,000</u>	.00

6. The valuation, as established above, shall be binding only with respect to tax year 2003/04

7. Brief narrative as to why the reduction was made:  
MARKET AND INCOME INDICATED THE SUBJECT WAS A BIT OVERVALUED FOR THE OVERALL MARKET. LOCATION OF SUBJECT IS SOMEWHAT INFERIOR TO SOME OF THE COMPARABLE PROPERTIES USED TO VALUE IT INITIALLY.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on MARCH 7 (date) at 1:00 PM (time) be ~~vacated~~ or, a hearing has not yet been scheduled before the Board of Assessment Appeals \_\_\_\_\_ (check if appropriate).

DATED this 3<sup>rd</sup> day of February, 2005.

Matthew Poling  
Petitioner(s) or Attorney  
Agent: DELOITTE + TOUCHE LLP  
Address: 40 MATTHEW POLING  
555 17<sup>TH</sup> STREET  
SUITE 3600  
DENVER, COLO.  
80202

Cindy Mangan #13241  
County Attorney for Respondent,  
Board of Equalization  
Address:  
1400 N. 17<sup>TH</sup> AVENUE  
Crete, Colo 80631

Telephone: 1-303-308-2191

Telephone: 1-970-353-3845 x3685

[Signature]  
County Assessor

Address:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Telephone: \_\_\_\_\_

Docket Number 41496/43782  
StipCnty.mst

Single Schedule No.