

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner: SLT ASPEN DEAN ST LLC, v. Respondent: PITKIN COUNTY BOARD OF EQUALIZATION.	
Attorney or Party Without Attorney for the Petitioner: Name: Deloitte & Touche Matthew W Poling Address: 555 17 th St. Suite 3600 Denver, CO 80202 Phone Number: (303) 308-2191	Docket Number: 41510
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:

County Schedule No.: R011928

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	\$12,500,000.00
Improvements	<u>\$62,500,000.00</u>
Total	\$75,000,000.00

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

DATED/MAILED this 5th day of February, 2004.

This decision was put on the record

February 4, 2004

BOARD OF ASSESSMENT APPEALS

Karen E Hart

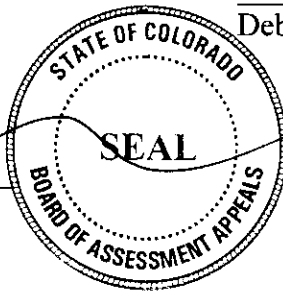
Karen E. Hart

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

Jackie J. Brown
Jackie J. Brown



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 41510
Pitkin County Schedule Number: R011928

03 OF FEB 04 11:35 AM
04 FEB -4 11:35
DEPARTMENT

STIPULATION (As To Tax Year 2003 Actual Value)

SLT ASPEN DEAN STREET LLC,
d/b/a THE ST. REGIS HOTEL

Petitioner,

vs.

PITKIN COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner, SLT Aspen Dean Street LLC, and Respondent, Pitkin County Board of Equalization hereby enter into this Stipulation regarding the tax year 2003 valuation of the subject property, and jointly move the Board of Assessment appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described by metes and bounds and is identified as Parcel No. 2737-182-85-001 in Pitkin County Assessor's Office Records. In addition it is in Aspen Mountain Subdivision, Lot 1.
2. The subject property is classified as commercial property.
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2003:

Land	\$12,894,100
Improvements	<u>\$73,978,600</u>
Total	<u>\$86,872,700</u>

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

Land	\$12,894,100
Improvements	<u>\$73,978,600</u>
Total	<u>\$86,872,700</u>

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

Land	\$12,500,000
Improvements	<u>\$62,500,000</u>
Total	<u>\$75,000,000</u>

- 6. The valuation, as established above, shall be binding only with respect to tax year 2003 and 2004.
- 7. The value was revised based on actual income data provided by the petitioner.
- 8. Both parties agree that the hearing scheduled before the Board of Assessment Appeal should be canceled.

DATED this 29th day of January, 2004.



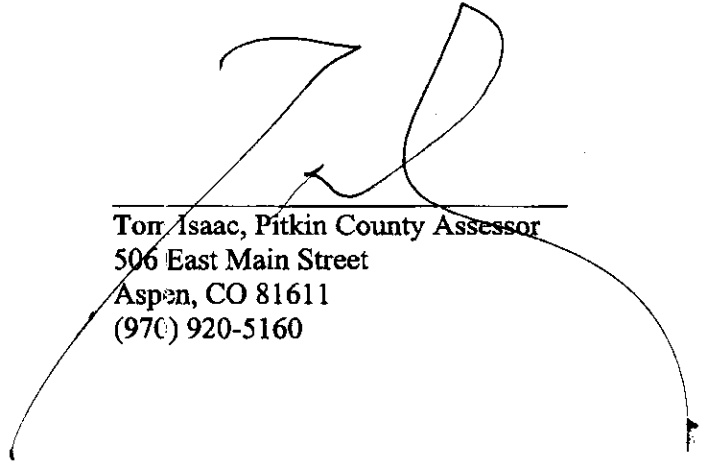
Matthew W. Poling
 Deloitte & Touche LLP
 555 Seventeenth Street, Suite 3600
 Denver, CO 80202
 (303) 308-2191

AGENT FOR PETITIONER,
 SLT ASPEN DEAN STREET LLC



John M. Ely, #14067
 Pitkin County Attorney
 530 East Main Street, Suite 302
 Aspen, CO 81611
 (970) 920-5190

ATTORNEY FOR RESPONDENT,
 PITKIN COUNTY BOARD OF
 EQUALIZATION



Tom Isaac, Pitkin County Assessor
506 East Main Street
Aspen, CO 81611
(970) 920-5160