

<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>BEAVER RUN DEVELOPMENTS,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>SUMMIT COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Ronald S. Loser, Esq. Robinson, Waters and O'Dorisio</p> <p>Address: 1099 18<sup>th</sup> Street, Suite 2600 Denver, CO 80202-1926</p> <p>Phone Number: 303.297.2600</p>	<p><b>Docket Number: 42416</b></p> <p><b>(PARTIAL)</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.: 304949**

**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:	\$ 4,860,509.00
Improvements:	<u>\$ 9,353,303.00</u>
Total:	\$14,213,812.00

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

**DATED/MAILED** this 9<sup>th</sup> day of December, 2004.

This decision was put on the record

December 8, 2004

**BOARD OF ASSESSMENT APPEALS**

*Karen E Hart*

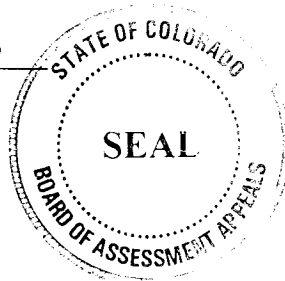
Karen E. Hart

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

*Keela K. Steele*  
Keela K. Steele



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number: 42416  
Single County Schedule Number: 304949

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STIPULATION (As to Tax Year 2003 Actual Value)

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**Beaver Run Developments,**  
Petitioner,  
vs.  
**SUMMIT COUNTY BOARD OF EQUALIZATION,**  
Respondent.

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

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

**Lots 3A and 3B Beaver Run Sub, Resub of Lot 3**

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	\$ 5,362,153.00
Improvements	<u>\$ 9,353,303.00</u>
Total	\$14,715,456.00

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

Land	\$ 5,362,153.00
Improvements	<u>\$ 9,353,303.00</u>
Total	\$14,715,456.00

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

Land	\$ 4,860,509.00
Improvements	\$ 9,353,303.00
Total	\$14,213,812.00

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

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

*The land value was adjusted based on current, development density.*

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 23, 2004 at 2:30 PM be vacated.

**DATED** this 3<sup>rd</sup> day of June, 2004.



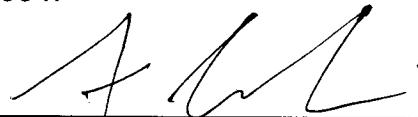
Petitioner(s) or Agent or Attorney

Ronald S. Losev

1099 18<sup>th</sup> St. # 2600

Denver, CO 80202

Tel: (303) 297-2600



County Attorney for Respondent,

Summit County Board of Equalization

P O Box 68

Breckenridge, CO 80424

970-453-2561



Denise Steiskal

Summit County Assessor

P O Box 276

Breckenridge, CO 80424

970-453-3480

Docket Number: 42416

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203		
Petitioner:  <b>BEAVER RUN DEVELOPMENTS,</b>  v.  Respondent:  <b>SUMMIT COUNTY BOARD OF EQUALIZATION.</b>		
Attorney or Party Without Attorney for the Petitioner:  Name: Ronald S. Loser, Esq. Robinson, Waters & O'Dorisio Address: 1099 18 <sup>th</sup> Street, Suite 2600 Denver, CO 80202-1926 Phone Number: 303.866.9400		<b>Docket Number: 42416</b>  <b>(PARTIAL)</b>
<b>ORDER ON WITHDRAWAL</b>		

**THIS MATTER** was scheduled for a hearing before the Board of Assessment Appeals on June 23, 2004. On December 8, 2004, the Board received Petitioner's request to withdraw the above-captioned appeal. The Board has approved Petitioner's request.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. Subject property is described as follows:  
  
**Schedule No.: 303335**  
  
**Category: Valuation      Property Type: Commercial**
2. Petitioner is protesting the 2003 actual value of the subject property.

**ORDER:**

Petitioner's request for withdrawal is granted; therefore, the Board will take no further action on these matters.

**DATED and MAILED** this 9<sup>th</sup> day of December, 2004.

**BOARD OF ASSESSMENT APPEALS**

*Karen E Hart*

\_\_\_\_\_  
Karen E. Hart

*Debra A. Baumbach*

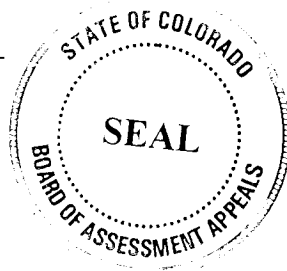
\_\_\_\_\_  
Debra A. Baumbach

This decision was put on the record

\_\_\_\_\_  
December 8, 2004

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

*Keela K. Steele*  
\_\_\_\_\_  
Keela K. Steele





MARVIN F. POER & COMPANY

AMERICAN PROPERTY TAX ADVISOR

ACCREDITED MEMBER  
THE NATIONAL COUNCIL OF PROPERTY TAX ADVISORS



November 30, 2004

Ms. Diane Fechtstein  
Board of Assessment Appeals  
1313 Sherman St. Rm. 315  
Denver, CO 80203  
Via Fax: 303-866-4485

Re: Docket #42416

Dear Ms. Fechtstein:

By way of this letter we formally withdraw the petition for appeal on the referenced docket number.  
I thank you.

Very truly yours,  
Marvin F. Poer and Company

Joseph D. Monzon  
Vice President

jdm/km

\* SCHEDULE #303335 ONLY

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