

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>R. CRAIG HESS,</p> <p>v.</p> <p>Respondent:</p> <p>DENVER COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: R. Craig Hess Address: 1727 Pearl Street, Unit #201 Denver, Colorado 80203 Phone Number: 720-913-3107</p>	<p>Docket Number: 43262</p>
<p>ORDER ON STIPULATION</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.: 02349-15-035-035

Category: Valuation Property Type: Residential
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	\$ 16,300.00
Improvements	<u>\$212,100.00</u>
Total	\$228,400.00

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

DATED/MAILED this 25th day of June, 2004.

This decision was put on the record

June 24, 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

Marian F. Brennan

Marian F. Brennan



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BOARD OF ASSESSMENT APPEALS

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner: R CRAIG HESS v.	
Respondent: DENVER COUNTY BOARD OF EQUALIZATION	Docket Number: 43262
Attorneys for Denver County Board of Equalization Cole Finegan #16853 City Attorney Maria Kayser #15597 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	Schedule Number: 2349-15-035
STIPULATION (AS TO TAX YEAR 2003 ACTUAL VALUE)	

Petitioner, R. CRAIG HESS, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enters 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.

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

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

1727 Pearl St., Unit #210
Denver, Colorado
2. The subject property is classified as residential condominium property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2003.

Land	\$	16,300.00
Improvements	\$	<u>224,100.00</u>
Total	\$	240,400.00

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

Land	\$	16,300.00
Improvements	\$	<u>224,100.00</u>
Total	\$	240,400.00

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

Land	\$	16,300.00
Improvements	\$	<u>212,100.00</u>
Total	\$	228,400.00

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

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

An adjustment is recommended because the subject complex is in litigation due to improper construction. A review of sales in the complex shows a downward trend due to litigation.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 14, 2004 at 10:30 a.m. be vacated.

DATED this 21st day of June, 2004.

Petitioner

By: R. Craig Hess
 R. Craig Hess
 1727 Pearl St., Unit #201
 Denver, CO 80203

Denver County Board of Equalization

By: Maria Kayser
 Maria Kayser #15597
 201 West Colfax Avenue, Dept. 1207
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 Docket No: 43262