

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
<hr/> Petitioner: TONI & JOHN PRANTE, v. Respondent: DENVER COUNTY BOARD OF EQUALIZATION.	
Attorney or Party Without Attorney for the Petitioner: Name: Toni & John Prante Address: 321 Perry Street Denver, CO 80219-1238 Phone Number: (303) 227-5316	Docket Number: 43321
ORDER ON WITHDRAWAL	

THIS MATTER was scheduled for a hearing before the Board of Assessment Appeals on June 1, 2004. On May 17, 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.: 5071-21-020-000

Category: Valuation **Property Type: Residential**
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 18th day of May, 2004.

BOARD OF ASSESSMENT APPEALS

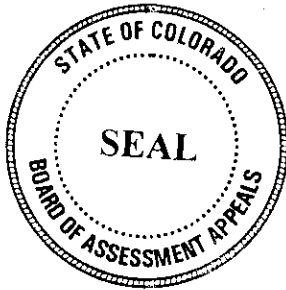
Karen E Hart
Karen E. Hart

Debra A. Baumbach
Debra A. Baumbach

This decision was put on the record

May 17, 2004

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



Jackie J. Brown

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
1313 Sherman St., Room 315
Denver, CO 80203
(303)866-5880

4485 fax

RECEIVED
04 MAY 17 AM 7:54
BOARD OF ASSESSMENT APPEALS

I am inquiring as to whether your circumstances have changed since filing your appeal, and if you still wish to continue with your appeal to hearing.

If at any time since receiving your Notice of Hearing, you decide you DO NOT wish to continue your appeal and choose to withdraw, please sign this letter and return it to the Board of Assessment Appeals. If the Petitioner or Petitioner's representative is not present at the hearing and written notification of your withdrawal is not received prior to the hearing date, the Board will dismiss your appeal at the hearing.

Please notify the DENVER COUNTY BOARD OF EQUALIZATION of the withdrawal of your appeal by sending them a copy of this letter.

If you wish to go forward with hearing, no response is necessary. Thank you for your patience and cooperation in this matter.

Docket #: 43321

Hearing Room: C

Hearing Date: June 1, 2004

TONI & JOHN PRANTE

Petitioner's Signature: *Toni A Prante*

SEE NOTE ON REVERSE
OR SECOND PAGE OF FAX.

~~THIS WILL OVER-RIDE PREVIOUS RULE 11 NOTIFICATION GIVEN TO THE CITY REPRESENTATIVE 4/27/2004.~~

5/13/2004

Property Assess – 325 Perry St
Denver, CO 80219-1238
Schedule #0571-21-020-000
Docket #43321

RECEIVED
MAY 17 AM 7:55
CITY OF DENVER
PROPERTY APPEALS

First I'd like to say what a great group of Real Estate Assessment Employees there are in the City of Denver. They go out of their way to answer any/all questions using their valuable, busy schedules to be of help. For that I am appreciative.

I have at this time decided, I hope I don't live to regret, not to pursue a hearing scheduled for June 1, 2004, on my property at 325 Perry St. After much research on my part both in the neighborhood and at the Denver City, where I'm not sure all depts are coordinated on the computer system, specifically in the permit section, I have made the decision to not continue at this time. I still, however, firmly/strongly contend that the assessment/evaluation of subject property is so unrealistic for the area -- \$215,000 before the condition adjustments, I am speechless, and as one remark made to that 'maybe it is a bit over', but the model is all we have. This, by the way, was not made by the person, Mr. Moore, assigned to my neighborhood. Additionally, I don't see any negative adjustment for my property being on a busy street – at times, not unlike Colorado National Speedway. You take your life into your hands when you try backing out of the drive, and you dare not leave your vehicle on the street. We have been wiped out two times (and no collision insurance) from drivers who left the scene.

Also, in the old days, one was given a very short time (I think the time limit was 18 months) to close a permit. Now I'm told a property owner can have a permit open indefinitely (one has been open since 1987/8). I hardly think that's fair. While it can be looked at in two different ways, 1) a property is not an increase in value when not completed or 2) as I see it, they are taking advance of the SYSTEM in some instances and having use of the incomplete upgrade while not being assessed because of a technicality.

My immediate focus, however, prevents me from going forward at this time.

Thank you for taking the cost and time involved in processing my claim, and I sincerely hope the 6/2004 review for 2005 information is more realistic and representative of the area and conditions and the true salability of my property.



Toni A Prante
303-227-5316(w)