

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 43780</b>
Petitioner: <b>FAIRFIELD CENTREPOINT LTD,</b>  v. Respondent: <b>ARAPAHOE COUNTY BOARD OF COMMISSIONERS.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: 1975-18-1-02-002**

**Category: Abatement      Property Type: Vacant Land**
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:  

**Total Value:            \$3,122,782**

(Reference Attached Stipulation)
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 Arapahoe County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 10th day of May 2006.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record  
May 9, 2006

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*Karen E Hart*

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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*

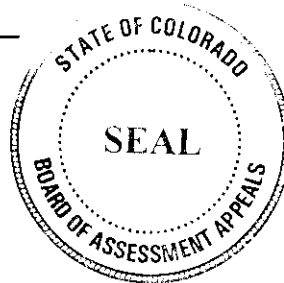
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Debra A. Baumbach

*Keela Steele*

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Keela Steele



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 43780**

**STIPULATION (As To Tax Year 2003 Actual Value)**

**FAIRFIELD CENTREPOINT LTD.,**

Petitioner,

vs.

**ARAPAHOE COUNTY BOARD OF COUNTY COMMISSIONERS,**

Respondent.

THE PARTIES TO THIS ACTION entered into a 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. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as vacant land and described as follows: County Schedule Number 1975 18-1-02-002; 2003 Abatement.

A brief narrative as to why the reduction was made: Analyzed cost, market & income information.


The parties have agreed that the 2003 actual value of the subject property should be reduced as follows:


ORIGINAL VALUE		NEW VALUE (2003)	
Land	\$ 3,526,356	Land	\$ 3,122,782
Improvements	\$	Improvements	\$
Personal	\$	Personal	\$
Total	\$ 3,526,356	Total	\$ 3,122,782


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

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

DATED this 2nd day of May 2006.

  
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