

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 51550

Petitioner:

COMMERCE CITY PLAZA LLC,

v.

Respondent:

**ADAMS COUNTY BOARD OF
COMMISSIONERS.**

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.: 0182307105015

Category: Abatement Property Type: Commercial Real

2. Petitioner is protesting the 2006 actual value of the subject property.
3. The parties agreed that the 2006 actual value of the subject property should be reduced to:

Total Value: \$4,300,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2006 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 13th day of October 2009.

BOARD OF ASSESSMENT APPEALS

Karen E Hart

Karen E. Hart

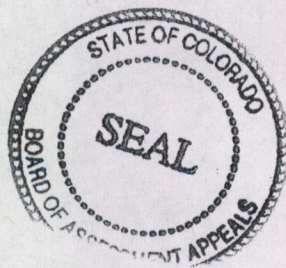
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

Toni Rigirozzi

Toni Rigirozzi



BOARD OF ASSESSMENT APPEALS,

State of Colorado

1313 Sherman Street, Room 315

Denver, CO 80203

Petitioner:

COMMERCE CITY PLAZA LLC

Respondent:

ADAMS COUNTY BOARD OF
EQUALIZATION.

▲ COURT USE ONLY ▲

Docket Number: 51550

County Schedule Number:
01823-07-1-05-015

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STIPULATION (As to Tax Year 2006 Actual Value)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2006 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 as: Commerce City Plaza LLC.
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 2006:

Land	\$	919,916
Improvements	\$	3,727,805
Total	\$	4,647,721

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

Land	\$ 919,916
Improvements	\$ 3,727,805
Total	\$ 4,647,721

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following actual value for tax year 2006 for the subject property:

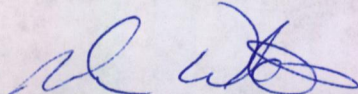
Land	\$ 919,916
Improvements	\$ 3,380,084
Total	\$ 4,300,000

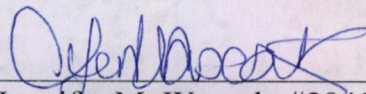
6. The valuation, as established above, shall be binding only with respect to tax year 2006.

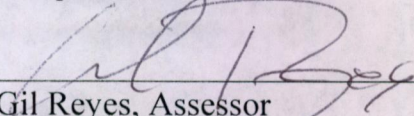
7. Brief narrative as to why the reduction was made: Reduction to market value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 22, 2009 at 8:30 a.m. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

DATED this 6th day of October, 2009.


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