

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 56290</b>
Petitioner: <b>2006 CIMARRON LLC,</b>  v. Respondent: <b>GUNNISON COUNTY BOARD OF EQUALIZATION.</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.: R043475**

**Category: Valuation      Property Type: Vacant Land**
2. Petitioner is protesting the 2010 actual value of the subject property.
3. The parties agreed that the 2010 actual value of the subject property should be reduced to:  

**Total Value:            \$3,463,890**

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2010 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 5th day of April 2011.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

Diane M. DeVries

*Debra A. Baumbach*

Debra A. Baumbach

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

*CM*

Cara McKeller



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

Docket Number: 56290  
Single County Schedule Number: R043475

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STIPULATION (As to Tax Year 2010 Actual Value)

2006 CIMARRON LLC

Petitioner,

vs.

GUNNISON COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2010 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:  
LOT SV-3 MT CRESTED BUTTE TOWN CENTER #569682

2. The subject property is classified as VACANT (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2010:

Land	\$	4,237,080	.00
Improvements	\$		.00
Total	\$	4,237,080	.00

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

Land	\$	4,237,080	.00
Improvements	\$		.00
Total	\$	4,237,080	.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2010 actual value for the subject property:

Land	\$	<u>3,463,890</u>	.00
Improvements	\$	<u>                    </u>	.00
Total	\$	<u>3,463,890</u>	.00

6. The valuation, as established above, shall be binding only with respect to tax year 2010.

7. Brief narrative as to why the reduction was made:  
THE RESPONDENT WENT BACK EXTRA 6 MONTHS TO UTILIZE ADDITIONAL SALES.

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8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on MARCH 10, 2011 (date) at 8:30 A.M. (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 28 day of March, 2011.

\_\_\_\_\_  
Petitioner(s) or Agent or Attorney

Thomas Dill  
County Attorney for Respondent,  
Board of Equalization

Address:

2006 CIMARRON LLC  
C/O MARVIN F. POER & COMPANY  
410 17TH STREET, STE 1175  
DENVER, CO 80202

Telephone: 303-297-2600

Address:

GUNNISON COUNTY ATTORNEYS OFC  
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GUNNISON, CO 81230

Telephone: 970-641-5300

Kristy McFarland  
County Assessor

Address:

KRISTY MCFARLAND, ASSESSOR  
221 N. WISCONSIN, STE A  
GUNNISON, CO 81230

Telephone: 970-641-1085

Docket Number 56290

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2010 actual value for the subject property:

Land	\$	<u>3,463,890.00</u>
Improvements	\$	<u>                  .00</u>
Total	\$	<u>3,463,890.00</u>

6. The valuation, as established above, shall be binding only with respect to tax year 2010.

7. Brief narrative as to why the reduction was made:  
THE RESPONDENT WENT BACK EXTRA 6 MONTHS TO UTILIZE ADDITIONAL SALES.

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8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on MARCH 10, 2011 (date) at 8:30 A.M. (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this \_\_\_\_\_ day of \_\_\_\_\_.

 #1685  
Petitioner(s) or Agent or Attorney  
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