BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 58065
Petitioner:	
CASTLE RIDGE ASSOCIATES, LTD.,	
V.	
Respondent:	
PITKIN COUNTY BOARD OF EQUALIZATION.	
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.: R010719

Category: Valuation Property Type: Residential

- 2. Petitioner is protesting the 2011 actual value of the subject property.
- 3. The parties agreed that the 2011 actual value of the subject property should be reduced to:

Total Value: \$9,850,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2011 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 23rd day of March 2012.

BOARD OF ASSESSMENT APPEALS

Brandon Werthies

Diane M. DeVries

Debra A. Baumbach



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

Cara McKeller

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO

County Schedule Number R010719 Docket Number 58065

STIPULATION (As To Tax Year 2011 Actual Value)

Castle Ridge Associates, Ltd.,

Petitioner,

v.

Pitkin County Board of Equalization,

Respondent.

Petitioner, Castle Ridge Associates, Ltd., and Respondent Pitkin County Board of Equalization hereby enter into this Stipulation regarding the tax year 2011 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described by metes and bounds, and is identified as Parcel No. 2735 132 01 701 in Pitkin County Assessor's Office records.

2. The County Assessor originally assigned the following actual value on the subject property for the tax year 2011:

Total:

\$ 13,701,000

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

Total:

\$ 11,970,400

4. After further review and negotiation, the Petitioner and County Board of Equalization agree to the following tax year 2011 actual value for the subject property:

Total:

\$ 9,850,000

5. The valuation, as established above, shall be binding with respect to tax year 2011 and 2012.

6. Both parties agree that the hearing scheduled before the Board of Assessment Appeals shall be canceled.

Namerek Dated this 30th day of 2011.

Chris Schlin, # 31928 Pitkin County Attorney 530 East Main Street, Suite 302 Aspen, Colorado 81611 (970)920-5190

ATTORNEY FOR RESPONDENT PITKIN COUNTY BOARD OF EQUALIZATION

Eugene M. Alder #13117 Neiley & Alder 201 North Mill St., Suite 102 Aspen, CO 81611 970-925-9393 Agent For Petitioners Tom Isaac Pitkin County Assessor 506 East Main Street, Suite 202 Aspen, Colorado 81611 (970)920-5160