

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 60828
Petitioner: AIRPORT-COLFAX LLC,	
v.	
Respondent: ARAPAHOE 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.: 1975-05-1-17-002+3

Category: Valuation Property Type: Vacant Land

2. Petitioner is protesting the 2012 actual value of the subject property.

3. The parties agreed that the 2012 actual value of the subject property should be reduced to:

Total Value: \$1,400,000
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2012 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 26th day of March 2013.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

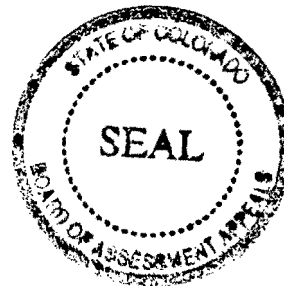
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

CM

Cara McKeller



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 60828

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
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STIPULATION (As To Tax Year 2012 Actual Value)

AIRPORT-COLFAX LLC,

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding the tax year 2012 valuation of the property listed in this Petition and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as VACANT LAND and described as follows: County Schedule Numbers 1975-05-1-17-002, 1975-05-1-17-028, 1975-05-1-17-043, and 1975-05-1-01-014.

A brief narrative as to why the reduction was made: Applied BAA ordered value for 2011 appeal.

The parties have agreed that the 2012 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE (2012)	
1975-05-1-17-002			
Land	\$1,494,980	Land	\$559,167
Improvements	\$	Improvements	\$
Personal		Personal	
Total	<u>\$1,494,980</u>	Total	<u>\$559,167</u>
1975-05-1-17-028			
Land	\$1,308,106	Land	\$480,636
Improvements	\$	Improvements	\$
Personal		Personal	
Total	<u>\$1,308,106</u>	Total	<u>480,636</u>
1975-05-1-17-043			
Land	\$181,000	Land	\$258,804
Improvements	\$	Improvements	\$
Personal		Personal	
Total	<u>\$181,000</u>	Total	<u>\$258,804</u>

ORIGINAL VALUE

1975-05-1-01-014

Land	\$1,784,172
Improvements	\$
Personal	
Total	<u>\$1,784,172</u>

NEW VALUE

(2012)

Land	\$101,393
Improvements	\$
Personal	
Total	<u>\$101,393</u>

Total	\$4,768,258	\$1,400,000
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The valuation, as established above, shall be binding only with respect to the tax year 2012.

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 the 11th day of FEBRUARY 2013.



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