

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 61738
Petitioner: GSH INTERESTS LLC, v. Respondent: JEFFERSON 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.: 420119+1

Category: Abatement Property Type: Commercial Real

2. Petitioner is protesting the 09-10 actual value of the subject property.
3. The parties agreed that the 09-10 actual value of the subject property should be reduced to:

Total Value: \$2,290,100

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 09-10 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 3rd day of July 2013.

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



Colorado Board of Assessment Appeals
Jefferson County Board of Commissioners
STIPULATION

STATE OF COLORADO
DEPT. OF ASSESSMENT

2013 JUL -2 PM 12: 02

Docket Number: 61738
GSH INTEREST LLC
Petitioner.

vs.

JEFFERSON COUNTY BOARD OF COMMISSIONERS
Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number(s): 201499 and 420119
2. This Stipulation pertains to the year(s): 2009/2010
3. The parties agree that the 2009/2010 actual values of the subject property shall be Stipulated Values below:

Schedule Number	BOCC Values	Stipulated Values		Allocation:
201499	\$842,900	\$490,100	Total actual value, with	100%
		\$98,020	allocated to land; and	20%
		\$392,080	allocated to improvements.	80%
420119	\$3,079,000	\$1,800,000	Total actual value, with	100%
		\$360,000	allocated to land; and	20%
		\$1,440,000	allocated to improvements.	80%

**Combined Actual value of two
schedules** \$2,290,100

4. If the Petitioner(s) were to add improvements or add to an existing improvement, then the Assessor's Office may increase the valuation to reflect that new addition. Petitioner(s) would have all available remedies to dispute the additional assessment for the new or augmented improvements. Should an improvement be destroyed, then the Assessor's Office would make a downward adjustment in valuation to reflect the damage to or destruction of that improvement.
5. Petitioner(s) agrees to provide the Jefferson County Assessor, if applicable, with confidential information to assist in the appraisal process of future years. This information includes actual rent rolls, together with operating income and expense information of the property, which will be provided to the Assessor no later than March 15th of each year.
6. Petitioner(s) agrees to allow access to the improvements for the purposes of measuring or to obtain building condition information during normal business hours.

7. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of the schedule numbers: 201499 and 420119 for the assessment years covered by this Stipulation.

Petitioner(s)

By:

Title:

Phone:

Date:

Docket Number: 61738

Jefferson County Board of Commissioners

By:

Title

Phone:

Date:

Assistant County Attorney
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7/02/2013
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Golden, CO 80419