

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 44884
Petitioner: GARY P. AND SUSAN C. MORIN , v. Respondent: BROOMFIELD 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.: R1118455

Category: Valuation Property Type: Residential
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:

Total Value: \$500,000

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

ORDER:

Respondent is ordered to reduce the 2005 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 13th day of September 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

September 12, 2005

Karen E Hart

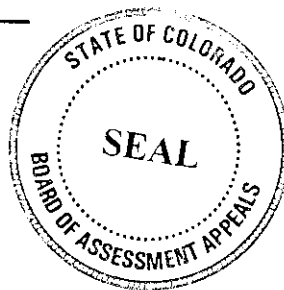
Karen E. Hart

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

Keela Steele



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 44884
Single County Schedule Number: R1118455

STIPULATION (As to Tax Year 2005 Actual Value)

Gary P. and Susan C. Morin
Petitioners,

vs.

BROOMFIELD COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioners and Respondent hereby enter into this Stipulation regarding the tax year 2005 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

Petitioners and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as:

Country Estates Filing No. 6, Block 1, Lot 17;
a/k/a 14030 Cortez Court, Broomfield, Colorado;
Broomfield County Schedule No. R1118455

2. The subject property is classified as Residential.

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2005

Land	<u>\$141,000.00</u>
Improvements	<u>\$389,500.00</u>
Total	<u>\$530,500.00</u>

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

Land	<u>\$141,000.00</u>
Improvements	<u>\$389,500.00</u>
Total	<u>\$530,500.00</u>

5. After further review and negotiation, Petitioners and County Board of Equalization agree to the following tax year 2005 actual value for the subject property:

Land	<u>\$141,000.00</u>
Improvements	<u>\$359,000.00</u>
Total	<u>\$500,000.00</u>

6. The valuation, as established above, shall be binding only with respect to tax year 2005.

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

Reduction in actual value for 2005 was based on further review of comparable sales.

8. Both parties agree that a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 4th day of September, 2005.



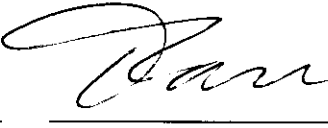
Petitioners or Agent or Attorney

GARY MORIN

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Telephone: 303 465 3031



Tami Yellico, #19417
Byron Howell, #24604
Deputy City & County Attorneys for
Respondent,
Broomfield Board of Equalization

Address:

City and County of Broomfield
One DesCombes Drive
Broomfield, CO 80020

303-464-5806


Vickie Kröning, County Assessor

Address:

City and County of Broomfield
One DesCombes Drive
Broomfield, CO 80020
303-464-5815

Docket Number 44884

CERTIFICATE OF MAILING

The undersigned hereby certifies that a true and correct copy of the foregoing STIPULATION (As to Tax Year 2005 Actual Value) was sent via U.S. Postal Service, Regular Mail, prepaid, this 8th day of September, 2005, addressed to the following:

Board of Assessment Appeals
Room 315
1313 Sherman Street
Denver, CO 80203



Diane Eismann

BAA Docket No. 44884
Petitioner: Gary P. and Susan C. Morin
Schedule No. R1118455