

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p>Docket Number: 47543</p>
<p>Petitioner: WEST END LOFTS OF BOULDER LLC,</p> <p>v.</p> <p>Respondent: BOULDER COUNTY BOARD OF EQUALIZATION.</p>	
<p>ORDER ON STIPULATION</p>	

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.: R0505771+3

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2006 actual value of the subject property.
3. The parties agreed that the 2006 actual value of the subject property should be reduced to:

Total Value: \$1,535,000

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

ORDER:

Respondent is ordered to reduce the 2006 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 26th day of April 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record
April 25, 2007

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

Heather Wilcox

Heather Wilcox



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER(s): 47543

Account Number(s): 505771, 505772, 505773, 505774

STIPULATION (As To Tax Year 2006 Actual Value)

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WEST END LOFTS OF BOULDER, LLC

Petitioner(s),

vs.

BOULDER COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2006 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 follows:

Retail Condominiums

2. The subject property is classified as Commercial.

3. The County Assessor assigned the following actual value to the subject property for tax year 2006:

Total \$ 1,608,600

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

Total \$ 1,608,600

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the tax year 2006 actual value for the subject property:

Total \$ 1,535,000

Attorney's
Petitioner's Initials IR

Date 4/9/2007

Docket Number: 47534

Account Number(s): 505771, 505772, 505773, 505774

STIPULATION (As To Tax Year 2006 Actual Value)

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6. The valuation, as established above, shall be binding only with respect to tax year 2006.
7. Brief narrative as to why the reduction was made:

Consideration given to the location of the subject properties relative to the value indications of similar use sales in superior locations.

8. This hearing for the valuation appeal of this property before the Board of Assessment Appeals has not been set.
9. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.

DATED this 18th day of April, 2007.

Melanie Segew for Isaacson Rosenbaum P.C.
Petitioner(s) or Attorney

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