

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 49120
Petitioner: EL MONTE ASSOCIATES LLC, v. Respondent: BOULDER 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.: R0066424

Category: Valuation Property Type: Vacant Land
2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:

Total Value: \$560,750

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

ORDER:

Respondent is ordered to reduce the 2007 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 14th day of October 2008.

BOARD OF ASSESSMENT APPEALS


This decision was put on record

October 10, 2008

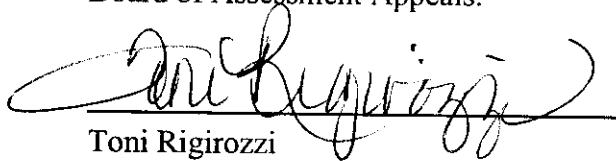


Karen E. Hart

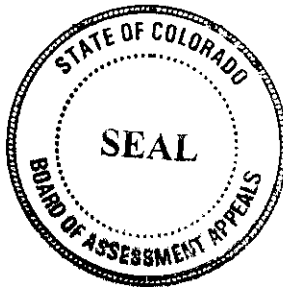
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.



Debra A. Baumbach



Toni Rigirozzi



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 49120

Account Number: R0066424

STIPULATION (As To Tax Year 2007 Actual Value)

PAGE 1 OF 2

El Monte Associates LLC

Petitioner(s),

vs.

Boulder County Board of Equalization,

Respondent.

2008 OCT 10 11:11:22

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2007 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:

Lot 1 AKA Lot 1A Twin Lakes Technological Park 004910 Nautilus Court North, Boulder 80301

2. The subject property is classified as vacant land.

3. The County Assessor assigned the following actual value to the subject property for tax year 2007:

Total \$ 576,800

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

Total \$ 576,800

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the tax year 2007 actual value for the subject property:

Total \$ 560,750

Petitioner's Initials MW

Date 10/2/08

Docket Number: 49120

Account Number: R0066424

STIPULATION (As To Tax Year 2007 Actual Value)

PAGE 2 OF 2

6. The valuation, as established above, shall be binding only with respect to tax year 2007.

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

Upon further review of comparable sales, a reduction was in order.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on November 4, 2008, at 3:00 pm, be vacated.

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 2ND day of OCTOBER, 2008.



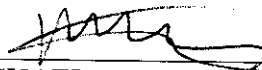
Petitioner(s) or Attorney AGENT

Address:

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LAKEWOOD, CO 80227

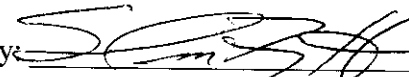
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