

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 71816</b>
Petitioner: <b>MARK AND DIANA WILLIAMS</b>  v.  Respondent: <b>BOULDER COUNTY BOARD OF EQUALIZATION</b>	
<b>ORDER ON STIPULATION</b>	

**THE PARTIES TO THIS ACTION** entered into a Stipulation, which has been accepted 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.: R0087516**  
**Category: Valuation/Protest Appeal      Property Type: Other (Industrial)**
2. Petitioner is protesting the 2017 actual value of the subject property.
3. The parties agreed that the 2017 actual value of the subject property should be reduced to:

**Total Value: \$2,500,000**  
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2017 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 31st day of July 2018.

**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.

*Yesenia Araujo*

\_\_\_\_\_  
Yesenia Araujo



Docket Number: 71816  
Account Number: R0087516

**BOARD OF ASSESSMENT APPEALS STIPULATION**

**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER: 71816**

2018 JUL 27 PM 4:17  
BOARD OF ASSESSMENT APPEALS

WILLIAMS MARK L & DIANA C  
Petitioner.

vs.

BOULDER COUNTY BOARD OF EQUALIZATION,  
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2017 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as follows:

**765 S PIERCE AVE      LOUISVILLE, CO**

2. The subject property is classified as **INDUSTRIAL - MANUFACTURING/PROCESSING IMPROVEMENTS**

3. After a timely appeal and further review and negotiations, the parties stipulate and agree that the actual value of the subject property should be changed as follows for the above-described tax year.

4. Petitioner agrees that absent an unusual condition this corrected value is intended to be the value for both years of the appraisal cycle per C.R.S 39-1-104 (10.2). Absent statutory exceptions or an unusual condition in 2018, the parties agree that this valuation is for purposes of determining a correct level of value for account # R0087516 for the reassessment cycle at issue here. As result of this Stipulation, Petitioner waives the right to file a protest or otherwise further appeal the valuation for the 2017 and 2018 reassessment cycle.

**BOE VALUE    \$2,747,020      NEW VALUE    \$2,500,000**

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

Consideration is given to the cost, market, and income approaches. This stipulation takes into account the

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**BOARD OF ASSESSMENT APPEALS STIPULATION**

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subject property's attributes after comparison, appropriate adjustments to timely, proximate, similarly situated comparable sales, and the condition of the subject property has been reviewed.

- 6. This hearing set for September 25, 2018 shall be vacated.
- 7. Petitioner may notify the Boulder County Assessor's Office of the condition of the property each year, which will be considered in the valuation.

By: DocuSigned by: Jordan Bunch July 27, 2018  
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JORDAN BUNCH #(43781)  
HOLLAND & HART LLP  
1800 BROADWAY STE 300  
BOULDER, CO 80302  
Telephone (303)473-4828

By: DocuSigned by: Jasmine Rodenburg July 27, 2018  
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MICHAEL KOERTJE #21921  
JASMINE RODENBURG #51194  
Assistant County Attorney  
P.O. Box 471  
Boulder, CO 80306-0471  
Telephone (303) 441-3190

CYNTHIA BRADDOCK  
Boulder County Assessor

By: DocuSigned by: Gary Myco July 27, 2018  
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Gary Myco  
Appraisal Deputy Assessor  
P.O. Box 471  
Boulder, CO 80306-0471  
Telephone (303) 441-3530