# BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

WISE, WILLIAM C. ET AL

v.

Respondent:

# **BOULDER COUNTY BOARD OF EQUALIZATION**

## **ORDER ON STIPULATION**

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:				
		hedule No.: Valuation/	R0066645 Protest Appeal	Property Type:	Commercial
2.	Petitioner is protesting the 2017 actual value of the subject property.				
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3. The parties agreed that the 2017 actual value of the subject property should be reduced to:

Total Value:\$5,930,000(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.

Docket Number: 72264

DATED AND MAILED this 23rd day of July 2018.

#### **BOARD OF ASSESSMENT APPEALS**

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Diane M. DeVries

Juira 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



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## BOARD OF ASSESSMENT APPEALS STATE OF COLORADO DOCKET NUMBER: 72264

Docket Number: 72264 Account Number: R0066645

#### BOARD OF ASSESSMENT APPEALS STIPULATION

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WISE WILLIAM C ET AL 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:

#### 2438 30TH ST BOULDER, CO

- 2. The subject property is classified as COMMERCIAL WAREHOUSE/STORAGE 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 # <u>R0066645</u> 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 <u>\$6,230,000</u>

NEW VALUE \$5,930,000

Docket Number: 72264 Account Number: R0066645

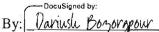
## BOARD OF ASSESSMENT APPEALS STIPULATION

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

Following receipt of certain income and expense reports regarding the subject property, appropriate consideration was given to the sales comparison, income and cost approaches to value. Stipulation takes into account the subject property's attributes after comparison and appropriate adjustments to timely, proximate, and similarly situated comparable sales.

6. This hearing set for August 31, 2018 shall be vacated.



July 19, 2018

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PROPERTY TAX ADVISORS INC DARIUSH BOZORGPOUR 3090 S JAMAICA CT STE 204 AURORA, CO 80014 Telephone (303)368-0500

By: Jasmine Rodenburg	July 19, 2018
9E72CB69ACC54EF	
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	
DocuSigned by:	
By: Sara M. Thorpe	July 19, 2018
Sara Thorpe	

Sara Thorpe Commercial Appraisal Supervisor P.O. Box 471 Boulder, CO 80306-0471 Telephone (303) 441-3530

-DocuSigned by: