

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 75275
Petitioner: FINLEY ROUTH LLC 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:
County Schedule No.: R0122974
Category: Valuation/Protest Appeal Property Type: Commercial
2. Petitioner is protesting the 2018 actual value of the subject property.
3. The parties agreed that the 2018 actual value of the subject property should be reduced to:

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

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2018 actual value of the subject property, as set forth above.

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

DATED this 15th day of April 2019.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

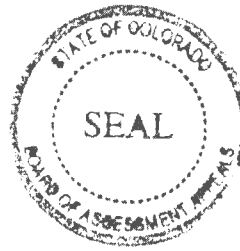
Debra A. Baumbach

Debra A. Baumbach

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

Yesenia Aranjó

Yesenia Aranjó



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 75275**

STATE OF COLORADO
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BOARD OF ASSESSMENT APPEALS STIPULATION

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FINLEY ROUTH LLC

Petitioner.

vs.

BOULDER COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2018 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:

1840 BOSTON AVE LONGMONT, CO

2. The subject property is classified as **COMMERCIAL - GARAGE AUTO REPAIR**
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.

BOE VALUE \$2,130,000

NEW VALUE \$2,000,000

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BOARD OF ASSESSMENT APPEALS STIPULATION

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

Appropriate consideration was given to the sales comparison, income and cost approaches to value. This stipulation takes into account the subject property's attributes after comparison and appropriate adjustments to timely, proximate, and similarly situated comparable sales.

5. This hearing set for May 29, 2019 shall be vacated.

By: DocuSigned by:
David Johnson April 15, 2019
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DAVID JOHNSON
JOSEPH C SANSONE CO
18040 EDISON AVE
CHESTERFIELD, MO 63055
Telephone (636)733-5455

By: DocuSigned by:
Michael A. Koertje April 15, 2019
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MICHAEL KOERTJE #21921
Assistant County Attorney
P.O. Box 471
Boulder, CO 80306-0471
Telephone (303) 441-3190

CYNTHIA BRADDOCK
Boulder County Assessor

By: DocuSigned by:
Corey Kallembach April 15, 2019
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Corey Kallembach
Commercial Appraiser
P.O. Box 471
Boulder, CO 80306-0471
Telephone (303) 441-3530