

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>COALTON HOLDINGS LLC,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>BROOMFIELD COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Ronald S. Loser, Esq. Brega &amp; Winters</p> <p>Address: 1700 Lincoln St. Denver, CO 80203</p> <p>Phone Number: (303) 866-9400</p> <p>Attorney Reg. No.: 1685</p>	<p><b>Docket Number: 40866 and 40867</b></p>
<p><b>ORDER ON STIPULATION</b></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.: R1146274 and R1146275**

**Category: Valuation      Property Type: Commercial**
2. Petitioner is protesting the 2002 actual value of the subject property.

3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Reference attached Stipulation.

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

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

**DATED/MAILED** this 22<sup>nd</sup> day of May, 2003.

This decision was put on the record

May 21, 2003

**BOARD OF ASSESSMENT APPEALS**

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

Penny S. Lowenthal  
Penny S. Lowenthal



<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b></p> <p>1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p><b>Petitioner:</b> <b>COALTON HOLDINGS LLC</b></p> <p><b>Respondent:</b> <b>THE CITY AND COUNTY OF BROOMFIELD BOARD OF EQUALIZATION.</b></p> <hr/> <p><b>Attorney for Respondent:</b></p> <p style="padding-left: 40px;">Tami Yellico, #19417 Deputy City &amp; County Attorney City &amp; County Attorney's Office Municipal Center One DesCombes Drive Broomfield, CO 80020 303-454-5306 (phone) 303-454-5849 (fax)</p>	<p><b>Docket Numbers:</b> 408-1146274 408-1146275</p> <p><b>Schedule Numbers:</b> R1146274 R1146275</p> <div style="text-align: center; border: 1px solid black; padding: 5px; margin-top: 20px;">       MAY 21 11:12:18        CITY &amp; COUNTY OF BROOMFIELD        CLERK'S OFFICE     </div>
<p><b>STIPULATION AS TO VALUE</b> <b>(As to Tax Year 2002, Actual Value)</b></p>	

**THE PARTIES TO THIS ACTION** entered into a Stipulation, which has been approved by the Board of Assessment Appeals, which consists of the following information:

Subject property is classified as commercial property and described as follows:

- 515 & 525 Zang Street, Broomfield, Colorado  
Broomfield County Schedule No. R1146274
- 535 Zang Street, Broomfield, Colorado  
Broomfield County Schedule No. R1146275

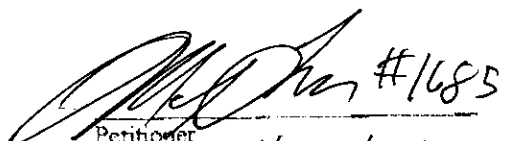
The reduction was made as a result of an analysis of market information.

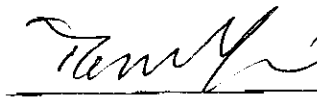
The parties agreed that the 2002 total actual value of the commercial property should be as follows:


PROPERTY	ORIGINAL ACTUAL VALUE	NEW ACTUAL VALUE
515 & 525 Zang Street Schedule No. R1146274	\$ 3,832,330.00	\$ 2,966,094.00
535 Zang Street Schedule No. S1146275	\$ 1,745,570.00	\$ 1,472,765.00

This Board concurs with the Stipulation.

DATED this 20th day of May, 2003.

  
 Petitioner  
 BY: Ronald S. Losev  
1700 Lincoln St.  
Denver, CO 80203  
303 866-9400

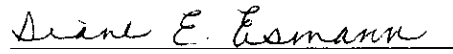
  
 Respondent  
 Tammy Yellico, #19417  
 Attorney for Respondent  
 Broomfield County Board of  
 Equalization  
 Municipal Center  
 One DesCombes Drive  
 Broomfield, CO 80020  
 (303) 464-3806

  
 Nancy D. Anderson  
 Broomfield County Board of  
 Municipal Center  
 One DesCombes Drive  
 Broomfield, CO 80020  
 (303) 438-6291

CERTIFICATE OF MAILING

The undersigned hereby certifies that a true and correct copy of the foregoing ORDER (On Stipulation) and STIPULATION AS TO VALUE was sent via Certified U.S. Mail, postage prepaid, this 20<sup>th</sup> day of May, 2003, addressed to the following:

Board of Assessment Appeals  
Room 315  
1313 Sherman Street  
Denver, CO 80203

  
Diane E. Eismann

Schedule Nos. R1146274 and R1146275  
BAA Docket Nos. 40866 and 40867  
Coalton Holdings LLC