



**ORDER:**

Respondent is ordered to reduce the 2003 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 1st day of July 2005.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

June 30, 2005

*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

*Keela Steele*

Keela Steele



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER(s): 43429

County Account Numbers: R0048085

STIPULATION (As To Tax Year 2003 Actual Value)

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Petitioner(s), Dar-Con Partners

vs.

BOULDER COUNTY BOARD OF EQUALIZATION,

Respondent

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2003 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: 1420 Nelson Road, Longmont, CO.
2. The subject property is classified as commercial.
3. The County Assessor assigned the following actual value to the subject property for tax year 2003:

Land	\$ 973,500
Improvements	\$ 3,366,300
Total	\$ 4,339,800

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

Land	\$ 973,500
Improvements	\$ 2,376,500
Total	\$ 3,350,000

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2003 actual value for the subject property:

Land	\$ 973,500
Improvements	\$ 2,026,500
Total	\$ 3,000,000

Petitioner's Initials

RIK

Date

June 20 - 2005

Docket Number: 43429

County Schedule Numbers: R0048085

**STIPULATION (As To Tax Year 2003 Actual Value)**

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6. The valuation, as established above, shall be binding only with respect to tax year 2003.
7. Brief narrative as to why the reduction was made: Correction made to bookkeeper error of calculated expenses that the landlord is responsible for and condition of the metal building.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 20, 2005 at 9:45 A.M. 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.
10. This Agreement does not prohibit the Assessor from increasing or decreasing the value for the 2004 tax year due to unusual conditions. Unusual conditions are referenced in 39-1-104(11) (b) (I), Colorado Revised Statutes, and include installation of an on-site improvement, the ending of the economic life of an improvement with only salvage value remaining, the addition to or remodeling of a structure, a change of use of the land, creation of a condominium ownership, or any new regulations restricting or increasing the use of the land or a combination thereof.

DATED this 20<sup>th</sup> day of June, 2005.


  
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Petitioner(s) or Attorney

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CINDY DOMENICO  
Boulder County Assessor

By:   
\_\_\_\_\_  
SAMUEL M. FORSYTH  
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