

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 45594
Petitioner: PARTRIDGE PARTNERS LLC, v. Respondent: BROOMFIELD COUNTY BOARD OF EQUALIZATION.	
ORDER ON STIPULATION	

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.: R1017241

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:

Total Value: \$4,296,600
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2005 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 30th day of November 2006.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

November 29, 2006

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

Heather Wilcox

Heather Wilcox



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 45594
Single County Schedule Number: R1017241

STIPULATION (As to Tax Year 2005 Actual Value)

PARTRIDGE PARTNERS LLC
Petitioner,

vs.

BROOMFIELD COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2005 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:

1302 W. 4th Avenue, Broomfield, CO
a/k/a Broomfield County Schedule No. R1017241

2. The subject property is classified as Residential property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2005:

Land	<u>\$1,125,000.00</u>
Improvements	<u>\$3,780,000.00</u>
Total	\$4,905,000.00

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

Land	<u>\$1,125,000.00</u>
Improvements	<u>\$3,275,000.00</u>
Total	\$4,400,000.00

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following tax year 2005 actual value for the subject property:

Land	<u>\$1,125,000.00</u>
Improvements	<u>\$3,171,600.00</u>
Total	<u>\$4,296,600.00</u>

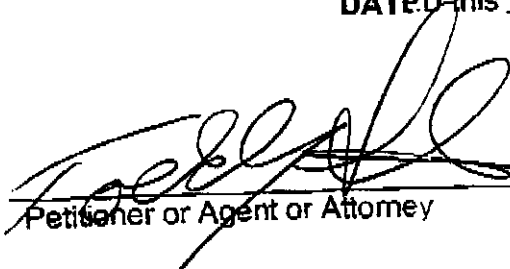
6. The valuation, as established above, shall be binding only with respect to tax year 2005.

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

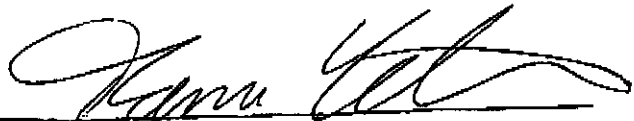
Actual rents supplied by the tax representative support lowering the actual value to \$4,296,600.

8. Both parties agree that a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 21 day of November, 2006.



Petitioner or Agent or Attorney



Tami Yellico, #19417
Deputy City & County Attorney for
Respondent,
Broomfield Board of Equalization

Address:

640 Plaza Dr., Suite 290
Littleton, CO 80129

Telephone: 303-347-1878

Address:

City and County of Broomfield
One DesCombes Drive
Broomfield, CO 80020

303-464-5806



Vickie J. Brown, County Assessor

Address:

City and County of Broomfield
One DesCombes Drive
Broomfield, CO 80020
303-464-5815