

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 56946</b>
Petitioner: <b>ROCK CREEK HOLDINGS LLC,</b>  v.  Respondent: <b>BOULDER COUNTY BOARD OF EQUALIZATION.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R0121469**  
  
**Category: Valuation      Property Type: Vacant Land**
  
2. Petitioner is protesting the 2010 actual value of the subject property.
  
3. The parties agreed that the 2010 actual value of the subject property should be reduced to:  
  

**Total Value:            \$2,834,700**  
 (Reference Attached Stipulation)
  
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2010 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 25th day of January 2011.

**BOARD OF ASSESSMENT APPEALS**

*Karen E Hart*

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Karen E. Hart

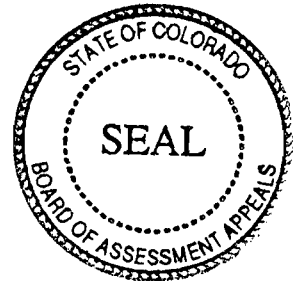
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*CM*

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Cara McKeller

*Debra A. Baumbach*

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Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER: 56946

11 JAN 19 AM 9:23  
STATE OF COLORADO  
BD OF ASSESSMENT APPEALS

Account Number: R0121469

2011 JAN 21 AM 11:58

STIPULATION (As To Tax Year 2010 Actual Value)

PAGE 1 OF 2

Rock Creek Holdings LLC,

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2010 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:

Legal: Lot 1 Block 1 Rock Creek Filing 17B

No address no. has been assigned to this parcel that lies on S. 88<sup>th</sup> Street in Superior, Co

2. The subject property is classified as vacant land.

3. The County Assessor assigned the following actual value to the subject property for tax year 2010:

Total \$ 2,954,600

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

Total \$ 2,954,600

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the tax year 2010 actual value for the subject property:

Total \$ 2,834,700

Petitioner's Initials KG

Date 1/14/11

Docket Number: 56946

Account Number(s): R0121469

**STIPULATION (As To Tax Year 2010 Actual Value)**

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6. The valuation, as established above, shall be binding only with respect to tax year 2010.

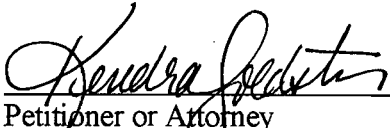
7. Brief narrative as to why the reduction was made:

A review of comparable sales justifies this stipulation agreed to by the parties.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 1, 2011, at 08:30, 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.

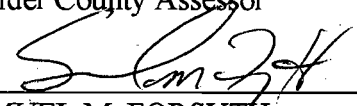
DATED this 14<sup>th</sup> day of January, 2011.

  
\_\_\_\_\_  
Petitioner or Attorney

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JERRY ROBERTS  
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By:   
\_\_\_\_\_  
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