

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 59375
Petitioner: RHINO PROPERTIES LLC, v. Respondent: BOULDER 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.: R0510087+4

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2011 actual value of the subject property.
3. The parties agreed that the 2011 actual value of the subject property should be reduced to:

Total Value: \$1,553,100

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2011 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 April 2012.

BOARD OF ASSESSMENT APPEALS

Debra M DeVries

Diane M. DeVries

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

CW

Cara McKeller



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 59375

Account Number(s): R0510087, R0510089, R0510090, R0511890, R0512206

STIPULATION (As To Tax Year 2011 Actual Value)

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Rhino Properties LLC

1: 10

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2011 valuation of the 5 subject property condominiums, 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 5 office condominium properties that are in the same building subject to this stipulation are described as follows: Units 2A, 3B, 4B, 6 and 7, Flatirons Vista Office Condominiums. Property address: 5377 Manhattan Circle, Boulder, CO. 80303
2. The subject properties are classified as commercial.
3. The County Assessor assigned the following actual total value to the 5 subject properties for tax year 2011:

Total \$ 1,604,000

4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the 5 subject properties in total as follows:

Total \$ 1,604,000

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the tax year 2011 actual total value for the 5 subject properties:

Total \$ 1,553,100

Petitioner's Initials mw

Date 4/18/12

Docket Number: 59375

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STIPULATION (As To Tax Year 2011 Actual Value)

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6. Brief narrative as to why the reduction was made: after an interior inspection of the subject and a review of market data was completed, the parties agree that an adjustment to one of the actual values was in order. Only one of the properties values is being adjusted – Unit 6, account number R0510089, from \$537,600 to \$486,700. The other values of the other office condominiums remain the same.
7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 16, 2012, at 8:30 am, be vacated.
8. 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 18TH day of APRIL, 2012.



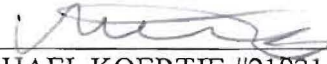
Petitioner or Attorney MIKE WALTER
is AGENT

Address:

1ST NET REAL ESTATE SERVICES
3333 S. WADSWORTH BLVD #200
LAKEWOOD CO 80227

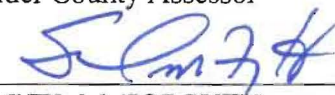
Telephone:

720-962-5750



MICHAEL KOERTJE #21921
Assistant County Attorney
P. O. Box 471
Boulder, CO 80306-0471
Telephone (303) 441-3190

JERRY ROBERTS
Boulder County Assessor

By: 
SAMUEL M. FORSYTH
Advanced Appeals Deputy
P. O. Box 471
Boulder, CO 80306-0471
Telephone: (303) 441-4844