

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 71649
Petitioner: FRANK O'DOWD TRUST v. Respondent: BOULDER COUNTY BOARD OF EQUALIZATION	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been accepted 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.: R0043537
 Category: Valuation/Protest Appeal Property Type: Commercial
2. Petitioner is protesting the 2017 actual value of the subject property.
3. The parties agreed that the 2017 actual value of the subject property should be reduced to:

Total Value: \$70,000
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2017 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 18th day of July 2018.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

Debra A. Baumbach

Debra A. Baumbach

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

Yesenia Araujo

Yesenia Araujo



STATE OF COLORADO
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Docket Number: 71649
Account Number: R0043537

BOARD OF ASSESSMENT APPEALS STIPULATION

Page 1 of 2

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 71649**

O'DOWD FRANK TRUSTEE OF FRANK O'DOWD TRUST
Petitioner.

vs.

BOULDER COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2017 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:

831 MAIN ST LONGMONT, CO

- 2. The subject property is classified as **COMMERCIAL - RESTAURANTS**
- 3. After a timely appeal and further review and negotiations, the parties stipulate and agree that the actual value of the subject property should be changed as follows for the above-described tax year.
- 4. Petitioner agrees that absent an unusual condition this corrected value is intended to be the value for both years of the appraisal cycle per C.R.S 39-1-104 (10.2). Absent statutory exceptions or an unusual condition in 2018, the parties agree that this valuation is for purposes of determining a correct level of value for account # R0043537 for the reassessment cycle at issue here. As result of this Stipulation, Petitioner waives the right to file a protest or otherwise further appeal the valuation for the 2017 and 2018 reassessment cycle.

BOE VALUE \$88,340 NEW VALUE \$70,000

- 5. Brief narrative as to why the reduction was made:

After further review, an adjustment to value is warranted.

Docket Number: 71649
Account Number: R0043537

BOARD OF ASSESSMENT APPEALS STIPULATION

Page 1 of 2

6. This hearing set for August 3, 2018 shall be vacated.

By: DocuSigned by:
Frank O'Dowd July 13, 2018
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O'DOWD FRANK TRUSTEE OF
FRANK O'DOWD TRUST
910 27th Ave
Greeley, CO 80634

By: DocuSigned by:
Michael A. Koertje July 13, 2018
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Telephone (303) 441-3190

CYNTHIA BRADDOCK
Boulder County Assessor

By: DocuSigned by:
Dan Landrum July 13, 2018
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Dan Landrum
Commercial Appraiser
P.O. Box 471
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Telephone (303) 441-3530