

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 71934</b>
Petitioner: <b>ST THOMAS AQUINAS HOUSING CO</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 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.: R0013940+25**  
**Category: Valuation/Protest Appeal      Property Type: Residential**
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: \$8,794,600**  
 (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 31st day of May 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.

*Danielle Williams*

\_\_\_\_\_  
Danielle Williams



STATE OF COLORADO  
BO OF ASSESSMENT APPEALS  
2018 MAY 24 PM 1:54

**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER: 71934**

Account Numbers: R0013939, R0013940, R0013941, R0013942, R0013944, R0013943, R0013945, R0013946, R0013948, R0013949, R0013950, R0013951, R0013952, R0013953, R0013954, R0013955, R0013956, R0013957, R0013958, R0013959, R0013962, R0013963, R0013964, R0013965, R0013966 and R0013967

---

**BOARD OF ASSESSMENT APPEALS STIPULATION**

PAGE 1 OF 2

ST THOMAS AQUINAS HOUSING CO  
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:  

3390 Berkley Ct., Boulder CO
2. The subject property is classified as Residential.
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 pursuant to the attached spreadsheet.
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 # R0013939 (see attached) 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 \$ 11,667,070    NEW VALUE \$ 8,794,600**

Docket Number: 71934  
Account Number: R0013939

---

**BOARD OF ASSESSMENT APPEALS STIPULATION**

---

PAGE 2 OF 2

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

Upon further analysis of the petitioner's sales comparables and the Assessor's sales comparables a reduction to \$8,794,600 was deemed appropriate.

6. This hearing set for 7/5/2018 shall be vacated.

7. This stipulation is not an appraisal.

By: DocuSigned by: Debbie Tam May 21, 2018  
80133443C79C405...

Debbie Tam  
P.O. BOX 461081  
Aurora, CO, 80015  
Telephone (303) 699-4672

By: DocuSigned by: Jasmine Rodenburg May 24, 2018  
9E72CB69ACC54EF...

MICHAEL KOERTJE #21921  
JASMINE RODENBURG #51194  
Assistant County Attorney  
P.O. Box 471  
Boulder, CO 80306-0471  
Telephone (303)441-3190

CYNTHIA BRADDOCK  
Boulder County Assessor

By: DocuSigned by: David Martinez May 23, 2018  
AF496705D4D1431...

David Martinez  
P.O. Box 471  
Boulder, CO 80306-0471  
Telephone: (303) 441-3530