

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 74536
Petitioner: RUSSELL COBURN LLC v. Respondent: BOULDER COUNTY BOARD OF COUNTY COMMISSIONERS	
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.: R0507357
Category: Abatement Appeal Property Type: Commercial
2. Petitioner is protesting the 15-16 actual value of the subject property.
3. The parties agreed that the 15-16 actual value of the subject property should be reduced to:

Total Value: \$1,740,000
(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

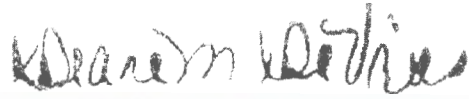
ORDER:

Respondent is ordered to reduce the 15-16 actual value of the subject property, as set forth above.

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

DATED this 9th day of May 2019.

BOARD OF ASSESSMENT APPEALS

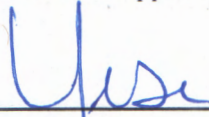


Diane M. DeVries



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



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 74536**

STATE OF COLORADO
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RUSSELL COBURN LLC

Petitioner.

vs.

BOULDER COUNTY BOARD OF COUNTY COMMISSIONERS,
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2015 and 2016 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:

6840 WINCHESTER CIR 1 BOULDER, CO

2. The subject property is classified as INDUSTRIAL - INDUSTRIAL CONDOMINIUMS
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 years.

BOE VALUE \$1,935,200

NEW VALUE \$1,740,000

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). The parties agree that this valuation is for purposes of determining a correct level of value for account # R0507357 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 2015 and 2016 reassessment cycle.

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BOARD OF ASSESSMENT APPEALS STIPULATION

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

A value reduction is warranted based on market data analysis.

6. This hearing set for May 22, 2019 shall be vacated.

DocuSigned by:
By: David Suden April 1, 2019
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CYNTHIA BRADDOCK
Boulder County Assessor

DocuSigned by:
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