

**Routt County Board of Equalization Hearing/Findings Form**

Hearing Referee: **Doug Monger**

Date: **8/3/2022** Time: **2:30pm**

Assessor Schedule #: **R6771102**

PIN#: **176503001**

Classification: **Vacant Land**

Property's Situs Address: **None**

Legal Description: **LOTS 1 & 2 & N 16 1/2' OF LOT 3 BLOCK 3 WOOLERY ADD TO SS**

Owner of Record: **John M. Herbst**

Present  Not Present

Represented By: **N/A**

Present  Not Present

Assessor's Office Representative(s) Present: **Gary Peterson, Assessor and Jordan Larsen, Appraiser**

**2022 Assessor's Valuation and Classification**

2022 Assessor's Original Value				2022 Value after Assessor Level Appeal - NOD Value			
Land Value	\$ 323,610	Classification	Vacant Land	Land Value	\$ 323,610	Classification	Vacant Land
Building Value		Classification		Building Value		Classification	
Land Value		Classification		Land Value		Classification	
Building Value		Classification		Building Value		Classification	
<b>Total</b>	<b>\$ 323,610</b>			<b>Total</b>	<b>\$ 323,610</b>		

Petitioner's Estimate of Value: **\$100k-\$125k on CBOE Appeal**

Assessor's Recommended Value: **No Change - \$323,610**

Petitioner's Request of Classification: **Residential Land**

Assessor's Recommended Classification: **No Change - Vacant Land**

Referee's Statement of Reasoning (attach additional pages if necessary):

*THE PROPERTY WAS NOT SEEN AS ESSENTIAL TO RESIDENTIAL PROPERTY YET VALUE WAS ADJUSTED TO REFLECT*

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the appeal of the Petitioner(s) to the Routt County Board of Equalization be:

Uphold Petitioner Value

Uphold Assessor Value

Other Value

Uphold Petitioner Classification

Uphold Assessor Classification

Other Classification

*MAJOR DEFECTIVES*

The Actual Value and Classification of the property is determined to be:

2022 County Board of Equalization - Referee Recommendation			
Land Value	<i>225,000</i>	Classification	<i>VACANT</i>
Building Value		Classification	
Land Value		Classification	
Building Value		Classification	
<b>Total</b>			

Hearing Referee Signature: \_\_\_\_\_

*[Signature]*

Date: \_\_\_\_\_

*8/3/22*

Board's Decision:  Confirm Referee Recommendation

Other - Reason for Change:

**2022 County Board of Equalization - Board of County Commissioners REVISED Decision**

Land Value		Classification	
Building Value		Classification	
Land Value		Classification	
Building Value		Classification	
<b>Total</b>			

Chairperson of the Board of County Commissioners' Signature: \_\_\_\_\_

Date: \_\_\_\_\_