



# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026590**

**Address: 1650 LAZY Z RD UNINCORPORATED, 80466**

**Parcel: 158122000104**

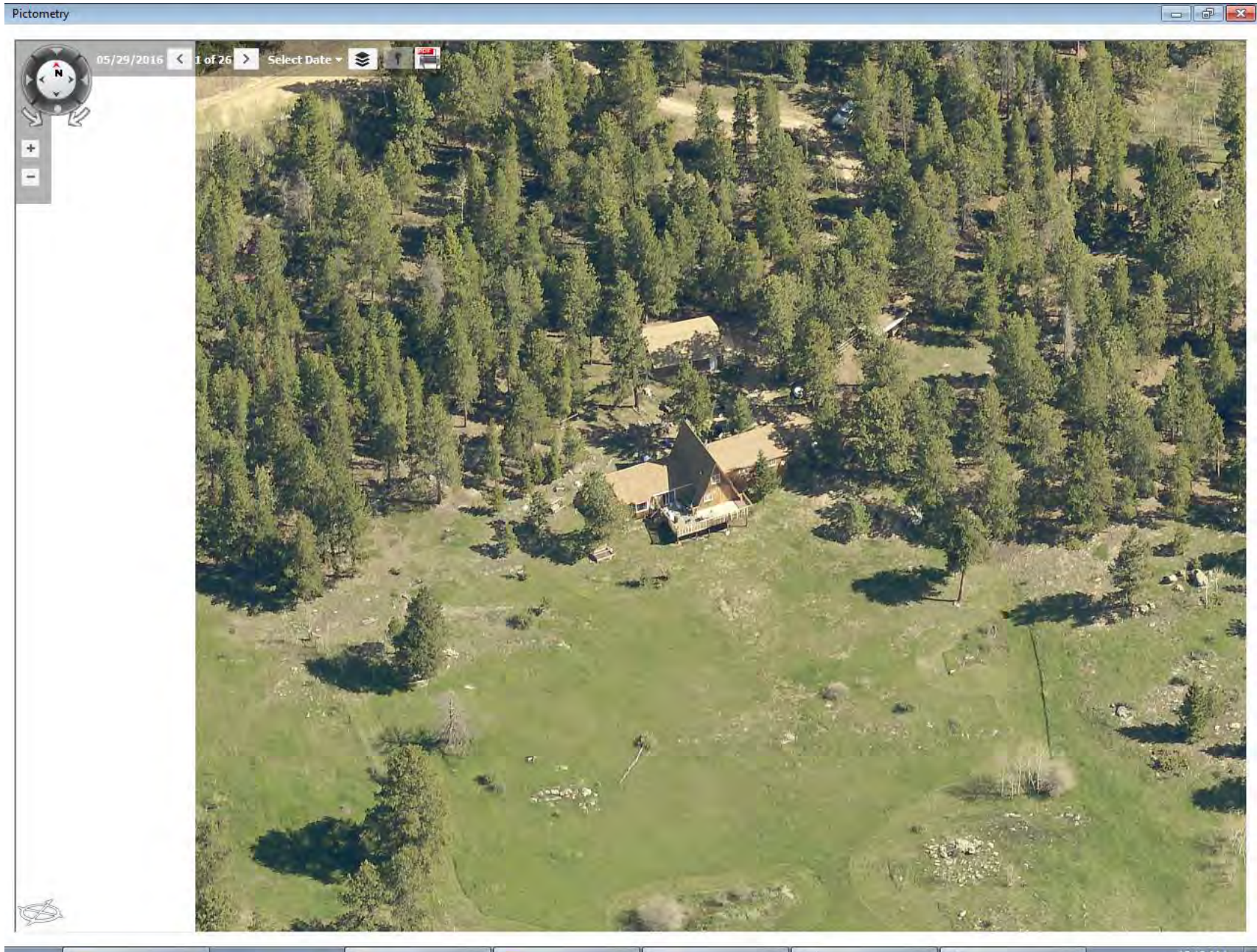
**Location: T1S - R72 W - S22 : TR, NBR 910 WALKER RANCH AREA**

**Records:** Accessory Agricultural Building (BP-83-0614)  
New Residence (BP-81-0687)  
Residential Accessory Building (BP-81-0688)  
Residential Addition (BP-02-1267)  
Research (RES-10-0112)

**Documents:** [Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1983/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1584 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA		660 sq. ft.
		DETACHED GARAGE		720 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		280 sq. ft.
		DECK AREA		240 sq. ft.





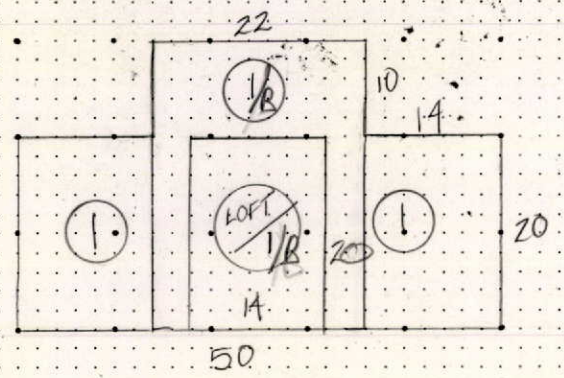
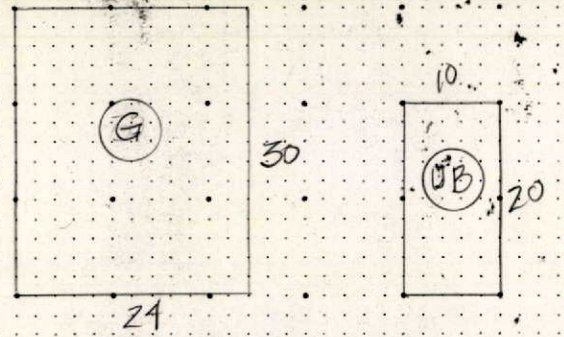
FIREPLACE DATA (1) 2WS A	
-QUALITY ADJUSTMENTS-	
CA	_____
CB	_____
CC	WALK IN CLOSET, VAULT CEILING

Add basement 540B for 1985.

104%



759084  
100%-85







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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026607**

Address: **1860 LAZY Z RD UNINCORPORATED, 80466**

Parcel: **158123000018**

Location: **T1S - R72 W - S23 : TR, NBR 910 WALKER RANCH AREA**

Records: New Residence (BP-69-11753)  
Residential Remodel (BP-78-23720)  
Building Lot Determination (BLD-00-003)  
Research (RES-10-0112)

Documents: [Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 2 - 3 STORY	1971/1979	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		792 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA		456 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA		297 sq. ft.
		BASEMENT GARAGE AREA		396 sq. ft.
		DECK AREA		120 sq. ft.



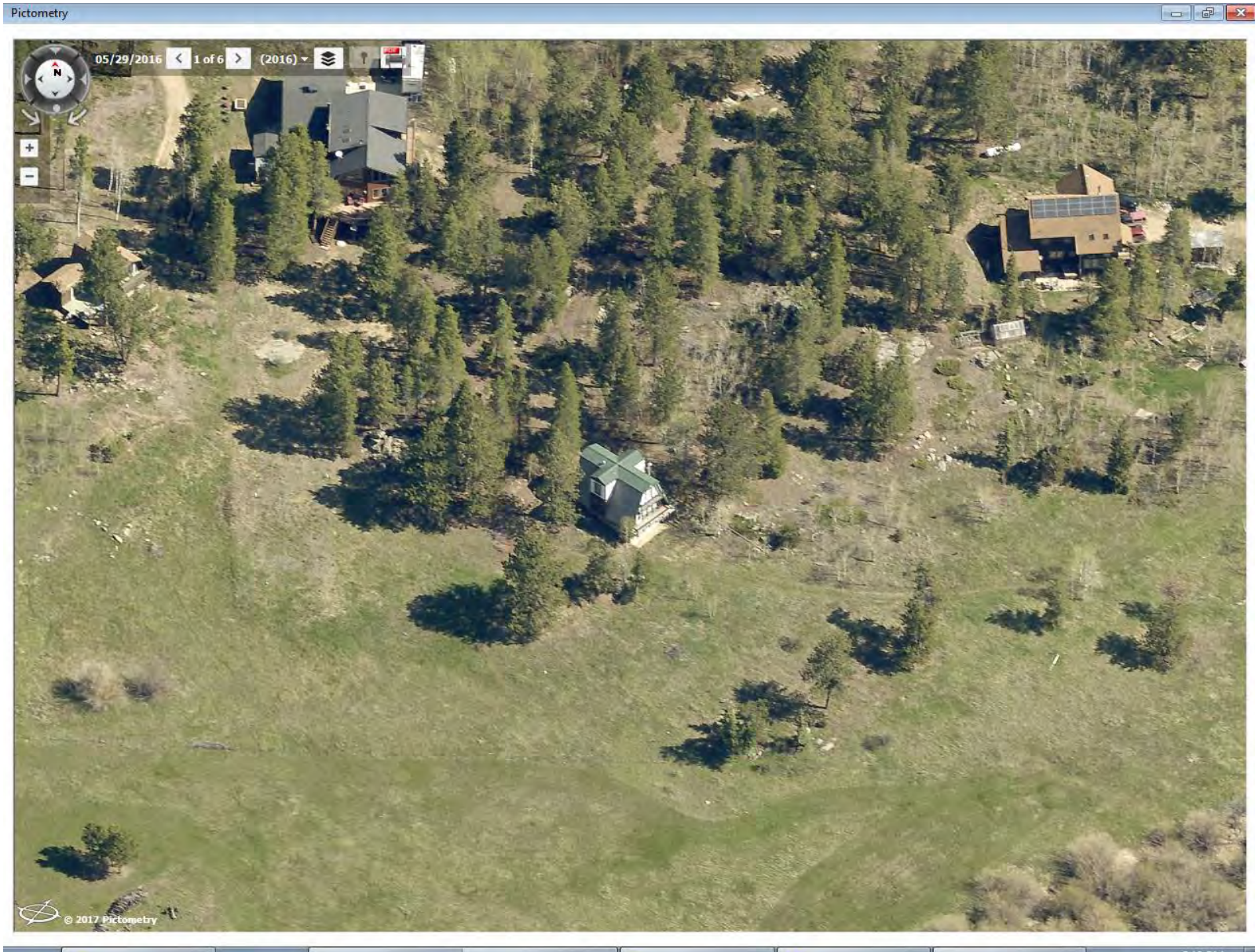


# BUILDING DESCRIPTION AND REPLACEMENT COST RECORD—RESIDENTIAL

<b>(AA) TYPE NO.</b> 12 F		<b>(AN) DESIGN</b> 1 1/2 story		<b>(AV) APPRAISED BY:</b> J.L.S.		<b>(AW) DATE:</b> 7-31-80		<b>(AZ) CARD</b> OF _____ CARDS	
<b>COST TABLE REFERENCES</b>		<b>YEAR BUILT</b> 1979		<b>ADJUSTED YEAF</b>		<b>Scale</b> " = "		<b>(AX) Date:</b> 8-8-80	
<b>(AB) FIRST STORY</b> M <input type="checkbox"/> F <input checked="" type="checkbox"/>		<b>(AO) ROOMS</b> 6		<b>(AP) BEDROOMS</b> 3		<b>(AQ) BATHS</b> 1		<b>Computed by:</b> J.S. 8-8-80	
<b>(AC) BASEMENT</b> Full <input type="checkbox"/> Pt <input checked="" type="checkbox"/> No <input type="checkbox"/>		<b>FIRST FLOOR FIN. AREA</b>		<b>ABOVE FIRST FIN. AREA</b>		<b>BASEMENT FIN. AREA</b>		<b>(AY) Reviewed by:</b>	
<b>(AD) ABOVE FIRST</b> M <input type="checkbox"/> F <input type="checkbox"/>		<b>TOTAL FINISHED AREA</b>		<b>R.C.N./SQ.FT. FIN. AREA \$</b>		<b>R.C.N.L.D./SQ.FT. FIN. AREA \$</b>		<b>FIRST FLOOR</b>	
<b>(AE) CARPORT</b> 11   12   13		<b>10x12 = 120</b>		<b>10x12 = 120</b>		<b>456</b>		24 x 33 = 792	
<b>(AF) CARPORT ROOF</b> Pitch <input type="checkbox"/> Flat <input type="checkbox"/>		<b>(BA) TOTAL</b> 792 @ \$		<b>SECOND FLOOR AND ABOVE</b>		<b>(BB) TOTAL</b> @ \$		<b>(AJ) 11   12   13 HALF STORY/FIN. ATTIC</b>	
<b>(AG) GARAGE</b> 11   12   13		<b>(BC) TOTAL</b> 456 @ \$		<b>(AK) 11   12   13 PARTIAL BSMT. (UNFIN.)</b>		<b>(AL) 11   12   13 FINISHED BASEMENT</b>		<b>(BE) TOTAL</b> @ \$	
<b>(AH) GARAGE WALL</b> M <input checked="" type="checkbox"/> F <input type="checkbox"/>		<b>TOTAL BASE COST</b>		<b>QUALITY ADJUSTMENT</b>		<b>ADJUSTED BASE COST</b>		<b>APPLIANCES &amp; MECHANICAL</b>	
<b>(AI) Att.</b> <input type="checkbox"/> <b>Det.</b> <input type="checkbox"/> <b>Basmt.</b> <input checked="" type="checkbox"/>		<b>QUALITY ADJUSTMENT</b>		<b>ADJUSTED BASE COST</b>		<b>APPLIANCES &amp; MECHANICAL</b>		<b>DOLLAR ADJUSTMENTS</b>	
<b>(E) FOUNDATION</b>		<b>(K) APPLIANCES</b>		<b>(L) PLUMBING</b>		<b>(Z) OTHER ITEMS</b>		<b>APPLIANCES &amp; MECHANICAL</b>	
<b>A Concrete</b>		<b>A Cooking Top</b>		<b>A Base</b>		<b>A Fireplace</b> Free standing		<b>Area Unit</b>	
<b>B Block</b>		<b>B Wall Oven</b>		<b>B 3 Fixture Bath</b>		<b>B Yard Improvements</b>		<b>N. Str./Moss Rock</b>	
<b>C Stone</b>		<b>C Drop-in Range w/Oven</b>		<b>C 3/4 Bath</b>		<b>C</b>		<b>Framing Adj.</b>	
<b>D Brick</b>		<b>D Hood (Standard)</b>		<b>D 2 Fixture Bath</b>		<b>D</b>		<b>Roofing</b>	
<b>E Piers</b>		<b>E Hood, Custom Str.</b>		<b>E Lavatory</b>		<b>E</b>		<b>Concrete Slab</b>	
<b>F Mud Sills</b>		<b>F Hood, Custom Con.</b>		<b>F Water Closet</b>		<b>Z</b>		<b>Carpet</b> 874	
<b>(F) EXTERIOR W.</b>		<b>G Electronic Oven</b>		<b>G Bath Tub</b>		<b>TOTAL OTHER ITEMS</b>		<b>(AM) 11   12   13 PORCHES, ETC.</b>	
<b>A Fr. Wd. or Sh</b>		<b>H Electric B.B.Q.</b>		<b>H Roman Tub</b>		<b>REMARKS</b>		<b>Area Unit</b>	
<b>B Fr. Asbestos</b>		<b>I Double Oven</b>		<b>I Stall Shower</b>		<b>CA steep pitch roof</b>		<b>WB 5 x 24 126 @ \$</b>	
<b>C Fr. Stucco</b>		<b>J Central Vacuum</b>		<b>J Stall Shower, w/Door</b>		<b>CB trim work</b>		<b>CARPENT</b>	
<b>D Brick Veneer</b>		<b>K Intercom., AM-FM</b>		<b>K Kitchen Sink</b>		<b>CC. 6 fold closet doors, Exposed beam, wrought iron nails, wallpaper, S.S. sink, kitchen cabinets</b>		<b>(BF) x</b>	
<b>E Blk. Painted</b>		<b>L Intercom., AM</b>		<b>L Water Heater</b>		<b>QUALITY ADJUSTMENT</b>		<b>(BF) x</b>	
<b>F Blk. Stucco</b>		<b>M Intercom., Remots Sta.</b>		<b>M Laundry Tray</b>		<b>(At Time of Construction) - +</b>		<b>GARAGE</b>	
<b>G Brk on Brk/Blk</b>		<b>Z</b>		<b>N Disposal</b>		<b>(CA) Design (Maximum 2%)</b>		<b>(BD) Year Remodeled</b>	
<b>H Log</b>		<b>(L) PLUMBING</b>		<b>O Dishwasher</b>		<b>(CB) Exterior (Maximum 3%)</b>		<b>(DC) % Remodeled</b>	
<b>I Metal</b>		<b>A Base</b>		<b>P R.I., 3 Fixture Bath</b>		<b>(CC) Interior (Maximum 11%)</b>		<b>(DD) Adjusted Year Built</b>	
<b>J N.Stn./Moss Rk.</b>		<b>B 3 Fixture Bath</b>		<b>Q Separate Stack</b>		<b>(CD) NET VARIANCE (From Type)</b>		<b>Normal % Good</b>	
<b>Sq. Ft.</b>		<b>C 3/4 Bath</b>		<b>R Sliding Tub Encl.</b>		<b>+ 100%</b>		<b>(DE) Condition For Age</b>	
<b>(G) WINDOWS</b>		<b>D 2 Fixture Bath</b>		<b>S Water Softener</b>		<b>TOTAL QUALITY ADJUSTMENT</b> 105%		<b>(DF) Functional Obsolescence</b>	
<b>B 1/2 D</b>		<b>E Lavatory</b>		<b>T Sauna Bath</b>		<b>DEPRECIATION</b>		<b>(DG) Economic Obsolescence</b>	
<b>(H) ROOF &amp; RFNG.</b>		<b>F Water Closet</b>		<b>U Bidet</b>		<b>Year of Appraisal</b> 1980 19		<b>ADJUSTED % GOOD</b>	
<b>A Flat</b>		<b>G Bath Tub</b>		<b>Z</b>		<b>By</b> HL		<b>TOTAL R.C.N.L.D.</b>	
<b>B Shed</b>		<b>H Roman Tub</b>		<b>(I) INTERIOR FIN.</b>		<b>(DA) Year Built</b> 1979		<b>(BF) x</b>	
<b>C Gable</b>		<b>I Stall Shower</b>		<b>A Unfinished</b>		<b>(DB) Year Remodeled</b> 1979		<b>(BG) 586 12 x 33 396</b>	
<b>D Hip</b>		<b>J Stall Shower, w/Door</b>		<b>B Plastered</b>		<b>(DC) % Remodeled</b> 16		<b>(BG) x</b>	
<b>E Gambrel</b>		<b>K Kitchen Sink</b>		<b>C Drywall</b>		<b>(DD) Adjusted Year Built</b> 1972		<b>OTHER ITEMS</b>	
<b>F Framing Adj.</b>		<b>L Water Heater</b>		<b>D Wallboard</b>		<b>Normal % Good</b>		<b>REPLACEMENT COST NEW</b>	
<b>G Asphalt Shgs.</b>		<b>M Laundry Tray</b>		<b>E Plywood</b>		<b>(DE) Condition For Age</b>		<b>ADJUSTED % GOOD</b>	
<b>H Wood Shk./Gly.</b>		<b>N Disposal</b>		<b>F Hardwood Pant.</b>		<b>(DF) Functional Obsolescence</b>		<b>TOTAL R.C.N.L.D.</b>	
<b>I Conc. Bce Tile</b>		<b>O Dishwasher</b>		<b>(M) HEATING &amp; COOLING</b>		<b>(DG) Economic Obsolescence</b>			
<b>J Spanish Tile</b>		<b>P R.I., 3 Fixture Bath</b>		<b>A Forced Air</b>					
<b>K Sil./Moss Tile</b>		<b>Q Separate Stack</b>		<b>B Gravity</b>					
<b>L Built-Up</b>		<b>R Sliding Tub Encl.</b>		<b>C Hot Wtr. or Steam</b>					
<b>M Asbestos Shgs.</b>		<b>S Water Softener</b>		<b>D Bsmt. Hot Wtr. Heat</b>					
<b>(I) INTERIOR FIN.</b>		<b>T Sauna Bath</b>		<b>E Electric</b>					
<b>A Unfinished</b>		<b>U Bidet</b>		<b>F Wall or Floor Furnace</b>					
<b>B Plastered</b>		<b>Z</b>		<b>G Air Cond. (In Ht. Ducts)</b>					
<b>C Drywall</b>		<b>(M) HEATING &amp; COOLING</b>		<b>H Air Cond. (w/Own Ducts)</b>					
<b>D Wallboard</b>		<b>A Forced Air</b>		<b>I Evaporative Coolers</b>					
<b>E Plywood</b>		<b>B Gravity</b>							
<b>F Hardwood Pant.</b>		<b>C Hot Wtr. or Steam</b>							
<b>(J) FLOORS &amp; FLRG.</b>		<b>D Bsmt. Hot Wtr. Heat</b>							
<b>A Wood Joists</b>		<b>E Electric</b>							
<b>B Subfloor</b>		<b>F Wall or Floor Furnace</b>							
<b>C Softwood Flrg.</b>		<b>G Air Cond. (In Ht. Ducts)</b>							
<b>D Hardwood Flrg.</b>		<b>H Air Cond. (w/Own Ducts)</b>							
<b>E Resilient Flrg.</b>		<b>I Evaporative Coolers</b>							
<b>F Ceramic Tile</b>									
<b>I Conc. Slab</b>									
<b>J Carpet</b>									
<b>709.00 FL</b>									

me 2/81







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2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026788**

**Address: 2071 LAZY Z RD UNINCORPORATED, 80466**

**Parcel: 158123000005**

**Location: T1S - R72 W - S23 : TR, NBR 910 WALKER RANCH AREA**

- Records:** New Residence (BP-63-6976)  
 Electrical Service Change (BP-88-0917)  
 Residential Addition (BP-02-1203)  
 Building Lot Determination (BLD-03-038)  
 Site Plan Review (SPR-03-043)  
 Accessory Agricultural Building (BP-03-1298)  
 Research (RES-10-0112)

- Documents:** [Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1963/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	800 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA	944 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA	120 sq. ft.
		PATIO AREA	610 sq. ft.

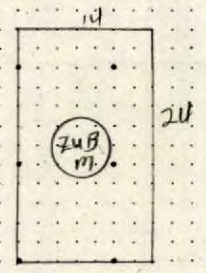
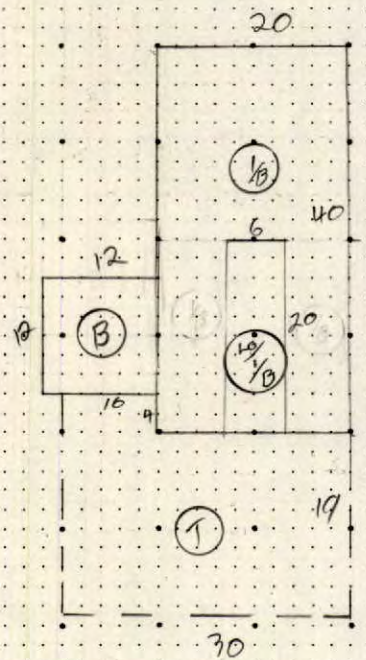


23-15-72

2 AC NW SW NW  
per deed 925111  
6/20/88 BCR



2-86 - BRB



$12T = 20 \times 40 = 800$

$$B = 20 \times 40 = 800$$

$$12 \times 12 = 144$$

$$\underline{944}$$

$$L = 6 \times 20 = 120$$

$$ZUB = 14 \times 24 = 336$$

$$T = 19 \times 30 = 570$$

$$10 \times 40 = 40$$

$$\underline{610}$$



ZUB - W









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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026572**

Address: **2079 LAZY Z RD UNINCORPORATED, 80466**

Parcel: **158123000004**

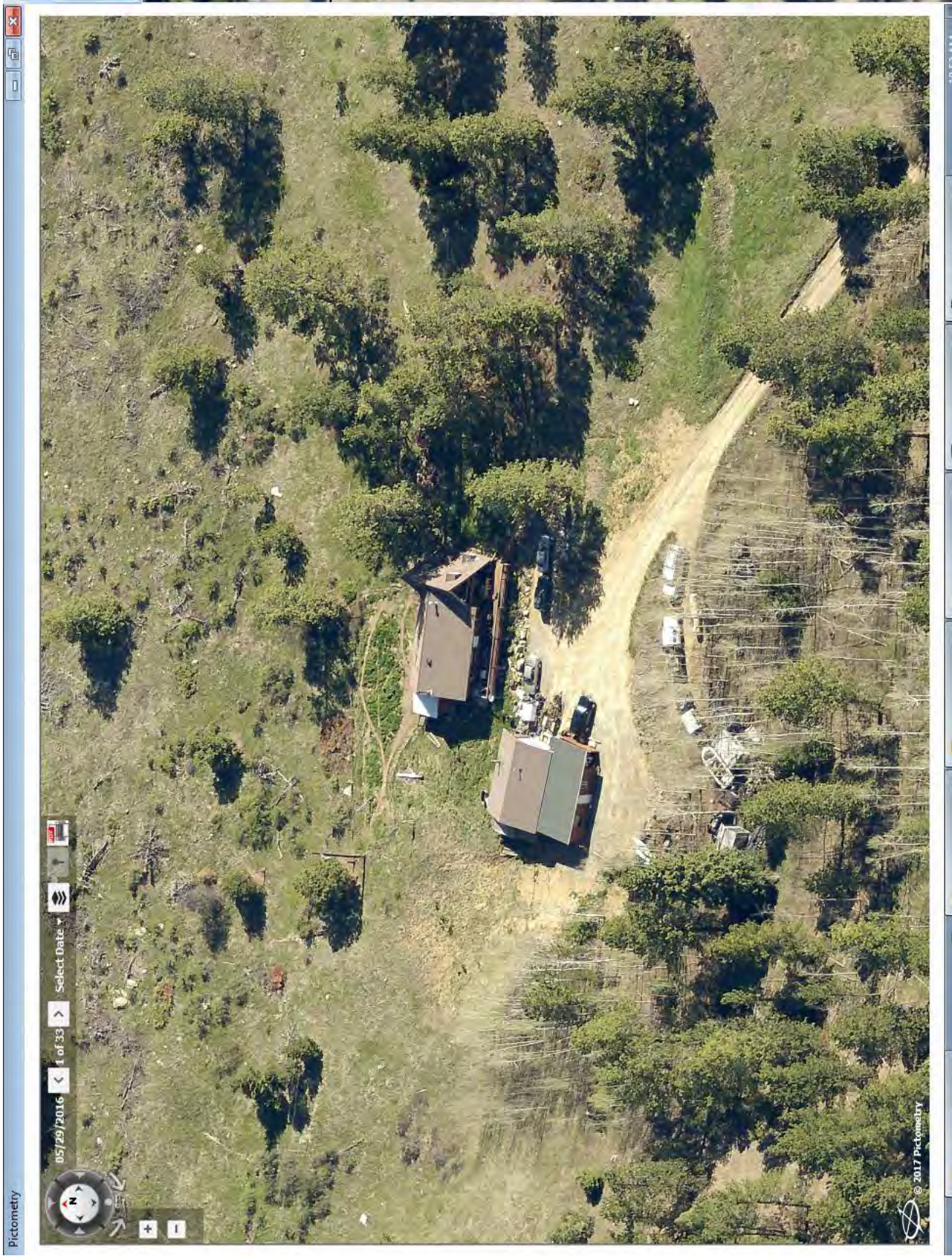
Location: **T1S - R72 W - S23 : TR, NBR 910 WALKER RANCH AREA**

Records: Electrical Service Change (BP-68-10996)  
New Residence (BP-69-11409)  
Residential Addition (BP-94-0921)  
Residential Addition (BP-94-1411)  
Residential Accessory Building (BP-96-0527)  
Research (RES-10-0112)

Documents: [No Description \(BP-94-0921\)](#)  
[No Description \(BP-96-0527\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1970/1995	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1476 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	480 sq. ft.
		DETACHED GARAGE	780 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA	280 sq. ft.









**INTERIOR**

<b>DOORS</b>	<b>TRIM</b>
<input type="checkbox"/> Clear Pane	<input type="checkbox"/> Painted
<input type="checkbox"/> French	<input type="checkbox"/> Stained
<input type="checkbox"/> Hollow Core	<input type="checkbox"/> 6" - 9" Fir
<input type="checkbox"/> Panel Hollow	<input type="checkbox"/> Chair Rail
<input type="checkbox"/> Panel Solid	<input type="checkbox"/> Ceiling
<input type="checkbox"/> Solid Core	<input type="checkbox"/> _____
<b>CEILINGS</b>	<b>DRYWALL</b>
<input type="checkbox"/> Stndrd 8'	<input type="checkbox"/> Archways
<input checked="" type="checkbox"/> 9' Plus	<input type="checkbox"/> Radius Corners
<input type="checkbox"/> Vaulted	<input type="checkbox"/> Angled Walls
<input type="checkbox"/> 2 Stry Clr Span	<input type="checkbox"/> Curved Walls
<input type="checkbox"/> Coved	<input type="checkbox"/> Niches
<b>KITCHEN</b>	<b>HEAT</b>
<input type="checkbox"/> Disposal (N)	<input type="checkbox"/> Electric (E)
<input type="checkbox"/> Dishwasher (O)	<input checked="" type="checkbox"/> Forced Air (A)
<input type="checkbox"/> Jenn Air	<input type="checkbox"/> Hot Water (C)
<input type="checkbox"/> X Sink (K)	<input type="checkbox"/> Wall/Space Heat (F)
<input type="checkbox"/> Cooking Island	<input type="checkbox"/> Air Condtn (G or H)
<input type="checkbox"/> Cabinet Island	<input type="checkbox"/> Evap Cooler (I)
<input type="checkbox"/> _____	<input type="checkbox"/> _____
<b>FLOOR COVERS</b>	<b>% COVERED</b>
<input type="checkbox"/> Carpet (J)	<input type="checkbox"/> _____
<input type="checkbox"/> Vinyl (F)	<input type="checkbox"/> _____
<input type="checkbox"/> Hrdwd/Prqt (d)	<input type="checkbox"/> _____
<input type="checkbox"/> Tile (E)	<input type="checkbox"/> _____
<input type="checkbox"/> _____	<input type="checkbox"/> _____
<input type="checkbox"/> _____	<input type="checkbox"/> _____
<b>EXTRA'S</b>	<input type="checkbox"/> Wet Bar
<input type="checkbox"/> B-I Slvs	<input type="checkbox"/> Fireplaces #
<input type="checkbox"/> Ceiling Fans #	<input type="checkbox"/> Wd Stove (ZWS)
<input type="checkbox"/> Custom Cbnts	<input type="checkbox"/> Gas Log (ZGL)
<input type="checkbox"/> Walk-In Closets	<input type="checkbox"/> Hot Tub (ZHT)
<input type="checkbox"/> Solar (SA)	<input type="checkbox"/> _____
<input type="checkbox"/> _____	<input type="checkbox"/> _____
<b>INT QUALITY</b>	<b>INT CONDITION</b>
<input type="checkbox"/> Low	<input type="checkbox"/> Below Average
<input type="checkbox"/> Fair	<input checked="" type="checkbox"/> Average
<input checked="" type="checkbox"/> Average	<input type="checkbox"/> Above Average
<input type="checkbox"/> Good	<input type="checkbox"/> _____
<input type="checkbox"/> Very Good	<input type="checkbox"/> _____
<input type="checkbox"/> Excellent	<input type="checkbox"/> _____

**ROOF EXTERIOR**

<input type="checkbox"/> Flat (A)	<input checked="" type="checkbox"/> Asphalt (G)
<input checked="" type="checkbox"/> Gable (C)	<input type="checkbox"/> Wd Shake (H)
<input type="checkbox"/> Gambler (E)	<input type="checkbox"/> Slate/Tile (K)
<input type="checkbox"/> Hip (D)	<input type="checkbox"/> Spnsh Tile (J)
<input type="checkbox"/> Shed (B)	<input type="checkbox"/> Metal (N)
<input checked="" type="checkbox"/> A-Frame	<input type="checkbox"/> _____

**WALLS**      **% COVERED**

<input type="checkbox"/> Block (E)	<input type="checkbox"/> _____
<input type="checkbox"/> Brk on Brk (G)	<input type="checkbox"/> _____
<input type="checkbox"/> Brk Veneer (D)	<input type="checkbox"/> _____
<input checked="" type="checkbox"/> Frm Wd/Shk (A)	<input type="checkbox"/> _____
<input type="checkbox"/> Log (H)	<input type="checkbox"/> _____
<input type="checkbox"/> Stucco Frm (C)	<input type="checkbox"/> _____
<input type="checkbox"/> Stucco Blk (F)	<input type="checkbox"/> _____
<input type="checkbox"/> Moss Rock (J)	<input type="checkbox"/> _____

**WINDOWS**      **DOORS (EXT)**

<input type="checkbox"/> S/P Alum (A)	<input type="checkbox"/> Clear Pane
<input checked="" type="checkbox"/> S/P Wd (B)	<input type="checkbox"/> French
<input type="checkbox"/> Therm Wood (BC)	<input type="checkbox"/> Panel
<input type="checkbox"/> Therm Alum (AC)	<input type="checkbox"/> Carved
<input type="checkbox"/> Therm Clad	<input type="checkbox"/> Solid Core
<input type="checkbox"/> Storm Wndw	<input type="checkbox"/> _____

**FOUNDATION**

<input type="checkbox"/> Brick (D)
<input type="checkbox"/> Block (B)
<input checked="" type="checkbox"/> Concrete (A)
<input type="checkbox"/> Piers (E)
<input type="checkbox"/> Stone (C)

**BASEMENT**

<input type="checkbox"/> Garden Lvl (B)
<input type="checkbox"/> Walk-Out (W)
<input type="checkbox"/> Subterranean

**SITE Spkir Sys**      **Frnt / Back**

Topo \_\_\_\_\_

Lndscpng \_\_\_\_\_

**EXT QUALITY**      **EXT CONDITION**

<input type="checkbox"/> Low	<input type="checkbox"/> Below Average
<input type="checkbox"/> Fair	<input checked="" type="checkbox"/> Average
<input checked="" type="checkbox"/> Average	<input type="checkbox"/> Above Average
<input type="checkbox"/> Good	<input type="checkbox"/> _____
<input type="checkbox"/> Very Good	<input type="checkbox"/> _____
<input type="checkbox"/> Excellent	<input type="checkbox"/> _____

YEAR BUILT: \_\_\_\_\_  
 ADJUSTED YEAR: \_\_\_\_\_

Left tag, no response

BIP Rm count

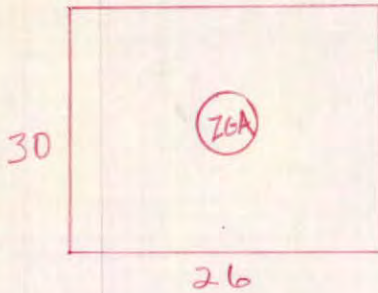
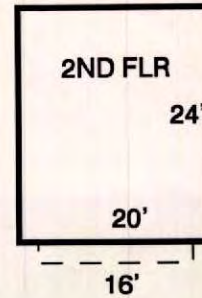
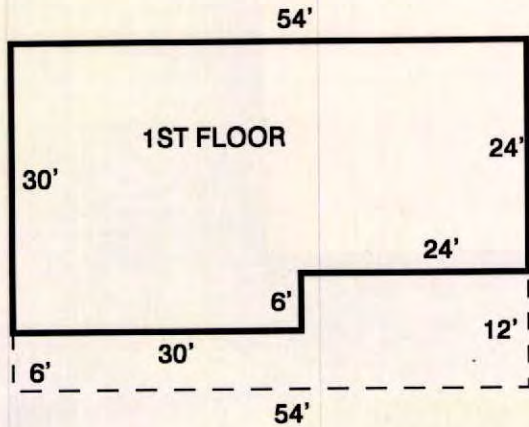
9/17/97 PERMIT # 96-527 6/12/96

FOR DETACHED GARAGE

780 SQFT

PERMIT VALUE = \$ 12386

DSIP



GARAGE NOT TO SCALE

SCALE: 1 inch = 20 feet

NAME OF AREA	TOTALS
First Floor	1476.00
Second Floor	480.00
WOOD BALCONY	468.00
WOOD BALCONY	32.00
DETACHED GARAGE	780.00

STR / LEGAL: 23-15-72  
S W 1/4 N 1/4 23-15-72 SACS

DATA COLLECTOR: TP DATE: 2/23/95  
 % COMPLETE: 50% BIA:

DESIGN TYPE: 01  02 04 05 OTHER: \_\_\_\_\_  
 QUALITY TYPE: Average

ROOMS:  BDRMS:  BATHS:

HEAT TYPE: F/A SQ FT 1956  
 OTHER: \_\_\_\_\_ SQ FT \_\_\_\_\_  
 CARPET % \_\_\_\_\_ SQ FT \_\_\_\_\_

QA: DESIGN \_\_\_\_\_  
 EXT: \_\_\_\_\_  
 INT: \_\_\_\_\_

<input type="checkbox"/>	Full
<input type="checkbox"/>	1/2
<input type="checkbox"/>	3/4
<input type="checkbox"/>	X Shower
<input type="checkbox"/>	X Lav
<input type="checkbox"/>	Jacuzzi
<input type="checkbox"/>	Roman Tub
<input type="checkbox"/>	Rough-In 3/4



# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0034234**

Address: **4246 LEE HILL DR UNINCORPORATED, 80302**

Parcel: **131934002010**

Location: **T2N - R71 W - S34 : BOULDER HEIGHTS - BOV**

Records: New Residence (BP-60-4975)  
Residential Addition (BP-65-8352)  
Residential Addition (BP-72-15588)  
Residential Remodel (BP-73-18063)  
Residential Addition (BP-02-1294)  
Rubbish Enforcement (RUB-15-0045)

Documents: [IMAGES \(RUB-15-0045\)](#)  
[IMAGES \(RUB-15-0045\)](#)  
[CASE REPORT \(RUB-15-0045\)](#)  
[PARCEL REPORT \(RUB-15-0045\)](#)  
[Site Visit 12/2/15 \(RUB-15-0045\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 2 - 3 STORY	1960/2002	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1871 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	650 sq. ft.
		ATTACHED GARAGE AREA	582 sq. ft.
		DECK AREA	400 sq. ft.









# A-Frame Report

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Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0034085**

Address: **4678 LEE HILL DR UNINCORPORATED, 80302**

Parcel: **131933002005**

Location: **T2N - R71 W - S33 : LAZY ACRES - BOV**

- Records: New Residence (BP-74-18786)  
 Residential Remodel (BP-84-1252)  
 Residential Remodel (BP-85-0375)  
 Residential Remodel (BP-88-0746)  
 Residential Remodel (BP-88-1229)  
 Residential Remodel (BP-91-1529)  
 Residential Remodel (BP-96-1332)  
 Residential Accessory Building (BP-96-1358)  
 Residential Remodel (BP-98-1180)

- Documents: [Microfiche Card \(BP-74-18786\)](#)  
[Microfiche Card \(BP-84-1252\)](#)  
[Microfiche Card \(BP-85-0375\)](#)  
[Microfiche Card \(BP-88-0746\)](#)  
[Microfiche Card \(BP-88-1229\)](#)  
[No Description \(BP-91-1529\)](#)  
[No Description \(BP-96-1332\)](#)  
[No Description \(BP-96-1358\)](#)  
[Blank \(BP-98-1180\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1974/None	Mountains	SINGLE FAM RES IMPROVEMENTS

FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1200 sq. ft.
2ND FLOOR AND HIGHER FINISHED AREA	656 sq. ft.
WALK-OUT BASEMENT FINISHED AREA	600 sq. ft.
DETACHED GARAGE	440 sq. ft.
GARAGE W/ FINISHED WALLS AREA	440 sq. ft.
DECK AREA	160 sq. ft.









# A-Frame Report

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Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
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www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0031291**

Address: **0 LEFTHAND CANYON DR UNINCORPORATED, 80455**

Parcel: **145908000005**

Location: **T1N - R72 W - S08 : TR, NBR 930 WARD AREA**

Records: Building Lot Determination (BLD-14-0030)

Documents: [Determination Letter \(BLD-14-0030\)](#)  
[Application Materials \(BLD-14-0030\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
-------	-----------------	-------------------	------------------

Building:

/

sq. ft.







# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0022597**

**Address: 6101 LEFTHAND CANYON DR UNINCORPORATED, 80302**

**Parcel: 131933000006**

**Location: T2N - R71 W - S33 : TR, NBR 940 GOLD HILL AREA**

**Records:** New Residence (BP-62-6314)  
Flood 2013 Information Note (FLD-13-0446)  
Flood Recovery Access Request (FRAR-13-0014)  
Flood Recovery Access Permit (FRAP-0059)  
Access Permit (TAP-4688)  
Furnace (BP-15-1935)

**Documents:** [Limited Entry Letter \(FLD-13-0446\)](#)  
[Parcel report \(BP-15-1935\)](#)  
[BP application \(BP-15-1935\)](#)  
[Building Permit \(BP-15-1935\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1962/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	660 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA	660 sq. ft.
		DECK AREA	72 sq. ft.





# A-Frame Report

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Courthouse Annex  
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www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0022449**

**Address: 6769 LEFTHAND CANYON DR UNINCORPORATED, 80455**

**Parcel: 131932000009**

**Location: T2N - R71 W - S32 : TR, NBR 940 GOLD HILL AREA**

- Records:** Commercial Remodel (BP-83-0520)  
 Residential Accessory Building (BP-70-12972)  
 Residential Accessory Building (BP-82-0975)  
 Residential Remodel (BP-71-13660)  
 Residential Remodel (BP-80-0604)  
 New Residence (BP-65-7922)  
 Flood 2013 Information Note (FLD-13-0449)

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1965/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		640 sq. ft.
			DETACHED GARAGE	440 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		205 sq. ft.
			DECK AREA	120 sq. ft.



RESIDENTIAL PROPERTY APPRAISAL RECORD

11/9/78

(AB) SCHEDULE NO.

(DAF) TAX AREA

05-IN-71 9060 22449 0264 0000 00 0 00 000

200 FT X 150 FT OF TONY PL  
5826 GOLD HILL .69 AC & TRACT  
OF TONY PL 5826 GOLD HILL .45  
AC 5-IN-71

LA RUE ROBERT D & RACHEL B  
10083 E 157TH PL 901  
BRIGHTON CO 80601

80 960 3440 4400 3200 11466 14666

81 1210 3440 4650 4033 11466 15499

945418 00-00  
00-00

1140 1240

(DAB) SEC. 1/4	(DAI) SEC. MAP NO.	
DIST.		
E		
(HAF) PAGE	(HAI) TYPE INSTR.	(HAB) DOC. FEE



LAND ATTRIBUTES SUBJECT PROPERTY	APPRAISER'S INTERVIEW AND VALUE ESTIMATE								INCOME APPROACH				
	(WAA) DATE	(WAB) APPRAISER	CONFIRMED SALE PRICE	(IAA) OCCUPANCY OWNER/TENANT	(IAB) MONTHLY RENT	(IAC) FURNISHED UNFURNISHED	(IAD) EST. ECONOMIC RENT (UNFUR.)	(WAE) PROPERTY VALUE	DATE	GROSS RENT MULTIPLIER	ECONOMIC RENT	DATA REFERENCE	INDICATED VALUE
(DAH) ZONING													
(JAA) USE													
IMPROVEMENTS													
JBA Paved Street													
JBB Graveled Street													
JBC Unimproved													
JBD Sidewalk													
JBE Curb & Gutter													
JBF Street Lights													
JBG Alley													
UTILITIES													
JCA Public Water													
JCB Well Water													
JCC Public Sewer													
JCD Septic System													
JCE Natural Gas													
JCF Electricity													
TOPOGRAPHY													
JDA Level													
JDB High													
JDC Steep													
JDD Low													
JDE Sloping													
JDF Hilly													
JDG Rock													
JDH Retaining Wall													
SHAPE, ETC.													
JEA Representative													
JEB Irregular													
JEC Cul-De-Sac													
JED Corner													
JEE View													
JEF Non-St. Front													

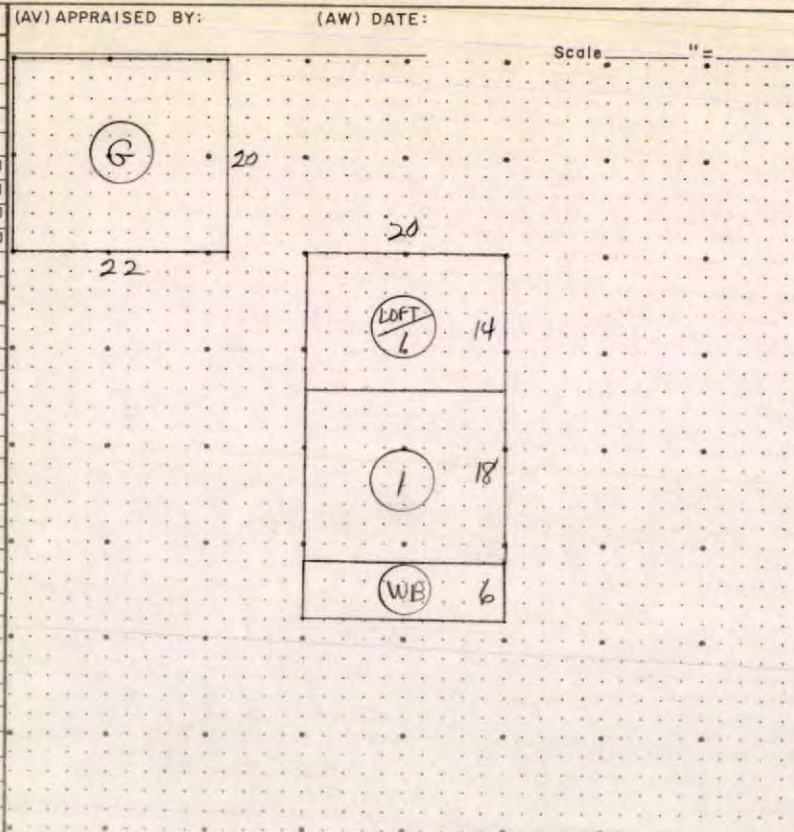
# BUILDING DESCRIPTION AND REPLACEMENT COST RECORD—RESIDENTIAL

(AZ) CARD \_\_\_\_\_ OF \_\_\_\_\_ CARDS

<b>(AA) TYPE NO.</b> 15T		<b>(AN) DESIGN</b> → A FRAME		<b>(AV) APPRAISED BY:</b>	<b>(AW) DATE:</b>
<b>COST TABLE REFERENCES</b>		<b>YEAR BUILT</b> 1965		Scale _____" = _____"	
<b>(AB) FIRST STORY</b> M <input type="checkbox"/> F <input checked="" type="checkbox"/>		<b>ADJUSTED YEAF</b>			
<b>(AC) BASEMENT</b> Full <input type="checkbox"/> Pt. <input type="checkbox"/> No <input checked="" type="checkbox"/>		<b>(AO) ROOMS</b> 4			
<b>(AD) ABOVE FIRST</b> M <input type="checkbox"/> F <input type="checkbox"/>		<b>(AP) BEDROOMS</b> 2			
<b>(AE) CARPORT</b> 11   12   13		<b>(AQ) BATHS</b> 1			
<b>(AF) CARPORT ROOF</b> Pitch <input type="checkbox"/> Flat <input type="checkbox"/>		<b>FIRST FLOOR FIN. AREA</b>			
<b>(AG) GARAGE</b> 11   12   13		<b>ABOVE FIRST FIN. AREA</b>			
<b>(AH) GARAGE WALL</b> M <input type="checkbox"/> F <input checked="" type="checkbox"/>		<b>BASEMENT FIN. AREA</b>			
<b>(AI)</b> Att. <input type="checkbox"/> Det. <input checked="" type="checkbox"/> Bsmt. <input type="checkbox"/>		<b>TOTAL FINISHED AREA</b>			
		<b>R.C.N./SQ. FT. FIN. AREA</b> \$			
		<b>R.C.N.L./SQ. FT. FIN. AREA</b> \$			

<b>(E) FOUNDATION</b>		<b>APPLIANCES AND MECHANICAL</b>			
A Concrete	(K) APPLIANCES	TYP	NO.	UNIT	COST
B Block	A Cooking Top				
C Stone	B Wall Oven				
D Brick	C Drop-in Range w/Oven				
E Piers	D Hood (Standard)				
F Mud Sills	E Hood, Custom Str.				
	F Hood, Custom Con.				
<b>(F) EXTERIOR W.</b>		<b>(L) PLUMBING</b>			
A Fr. Wd. or Sh	H Electric B. B. Q.				
B Fr. Asbestos	I Double Oven				
C Fr. Stucco	J Central Vacuum				
D Brick Veneer	K Intercom., AM-FM				
E Blk. Painted	L Intercom., AM				
F Blk. Stucco	M Intercom., Remote Sta.				
G Brk on Brk/Blk	Z				
H Log					
I Metal					
J N. Stn./Moss Rk					
Sq. Ft.					
<b>(G) WINDOWS</b>					
	F Water Closet				
	G Bath Tub				
	H Roman Tub				
	I Stall Shower				
	J Stall Shower, w/Door				
	K Kitchen Sink				
	L Water Heater				
	M Laundry Tray				
	N Disposal				
	O Dishwasher				
	P R. I., 3 Fixture Bath				
	Q Separate Stack				
	R Sliding Tub Encl.				
	S Water Softener				
	T Sauna Bath				
	U Bidet				
	Z				

<b>(I) INTERIOR FIN.</b>		<b>(M) HEATING &amp; COOLING</b>		<b>SQ. FT.</b>	<b>UNIT</b>
A Unfinished	✓	A Forced Air			
B Plastered		B Gravity			
C Drywall		C Hot Wtr. or Steam			
D Wallboard		D Bsmt. Hot Wtr. Heat			
E Plywood		E Electric			
F Hardwood Panl.		F Wall or Floor Furnace			
		G Air Cond. (In Ht. Ducts)			
		H Air Cond. (w/Own Ducts)			
		I Evaporative Coolers			
<b>(J) FLOORS &amp; FLRG.</b>				<b>NO.</b>	<b>UNIT</b>
A Wood Joists	✓	J Electronic Air Cleaners			
B Subfloor	✓	K Humidifiers			
C Softwood Flrg.	✓	L Elect. Wall Ht.-750W			
D Hardwood Flrg.		M Elect. Wall Ht.-1500W			
E Resilient Flrg.		N Attic Ex. Fan (w/Timer)			
F Ceramic Tile		O Thru-Wall Air Cond.			
I Conc. Slab		Z			
Sq Ft					
J Carpet	✓				
Sq Ft					
<b>TOTAL APPLIANCES &amp; MECHANICAL</b>					



<b>(Z) OTHER ITEMS</b>		<b>EST. R.C.N.</b>
A	Fireplace	
B	Yard Improvements	
C	LOFT 14x20 = 280M @ 2.20	616
D		
E		
Z		
<b>TOTAL OTHER ITEMS</b>		

<b>REMARKS</b>	

<b>QUALITY ADJUSTMENT</b>		<b>DEPRECIATION</b>	
(At Time of Construction)	- +	Year of Appraisal	19 19
(CA) Design (Maximum 2%)		By	
(CB) Exterior (Maximum 3%)		(DA) Year Built	1965
(CC) Interior (Maximum 1%)		(DB) Year Remodeled	
(CD) NET VARIANCE (From Type)		(DC) % Remodeled	
		(DD) Adjusted Year Built	
		Normal % Good	
		(DE) Condition For Age	
		(DF) Functional Obsolescence	
		(DG) Economic Obsolescence	
<b>TOTAL QUALITY</b>	+ 100 %		

<b>(AX) Date:</b> 4/78		<b>Computed by:</b> J.F.	
<b>(AY) Reviewed by:</b>			
<b>FIRST FLOOR</b>		19	19
20 x 32 = 640			
x =			
x =			
x =			
<b>(BA) TOTAL</b> 640 $\Phi$ \$		\$	\$
<b>SECOND FLOOR AND ABOVE</b>			
x =			
x =			
x =			
<b>(BB) TOTAL</b> $\Phi$ \$			
<b>(AJ) 11   12   13</b> HALF STORY/FIN. ATT'G			
x =			
x =			
<b>(BC) TOTAL</b> $\Phi$ \$			
<b>(AK) 11   12   13</b> PARTIAL BSMT. (UNFIN.)			
x =			
x =			
<b>(BD) TOTAL</b> $\Phi$ \$			
<b>TOTAL BASE COST</b>		\$	\$
<b>QUALITY ADJUSTMENT</b>		%	%
<b>ADJUSTED BASE COST</b>		\$	\$
<b>(AL) 11   12   13</b> FINISHED BASEMENT			
x =			
x =			
<b>(BE) TOTAL</b> $\Phi$ \$			
<b>APPLIANCES &amp; MECHANICAL</b>			
<b>DOLLAR ADJUSTMENTS</b>		Area	Unit
N. Stn./Moss Rock		$\Phi$ \$	
Framing Adj.			
Roofing		-640	
Concrete Slab		( ) ( )	
Carpet		448	( ) ( )
<b>(AM) 11   12   13</b> PORCHES, ETC.			
Area		Unit	
WB 6 x 20		120 $\Phi$ \$	
x			
x			
<b>CARPORT</b>			
(BF) 20 x 22		440	
(BF) x			
<b>GARAGE</b>			
(BG) x			
(BG) x			
<b>OTHER ITEMS</b>			
<b>REPLACEMENT COST NEW</b>		\$	\$
<b>ADJUSTED % GOOD</b>		%	%
<b>TOTAL R.C.N.L.D.</b>		\$	\$



# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0025847**

Address: **2 LEON LN UNINCORPORATED, 80403**

Parcel: **158136009005**

Location: **T1S - R72 W - S36 : KUHLMANN HEIGHTS 3 - MT**

Records: New Residence (BP-77-22238)  
Residential Addition (BP-89-0736)  
Residential Remodel (BP-94-0770)  
Residential Remodel (BP-94-0841)  
Building Lot Determination (BLD-98-016)

Documents: [No Description \(BP-94-0841\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1978/1989	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1164 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA	258 sq. ft.
		DECK AREA	648 sq. ft.



2 Leon Lane Photo by J. Wahlers 11/2/2017







# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0023748**

Address: **268 LEONARDS RD UNINCORPORATED, 80302**

Parcel: **146122001005**

Location: **T1N - R71 W - S22 : SEVEN HILLS 1 - MT**

Records: Grading (BP-83-0455)  
New Residence (BP-66-9384)  
Residential Remodel (BP-83-0498)  
Electrical Service Change (BP-00-0023)

Documents: [BUILDING PERMIT \(BP-00-0023\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
1 STORY - Building: 1 RANCH	1967/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1351 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA		1206 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		192 sq. ft.
		DECK AREA		265 sq. ft.
		PATIO AREA		72 sq. ft.
		PORCH AREA		72 sq. ft.



RESIDENTIAL PROPERTY APPRAISAL RECORD

(VAA) CITY OR TOWN Boulder Vic.

(AA) PARCEL NO.

(AB) SCHEDULE NO. 23748

(DAF) TAX AREA 0180

22-1N-71 4878 0023748 0180 0000 00 0 00 000 12F 1

LOT 63 LESS SLY 15 FT SEVEN  
HILLS FIRST

SUNNY HILL DR MT

EVENSON KENNETH M & VERA

SUNSHINE CANYON 107 0000 00000  
BOULDER CO 80302

78	2400	7120	9520	8000	23733	31733
79	2400	6550	8950	8000	21833	29833

00-00  
00-00

1112 1217

(DAB) SEC.	(DAI) SEC.	(DAI) MAP NO.
22		
DIST.		
E		
(HAF) PAGE	(HAI) TYPE INSTR.	(HAB) DOC. FEE



APR 1977

LAND ATTRIBUTES SUBJECT PROPERTY		APPRAISER'S INTERVIEW AND VALUE ESTIMATE								INCOME APPROACH								
(DAH) ZONING	(JAA) USE	(WAA) DATE	(WAB) APPRAISER	(IAA) CONFIRMED SALE PRICE	(IAA) OCCUPANCY OWNER/TENANT	(IAB) MONTHLY RENT	(IAC) FURNISHED UNFURNISHED	(IAD) EST. ECONOMIC RENT (UNFUR.)	(WAE) EST. PROPERTY VALUE	DATE	GROSS RENT MULTIPLIER	ECONOMIC RENT	DATA REFERENCE	INDICATED VALUE				
IMPROVEMENTS		LAND VALUE CALCULATION								APPROACH USED (CORRELATION) FOR ACTUAL VALUE DETERMINATION								
JBA Paved Street		DATE	(GAC) CODE	(GAD) SIZE	BASE UNIT	ADJUSTMENT FACTORS			BASE UNIT VALUE	TOTAL LAND VALUE	(WBA) DATE	(WBB) APPROACH USED	(WBF) ACTUAL VALUE	LAND/IMPS. RATIO	(WBC) DETERMINED BY			
JBB Graveled Street	✓					SIZE	SHAPE	LOCATION	OTHER	COMPOSITE								
JBC Unimproved																		
JBD Sidewalk																		
JBE Curb & Gutter																		
JBF Street Lights																		
JBG Alley																		
UTILITIES		COST APPROACH								ACTUAL VALUE								
JCA Public Water		DATE	TOTAL R.C.N.L.D.		COST FACTORS		ADJUSTED R.C.N.L.D.		ADD LAND	INDICATED VALUE	(FAC) YEAR	(GAB) LAND	(FAB) IMPS.	TOTAL	LAND	IMPS.	TOTAL	ENTERED BY
JCB Well Water	✓				AREA	TIME												
JCC Public Sewer																		
JCD Septic System	✓																	
JCE Natural Gas	✓																	
JCF Electricity	✓																	
TOPOGRAPHY		MARKET APPROACH (COMPARABLE SALES)								ASSESSED VALUE								
JDA Level	✓	SALES REFERENCE	DATE OF SALE	PRICE PAID (R.E. ONLY)	TIME ADJ.	LOCATION ADJ.	PHYSICAL CHARACTERISTICS (OTHER ADJUSTMENTS)		INDICATED VALUE									
JDB High																		
JDC Steep																		
JDD Low																		
JDE Sloping																		
JDF Hilly																		
JDG Rock																		
JDH Retaining Wall																		
SHAPE, ETC.																		
JEA Representative	✓																	
JEB Irregular																		
JEC Cul-De-Sac																		
JED Corner																		
JEE View																		
JEF Non-St. Front																		

Reviewed by: ZK





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0051295**

Address: **1120 LEWIS LN UNINCORPORATED, 80503**

Parcel: **120306000007**

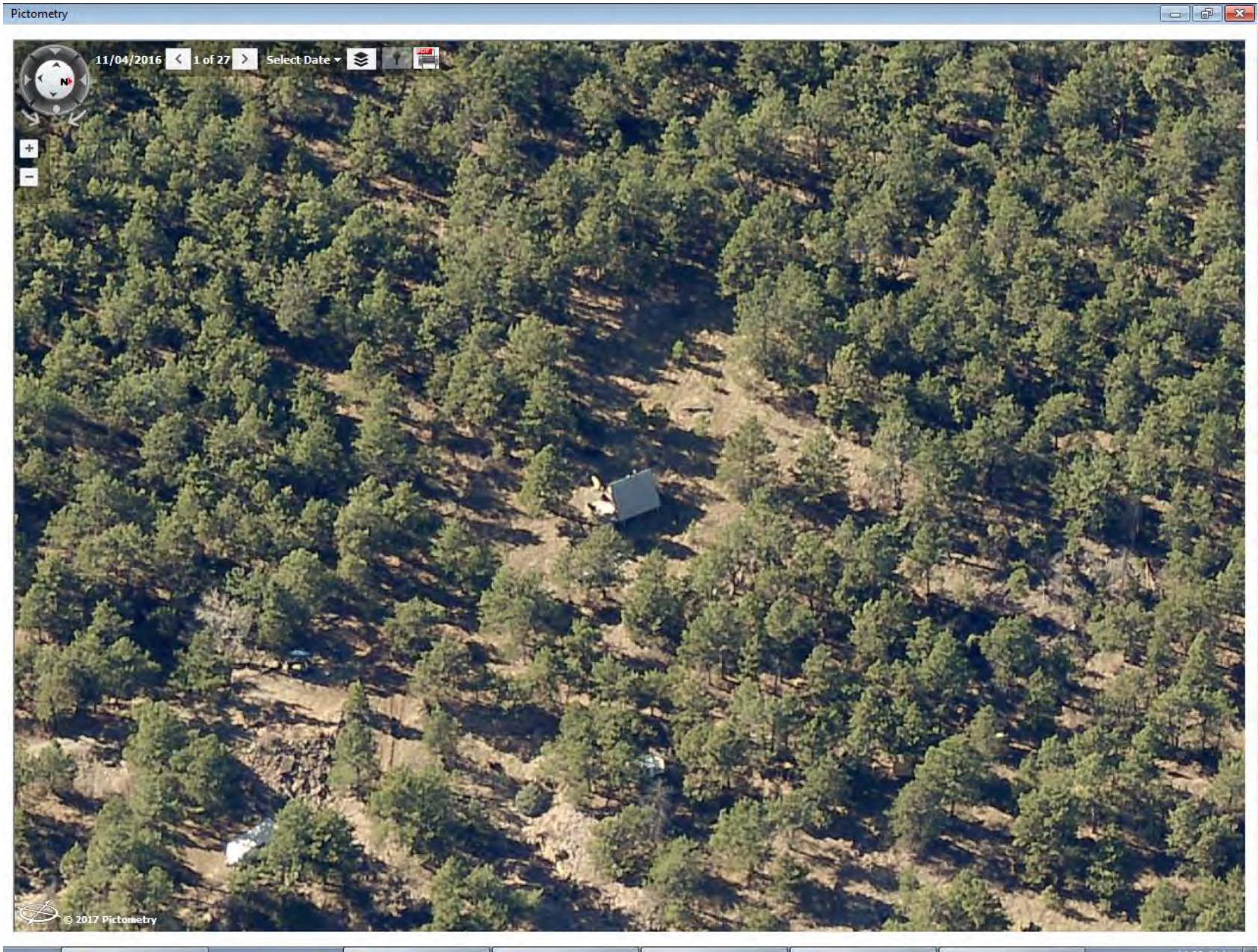
Location: **T3N - R70 W - S06 : TR, NBR 962 LYONS AREA**

Records: Building Lot Determination (BLD-04-064)  
Research (RES-11-0057)  
Research (RES-17-0047)

Documents: [plot letter \(BLD-04-064\)](#)  
[Research \(RES-11-0057\)](#)  
[Research \(RES-11-0057\)](#)  
[Research \(RES-11-0057\)](#)  
[Research \(RES-11-0057\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1971/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		255 sq. ft.
		DECK AREA		120 sq. ft.











# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0069306**

**Address: 893 LOGAN MILL RD UNINCORPORATED, 80302**

**Parcel: 146120000081**

**Location: T1N - R71 W - S20 : TR, NBR 903 SUGARLOAF AREA**

- Records: New Residence (BP-76-20944)
- Residential Addition (BP-83-0731)
- New Residence (BP-76-21167)
- Residential Accessory Building (BP-93-0750)
- Residential Accessory Building (BP-96-0140)
- Four Mile Fire Area (FMFA-11-0099)
- Research (RES-11-0040)
- Reroofing (BP-12-0949)

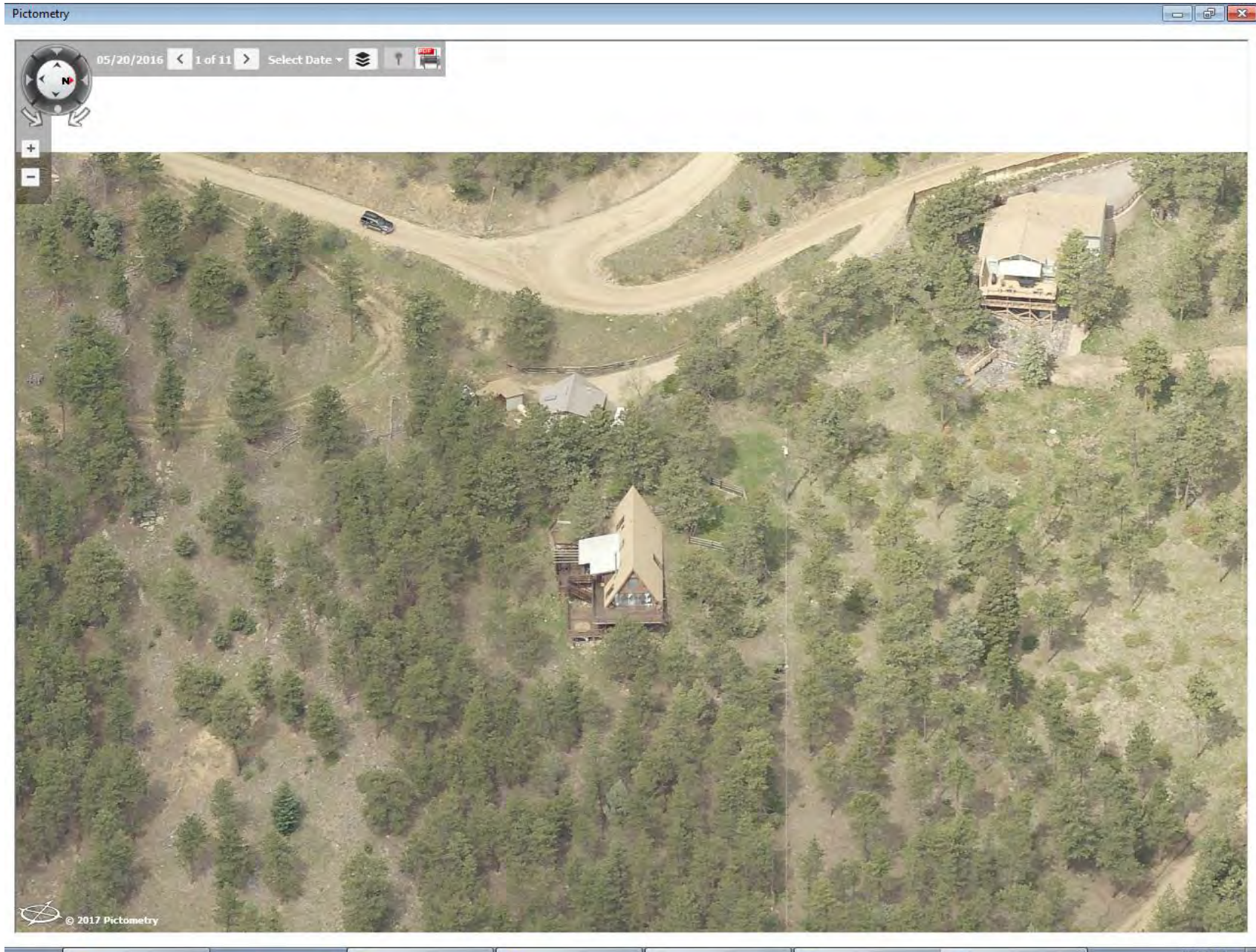
- Documents: [No Description \(BP-93-0750\)](#)  
[No Description \(BP-96-0140\)](#)  
[Research \(RES-11-0040\)](#)  
[Research \(RES-11-0040\)](#)  
[Research \(RES-11-0040\)](#)  
[BP Application & Parcel Report 6/7/12 \(BP-12-0949\)](#)  
[final \(BP-12-0949\)](#)

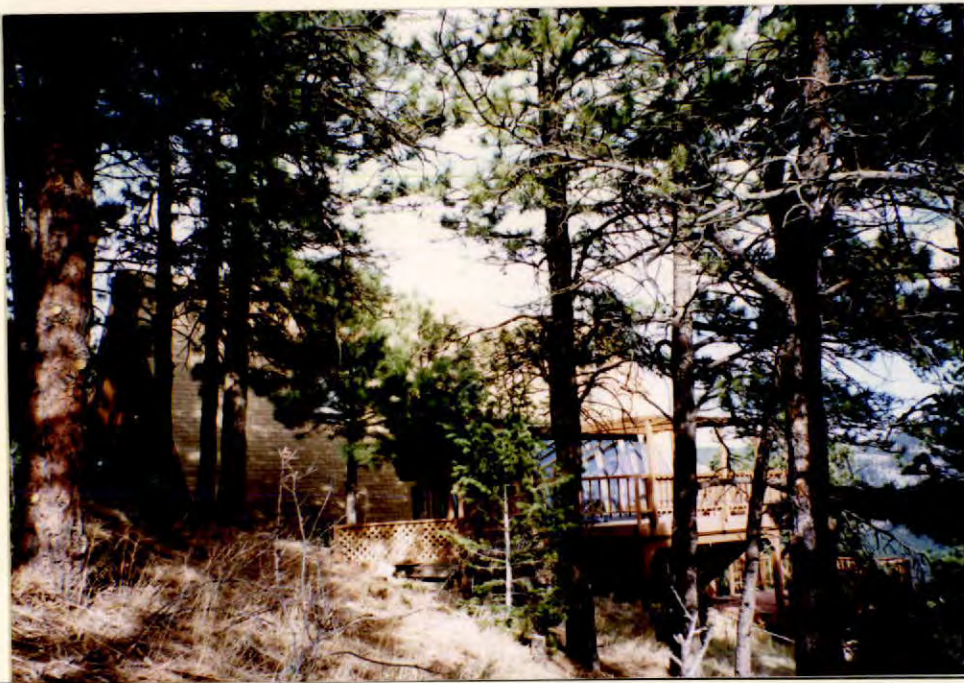
	Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	A-FRAME	1976/2012	Mountains	SINGLE FAM RES IMPROVEMENTS	
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1378 sq. ft.
			2ND FLOOR AND HIGHER FINISHED AREA		504 sq. ft.



WALK-OUT BASEMENT FINISHED AREA	456 sq. ft.
DETACHED GARAGE	576 sq. ft.
DECK AREA	1222 sq. ft.
PATIO AREA	52 sq. ft.







**INTERIOR**

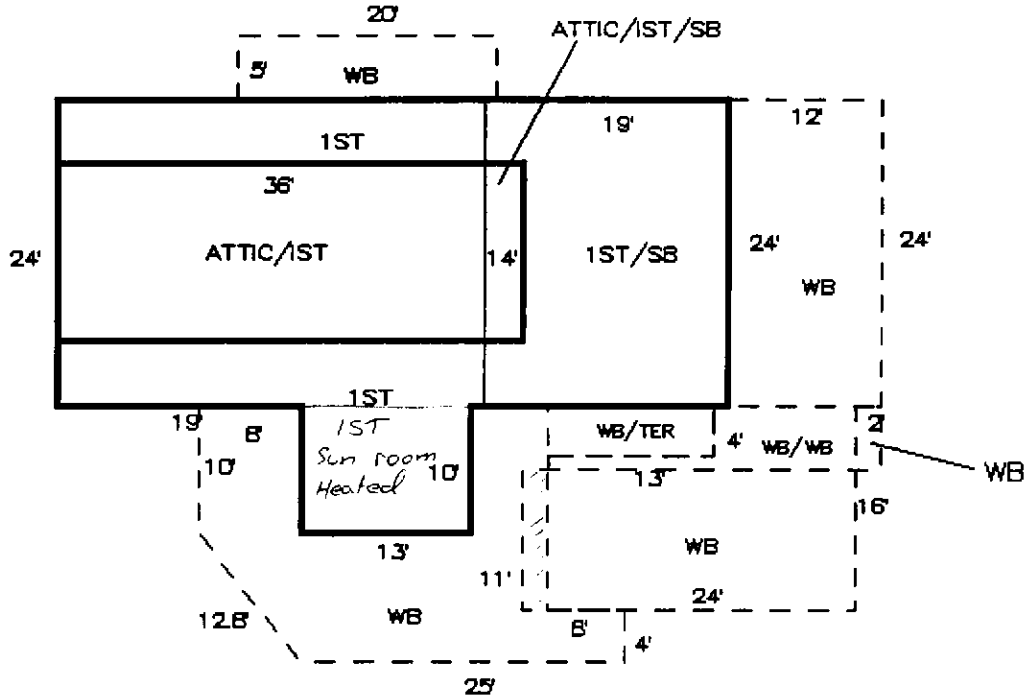
<b>DOORS</b>	<b>TRIM</b>
<input type="checkbox"/> Clear Pane	<input type="checkbox"/> Painted
<input type="checkbox"/> French	<input checked="" type="checkbox"/> Stained
<input checked="" type="checkbox"/> Hollow Core	<input type="checkbox"/> 6" - 9" Fir
<input type="checkbox"/> Panel Hollow	<input type="checkbox"/> Chair Rail
<input type="checkbox"/> Panel Solid	<input type="checkbox"/> Ceiling
<input type="checkbox"/> Solid Core	
<b>CEILING</b>	<b>DRYWALL</b>
<input checked="" type="checkbox"/> Stndrd 8'	<input type="checkbox"/> Archways
<input type="checkbox"/> 9' Plus	<input type="checkbox"/> Radius Corners
<input checked="" type="checkbox"/> Vaulted	<input type="checkbox"/> Angled Walls
<input type="checkbox"/> 2 Stry Clr Span	<input type="checkbox"/> Curved Walls
<input type="checkbox"/> Coved	<input type="checkbox"/> Niches
<b>KITCHEN</b>	<b>HEAT</b>
<input checked="" type="checkbox"/> Disposal (N)	<input type="checkbox"/> Electric (E)
<input checked="" type="checkbox"/> Dishwasher (O)	<input type="checkbox"/> Forced Air (A)
<input type="checkbox"/> Jenn Air	<input checked="" type="checkbox"/> Hot Water (C)
<input type="checkbox"/> X Sink (K)	<input type="checkbox"/> Wall/Space Heat (F)
<input type="checkbox"/> Cooking Island	<input type="checkbox"/> Air Condtn (G or H)
<input type="checkbox"/> Cabinet Island	<input type="checkbox"/> Evap Cooler (I)
<b>FLOOR COVERS</b>	<b>% COVERED</b>
<input checked="" type="checkbox"/> Carpet (J)	60
<input checked="" type="checkbox"/> Vinyl (F)	20
<input checked="" type="checkbox"/> Hrdwd/Prqt (d)	15
<input type="checkbox"/> Tile (E)	
<input checked="" type="checkbox"/> Brick	5
	80
<b>EXTRA'S</b>	
<input type="checkbox"/> B-I Slvs	<input type="checkbox"/> Wet Bar
<input type="checkbox"/> Ceiling Fans #	<input type="checkbox"/> Fireplaces #
<input type="checkbox"/> Custom Cbnts	<input type="checkbox"/> Wd Stove (ZWS)
<input type="checkbox"/> Walk-In Closets	<input type="checkbox"/> Gas Log (ZGL)
<input type="checkbox"/> Solar (SA)	<input type="checkbox"/> Hot Tub (ZHT)
<b>INT QUALITY</b>	1 wood stove
<input type="checkbox"/> Low	
<input type="checkbox"/> Fair	<b>INT CONDITION</b>
<input type="checkbox"/> Average	<input type="checkbox"/> Below Average
<input checked="" type="checkbox"/> Good	<input checked="" type="checkbox"/> Average
<input type="checkbox"/> Very Good	<input type="checkbox"/> Above Average
<input type="checkbox"/> Excellent	

YEAR BUILT: 1976  
 ADJUSTED YEAR: 1978

Good quality A-frame.  
 Expansive decks with  
 hot tub. Several  
 skylights.  
 Finished walk-out bsmt.  
 (SB, WTS and finished  
 sun room that includes heat,  
 were not on old card  
 custom garage on other  
 card is new for 1994)

Very private. Good view of Fourmile Area.  
 Good sun.

<b>ROOF EXTERIOR</b>	
<input type="checkbox"/> Flat (A)	<input checked="" type="checkbox"/> Asphalt (G)
<input checked="" type="checkbox"/> Gable (C)	<input type="checkbox"/> Wd Shake (H)
<input type="checkbox"/> Gambel (E)	<input type="checkbox"/> Slate/Tile (K)
<input type="checkbox"/> Hip (D)	<input type="checkbox"/> Spnsh Tile (J)
<input type="checkbox"/> Shed (B)	<input type="checkbox"/> Metal (N)
<b>WALLS</b>	<b>% COVERED</b>
<input type="checkbox"/> Block (E)	
<input type="checkbox"/> Brk on Brk (G)	
<input type="checkbox"/> Brk Veneer (D)	
<input checked="" type="checkbox"/> Frm Wd/Shk (A)	100
<input type="checkbox"/> Log (H)	
<input type="checkbox"/> Stucco Frm (C)	
<input type="checkbox"/> Stucco Blk (F)	
<input type="checkbox"/> Moss Rock (J)	
<b>WINDOWS</b>	<b>DOORS (EXT)</b>
<input type="checkbox"/> S/P Alum (A)	<input type="checkbox"/> Clear Pane
<input type="checkbox"/> S/P Wd (B)	<input type="checkbox"/> French
<input type="checkbox"/> Therm Wood (BC)	<input checked="" type="checkbox"/> Panel
<input checked="" type="checkbox"/> Therm Alum (AC)	<input type="checkbox"/> Carved
<input type="checkbox"/> Therm Clad	<input type="checkbox"/> Solid Core
<input type="checkbox"/> Storm Wndw	<b>FOUNDATION</b>
	<input type="checkbox"/> Brick (D)
	<input type="checkbox"/> Block (B)
<b>BASEMENT</b>	<input checked="" type="checkbox"/> Concrete (A)
<input type="checkbox"/> Garden Lvl (B)	<input type="checkbox"/> Piers (E)
<input checked="" type="checkbox"/> Walk-Out (W)	<input type="checkbox"/> Stone (C)
<input type="checkbox"/> Subterranean	
<b>SITE Spkr Sys</b>	<b>Frnt / Back</b>
Topo Steep	
Lndscpng good	
<b>EXT QUALITY</b>	<b>EXT CONDITION</b>
<input type="checkbox"/> Low	<input type="checkbox"/> Below Average
<input type="checkbox"/> Fair	<input checked="" type="checkbox"/> Average
<input type="checkbox"/> Average	<input type="checkbox"/> Above Average
<input checked="" type="checkbox"/> Good	
<input type="checkbox"/> Very Good	
<input type="checkbox"/> Excellent	



SCALE: 1 inch =

NAME OF AREA	TOTALS
First Floor	1378.00
ATTIC	504.00
WALK-OUT BSM. (FIN)	456.00
WOOD BALCONY	620.00
WOOD BALCONY	502.00
WOOD BALCONY	100.00
TERRACE	52.00

STR/LEGAL: 20-IN-71  
 ELY 584 FT Anna K. Id. 14866  
Superlat 2 ACS, ETAL 2.13 ACS. Total  
 DATA COLLECTOR: GXS DATE: 11/9/94  
 % COMPLETE: 100 BIA: Phone call  
 DESIGN TYPE: 01 02 04 05 OTHER: A frame  
 QUALITY TYPE: Good

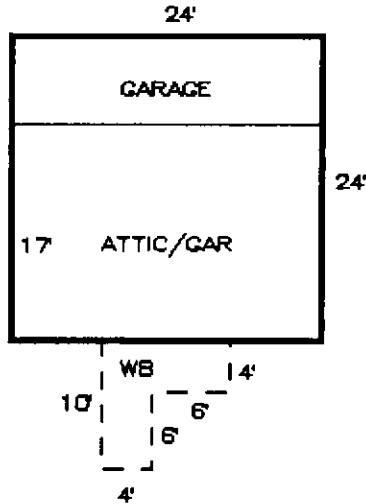
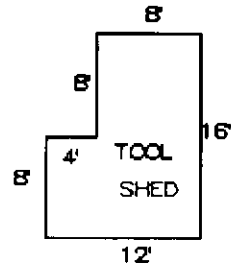
ROOMS	BDRMS	BATHS
<u>6</u>	<u>3</u>	<u>2</u>

HEAT TYPE: Hot water SQ FT 1752  
 OTHER: Basement water SQ FT 456  
 CARPET % \_\_\_\_\_ SQ FT \_\_\_\_\_  
 QA: DESIGN \_\_\_\_\_  
 EXT: \_\_\_\_\_ Electric  
 INT: \_\_\_\_\_ heat = 1300

<input type="checkbox"/>	Full
<input type="checkbox"/>	1/2
<input type="checkbox"/>	3/4
<input type="checkbox"/>	X Shower
<input type="checkbox"/>	X Lav
<input type="checkbox"/>	Jacuzzi
<input type="checkbox"/>	Roman Tub
<input type="checkbox"/>	Rough-In 3/4



See main card for house



SCALE: 1 inch =

NAME OF AREA	TOTALS
WOOD BALCONY	64.00
Garage	576.00
ATTIC (UNFINISHED)	408.00
TOOL SHED	160.00

STR / LEGAL: 20 - 1A1 - 71

DATA COLLECTOR: \_\_\_\_\_ DATE: \_\_\_\_\_

% COMPLETE: \_\_\_\_\_ BIA: \_\_\_\_\_

DESIGN TYPE: 01 02 04 05 OTHER: \_\_\_\_\_

QUALITY TYPE: \_\_\_\_\_

ROOMS

BDRMS

BATHS

<input type="checkbox"/>	Full
<input type="checkbox"/>	1/2
<input type="checkbox"/>	3/4
<input type="checkbox"/>	X Shower
<input type="checkbox"/>	X Lav
<input type="checkbox"/>	Jacuzzi
<input type="checkbox"/>	Roman Tub
<input type="checkbox"/>	Rough-In 3/4

HEAT TYPE: \_\_\_\_\_ SQ FT \_\_\_\_\_

OTHER: \_\_\_\_\_ SQ FT \_\_\_\_\_

CARPET % \_\_\_\_\_ SQ FT \_\_\_\_\_

QA: DESIGN \_\_\_\_\_

EXT: \_\_\_\_\_

INT: \_\_\_\_\_

69306  
32366

3-8-77  
0350

(VAA) CITY OR TOWN

MOUNTAINS

(AA) PARCEL NO.

(AB) SCHEDULE NO.

(DAF) TAX AREA

20-1N-71 9132 0069306 0350 1461 20 0 00 081 15F 2  
ELY 584 FT ANNA K LD 14866  
SUGLF 2 ACS & 10 FT X 584 FT  
STRIP OF LOT 92 .13 AC

LOGAN MILL RD MT

SHELDON M ROSS & JANE F

PO BOX 4234  
BOULDER

CO 80306

000 0000 00000

78 210 3380 3590 700 11267 11967  
79 210 3890 4100 700 12967 13667

183346 00-00 07-76 S 9000

1112 1217 11.40L 12.40 imf

584 Ft. Strip of Lot 92 .13 AC

NOV 1976

# 20944 - 24,000

(DAB) SEC. 1	(DAI) SEC. MAP NO.	
20		
DIST.		
E		
(HAF) PAGE	(HAI) TYPE INSTR.	(HAB) DOC. FEE
	153916	90



LAND ATTRIBUTES SUBJECT PROPERTY	APPRAISER'S INTERVIEW AND VALUE ESTIMATE								INCOME APPROACH				
	(WAA) DATE	(WAB) APPRAISER	CONFIRMED SALE PRICE	(IAA) OCCUPANCY OWNER/TENANT	(IAB) MONTHLY RENT	(IAC) FURNISHED UNFURNISHED	(IAD) EST. ECONOMIC RENT (UNFUR.)	EST. (WAE) PROPERTY VALUE	DATE	GROSS RENT MULTIPLIER	ECONOMIC RENT	DATA REFERENCE	INDICATED VALUE
(DAH) ZONING													
(JAA) USE													
IMPROVEMENTS													
JBA Paved Street													
JBB Graveled Street													
JBC Unimproved													
JBD Sidewalk													
JBE Curb & Gutter													
JBF Street Lights													
JBG Alley													
UTILITIES													
JCA Public Water													
JCB Well Water													
JCC Public Sewer													
JCD Septic System													
JCE Natural Gas													
JCF Electricity													
TOPOGRAPHY													
JDA Level													
JDB High													
JDC Steep													
JDD Low													
JDE Sloping													
JDF Hilly													
JDG Rock													
JDH Retaining Wall													
SHAPE, ETC.													
JEA Representative													
JEB Irregular													
JEC Cul-De-Sac													
JED Corner													
JEE View													
JEF Non-St. Front													

APPROACH USED (CORRELATION) FOR ACTUAL VALUE DETERMINATION

(WBA) DATE	(WBB) APPROACH USED	(WBF) ACTUAL VALUE	LAND/IMPS. RATIO	(WBC) DETERMINED BY

ACTUAL VALUE: (FAC) YEAR, (GAB) LAND, (FAB) IMPS., TOTAL

ASSESSED VALUE: LAND, IMPS., TOTAL, ENTERED BY

19 77 15309 11,260 13,790 210 3380 3840 3-30-77 D

19 80 1,350 4-30-80 aw

BUILDING DESCRIPTION AND REPLACEMENT COST RECORD-RESIDENTIAL

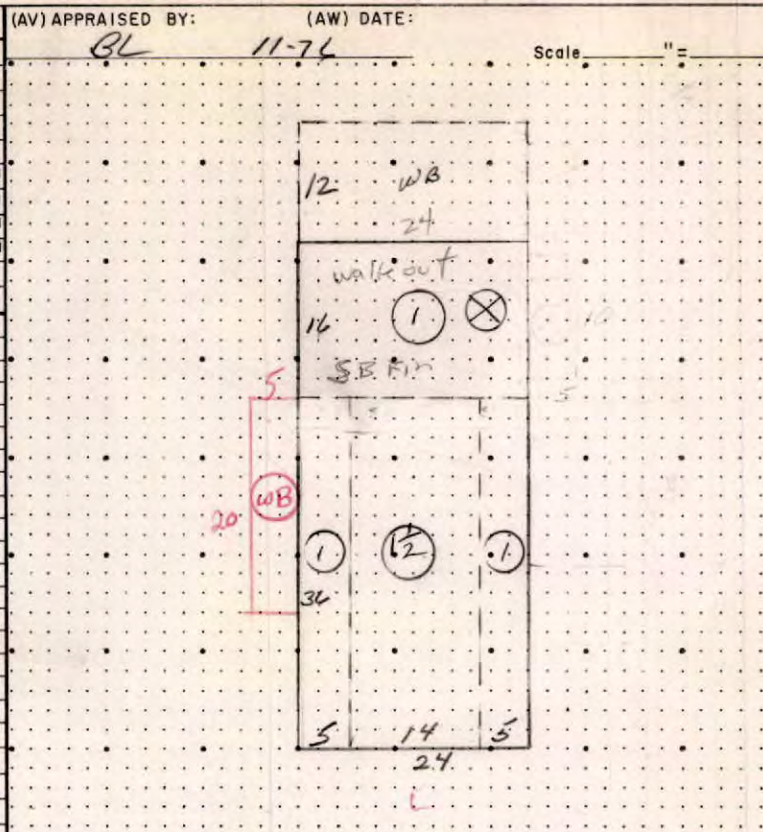
(AZ) CARD OF CARDS

(AA) TYPE NO. 15T (AN) DESIGN A-FRAME (AV) APPRAISED BY: BL (AW) DATE: 11-76

(E) FOUNDATION (K) APPLIANCES AND MECHANICAL (L) PLUMBING (M) HEATING & COOLING

(G) WINDOWS (H) ROOF & RFNG. (I) INTERIOR FIN. (J) FLOORS & FLRG.

(I) INTERIOR FIN. (M) HEATING & COOLING (J) FLOORS & FLRG.



(Z) OTHER ITEMS (A) Fireplace PREFAB FREE STANDING 200 (B) Yard Improvements

REMARKS

QUALITY ADJUSTMENT (AT Time of Construction) DEPRECIATION (Year of Appraisal)

(AX) Date: 11-76 (AY) Reviewed by: TD (BA) TOTAL \$6000 (BB) TOTAL \$2000 (BC) TOTAL \$504 (BD) TOTAL (BE) TOTAL (AM) PORCHES, ETC. (BF) CARPORT (BG) GARAGE (BH) OTHER ITEMS





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0029002**

**Address: 29 MARYVILLE RD UNINCORPORATED, 80466**

**Parcel: 158322300004**

**Location: T1S - R73 W - S22 : TR, NBR 920 ELDORA AREA**

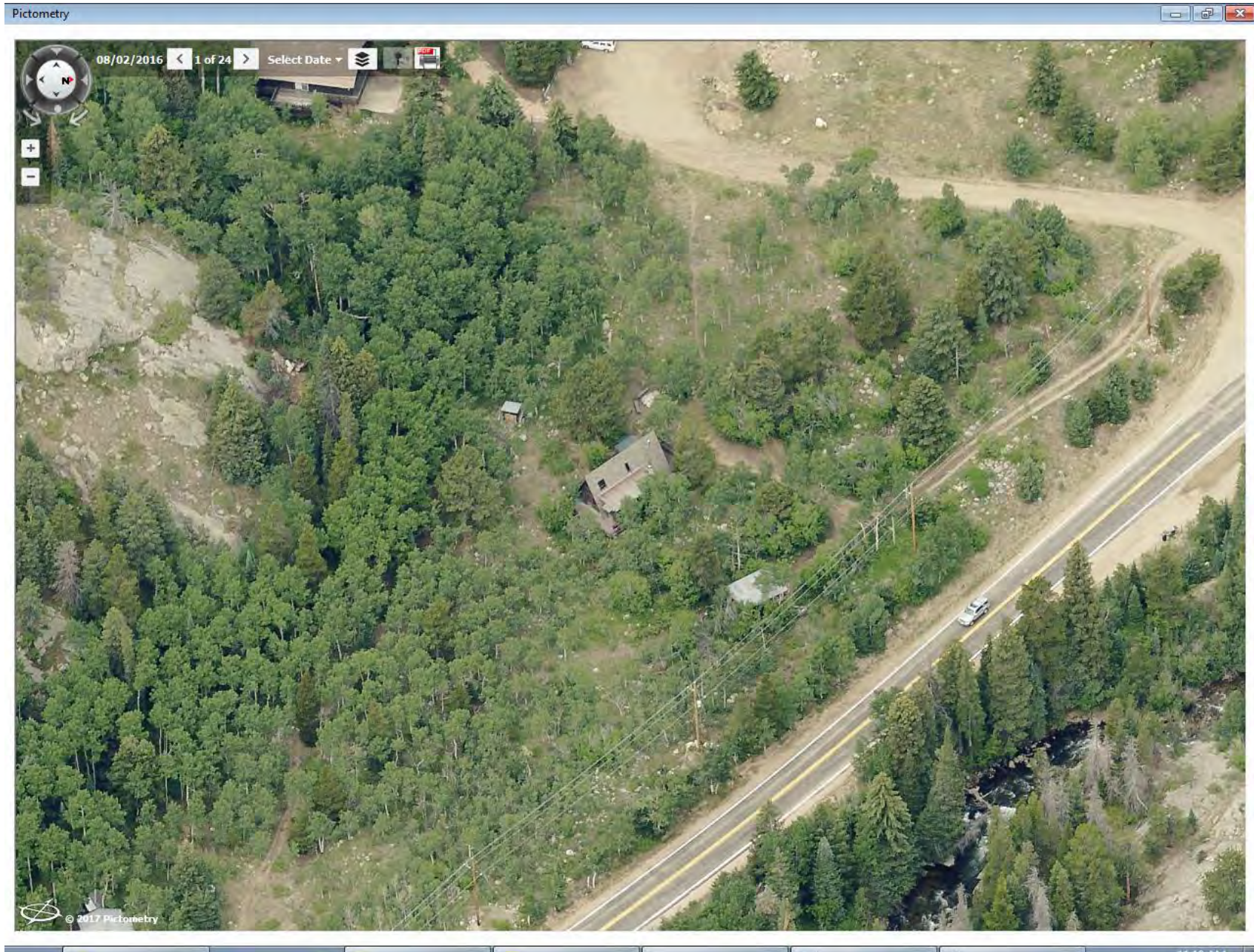
**Records: New Residence (BP-64-7771)  
Residential Accessory Building (BP-70-12712)  
Residential Addition (BP-82-0262)**

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1963/1982	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		929 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA		84 sq. ft.
		DETACHED GARAGE		240 sq. ft.
		DECK AREA		383 sq. ft.
		ENCLOSED PORCH AREA		30 sq. ft.



29 Maryville



FIREPLACE DATA 1. ZW SA

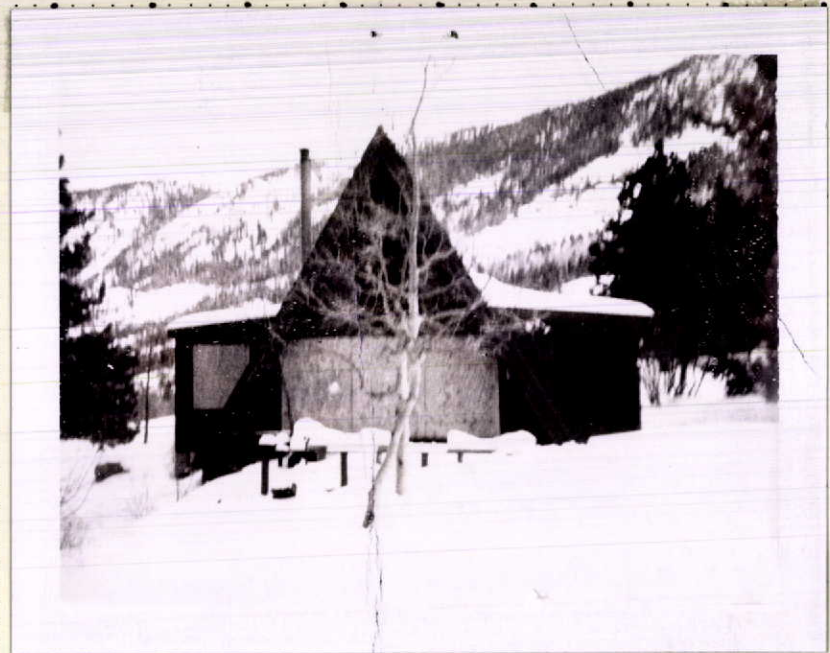
-QUALITY ADJUSTMENTS-

CA \_\_\_\_\_

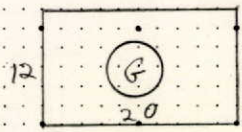
CB \_\_\_\_\_

CC \_\_\_\_\_

Delta (1961) with add ons  
 Delete Heat & Dwg in Range,  
 Change 3x10 (1) to (2). Explained  
 Year round value although only  
 summer use

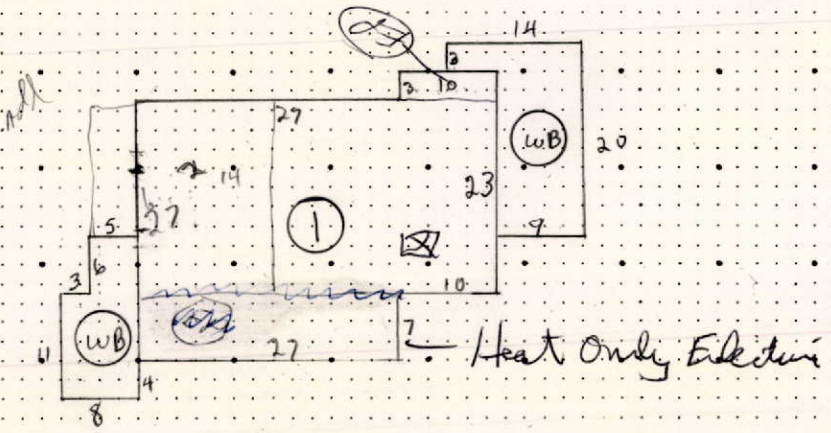


1.4 AC HAPPY VALLEY PLACER  
 LESS PARTS SOLD 12354 GRAND  
 ISLAND



Took photo  
 10/3/94

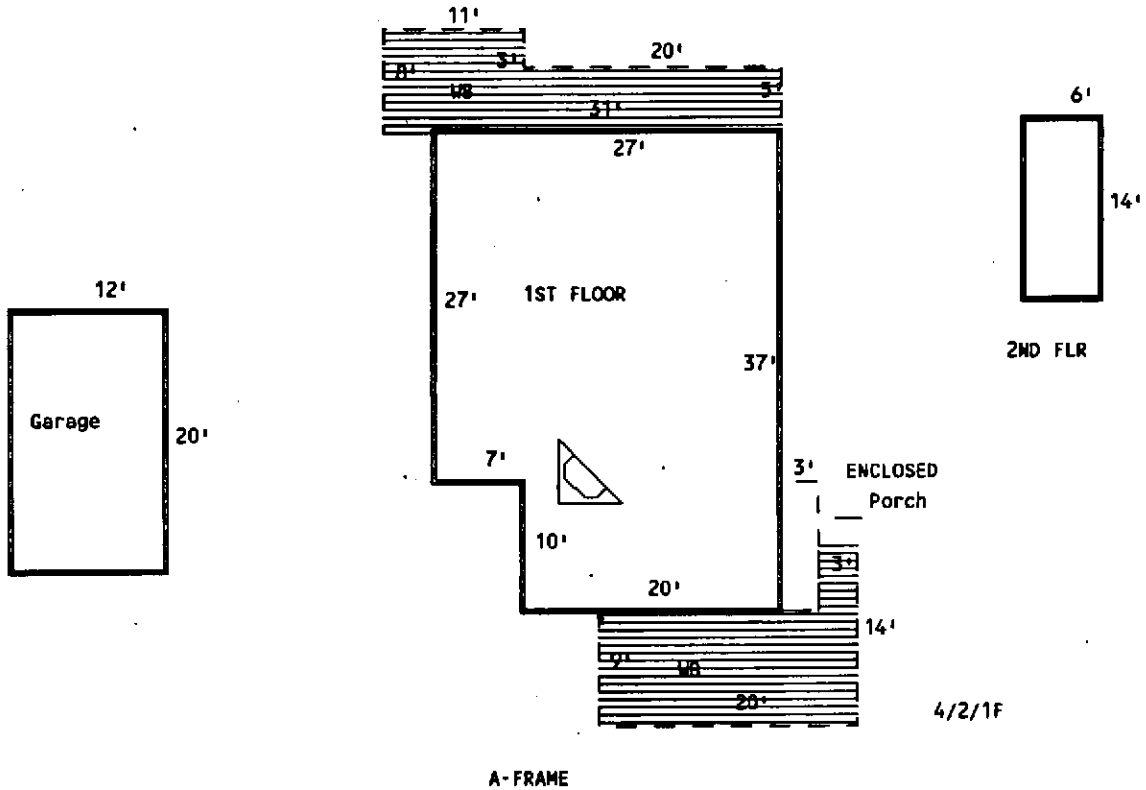
2nd Flr  
 6 x 14







21-1S-73



SCALE: 1 inch =

NAME OF AREA	TOTALS
First Floor	929.00
Second Floor	84.00
enclosed porch	30.00
wood balcony	188.00
front porch	195.00
Garage	240.00

STR/LEGAL: str 21-15-73  
1.4 AC Happy Valley Place Less parts  
Sold 12354 Grand Island

DATA COLLECTOR: TPYass DATE: 9/13/94  
 % COMPLETE: \_\_\_\_\_ DIA: \_\_\_\_\_

DESIGN TYPE: 01 02 04 05 OTHER: AFRAME 03  
 QUALITY TYPE: Average

ROOMS:  BDRMS:  BATHS:

HEAT TYPE: \_\_\_\_\_ SQ FT \_\_\_\_\_  
 OTHER: \_\_\_\_\_ SQ FT \_\_\_\_\_  
 CARPET %: \_\_\_\_\_ SQ FT \_\_\_\_\_

QA: DESIGN \_\_\_\_\_  
 EXT: \_\_\_\_\_  
 INT: \_\_\_\_\_

BATHS:  Full  
 1/2  
 3/4  
 X Shower  
 X Lav  
 Jacuzzi  
 Roman Tub  
 Rough-In 3/4



# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0080820**

**Address: 8123 MIDDLE FORK RD UNINCORPORATED, 80302**

**Parcel: 131924017001**

**Location: T2N - R71 W - S24 : FIGI AND THE PYNES (NUPUD) - BOV**

**Records:** New Residence (BP-79-0224)  
Subdivision Final Plat (SD-79-007)  
Residential Addition (BP-81-0489)  
Residential Addition (BP-81-0523)  
Electrical Service Change (BP-89-0807)  
Building Code Violation (BWOP-10-0002)  
Wildfire Protection Project (WPP-10-0018)  
Wildfire Protection Project (WPP-10-0010)  
PreApplication Conference (PAC-16-0257)

**Documents:** [none found \(SD-79-007\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)  
[Building Code Violation \(BWOP-10-0002\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1979/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1232 sq. ft.

WALK-OUT BASEMENT FINISHED AREA 1232 sq. ft.

DECK AREA 220 sq. ft.

Building: 2 A-FRAME

1979/None

Mountains

SINGLE FAM RES IMPROVEMENTS

FIRST FLOOR (ABOVE GROUND) FINISHED AREA 1232 sq. ft.

2ND FLOOR AND HIGHER FINISHED AREA 600 sq. ft.

SUBTERRANEAN BASEMENT UNFINISHED AREA 1232 sq. ft.

DECK AREA 220 sq. ft.







# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0054779**

**Address: 8423 MIDDLE FORK RD UNINCORPORATED, 80302**

**Parcel: 131924007064**

**Location: T2N - R71 W - S24 : CRESTVIEW ESTATES & FLG 2 & FLG 2 REP A - BOV**

**Records:** New Residence (BP-77-21859)  
Subdivision Final Plat (SD-142)  
General Zoning Enforcement (ZON-04-127)  
Zoning Enforcement (ZON-17-0092)  
Residential Remodel (BP-17-1148)

**Documents:** [Microfiche Card \(BP-77-21859\)](#)  
[Complaint 5-31-17 \(ZON-17-0092\)](#)  
[Photo Brief, 5-31-17 \(ZON-17-0092\)](#)  
[NOV 10 day, 6-2-17 \(ZON-17-0092\)](#)  
[Permit Application \(BP-17-1148\)](#)  
[Plans at Application \(BP-17-1148\)](#)  
[Zoning IRFA Letter \(BP-17-1148\)](#)  
[Zoning IRFA Email \(BP-17-1148\)](#)  
[Energy Audit \(BP-17-1148\)](#)  
[Certificate of Advising \(BP-17-1148\)](#)  
[eRecorded Zoning Affidavit \(BP-17-1148\)](#)

	Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	A-FRAME	1977/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1120 sq. ft.
			2ND FLOOR AND HIGHER FINISHED AREA		269 sq. ft.

WALK-OUT BASEMENT FINISHED AREA

1246 sq. ft.

DECK AREA

240 sq. ft.

0185





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0022761**

**Address: 98 MINE LN UNINCORPORATED, 80302**

**Parcel: 146104011006**

**Location: T1N - R71 W - S04 : BOULDER HEIGHTS 4 - BOV**

- Records:** New Residence (BP-61-5294)  
 Residential Accessory Building (BP-98-1787)  
 Residential Accessory Building (BP-98-1955)  
 Electrical Service Change (BP-99-2216)  
 Residential Remodel (BP-02-0217)  
 Residential Remodel (BP-04-0807)  
 Residential Remodel (BP-15-2181)

- Documents:** [Blank \(BP-98-1787\)](#)  
[Blank \(BP-98-1955\)](#)  
[No Description \(BP-99-2216\)](#)  
[BP App and Plan \(BP-15-2181\)](#)  
[proposed revised tank location \(BP-15-2181\)](#)  
[proposed revised tank location 1&2 \(BP-15-2181\)](#)  
[BUILDING PERMIT \(BP-15-2181\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1964/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		680 sq. ft.
			DETACHED GARAGE	440 sq. ft.
			DECK AREA	162 sq. ft.



98 Mine Lane Photo by J. Wahlers 11/2/2017



98 Mine Lane Photo by J. Wahlers 11/2/2017





## A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0058581**

**Address: 168 MISTY VALE CT UNINCORPORATED, 80302**

**Parcel: 146108000060**

**Location: T1N - R71 W - S08 : SUNSHINE CANYON AREA**

**Records:** New Residence (BP-65-8620)  
Residential Remodel (BP-83-0810)  
Residential Remodel (BP-85-0777)  
Four Mile Fire Area (FMFA-11-0212)  
Residential Remodel (BP-12-1885)  
Boiler (BP-14-1744)  
Residential Accessory Building (BP-16-1766)  
Building Lot Determination (BLD-16-0131)  
Residential Remodel (BP-17-0769)

Documents: [BP App. Parcel report \(BP-14-1744\)](#)  
[Building Permit \(BP-14-1744\)](#)  
[Zoning IRFA Letter \(BP-16-1766\)](#)  
[Zoning IRFA Email to Contractor \(BP-16-1766\)](#)  
[set back survey \(BP-16-1766\)](#)  
[garage model \(BP-16-1766\)](#)  
[Survey \(BP-16-1766\)](#)  
[BLOT Letter \(BP-16-1766\)](#)  
[soil, footing, foundation, dig \(BP-16-1766\)](#)  
[engineer, interior footing modification & inspection \(BP-16-1766\)](#)  
[Revised foundation w reduced floor area \(BP-16-1766\)](#)  
[Determination Letter \(BLD-16-0131\)](#)  
[Research \(BLD-16-0131\)](#)  
[Plans for addition to 2nd level \(BP-17-0769\)](#)  
[bp app \(BP-17-0769\)](#)  
[Change of Valuation \(BP-17-0769\)](#)

	Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	A-FRAME	1966/2012	Mountains	SINGLE FAM RES IMPROVEMENTS	
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1108 sq. ft.
			2ND FLOOR AND HIGHER FINISHED AREA		416 sq. ft.
			WALK-OUT BASEMENT FINISHED AREA		456 sq. ft.
			DECK AREA		610 sq. ft.







# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0058072**

**Address: 85 MOUNT MEEKER LN UNINCORPORATED, 80510**

**Parcel: 119711100010**

**Location: T3N - R73 W - S11 : TR, NBR 960 ALLENSPARK AREA**

- Records:** New Residence (BP-65-8257)  
 Residential Addition (BP-05-0860)  
 Residential Remodel (BP-07-0269)  
 Residential Remodel (BP-08-0797)  
 PreApplication Conference (PAC-08-156)  
 Building Lot Determination (BLD-09-001)  
 Building Lot Determination (BLD-09-134)  
 Limited Impact Special Use Review Waiver (LUW-09-001)  
 Residential Remodel (BP-10-0367)

- Documents:** [BUILDING PERMIT \(BP-07-0269\)](#)  
[BUILDING PERMIT \(BP-08-0797\)](#)  
[none found \(LUW-09-001\)](#)  
[BUILDING PERMIT \(BP-10-0367\)](#)  
[PLANS \(BP-10-0367\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1972/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		793 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA		200 sq. ft.
		NON-CALCULATED AREA (USED TO DESCRIBE DRAWING)		1104 sq. ft.





# A-Frame Report

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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0028052**

**Address: 925 MOUNTAIN MEADOWS RD UNINCORPORATED, 80302**

**Parcel: 146130000013**

**Location: T1N - R71 W - S30 : TR, NBR 903 SUGARLOAF AREA**

- Records:** New Residence (BP-83-0477)  
 Residential Accessory Building (BP-84-0867)  
 Building Code Violation (BCV-07-5005)  
 Residential Addition (BP-07-0455)  
 Research (RES-11-0061)  
 Building Code Violation (BWOP-15-0045)  
 Zoning Enforcement (ZON-16-0332)

- Documents:** [BUILDING PERMIT \(BP-07-0455\)](#)  
[Map \(RES-11-0061\)](#)  
[Site Photos 112515 \(BWOP-15-0045\)](#)  
[Site Photos 112515 \(BWOP-15-0045\)](#)  
[Site Photos 112515 \(BWOP-15-0045\)](#)  
[Violation Letter 12/30/15 \(BWOP-15-0045\)](#)  
[Violation Letter \(replaces existing letter\) 12/30/15 \(BWOP-15-0045\)](#)  
[Response dated 010816 \(BWOP-15-0045\)](#)  
[NOV letter 12/2/16 \(ZON-16-0332\)](#)  
[removal email \(ZON-16-0332\)](#)

	Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	A-FRAME	1984/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1680 sq. ft.

2ND FLOOR AND HIGHER FINISHED AREA	828 sq. ft.
WALK-OUT BASEMENT FINISHED AREA	242 sq. ft.
WALK-OUT BASEMENT UNFINISHED AREA	1318 sq. ft.
DECK AREA	608 sq. ft.
DECK AREA	144 sq. ft.





# A-Frame Report

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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0034177**

**Address: 116 NUGGET DR UNINCORPORATED, 80302**

**Parcel: 131933002003**

**Location: T2N - R71 W - S33 : LAZY ACRES - BOV**

**Records:** Electrical Service Change (BP-79-1147)  
New Residence (BP-65-8005)  
Residential Remodel (BP-87-0425)

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1966/1979	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	744 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	360 sq. ft.
		DECK AREA	548 sq. ft.



116 Nugget Photo by J. Wahlers 11/2/2017



116 Nugget Photo by J. Wahlers 11/2/2017





# A-Frame Report

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Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
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www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0025682**

**Address: 103 OLDE CARTER LAKE RD UNINCORPORATED, 80403**

**Parcel: 158136100032**

**Location: T1S - R72 W - S36 : TR, NBR 910 WALKER RANCH AREA**

**Records: New Residence (BP-63-7062)**

**Documents:**

	Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	A-FRAME	1964/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA		480 sq. ft.
			LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		288 sq. ft.







# A-Frame Report

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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0030182**

Address: **103 OVERLAND DR UNINCORPORATED, 80481**

Parcel: **132115001002**

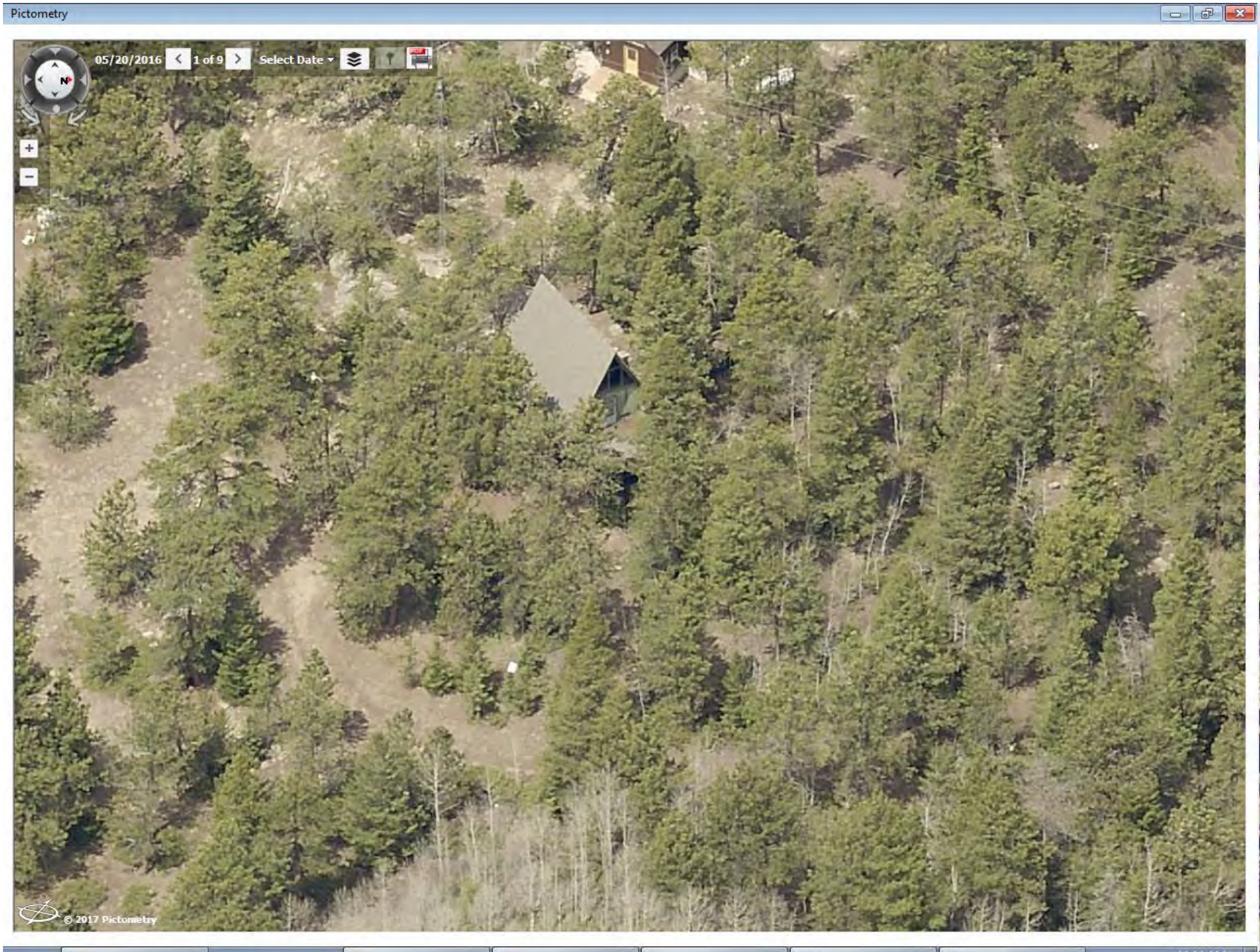
Location: **T2N - R72 W - S15 : SKY RANCH ESTATES - MT**

Records: New Residence (BP-63-6816)  
Residential Remodel (BP-07-1381)

Documents: [BUILDING PERMIT \(BP-07-1381\)](#)

	Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	A-FRAME	1964/2007	Mountains	SINGLE FAM RES IMPROVEMENTS	
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA		744 sq. ft.
			LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		168 sq. ft.
			DECK AREA		384 sq. ft.



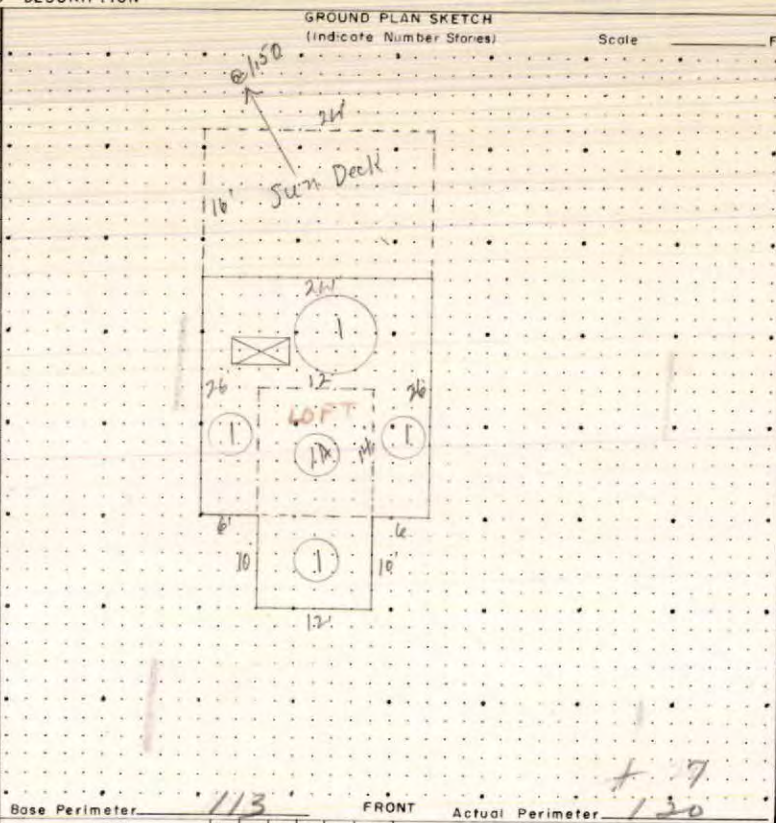


NS 30182

BUILDING DESCRIPTION AND REPLACEMENT COST RECORD — RESIDENTIAL

CLASSIFICATION No. R-2A (A Frame)

STORIES	UNITS	ROOMS	PHYSICAL CONDITION
1A	1	3	
TYPE	USE	Construction	Quality Rating
X Single Dwelling	X	Frame	M Minimum
Double Dwelling		Stone	F Fair
Multi Dwelling		Block	A Average
Residential Apartment		Brick Veneer	G Good
		Prefab	E Excellent



AREA — MAIN BUILDING

26 x 24	624
10 x 12	120
TOTAL 744	

(1) FOUNDATION	M	F	A	G	E	(5) FLOORS	M	F	A	G	E	(11) PLUMBING	No.	UNIT	COST	COST
A Concrete						A. Wd. Joist		X				A. Base	1		810	
B. Block	X					B. Sub Floor	X					B. 3 pc. Bath				
C. Stone						C. Softwood Flg.						C. 2 pc. Bath				
D. Brick						D. Hardwood Flg.	X					D. Lavatory				
E. Piers						E. Concrete						E. Toilet				
F. Mud Sills						F. Resilient Flg.						F. Bathtub				
G. Coissons						G. Carpet						G. Shower Stall				
												H. Kitchen Sink				

(2) EXTERIOR W.	M	F	A	G	E	(6) INTERIOR FINISH	M	F	A	G	E	(12) HEATING & COOLING	No.	UNIT	COST	COST
A Fr Wd or Sh S	X					A. Unfinished						Stove		Pipeless		
B Fr Asbestos S.						B. Plastered						Hot Air		Gravity		
C Fr Stucco						C. Drywall						Steam		Forced		
D Fr Brk. Veneer						D. Wallboard						Hot Water		Baseboard		
E Blk 8" Painted						E. Plywood						Electric		Radiant		
F Blk 8" Stucco						F. Hardwood Panel	X					Unit Heater		Ceiling		
G Brk & Blk or Brk						G. Knotty Pine	X					Floor Furnace		Gas		
H Log												Wall Furnace		Oil		
L Native Stone												Fan		Coal		
M Insul Walls												Fireplace	X	300	Refrigerated	
															Evaporated	
TOTAL 810																

(3) ROOF	M	F	A	G	E	(7) BATH FLOORS	M	F	A	G	E	(8) BATH WALLS	M	F	A	G	E
A Flat						A. Base	X					A. Base	X				
B Shed																	
C Gable	X																
D. Hip																	
E Gambrel																	
F Overhang																	

(4) ROOFING

A Wood Shg. **X**

B Wood Shakes

C Asphalt Shg.

D Asbestos Shg.

E Built Up T.B.G.

F Tile

G Slate

H Metal

I Prepared Roll

J Insul Ceiling

NOV 24

Other Items and Remarks: included in 15-C

This card replaces old card. ERRORS in drawing corrected. JEM

Per owner's stmt on new. field check 8/9/79 MC

LOFT 10x12 #2 = 236

NOV 24 8/79

MLG 6-84 Review 209 downward EC. AJ

ITEM	M	F	A	G	E	Rm.	AREA
(3) Unfinished Basement							
(3) Finished Basement							
(4) Finished Attic	X						14'x12'
(5) Porches							
Half Story							

RATE ADJUSTMENT COMPUTATIONS

ITEM	AREA OR QUANTITY	Yr. 70	Yr. _____
		+	-
1328 Base		390	
118		19	
		409	

DOLLAR ADJUSTMENT COMPUTATIONS

ITEM	AREA OR QUANTITY	UNIT	Yr. 70	Yr. _____
			COST	COST
1328	+ 70	1837	73	
9A	18+1W	149	25	
			98	

COMPUTATIONS

YEAR	1970	19	19	19	19							
Computed By	MC											
ITEM	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total
First Floor	744	409	3043									
Second Floor												
Third Floor												
Half Story												
Plumbing			810									
Heating & Cooling			300									
Unfinished Basement												
Finished Basement												
Finished Attic	168	190	319									
Porches												
Dollar Adjustment			98									
Sun Deck	384	1.50	576									
Replacement Cost New	5146											
Percent Good	100%											
R.C.N.L.D.	5146											
Other Improvements												
TOTAL R.C.N.L.D.	5146											

(16), (17), (18) OTHER IMPROVEMENTS

CLASS OR ITEM	Grade	Walls	Floor	Roof	Dimensions	Area Sq Ft	Unit Cost	R.C.N.	Age	% Good	R.C.N.L.D.

DEPRECIATION

Year of Construction	Year of Depreciation	Normal	Obsolence	% +	Adjusted				
Actual	Appraisal	Age	Life	% Good	Condition	Functional	Economic	-	% Good
1964									





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0030341**

Address: **727 OVERLAND DR UNINCORPORATED, 80481**

Parcel: **132115001010**

Location: **T2N - R72 W - S15 : SKY RANCH ESTATES - MT**

Records: New Residence (BP-63-6628)  
Residential Addition (BP-05-1344)

Documents: [Microfiche Card \(BP-63-6628\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1964/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1100 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	190 sq. ft.





# A-Frame Report

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Courthouse Annex  
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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0057410**

Address: **16180 PEAK TO PEAK DR UNINCORPORATED, 80540**

Parcel: **119736001004**

Location: **T3N - R73 W - S36 : ARROWOOD - MT**

Records: Subdivision Final Plat (SD-169)  
New Residence (BP-70-12225)

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1970/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	760 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	230 sq. ft.
		WALK-OUT BASEMENT UNFINISHED AREA	300 sq. ft.
		DECK AREA	260 sq. ft.





# A-Frame Report

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Courthouse Annex  
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www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0030282**

Address: **47519 PEAK TO PEAK \*\* UNINCORPORATED, 80481**

Parcel: **132100000049**

Location: **T2N - R72 W - S20 : TR, NBR 930 WARD AREA**

Records: Electrical Service Change (BP-85-0683)  
New Residence (BP-85-0882)

Documents: [Microfiche Card \(BP-85-0683\)](#)  
[Microfiche Card \(BP-85-0882\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building:	/		

sq. ft.









# A-Frame Report

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www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0053865**

**Address: 49045 PEAK TO PEAK HWY UNINCORPORATED, 80481**

**Parcel: 132118000027**

**Location: T2N - R72 W - S18 : TR, NBR 930 WARD AREA**

**Records: New Residence (BP-65-8201)**

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1966/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		800 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA		800 sq. ft.
		DECK AREA		200 sq. ft.



49045 Peak to Peak Photo by J. Wahlers 11/2/2017



49045 Peak to Peak Photo by J. Wahlers 11/2/2017

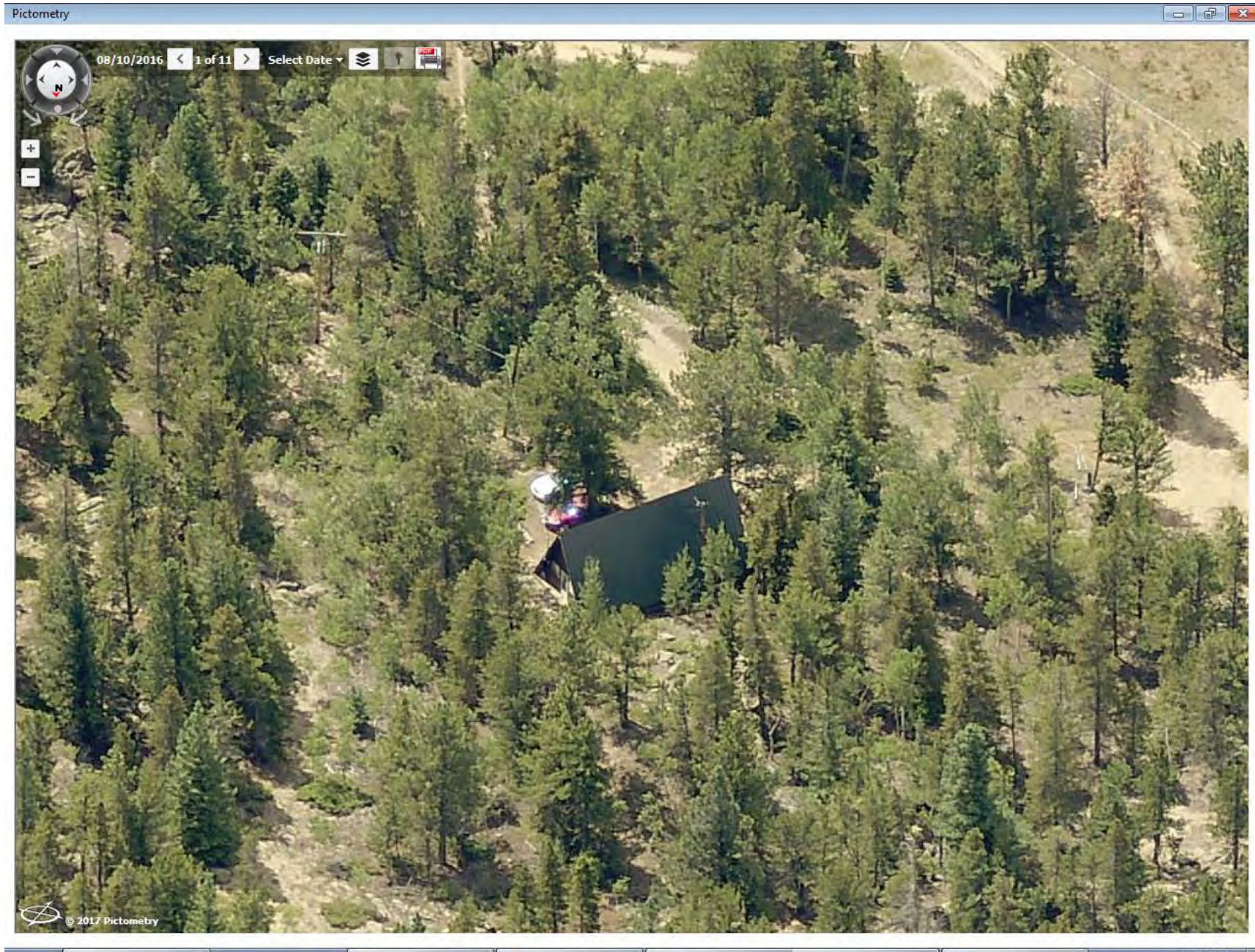


49045 Peak to Peak Photo by J. Wahlers 11/2/2017



49045 Peak to Peak Photo by J. Wahlers 11/2/2017





RESIDENTIAL PROPERTY RECORD CARD

33865

21098

ADDRESS HY #160 #8201 #5,000 PARCEL NUMBER \_\_\_\_\_

CITY OR TOWN \_\_\_\_\_ INDEX \_\_\_\_\_

OWNER'S NAME AND ADDRESS DWIGHT M. VAN EYER 1903 Pine

CHANGES IN OWNERSHIP:

NAME	ADDRESS	DATE	VOLUME	PAGE	TYPE INSTRUMENT	REMARKS
<del>Stewart, H. &amp; J. &amp; J. &amp; J.</del>		7-7-72			27704	30,000 (mold)
Stewart, Douglas K. & Susan		11-20-75			141903	3.30



LEGAL DESCRIPTION 1000 SW 4 NE 4 SUB-DIVISION OR ADDITION TR 3624 SECTION 18 TWP. 2N RANGE 72 BLOCK \_\_\_\_\_ LOT \_\_\_\_\_

SUBJECT PROPERTY			NEIGHBORHOOD			LOCATION OF IMPROVEMENTS		CLASSIFICATION No.		
LAND IMPROVEMENTS	UTILITIES	TOPOGRAPHY	USE	TOPOGRAPHY	TREND	[Diagram]		STORIES	UNITS	ROOMS
Paved Street	City Water	Level	Single Family	Level	Improving					
Black Topped Street	Well	High	Two Family	High	Static					
Graveled Street	Sewer	Steep	Multi Family	Steep	Declining					
Unimproved	Septic Tank	Low	Business	Low	Blighted					
Sidewalk	Cesspool	Sloping	Commercial	Sloping						
Curb and Gutter	Natural Gas	Hilly	Industrial	Hilly						
Street Lights	L.P. Gas	Rock		Rock						
Alley	Electricity	Retaining Wall								
ZONING _____						Date of improvements: _____		ZONING <u>920</u>		
Percent Built Up: _____ %										

LAND VALUE CALCULATION								SUMMARY									
YEAR	SIZE OR ACRES	UNIT VALUE	ADJUSTMENT FACTORS				FRONT FOOT SQUARE FOOT ACRE VALUE	TOTAL VALUE	DATE	APPRAISER	ACTUAL VALUE			ASSESSED VALUE			ENTERED
			BASE DEPTH	DEPTH	CORNER	OTHER					LAND	IMPROVEMENTS	TOTAL	%	LAND	IMPROVEMENTS	
								1967									
								7/11/66	K.W.		7016		30	200	2100	2300	CH.
								BV		1270	7700			380	2310	2690	12-12-72 AM

SALES DATA & REMARKS Above Peaceful Valley on Peak to Peak. to the top of hill - small road to left.

Measured By: K.W.

Reviewed By: [Signature]

SPECIAL NOTES: Reviewed 8/70 JB

3624

12F NS 53865

BUILDING DESCRIPTION AND REPLACEMENT COST RECORD — RESIDENTIAL

CARD \_\_\_\_\_ OF \_\_\_\_\_ CARDS  
BLDG. No. \_\_\_\_\_

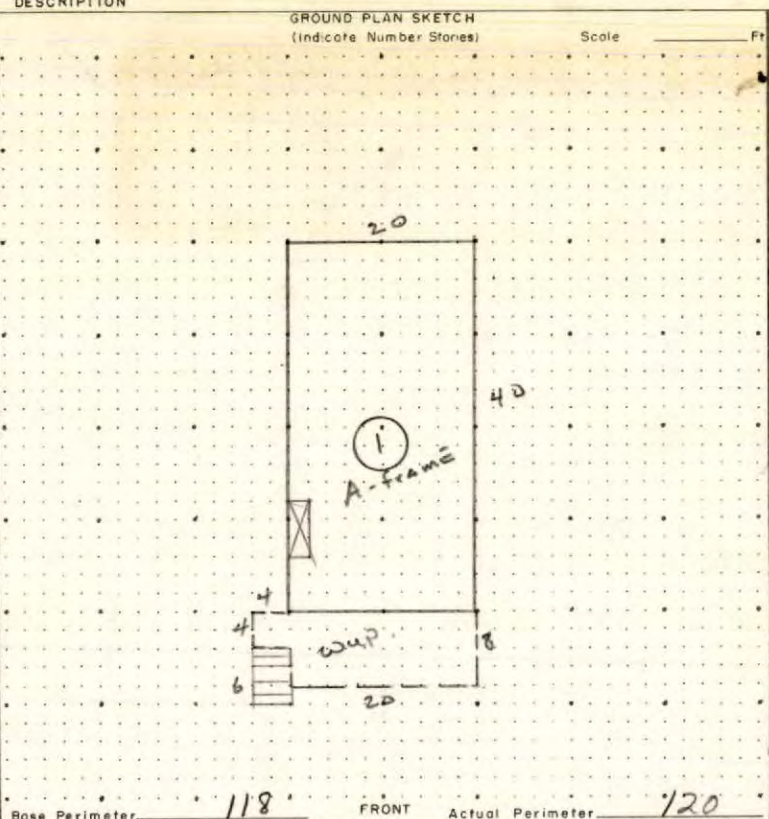
CLASSIFICATION No. <b>R-3-A (A frame)</b>		MAIN BUILDING DESCRIPTION	
STORIES <b>1 + 1/2</b>	UNITS <b>1</b>	ROOMS <b>3</b>	PHYSICAL CONDITION
TYPE	USE	Construction	Quality Rating
Single Dwelling	X	Frame	X M Minimum
Double Dwelling		Stone	F Fair
Multi Dwelling		Block	A Average
Residential Apartment		Brick Veneer	G Good
		Prefab	E Excellent

(1) FOUNDATION	M F A G E	(5) FLOORS	M F A G E	(11) PLUMBING	No. UNIT COST COST
A. Concrete		A. Wd. Joist	X	A. Base	1 920
B. Block	X	B. Sub Floor	X	B. 3 pc. Bath	
C. Stone		C. Softwood Firg.		C. 2 pc. Bath	
D. Brick		D. Hardwood Firg.		D. Lavatory	
E. Piers		E. Concrete		E. Toilet	
F. Mud Sills		F. Resilient Firg.	✓	F. Bathub	
G. Coissons		G. Carpet		G. Shower Stall	
				H. Kitchen Sink	
				I. Laundry Tub	
				J. H.W. Heater	
				K. Garbage Disp	
				L. Dishwasher	
				TOTAL	920
(2) EXTERIOR W.	M F A G E	(6) INTERIOR FINISH	M F A G E	(12) HEATING & COOLING	
A. Fr Wd. or Sh S.	X	A. Unfinished		Stove	Pipeless
B. Fr Asbestos S.		B. Plastered		Hot Air	Gravity
C. Fr. Stucco		C. Drywall		Steam	Forced
D. Fr Brk. Veneer		D. Wallboard		Hot Water	Baseboard
E. Blk B" Painted		E. Plywood		Electric	Radiant
F. Blk B" Stucco		F. Hardwood Panel	X	Unit Heater	Ceiling
G. Brk & Blk or Brk.		G. Knotty Pine		Floor Furnace	Gas
H. Log				Wall Furnace	Oil
L. Native Stone				Fan	Coal
M. Insul Walls				Watts	Stoker
				Fireplace (1) Met.	350
				Refrigerated	
				Evaporated	

(3) ROOF	M F A G E	(9) KITCHEN	M F A G E	(10) ELECTRICAL	M F A G E
A. Flat		A. Base	X	A. Wiring	X
B. Shed				B. Fixtures	X
C. Gable	X				
D. Hip					
E. Gambrel					
F. Overhang					
(4) ROOFING	M F A G E	Other Items and Remarks:			
A. Wood Shg.	X	Outside Appr. - all windows boarded no interior figures are estimates 7-11-66 - K.W. [Signature]			
B. Wood Shakes					
C. Asphalt Shg.					
D. Asbestos Shg.					
E. Built Up T.&G.					
F. Tile					
G. Slate					
H. Metal					
I. Prepared Roll					
J. Insul Ceiling					

(16), (17), (18) OTHER IMPROVEMENTS										
CLASS OR ITEM	Grade	Walls	Floor	Roof	Dimensions	Area Sq Ft	Unit Cost	R C N	Age	% Good

DEPRECIATION										
Year of Construction	Year of Appraisal	Depreciation Year	Normal			Obsolescence			% +	Adjusted % Good
Actual	Adjusted	Year	Age	Life	% Good	Condition	Functional	Economic	-	% Good
1966		1966	0-							



Base Perimeter	118'	FRONT	Actual Perimeter	120'			
ITEM	M	F	A	G	E	Rm.	AREA
(13) Unfinished Basement							
(13) Finished Basement							
(14) Finished Attic			X				12x18 @ 1.25 (est.)
(15) Porches			X				WUP. (8x10) (4x10) @ 1.50
Half Story							

COMPUTATIONS															
YEAR	July 19 66			19			19			19			19		
Computed By	CW														
ITEM	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total
First Floor	800	6.93	5544												
Second Floor															
Third Floor															
Half Story															
Plumbing			920												
Heating & Cooling			350												
Unfinished Basement															
Finished Basement															
Finished Attic															
Porches	200	1.50	300												
Dollar Adjustment															
Replacement Cost New			7016												
Percent Good	100														
R.C.N.L.D.			7016												
Other Improvements															
TOTAL R.C.N.L.D.															

AREA — MAIN BUILDING	
20 x 40	AREA 800
X	
X	
X	
X	
X	
X	
TOTAL	800

RATE ADJUSTMENT COMPUTATIONS				
ITEM	AREA OR QUANTITY	Yr. _____	Yr. _____	Yr. _____
		+	-	+
Base R-3-A		6.93		
4A		.10		
				6.93

DOLLAR ADJUSTMENT COMPUTATIONS				
ITEM	AREA OR QUANTITY	UNIT	Yr. _____	Yr. _____
			COST	COST
9A2 B 1' - 23.			23	
9A2 W 5' - 17.			75	
				-98





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0053737**

**Address: 51916 PEAK TO PEAK HWY UNINCORPORATED, 80481**

**Parcel: 132100000031**

**Location: T2N - R72 W - S17 : TR, NBR 930 WARD AREA**

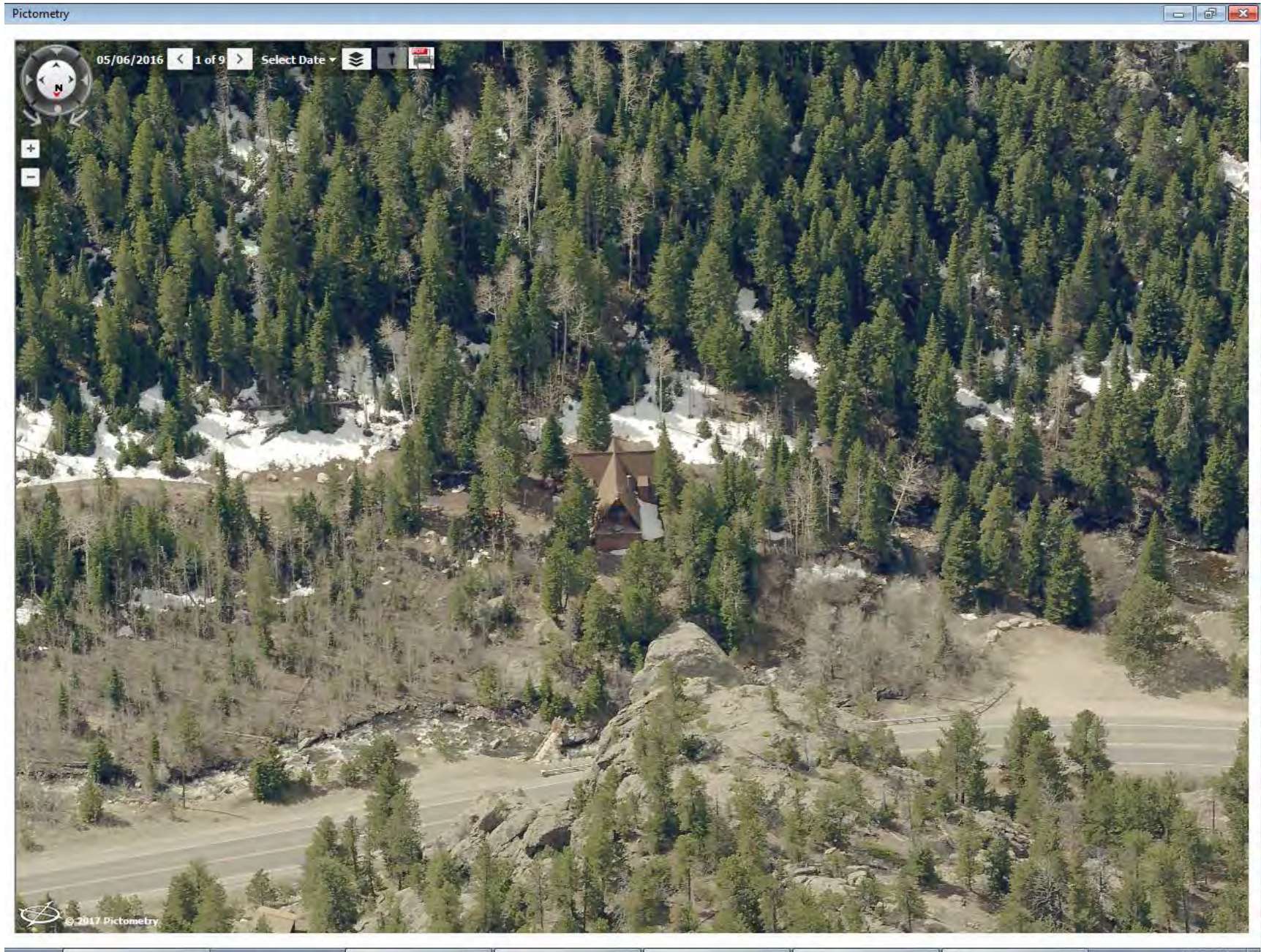
**Records:** New Residence (BP-62-5730)  
Subdivision Exemption (SE-78-014)  
Residential Remodel (BP-93-1513)  
Water Heater (BP-09-0451)

**Documents:** [Subdivision Exemption \(SE-78-014\)](#)  
[No Description \(SE-78-014\)](#)  
[No Description \(SE-78-014\)](#)  
[microfiche \(SE-78-014\)](#)  
[No Description \(BP-93-1513\)](#)  
[BUILDING PERMIT \(BP-09-0451\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1965/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1192 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA		324 sq. ft.
		DECK AREA		120 sq. ft.



51916 Peak to Peak



RESIDENTIAL PROPERTY RECORD CARD

53737

ADDRESS \_\_\_\_\_

PARCEL NUMBER \_\_\_\_\_

CITY OR TOWN PEACEFUL VALLEY INDEX \_\_\_\_\_

OWNER'S NAME AND ADDRESS: A. A. O'KELLY PO Box 1282 DICKINSON, TEX

CHANGES IN OWNERSHIP:

NAME	ADDRESS	DATE	VOLUME	PAGE	TYPE INSTRUMENT	REMARKS
NE 1/4 NW 1/4 17-2N-72 40 AC						
M/L & PT SE 1/4 SW 1/4 08-2N-72						
LYING S OF US HWY 160 LESS PTS						
SOLD 3.02 ACS M/L TOTAL 43.02						
ACS M/L						
SPLIT SEE ID 53582						



LEGAL DESCRIPTION	SUB-DIVISION OR ADDITION	SECTION	TWP	RANGE	BLOCK	LOT
<u>NE 1/4 NW 1/4 40AC</u>		<u>17</u>	<u>2N</u>	<u>72</u>		

SUBJECT PROPERTY			NEIGHBORHOOD		
LAND IMPROVEMENTS	UTILITIES	TOPOGRAPHY	USE	TOPOGRAPHY	TREND
Paved Street	City Water	Level	Single Family	Level	Improving
Black Topped Street	Well	High	Two Family	High	Static
Graveled Street	Sewer	Steep	Multi Family	Steep	Declining
Unimproved	Septic Tank	Low	Business	Low	Blighted
Sidewalk	Cesspool	Sloping	Commercial	Sloping	
Curb and Gutter	Natural Gas	Hilly	Industrial	Hilly	
Street Lights	L.P. Gas	Rock		Rock	
Alley	Electricity	Retaining Wall			

LOCATION OF IMPROVEMENTS		CLASSIFICATION No.	
STORIES	UNITS	ROOMS	USE
			Single Dwelling
			Double Dwelling
			Multi Dwelling
			Residential Apt

LAND VALUE CALCULATION								SUMMARY									
YEAR	SIZE OR ACRES	UNIT VALUE	ADJUSTMENT FACTORS				FRONT FOOT SQUARE FOOT ACRE VALUE	TOTAL VALUE	DATE	APPRAISER	ACTUAL VALUE			ASSESSED VALUE			ENTERED
			BASE	DEPTH	CORNER	OTHER					LAND	IMPROVEMENTS	TOTAL	%	LAND	IMPROVEMENTS	
								1966						2170			
								8/5	CUNE	8630		30		2590		M.S.	
								8/70	JB	9160		30		2750		8/30/70 JAW	

SALES DATA & REMARKS	Measured By:	Reviewed By:	SPECIAL NOTES:
		RSM	Reviewed 8/70 JB





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0034355**

Address: **56 PEAKVIEW RD UNINCORPORATED, 80302**

Parcel: **131934002007**

Location: **T2N - R71 W - S34 : BOULDER HEIGHTS - BOV**

Records: New Residence (BP-72-15183)  
Vacation of a Public Road or Easement (V-72-989)  
New Residence (BP-90-0651)  
Residential Remodel (BP-92-1115)  
Residential Addition (BP-05-0795)

Documents: [FILE \(V-72-989\)](#)  
[No Description \(BP-92-1115\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1973/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1674 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA		408 sq. ft.
		DETACHED GARAGE		240 sq. ft.
		DECK AREA		740 sq. ft.







# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0030608**

**Address: 827 PINE CONE CIR UNINCORPORATED, 80481**

**Parcel: 132129009013**

**Location: T2N - R72 W - S29 : HIDDEN LAKE - MT**

**Records: Accessory Agricultural Building (BP-72-15823)  
New Residence (BP-85-1098)  
Subdivision Final Plat (SD-102)**

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1986/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	734 sq. ft.
		WALK-OUT BASEMENT UNFINISHED AREA	748 sq. ft.
		BASEMENT GARAGE AREA	220 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA	220 sq. ft.
		DECK AREA	220 sq. ft.





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0025162**

Address: **123 PINE GLADE RD UNINCORPORATED, 80466**

Parcel: **158115001005**

Location: **T1S - R72 W - S14 : ASPEN MEADOWS - MT**

Records: Residential Addition (BP-83-1138)  
Subdivision Final Plat (SD-105)  
New Residence (BP-68-10532)  
Residential Addition (BP-99-0042)

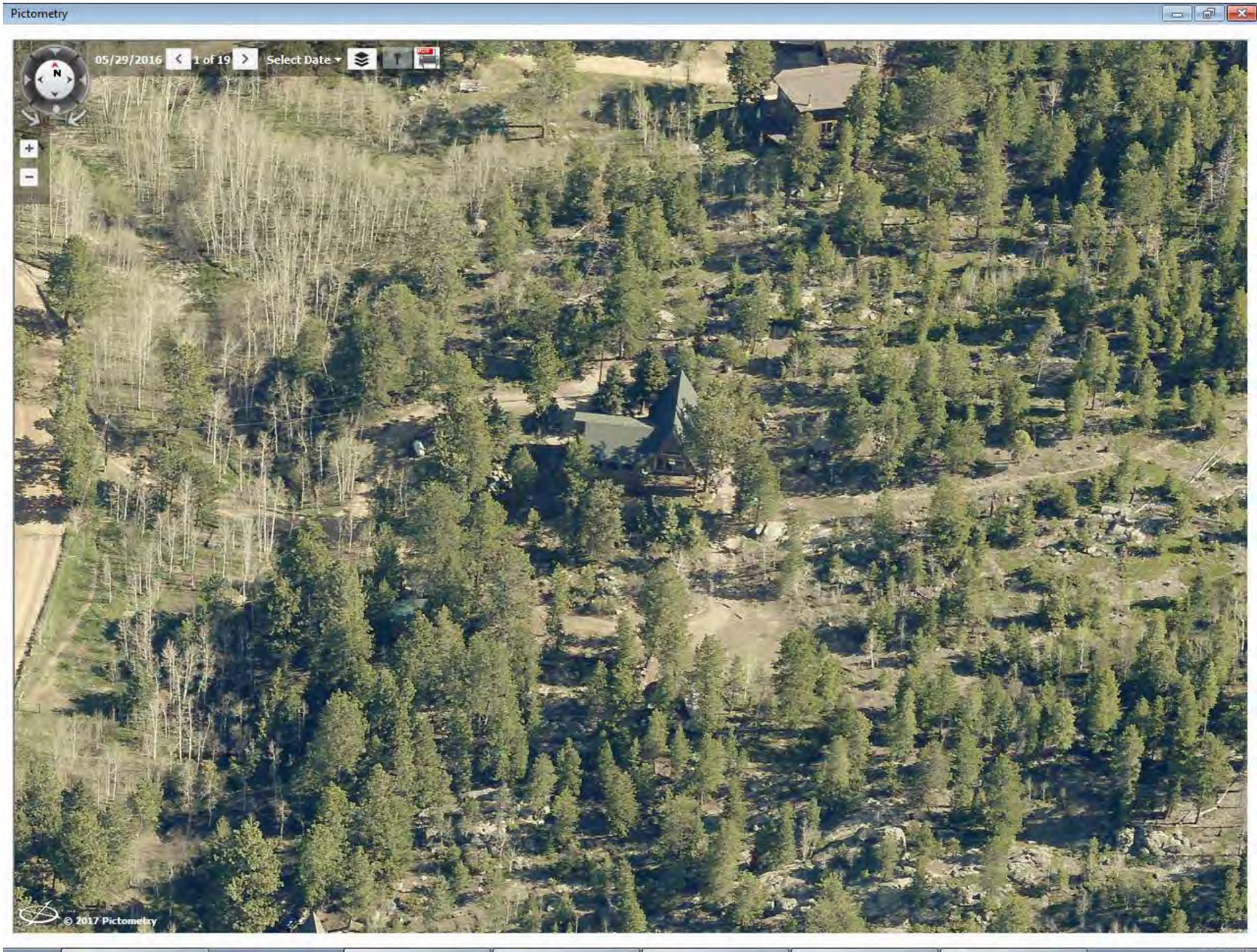
Documents: [BUILDING PERMIT \(BP-99-0042\)](#)  
[PLANS \(BP-99-0042\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1968/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		1669 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA		117 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		144 sq. ft.
			DECK AREA	25 sq. ft.





123 Pine Glade



RESIDENTIAL PROPERTY APPRAISAL RECORD

(VAA) CITY OR TOWN MOUNTAINS (AA) PARCEL NO. \_\_\_\_\_ (AB) SCHEDULE NO. 25162 (DAF) TAX AREA 0182

14-1S-72 0234 0025162 0182 1581 15 0 01 005 15F 2  
LOT 6 ASPEN MEADOWS

MAGNOLIA RT MT

OLSON WILLIAM M  
ASPEN MEADOWS  
MAGNOLIA STAR RT  
NEDERLAND

CO 80466

000 0000 00000

78 1200 3450 4650 4000 11500 15500  
79 1200 3930 5130 4000 13100 17100

148014 00-00  
08-75

1112 1217

(DAB) SEC. 1/4	(DAI) SEC. MAP NO.	
14		
DIST.		
E		
(HAF) PAGE	(HAI) TYPE INSTR.	(HAB) DOC. FEE



APR 1978

LAND ATTRIBUTES SUBJECT PROPERTY	APPRAISER'S INTERVIEW AND VALUE ESTIMATE								INCOME APPROACH																																																									
	(WAA) DATE	(WAB) APPRAISER	CONFIRMED SALE PRICE	(IAA) OCCUPANCY OWNER/TENANT	(IAB) MONTHLY RENT	(IAC) FURNISHED UNFURNISHED	(IAD) EST. ECONOMIC RENT (UNFUR.)	EST. (WAE) PROPERTY VALUE	DATE	GROSS RENT MULTIPLIER	ECONOMIC RENT	DATA REFERENCE	INDICATED VALUE																																																					
(DAH) ZONING																																																																		
(JAA) USE																																																																		
IMPROVEMENTS	<table border="1"> <thead> <tr> <th colspan="10">(JAB) LAND CLASS</th> <th colspan="4">APPROACH USED (CORRELATION) FOR ACTUAL VALUE DETERMINATION</th> </tr> <tr> <th>DATE</th> <th>(GAC) CODE</th> <th>(GAD) SIZE</th> <th>BASE UNIT</th> <th colspan="5">ADJUSTMENT FACTORS</th> <th>BASE UNIT VALUE</th> <th>TOTAL LAND VALUE</th> <th>(WBA) DATE</th> <th>(WBB) APPROACH USED</th> <th>(WBF) ACTUAL VALUE</th> <th>LAND/IMPS. RATIO</th> <th>(WBC) DETERMINED BY</th> </tr> <tr> <th>SIZE</th> <th>SHAPE</th> <th>LOCATION</th> <th>OTHER</th> <th>COMPOSITE</th> <th colspan="5"></th> <th colspan="7"></th> </tr> </thead> </table>								(JAB) LAND CLASS										APPROACH USED (CORRELATION) FOR ACTUAL VALUE DETERMINATION				DATE	(GAC) CODE	(GAD) SIZE	BASE UNIT	ADJUSTMENT FACTORS					BASE UNIT VALUE	TOTAL LAND VALUE	(WBA) DATE	(WBB) APPROACH USED	(WBF) ACTUAL VALUE	LAND/IMPS. RATIO	(WBC) DETERMINED BY	SIZE	SHAPE	LOCATION	OTHER	COMPOSITE																							
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JBB Graveled Street																																																																		
JBC Unimproved																																																																		
JBD Sidewalk																																																																		
JBE Curb & Gutter																																																																		
JBF Street Lights																																																																		
JBG Alley																																																																		
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									AREA	TIME																																																								
JCA Public Water																																																																		
JCB Well Water																																																																		
JCC Public Sewer																																																																		
JCD Septic System																																																																		
JCE Natural Gas																																																																		
JCF Electricity																																																																		
TOPOGRAPHY	<table border="1"> <thead> <tr> <th colspan="8">MARKET APPROACH (COMPARABLE SALES)</th> <th colspan="7"></th> </tr> <tr> <th>SALES REFERENCE</th> <th>DATE OF SALE</th> <th>PRICE PAID (R.E. ONLY)</th> <th>TIME ADJ.</th> <th>LOCATION ADJ.</th> <th colspan="3">PHYSICAL CHARACTERISTICS (OTHER ADJUSTMENTS)</th> <th>INDICATED VALUE</th> <th colspan="7"></th> </tr> </thead> </table>								MARKET APPROACH (COMPARABLE SALES)															SALES REFERENCE	DATE OF SALE	PRICE PAID (R.E. ONLY)	TIME ADJ.	LOCATION ADJ.	PHYSICAL CHARACTERISTICS (OTHER ADJUSTMENTS)			INDICATED VALUE																																		
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SHAPE, ETC.	<table border="1"> <thead> <tr> <th colspan="15">Appendix B. Compilation of Known A-frames within County: Assessor Records with Photographs Page 339 of 488</th> </tr> </thead> </table>								Appendix B. Compilation of Known A-frames within County: Assessor Records with Photographs Page 339 of 488																																																									
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JEB Irregular																																																																		
JEC Cul-De-Sac																																																																		
JED Corner																																																																		
JEE View																																																																		
JEF Non-St. Front																																																																		

Reviewed by: \_\_\_\_\_  
Date: \_\_\_\_\_

425-7778





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0025172**

Address: **183 PINE GLADE RD UNINCORPORATED, 80466**

Parcel: **158115001006**

Location: **T1S - R72 W - S14 : ASPEN MEADOWS - MT**

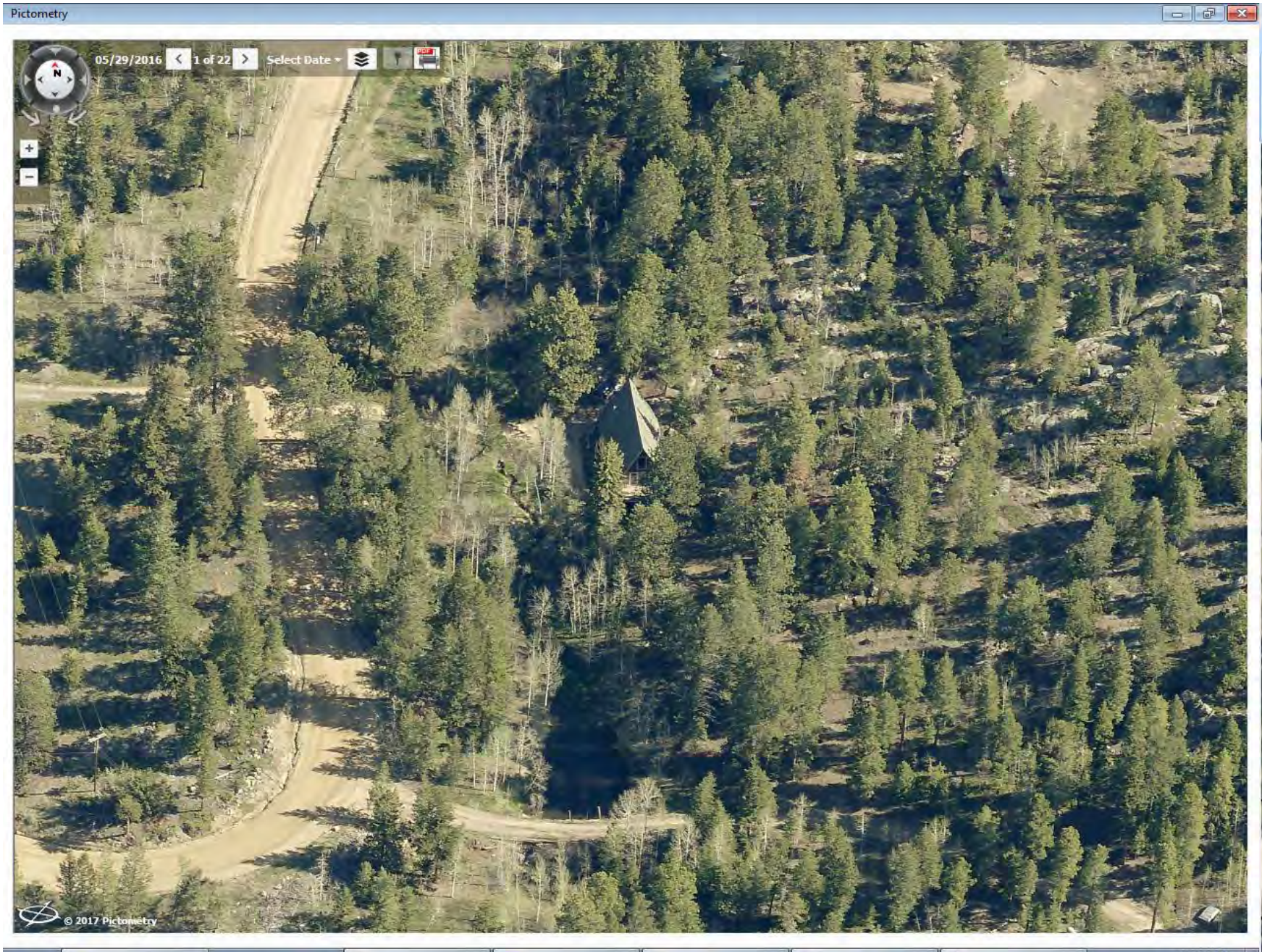
Records: New Residence (BP-80-0444)  
Subdivision Final Plat (SD-105)  
Reroofing (BP-16-1332)

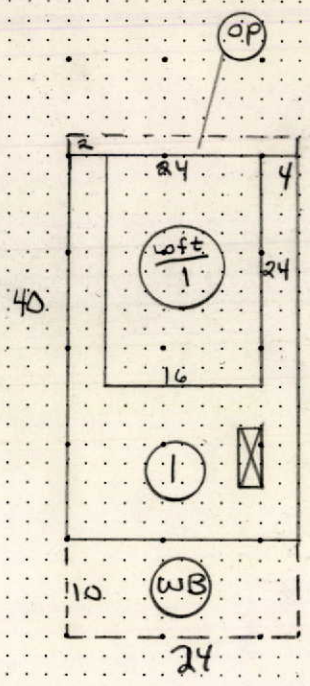
Documents: [BP application & parcel report \(BP-16-1332\)](#)  
[Building Permit \(BP-16-1332\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1980/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		960 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA		384 sq. ft.
			DECK AREA	240 sq. ft.
			PORCH AREA	48 sq. ft.



183 Pine Glade Road









# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0025189**

**Address: 1178 PINE GLADE RD UNINCORPORATED, 80466**

**Parcel: 158114002003**

**Location: T1S - R72 W - S14 : ASPEN MEADOWS 3 - MT**

**Records: Subdivision Final Plat (SD-157)  
New Residence (BP-82-0165)**

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1982/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	880 sq. ft.
		SUBTERRANEAN BASEMENT UNFINISHED AREA	880 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA	192 sq. ft.
		DECK AREA	240 sq. ft.





FIREPLACE DATA 1ZWSA

-QUALITY ADJUSTMENTS-

CA \_\_\_\_\_

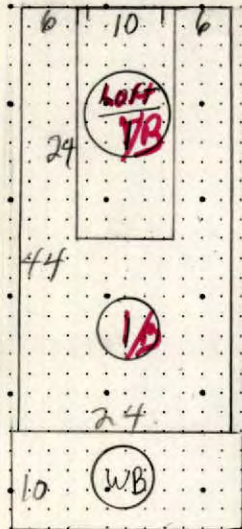
CB \_\_\_\_\_

CC Sliding glass doors

50% - 84  
 100% - 85 (.70 physical)



- 30% physical abrad  
 due to NO cabinets, wall coverings, doors (interior).







# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026799**

**Address: 179 PINON WAY UNINCORPORATED, 80466**

**Parcel: 158122000082**

**Location: T1S - R72 W - S22 : TR, NBR 910 WALKER RANCH AREA**

- Records:** New Residence (BP-63-6975)  
 Residential Addition (BP-84-1110)  
 Residential Accessory Building (BP-87-0907)  
 Accessory Agricultural Building (BP-93-1222)  
 Residential Accessory Building (BP-93-1221)  
 Residential Addition (BP-93-1220)  
 Research (RES-10-0112)  
 Reroofing (BP-11-1507)

- Documents:** [No Description \(BP-93-1220\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[BUILDING PERMIT \(BP-11-1507\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1964/2012	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1230 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	333 sq. ft.

DETACHED GARAGE 720 sq. ft.

DECK AREA 245 sq. ft.

PORCH AREA 48 sq. ft.





# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026685**

Address: **231 PINON WAY UNINCORPORATED, 80466**

Parcel: **158122000085**

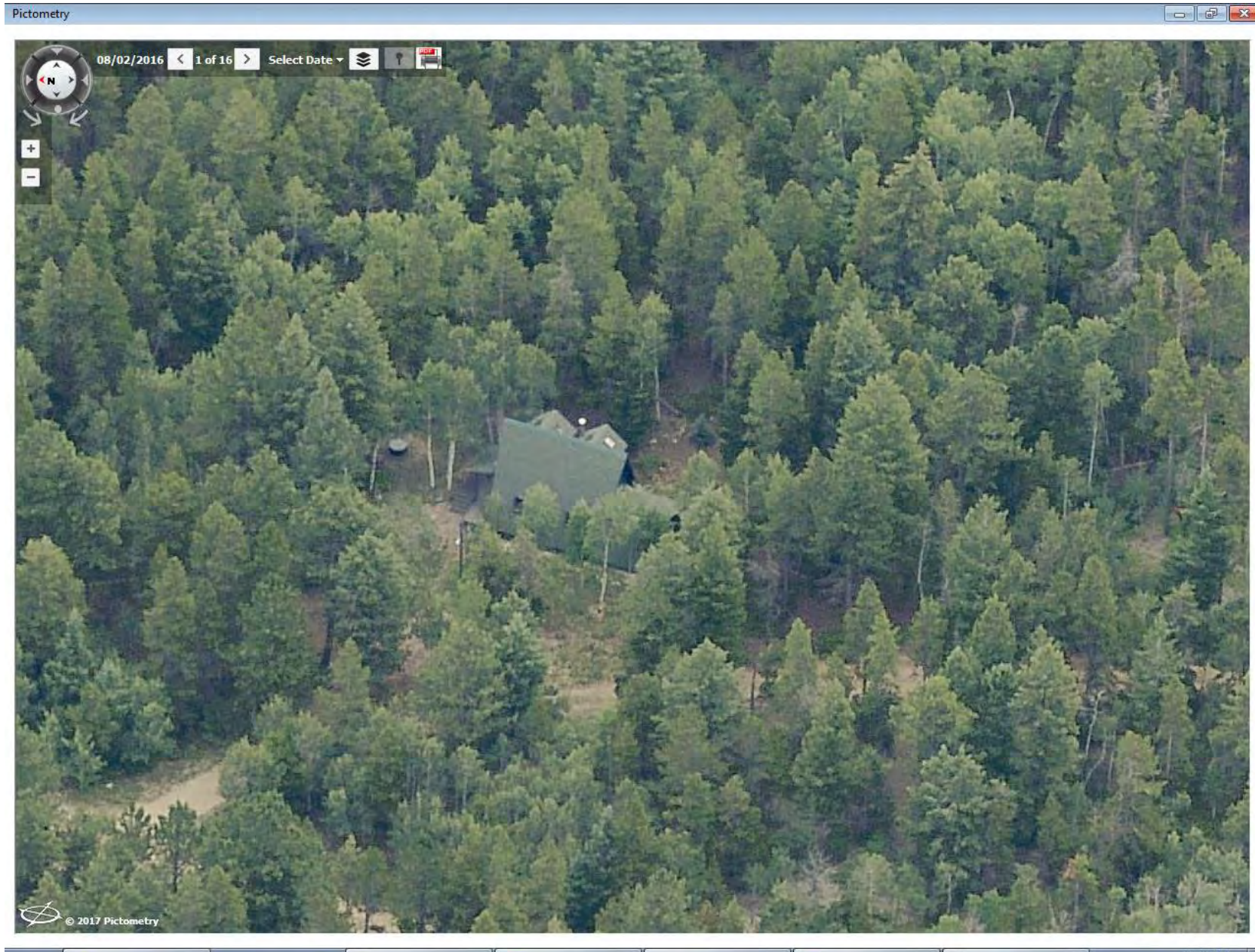
Location: **T1S - R72 W - S22 : TR, NBR 910 WALKER RANCH AREA**

Records: New Residence (BP-63-6974)  
Research (RES-10-0112)

Documents: [Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1965/1985	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		772 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA		240 sq. ft.
		DECK AREA		291 sq. ft.
		DECK AREA		84 sq. ft.
		DECK AREA		144 sq. ft.











RESIDENTIAL PROPERTY RECORD CARD

JOHNSON

0202

ADDRESS 6850-S-Penn

PARCEL NUMBER \_\_\_\_\_

CITY OR TOWN Littleton Colo

OWNER'S NAME AND ADDRESS Dwight Ray & Gerald Horn

8/15/68

INDEX

FLOYD JOHNSON  
8209-NOLA DRIVE  
DENVER, COLO - PH. 438-2349

CHANGES IN OWNERSHIP:

NAME	ADDRESS	DATE	VOLUME	PAGE	TYPE INSTRUMENT	REMARKS
Johnson, Floyd B.					836042	



LEGAL DESCRIPTION	SUB-DIVISION OR ADDITION	SECTION	TWP	RANGE	BLOCK	LOT
SW <sup>4</sup> SE <sup>4</sup> 1.25 ac.	LAZY Z ESTATES	22	15	72		13
	File in Land					

SUBJECT PROPERTY			NEIGHBORHOOD			LOCATION OF IMPROVEMENTS			CLASSIFICATION No.			
LAND IMPROVEMENTS	UTILITIES	TOPOGRAPHY	USE	TOPOGRAPHY	TREND	LOCATION OF IMPROVEMENTS			STORIES	UNITS	ROOMS	
Paved Street	City Water	Level	Single Family	Level	Improving	[Diagram]						
Black Topped Street	Well	High	Two Family	High	Static	[Diagram]						
Graveled Street	Sewer	Steep	Multi Family	Steep	Declining	[Diagram]						
Unimproved	Septic Tank	Low	Business	Low	Blighted	[Diagram]						
Sidewalk	Cesspool	Sloping	Commercial	Sloping		[Diagram]						
Curb and Gutter	Natural Gas	Hilly	Industrial	Hilly		[Diagram]						
Street Lights	L.P. Gas	Rock		Rock		[Diagram]						
Alley	Electricity	Retaining Wall				[Diagram]						
						Date of Improvements:				ZONING		
						Percent Built Up:				ZONING		

LAND VALUE CALCULATION							SUMMARY											
YEAR	SIZE OR ACRES	UNIT VALUE	ADJUSTMENT FACTORS				FRONT FOOT SQUARE FOOT ACRE VALUE	TOTAL VALUE	DATE	APPRAISER	ACTUAL VALUE			ASSESSED VALUE			ENTERED	
			BASE	DEPTH	CORNER	OTHER					LAND	IMPROVEMENTS	TOTAL	%	LAND	IMPROVEMENTS		TOTAL
								1965	7/28	Stuntz	4480		30		1340		MS	
								74			1160	4900	6060		350	1470	1820	7/25/74

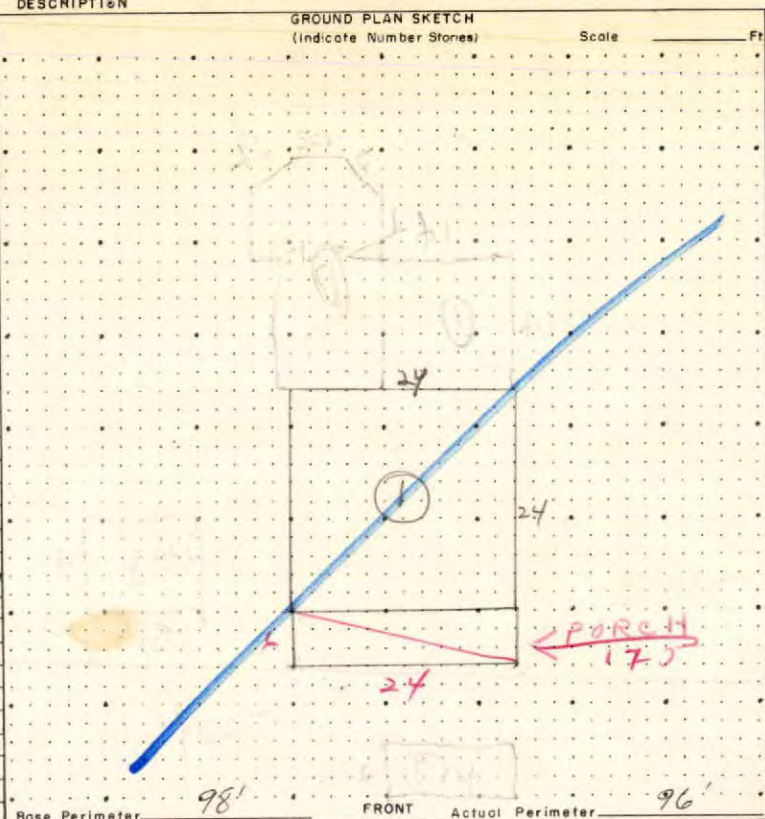
SALES DATA & REMARKS	Measured By:	Reviewed By:	SPECIAL NOTES:
Reviewed 8-15-68. + 2 x 2 E.M.		RSM	

N/S 26685

BUILDING DESCRIPTION AND REPLACEMENT COST RECORD — RESIDENTIAL

CARD \_\_\_\_\_ OF \_\_\_\_\_ CARDS  
BLDG. No. \_\_\_\_\_

CLASSIFICATION No. <b>R1A</b>		MAIN BUILDING DESCRIPTION		PHYSICAL CONDITION				
STORIES	UNITS	ROOMS	YEAR	P	F	A	G	E
Single Dwelling	Frame	M Minimum	1965					
Double Dwelling	Stone	F Fair	19					
Mult Dwelling	Block	A Average	19					
Residential Apartment	Brick Veneer	G Good	19					
	Prefab	E Excellent	19					



AREA — MAIN BUILDING	
24 x 24	AREA 576
X	
X	
X	
X	
X	
X	
TOTAL _____	

(1) FOUNDATION	M	F	A	G	E	(5) FLOORS	M	F	A	G	E	(11) PLUMBING	No.	UNIT	COST	COST
A. Concrete						A. Wd. Joist	X	X				A. Base	1		758	
B. Block	X	X				B. Sub Floor						B. 3 pc. Bath				
C. Stone						C. Softwood Flrg.	X	X				C. 2 pc. Bath				
D. Brick						D. Hardwood Flrg.						D. Lavatory				
E. Piers						E. Concrete						E. Toilet				
F. Mud Sills						F. Resilient Flrg.						F. Bathtub				
G. Caissons						G. Carpet						G. Shower Stall				

RATE ADJUSTMENT COMPUTATIONS				
ITEM	AREA OR QUANTITY	Yr. 66	Yr. _____	
		+	-	+
R1A Base	5.71			

(2) EXTERIOR W.	M	F	A	G	E	(6) INTERIOR FINISH	M	F	A	G	E	(12) HEATING & COOLING			
A. Fr. Wd. or Sh. S.	X	X				A. Unfinished	X	X				Stove	100	Pipeless	
B. Fr. Asbestos S.						B. Plastered						Hot Air		Gravity	
C. Fr. Stucco						C. Drywall						Steam		Forced	
D. Fr. Brk. Veneer						D. Wallboard						Hot Water		Baseboard	
E. Blk. B" Painted						E. Plywood						Electric		Radiant	
F. Blk. B" Stucco						F. Hardwood Panel						Unit Heater		Ceiling	
G. Brk. & Blk. or Brk.						G. Knotty Pine						Floor Furnace		Gas	

DOLLAR ADJUSTMENT COMPUTATIONS				
ITEM	AREA OR QUANTITY	UNIT	Yr. 66	Yr. _____
			COST	COST
3D2	96'	76	+ 73	
9A1	+1W +1'B	16.	+ 16	
Total			+ 89	

(3) ROOF	M	F	A	G	E	(7) BATH FLOORS						(8) BATH WALLS				
A. Flat						A. Base	X	X				A. Base	X	X		
B. Shed												Unit Heater		Ceiling		
C. Gable	X	X										Floor Furnace		Gas		
D. Hip												Wall Furnace		Oil		
E. Gambrel												Fan		Coal		
F. Overhang												Fireplace		Stoker		

ITEM	M	F	A	G	E	Rm.	AREA
(3) Unfinished Basement							
(13) Finished Basement							
(14) Finished Attic 60FT	X						10x16
(15) Porches							
Half Story							

(4) ROOFING	M	F	A	G	E	(9) KITCHEN	M	F	A	G	E	(10) ELECTRICAL	M	F	A	G	E
A. Wood Shg.						A. Base	X	X				A. Wiring	X	X			
B. Wood Shakes												B. Fixtures	X	X			
C. Asphalt Shg.	X	X															
D. Asbestos Shg.																	
E. Built Up T.B.G.																	
F. Tile																	
G. Slate																	
H. Metal																	
I. Prepared Roll																	
J. Insul Ceiling																	

COMPUTATIONS												
YEAR	1966			19			19			19		
Computed By	Jan Lila											
ITEM	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total	Area or Quantity	Unit	Total
First Floor	576	5.71	3289									
Second Floor												
Third Floor												
Half Story												
Plumbing			758									
Heating & Cooling			110									
Unfinished Basement												
Finished Basement												
Finished Attic 60FT	160	60	96									
Porches	144	1.75	252									
Dollar Adjustment			+ 89									

(16), (17), (18) OTHER IMPROVEMENTS											
CLASS OR ITEM	Grade	Walls	Floor	Roof	Dimensions	Area Sq Ft	Unit Cost	R.C.N.	Age	% Good	R.C.N.L.D.

DEPRECIATION										
Year of Construction		Year of Depreciation	Normal			Obsolescence			% +	Adjusted
Actual	Adjusted	Appraisal	Year	Age	Life	% Good	Condition	Functional	Economic	% Good
1965		1165				100				

Replacement Cost New	4484 00
Percent Good 100	
R.C.N.L.D.	4484 00
Other Improvements	
TOTAL R.C.N.L.D.	4484 00



# A-Frame Report

Land Use Department  
Courthouse Annex  
2045 13th St. - 13th & Spruce Streets  
P.O. Box 471 Boulder Colorado 80306-0471  
www.bouldercounty.org  
Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026596**

**Address: 61 PONDEROSA WAY UNINCORPORATED, 80466**

**Parcel: 158122000083**

**Location: T1S - R72 W - S22 : TR, NBR 910 WALKER RANCH AREA**

**Records:** Residential Addition (BP-80-0457)  
New Residence (BP-63-7005)  
Accessory Agricultural Building (BP-68-10995)  
Residential Accessory Building (BP-92-1203)  
Research (RES-10-0112)

**Documents:** [No Description \(BP-92-1203\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1964/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1008 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	640 sq. ft.
		DETACHED GARAGE	720 sq. ft.
		DECK AREA	500 sq. ft.
		GREENHOUSE (RESIDENTIAL) AREA	104 sq. ft.

0185





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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0026594**

**Address: 105 PONDEROSA WAY UNINCORPORATED, 80466**

**Parcel: 158122000084**

**Location: T1S - R72 W - S22 : TR, NBR 910 WALKER RANCH AREA**

**Records:** New Residence (BP-63-6945)  
Residential Remodel (BP-02-1523)  
Electrical Lift Station (BP-10-1386)  
Research (RES-10-0112)

**Documents:** [BUILDING PERMIT \(BP-10-1386\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)  
[Research \(RES-10-0112\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1 A-FRAME	1964/None	Mountains	SINGLE FAM RES IMPROVEMENTS	
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA		960 sq. ft.
		PORCH AREA		168 sq. ft.





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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0058450**

**Address: 184 PONDEROSA LN UNINCORPORATED, 80510**

**Parcel: 119711100007**

**Location: T3N - R73 W - S11 : TR, NBR 960 ALLENSPARK AREA**

**Records: New Residence (BP-64-7541)  
Residential Addition (BP-01-0838)**

**Documents:**

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 1 A-FRAME	1965/2001	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	1346 sq. ft.
		2ND FLOOR AND HIGHER FINISHED AREA	160 sq. ft.
		WALK-OUT BASEMENT FINISHED AREA	518 sq. ft.
		NON-CALCULATED AREA (USED TO DESCRIBE DRAWING)	236 sq. ft.
		DECK AREA	580 sq. ft.
		PATIO AREA	224 sq. ft.
		SHED AREA	95 sq. ft.







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# A-Frame Report

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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0023472**

Address: **651 POORMAN RD UNINCORPORATED, 80302**

Parcel: **146122000024**

Location: **T1N - R71 W - S22 : SUNSHINE CANYON AREA**

Records: New Residence (BP-61-5697)  
Residential Addition (BP-77-21549)  
Residential Addition (BP-90-0621)  
Residential Addition (BP-95-1362)  
Residential Addition (BP-97-0117)  
Residential Addition (BP-97-0552)

Documents: [No Description \(BP-95-1362\)](#)  
[No Description \(BP-97-0117\)](#)  
[Blank \(BP-97-0552\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type	
Building: 1	2 - 3 STORY	1965/1997	Mountains	SINGLE FAM RES IMPROVEMENTS
			FIRST FLOOR (ABOVE GROUND) FINISHED AREA	2020 sq. ft.
			2ND FLOOR AND HIGHER FINISHED AREA	912 sq. ft.
			WALK-OUT BASEMENT FINISHED AREA	616 sq. ft.
			DECK AREA	648 sq. ft.
			PORCH AREA	364 sq. ft.









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Planning 303-441-3930 Building 303-441-3925

**Account Number: R0032199**

**Address: 939 POORMAN RD UNINCORPORATED, 80302**

**Parcel: 146122000029**

**Location: T1N - R71 W - S22 : TR, NBR 128,158,172-178 FOOTHILLS**

**Records:** New Residence (BP-83-0930)  
Electrical Service Change (BP-97-0206)  
Residential Addition (BP-02-1899)  
Research (RES-11-0005)

**Documents:** [No Description \(BP-97-0206\)](#)

Style	Built/Remodeled	Construction Type	Improvement Type
Building: 2 A-FRAME	1962/None	Mountains	SINGLE FAM RES IMPROVEMENTS
		FIRST FLOOR (ABOVE GROUND) FINISHED AREA	640 sq. ft.
		SUBTERRANEAN BASEMENT FINISHED AREA	320 sq. ft.
		LOFT (ACCESS BY LADDER, PULLDOWN STAIRS) AREA	120 sq. ft.
		DECK AREA	80 sq. ft.

