



ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

PROPERTY OWNER: BODYCOTE IMT INC

RYAN
C/O BYRNES MIKE
777 108TH AVE NE SUITE 825
BELLEVUE, WA 98004

ACCOUNT NUMBER: 125203-000

**PROPERTY LOCATION: 4605 NW PACIFIC RIM BLVD
CAMAS, WA 98607**

PETITION: 456

ASSESSMENT YEAR: Valued January 1, 2024 TAXES PAYABLE IN: 2025

The Board of Equalization for Clark County Washington was duly convened on September 25, 2024 and hereby orders the property listed above be placed on the Assessment Roll for Clark County Washington as follows:

	ASSESSED VALUE	BOARD OF EQUALIZATION (BOE) VALUE
Land	\$ 1,001,850	\$ 1,001,850
Improvements	\$ 35,204,125	\$ 35,204,125
ASSESSED VALUE	\$ 36,205,975	BOE VALUE \$ 36,205,975

Date of hearing: April 2, 2025

Recording ID# BODYCOTE

Hearing Location: By remote WebEx video conference and/or teleconference

Attendees (all through virtual conference):

Board of Equalization Members:
Daniel C. Weaver, Chairman
Terry Hagberg
John Marks

Appellant:
None

Assessor:
None

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Continued

FACTS AND FINDINGS

The subject property is a factory with 56,966 square feet, built in 2013 and located on 8.01 acres.

The appellant's evidence included a summary of a cost analysis indicating a value of \$6,829,906.

The appellant's appeal form requested a value of \$28,001,850.

The appellant's analysis does not appear to be complete and only shows a value of \$6,829,906. The appellant does not specially request a change in value from the original appeal form. There is no explanation or detailed analysis to show the difference between the assessed value of \$36,205,975 and the original \$28,001,850 requested on the appeal form or the analysis showing a value of \$6,829,906.

DECISION

The Board, after carefully reviewing the information provided by the appellant, concludes that the appellant has not made an argument sufficiently clear, cogent, and convincing to overcome the Assessor's presumption of correctness.

The certified value of the subject property is sustained at \$36,205,975 as of January 1, 2024.

This order is submitted into the record of the Clark County Washington Board of Equalization:

Mailed on April 14, 2025
The Board of Equalization
1300 Franklin Street, Suite 650
Vancouver, WA 98660-5000
564-397-2337



Daniel C. Weaver, Chairman

NOTE: This order may be appealed to the State Board of Tax Appeals by filing a Notice of Appeal form BTA100 at PO Box 40915, Olympia, WA 98504-0915 within 30 days of mailing of this order. Forms are available either from, the Board of Equalization, <https://clark.wa.gov/internal-services/board-equalization>, the Assessor's Office or the Washington State Board of Tax Appeals.

**** You must pay your taxes by the date they are due to avoid penalties and interest. After the appeal period for the decision has passed, changes to the assessment will be entered into the system by the Assessor's Office and the Treasurer's Office will notify you of adjustments made to your taxes. ****