



CLARK COUNTY BOARD OF EQUALIZATION

www.clark.wa.gov

PO Box 5000 / Vancouver, WA 98666-5000 / 564.397.2337 / BOE@clark.wa.gov

ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

PROPERTY OWNER: WPC MILL PLAIN LLC

PROPERTY TAX ANALYTICS
C/O ROBINSON CHRIS
1 MT JEFFERSON TERRACE
LAKE OSWEGO, OR 97035

ACCOUNT NUMBER: 167674-000

PROPERTY LOCATION: 705 SE PARK CREST AVE
VANCOUVER, WA 98683

PETITION: 577

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	\$ 2,888,312	\$	2,888,312
Improvements	\$ 6,090,788	\$	6,090,788
ASSESSED VALUE	\$ 8,979,100	BOE VALUE	\$ 8,979,100

Date of hearing: July 17, 2025

Recording ID# WPC MILL

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

Attendees (all through virtual conference):

Board of Equalization Members:
Daniel C. Weaver, Chairman
Lisa Bodner
Terry Hagberg

Appellant:
—None

Assessor:
None

ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

Continued

FACTS AND FINDINGS

The subject property is a commercial property with a total of 46,960 square feet located on 3.87 acres.

No detailed quantitative information was provided by the appellant for Board review.

The appellant requested a value of \$7,100,000.

The Assessor's evidence included an income analysis indicating a value of \$8,988,145 and a cover letter recommending no change to the assessed value.

The appellant provided no evidence to support a value other than the assessed value of \$8,979,100.

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 \$8,979,100 as of January 1, 2024.

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

Mailed on July 25th, 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. ****



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ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

PROPERTY OWNER: MADRONA PARKWAY LLC

PROPERTY TAX ANALYTICS
C/O ROBINSON CHRIS
1 MT JEFFERSON TERRACE
LAKE OSWEGO, OR 97035

ACCOUNT NUMBER: 160526-005

PROPERTY LOCATION: 4601 NE 77TH AVE
VANCOUVER, WA 98662

PETITION: 578

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	\$ 1,499,200	\$	1,499,200
Improvements	\$ 9,336,500	\$	9,336,500
ASSESSED VALUE	\$ 10,835,700	BOE VALUE	\$ 10,835,700

Date of hearing: July 17, 2025

Recording ID# MADRONA

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

Attendees (all through virtual conference):

Board of Equalization Members:

Daniel C. Weaver, Chairman

Lisa Bodner

Terry Hagberg

Appellant:

None

Assessor:

None

ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

Continued

FACTS AND FINDINGS

The subject property is an office building located on 2.39 acres.

No detailed quantitative information was provided by the appellant for Board review.

The appellant requested a value of \$8,500,000.

The appellant provided no evidence support a value other than the assessed of \$10,835,700.

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 \$10,835,700 as of January 1, 2024.

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

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Vancouver, WA 98660-5000

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ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

PROPERTY OWNER: VILLAGE PARK APARTMENTS LLC

PROPERTY TAX ANALYTICS
C/O ROBINSON CHRIS
1 MT JEFFERSON TERRACE
LAKE OSWEGO, OR 97035

ACCOUNT NUMBER: 108821-000

PROPERTY LOCATION: 3214 NE 62ND AVE
VANCOUVER, WA 98661

PETITION: 580

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	\$ 1,515,888	\$ 1,515,888
Improvements	\$ 15,672,010	\$ 15,672,010

ASSESSED VALUE	\$ 17,187,898	BOE VALUE	\$ 17,187,898
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Date of hearing: July 17, 2025

Recording ID# VILLAGE PARK

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

Attendees (all through virtual conference):

Board of Equalization Members:
Daniel C. Weaver, Chairman
Lisa Bodner
Terry Hagberg

Appellant:
None

Assessor:
None

ORDER OF THE CLARK COUNTY BOARD OF EQUALIZATION

Continued

FACTS AND FINDINGS

The subject property is an apartment complex located on 3.48 acres.

No detailed quantitative information was provided by the appellant for Board review.

The appellant requested a value of \$12,500,000.

The appellant provided no evidence to support a value other than the assessed value of \$17,187,898.

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 \$17,187,898 as of January 1, 2024.

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

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