

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, August 14, 2013

9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2010-3021
APPLICANT:	WINIARSKI, ANDRE
PARCEL NO.:	1465 001B
PARCEL ADDRESS:	0423 - 0425 33RD AVE,
TOPIC:	Request to reopen appeal
CURRENT ASSESSMENT:	\$1,567,077.00
APPLICANT'S OPINION:	\$850,000.00
TAXABLE YEAR:	2010
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION:	2010-3312
APPLICANT:	LINCOLN 455 MARKET ST.
PARCEL NO.:	3709 012
PARCEL ADDRESS:	0455 MARKET ST,
TOPIC:	Request to amend appeal from Regular to Escape Assessment.
CURRENT ASSESSMENT:	\$103,431,932.00
APPLICANT'S OPINION:	\$10,315,609.00
TAXABLE YEAR:	2010
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

- 4) Hearing, discussion, and possible action involving:
- | | |
|----------------------|--|
| APPLICATION: | 2010-3313 |
| APPLICANT: | 455 MARKET STREET INVESTORS LLC |
| PARCEL NO.: | 3709 011 |
| PARCEL ADDRESS: | 0021 - 0029 01ST ST, |
| TOPIC: | Request to amend appeal from Regular to Escape Assessment. |
| CURRENT ASSESSMENT: | \$7,159,517.00 |
| APPLICANT'S OPINION: | \$712,000.00 |
| TAXABLE YEAR: | 2010 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |
- 5) Hearing, discussion, and possible action involving:
- | | |
|----------------------|--------------------------|
| APPLICATION: | 2011-3372 |
| APPLICANT: | WINIARSKI, ANDRE |
| PARCEL NO.: | 1465 001B |
| PARCEL ADDRESS: | 0423 - 0425 33RD AVE, |
| TOPIC: | Request to reopen appeal |
| CURRENT ASSESSMENT: | \$1,517,361.00 |
| APPLICANT'S OPINION: | \$1,250,000.00 |
| TAXABLE YEAR: | 2011 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | ROLL CORRECTION |
- 6) Hearing, discussion, and possible action involving:
- | | |
|----------------------|--------------------------|
| APPLICATION: | 2011-3554 |
| APPLICANT: | MILLER, MICHAEL |
| PARCEL NO.: | 0322A100 |
| PARCEL ADDRESS: | 0631 O'FARRELL ST, #1004 |
| TOPIC: | Request to reopen appeal |
| CURRENT ASSESSMENT: | \$397,381.00 |
| APPLICANT'S OPINION: | \$250,000.00 |
| TAXABLE YEAR: | 2011 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |
- 7) Hearing, discussion, and possible action involving:
- | | |
|----------------------|--------------------------|
| APPLICATION: | 2011-3565 |
| APPLICANT: | TASNEEM, RUKHSANA |
| PARCEL NO.: | 4941 025 |
| PARCEL ADDRESS: | 6201 03RD ST, |
| TOPIC: | Request to reopen appeal |
| CURRENT ASSESSMENT: | \$305,912.00 |
| APPLICANT'S OPINION: | \$1.00 |
| TAXABLE YEAR: | 2011 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |

- 8) Hearing, discussion, and possible action involving:
- APPLICATION: 2011-5730
 APPLICANT: SST INVESTMENTS LLC
 PARCEL NO.: 3612 063
 PARCEL ADDRESS: 0757 - 0767 TREAT AVE,
 TOPIC: Request to amend appeal from Escape to Supplemental Assessment.
 CURRENT ASSESSMENT: \$2,081,195.00
 APPLICANT'S OPINION: \$1,601,255.00
 TAXABLE YEAR: 2010
 APPEAL TYPE: Real Property
 ROLL TYPE: ESCAPE
- 9) Hearing, discussion, and possible action involving:
- APPLICATION: 2011-6307
 APPLICANT: WALSHE FAMILY TRUST
 PARCEL NO.: 4831 009
 PARCEL ADDRESS: 2220 INGALLS ST,
 TOPIC: Request to amend appeal from Escape to Supplemental Assessment.
 CURRENT ASSESSMENT: \$975,000.00
 APPLICANT'S OPINION: \$650,000.00
 TAXABLE YEAR: 2011
 APPEAL TYPE: Real Property
 ROLL TYPE: ESCAPE
- 10) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-0034
 APPLICANT: MILLER, BORIS
 PARCEL NO.: 4831 006
 PARCEL ADDRESS: 1400 YOSEMITE AVE,
 TOPIC: Request to amend appeal from Escape to Supplemental Assessment
 CURRENT ASSESSMENT: \$975,000.00
 APPLICANT'S OPINION: \$600,000.00
 TAXABLE YEAR: 2011
 APPEAL TYPE: Real Property
 ROLL TYPE: ESCAPE
- 11) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-2093
 APPLICANT: HUANG, CHUN LI
 PARCEL NO.: 7138 022
 PARCEL ADDRESS: 0182 SAGAMORE ST,
 TOPIC: Request to amend 2012 Regular appeal to include Base Year
 CURRENT ASSESSMENT: \$563,882.00
 APPLICANT'S OPINION: \$455,000.00
 TAXABLE YEAR: 2012
 APPEAL TYPE: Real Property
 ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:
APPLICATION: 2012-3875
APPLICANT: ALAM, MOHAMMAD
PARCEL NO.: 2382 009
PARCEL ADDRESS: 2426 44TH AVE,
TOPIC: Request to accept as timely filed for Supplemental Assessment.
CURRENT ASSESSMENT: \$366,900.00
APPLICANT'S OPINION: \$175,000.00
TAXABLE YEAR: 2007
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

13) Hearing, discussion, and possible action involving:
APPLICATION: 2012-5390
APPLICANT: FRANCIS, JOAN
PARCEL NO.: 1371 008
PARCEL ADDRESS: 0139 - 0141 11TH AVE,
TOPIC: Request to accept as timely filed for Supplemental Assessment.
CURRENT ASSESSMENT: \$1,812,267.00
APPLICANT'S OPINION: \$1,100,000.00
TAXABLE YEAR: 2009
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

14) Hearing, discussion, and possible action involving:
APPLICATION: 2012-5422
APPLICANT: CAMPOS, DAVID
PARCEL NO.: 6086 010C
PARCEL ADDRESS: 0460 LISBON ST,
TOPIC: Request to accept as timely filed for Supplemental Assessment.
CURRENT ASSESSMENT: \$329,633.00
APPLICANT'S OPINION: \$220,946.00
TAXABLE YEAR: 2010
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

15) Hearing, discussion, and possible action involving:
APPLICATION: 2012-5461
APPLICANT: WITTIG, CHRISTOF
PARCEL NO.: 4106 033
PARCEL ADDRESS: 0883 INDIANA ST,
TOPIC: Request to accept as timely filed for Escape Assessment.
CURRENT ASSESSMENT: \$680,082.00
APPLICANT'S OPINION: \$600,000.00
TAXABLE YEAR: 2011
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact the Administrator by mail to: Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 244, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at sotf@sfgov.org.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from the Administrator or by printing Chapter 67 of the San Francisco Administrative Code from the Internet, at <http://www.sfgov.org/sunshine/>

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

Disability Access – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.