

## **Agenda\* / Notice of Assessment Appeals Board**

### **Assessment Appeals Board 2 Hearing**

**Room 406, City Hall**

**Monday, October 7, 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:	2011-5063
APPLICANT:	SIU, CHAK LUNG
PARCEL NO.:	1763 023
PARCEL ADDRESS:	1386 - 1388 09TH AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	\$1,112,790.00
APPLICANT'S OPINION:	\$850,380.00
TAXABLE YEAR:	2008
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION:	2011-5359
APPLICANT:	NEWMAN, JOSEPH
PARCEL NO.:	3104 004
PARCEL ADDRESS:	0120 SAN BUENAVENTURA WAY,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$1,914,855.00
APPLICANT'S OPINION:	\$1,500,000.00
TAXABLE YEAR:	2010
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

- 4) Hearing, discussion, and possible action involving:
- APPLICATION: 2011-5360  
 APPLICANT: NEWMAN, JOSEPH  
 PARCEL NO.: 3104 004  
 PARCEL ADDRESS: 0120 SAN BUENAVENTURA WAY,  
 TOPIC: Decline in Value  
 CURRENT ASSESSMENT: \$1,929,270.00  
 APPLICANT'S OPINION: \$1,500,000.00  
 TAXABLE YEAR: 2011  
 APPEAL TYPE: Real Property  
 ROLL TYPE: ESCAPE
- 5) Hearing, discussion, and possible action involving:
- APPLICATION: 2011-5443  
 APPLICANT: LEE, YAT CHUN  
 PARCEL NO.: 6423 210  
 PARCEL ADDRESS: 0122 STONERIDGE LN,  
 TOPIC: Base Year/Change in Ownership-Incorrect Value  
 CURRENT ASSESSMENT: \$400,000.00  
 APPLICANT'S OPINION: \$320,000.00  
 TAXABLE YEAR: 2010  
 APPEAL TYPE: Real Property  
 ROLL TYPE: SUPPLEMENTAL
- 6) Hearing, discussion, and possible action involving:
- APPLICATION: 2011-5509  
 APPLICANT: SIU, CHAK LUNG  
 PARCEL NO.: 1763 023  
 PARCEL ADDRESS: 1386 - 1388 09TH AVE,  
 TOPIC: Decline in Value  
 CURRENT ASSESSMENT: \$1,125,544.00  
 APPLICANT'S OPINION: \$920,718.00  
 TAXABLE YEAR: 2009  
 APPEAL TYPE: Real Property  
 ROLL TYPE: ESCAPE
- 7) Hearing, discussion, and possible action involving:
- APPLICATION: 2011-5510  
 APPLICANT: SIU, CHAK LUNG  
 PARCEL NO.: 1763 023  
 PARCEL ADDRESS: 1386 - 1388 09TH AVE,  
 TOPIC: Decline in Value  
 CURRENT ASSESSMENT: \$1,122,876.00  
 APPLICANT'S OPINION: \$918,536.00  
 TAXABLE YEAR: 2010  
 APPEAL TYPE: Real Property  
 ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:  
APPLICATION: 2011-5777  
APPLICANT: CAI, SHU TANG  
PARCEL NO.: 5069 010  
PARCEL ADDRESS: 0266 WHEELER AVE,  
TOPIC: Base Year/New Construction-Incorrect Value  
CURRENT ASSESSMENT: \$198,000.00  
APPLICANT'S OPINION: \$100,000.00  
TAXABLE YEAR: 2008  
APPEAL TYPE: Real Property  
ROLL TYPE: SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-0326  
APPLICANT: AMERICAN REPROGRAPHICS CO.  
PARCEL NO.: 2012900876  
PARCEL ADDRESS: 0981 MISSION ST,  
TOPIC: Audit Under R&T Code Section 469  
CURRENT ASSESSMENT: \$1,662,195.00  
APPLICANT'S OPINION: \$1,219,504.00  
TAXABLE YEAR: 2008  
APPEAL TYPE: Personal Property  
ROLL TYPE: ESCAPE  
STATUS: POSTPONED

10) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-0327  
APPLICANT: AMERICAN REPROGRAPHICS CO.  
PARCEL NO.: 2012900875  
PARCEL ADDRESS: 0981 MISSION ST,  
TOPIC: Audit Under R&T Code Section 469  
CURRENT ASSESSMENT: \$1,756,936.00  
APPLICANT'S OPINION: \$1,054,798.00  
TAXABLE YEAR: 2009  
APPEAL TYPE: Personal Property  
ROLL TYPE: ESCAPE  
STATUS: POSTPONED

11) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-0328  
APPLICANT: AMERICAN REPROGRAPHICS CO.  
PARCEL NO.: 2012900874  
PARCEL ADDRESS: 0981 MISSION ST,  
TOPIC: Audit Under R&T Code Section 469  
CURRENT ASSESSMENT: \$1,669,756.00  
APPLICANT'S OPINION: \$1,031,643.00  
TAXABLE YEAR: 2010  
APPEAL TYPE: Personal Property  
ROLL TYPE: ESCAPE  
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-0329  
APPLICANT: AMERICAN REPROGRAPHICS CO.  
PARCEL NO.: 2012900873  
PARCEL ADDRESS: 0981 MISSION ST,  
TOPIC: Audit Under R&T Code Section 469  
CURRENT ASSESSMENT: \$1,666,563.00  
APPLICANT'S OPINION: \$1,016,238.00  
TAXABLE YEAR: 2011  
APPEAL TYPE: Personal Property  
ROLL TYPE: ESCAPE  
STATUS: POSTPONED

13) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-0353  
APPLICANT: CHANG, CYNTHIA  
PARCEL NO.: 3093 014  
PARCEL ADDRESS: 0568 - 0572 MONTEREY BLVD,  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$1,074,236.00  
APPLICANT'S OPINION: \$650,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-0354  
APPLICANT: TANNEN, LAINE  
PARCEL NO.: 7074 001  
PARCEL ADDRESS: 0401 SHIELDS ST,  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$500,000.00  
APPLICANT'S OPINION: \$470,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: ROLL CORRECTION  
STATUS: WITHDRAWN

15) Hearing, discussion, and possible action involving:  
APPLICATION: 2012-3744  
APPLICANT: SUPAN, DAVID  
PARCEL NO.: 6910 009A  
PARCEL ADDRESS: 0149V CEDRO AVE,  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$693,331.00  
APPLICANT'S OPINION: \$600,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

### **KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE**

Government's duty is to serve the public, reaching it's 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](mailto: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](http://www.sfgov.org/ethics).

**Disability Access** – The hearing room is wheelchair accessible.

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