

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

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

**Room 406, City Hall**

**Tuesday, January 28, 2014**

**1:30 PM**

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:	2012-0660
APPLICANT:	MCGRATH, MARTINA
PARCEL NO.:	1741 024
PARCEL ADDRESS:	0834 IRVING ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$1,013,329.00
APPLICANT'S OPINION:	\$600,000.00
TAXABLE YEAR:	2012
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION:	2012-0661
APPLICANT:	LUO, FLORA
PARCEL NO.:	6048 002
PARCEL ADDRESS:	2724 - 2726 SAN BRUNO AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$1,392,908.00
APPLICANT'S OPINION:	\$800,000.00
TAXABLE YEAR:	2012
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

- 4) Hearing, discussion, and possible action involving:
- |                      |                         |
|----------------------|-------------------------|
| APPLICATION:         | 2012-0675               |
| APPLICANT:           | PENA, TOMAS             |
| PARCEL NO.:          | 3596 009                |
| PARCEL ADDRESS:      | 2344 - 2348 MISSION ST, |
| TOPIC:               | Decline in Value        |
| CURRENT ASSESSMENT:  | \$956,848.00            |
| APPLICANT'S OPINION: | \$600,000.00            |
| TAXABLE YEAR:        | 2012                    |
| APPEAL TYPE:         | Real Property           |
| ROLL TYPE:           | REGULAR                 |
| STATUS:              | WITHDRAWN               |
- 5) Hearing, discussion, and possible action involving:
- |                      |                      |
|----------------------|----------------------|
| APPLICATION:         | 2012-0679            |
| APPLICANT:           | LIN, JANET           |
| PARCEL NO.:          | 2923 078             |
| PARCEL ADDRESS:      | 0112 KENSINGTON WAY, |
| TOPIC:               | Decline in Value     |
| CURRENT ASSESSMENT:  | \$613,331.00         |
| APPLICANT'S OPINION: | \$300,000.00         |
| TAXABLE YEAR:        | 2012                 |
| APPEAL TYPE:         | Real Property        |
| ROLL TYPE:           | REGULAR              |
- 6) Hearing, discussion, and possible action involving:
- |                      |                         |
|----------------------|-------------------------|
| APPLICATION:         | 2012-1336               |
| APPLICANT:           | BROYDO FAMILY TRUST     |
| PARCEL NO.:          | 1020 070                |
| PARCEL ADDRESS:      | 3439 SACRAMENTO ST, 101 |
| TOPIC:               | Decline in Value        |
| CURRENT ASSESSMENT:  | \$1,400,000.00          |
| APPLICANT'S OPINION: | \$800,000.00            |
| TAXABLE YEAR:        | 2012                    |
| APPEAL TYPE:         | Real Property           |
| ROLL TYPE:           | REGULAR                 |
- 7) Hearing, discussion, and possible action involving:
- |                      |                         |
|----------------------|-------------------------|
| APPLICATION:         | 2012-1339               |
| APPLICANT:           | WEINREB, MARION         |
| PARCEL NO.:          | 6656 061                |
| PARCEL ADDRESS:      | 0126 - 0128 RANDALL ST, |
| TOPIC:               | Decline in Value        |
| CURRENT ASSESSMENT:  | \$1,428,474.00          |
| APPLICANT'S OPINION: | \$800,000.00            |
| TAXABLE YEAR:        | 2012                    |
| APPEAL TYPE:         | Real Property           |
| ROLL TYPE:           | REGULAR                 |

- 8) Hearing, discussion, and possible action involving:
- |                      |                      |
|----------------------|----------------------|
| APPLICATION:         | 2012-1340            |
| APPLICANT:           | HAYNES, AUDREY       |
| PARCEL NO.:          | 6590 085             |
| PARCEL ADDRESS:      | 0557 27TH ST, UNIT 1 |
| TOPIC:               | Decline in Value     |
| CURRENT ASSESSMENT:  | \$1,065,000.00       |
| APPLICANT'S OPINION: | \$600,000.00         |
| TAXABLE YEAR:        | 2012                 |
| APPEAL TYPE:         | Real Property        |
| ROLL TYPE:           | REGULAR              |
| STATUS:              | WITHDRAWN            |
- 9) Hearing, discussion, and possible action involving:
- |                      |                           |
|----------------------|---------------------------|
| APPLICATION:         | 2012-1342                 |
| APPLICANT:           | GREEN, FRANK              |
| PARCEL NO.:          | 3647 026                  |
| PARCEL ADDRESS:      | 0223 - 0227 FAIR OAKS ST, |
| TOPIC:               | Decline in Value          |
| CURRENT ASSESSMENT:  | \$2,613,326.00            |
| APPLICANT'S OPINION: | \$1,400,000.00            |
| TAXABLE YEAR:        | 2012                      |
| APPEAL TYPE:         | Real Property             |
| ROLL TYPE:           | REGULAR                   |
- 10) Hearing, discussion, and possible action involving:
- |                      |                    |
|----------------------|--------------------|
| APPLICATION:         | 2012-1355          |
| APPLICANT:           | LEE, LANCE         |
| PARCEL NO.:          | 2641 021           |
| PARCEL ADDRESS:      | 0235 EDGEWOOD AVE, |
| TOPIC:               | Decline in Value   |
| CURRENT ASSESSMENT:  | \$2,820,000.00     |
| APPLICANT'S OPINION: | \$1,500,000.00     |
| TAXABLE YEAR:        | 2012               |
| APPEAL TYPE:         | Real Property      |
| ROLL TYPE:           | REGULAR            |
- 11) Hearing, discussion, and possible action involving:
- |                      |                        |
|----------------------|------------------------|
| APPLICATION:         | 2012-1668              |
| APPLICANT:           | HURWITT PROPERTIES LLC |
| PARCEL NO.:          | 1650 012               |
| PARCEL ADDRESS:      | 3100 FULTON ST,        |
| TOPIC:               | Decline in Value       |
| CURRENT ASSESSMENT:  | \$1,575,468.00         |
| APPLICANT'S OPINION: | \$1,187,989.00         |
| TAXABLE YEAR:        | 2012                   |
| APPEAL TYPE:         | Real Property          |
| ROLL TYPE:           | REGULAR                |
| STATUS:              | WITHDRAWN              |

12) Hearing, discussion, and possible action involving:

APPLICATION: 2012-1670  
APPLICANT: GILPIN, BRUCE  
PARCEL NO.: 6604 066  
PARCEL ADDRESS: 0625 DUNCAN ST,  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,965,641.00  
APPLICANT'S OPINION: \$4,220,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR  
STATUS: WITHDRAWN

13) Hearing, discussion, and possible action involving:

APPLICATION: 2012-1687  
APPLICANT: STONICH, FRANK  
PARCEL NO.: 4263 007  
PARCEL ADDRESS: 1366 SAN BRUNO AVE,  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$783,568.00  
APPLICANT'S OPINION: \$600,216.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION: 2012-1688  
APPLICANT: STONICH, FRANK  
PARCEL NO.: 4214 018  
PARCEL ADDRESS: 1227 - 1231 SAN BRUNO AVE,  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$991,884.00  
APPLICANT'S OPINION: \$400,000.00  
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.