

Agenda* / Notice of Assessment Appeals Board

**Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, July 10, 2014
1:30 PM**

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:	2011-5859
APPLICANT:	NGO, BRANDON
PARCEL NO.:	6508 044
PARCEL ADDRESS:	3953 24TH ST, #C-2
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$400,000.00
APPLICANT'S OPINION:	\$245,000.00
TAXABLE YEAR:	2010
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION:	2011-5860
APPLICANT:	NGO, BRANDON
PARCEL NO.:	6508 044
PARCEL ADDRESS:	3953 24TH ST, #C-2
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$403,010.00
APPLICANT'S OPINION:	\$245,000.00
TAXABLE YEAR:	2011
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

- 4) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-1325
 APPLICANT: MILLER, HARRY
 PARCEL NO.: 0959 027
 PARCEL ADDRESS: 2556 BRODERICK ST,
 TOPIC:
 CURRENT ASSESSMENT: \$1,013,330.00
 APPLICANT'S OPINION: \$600,000.00
 TAXABLE YEAR: 2012
 APPEAL TYPE: Real Property
 ROLL TYPE: REGULAR
- 5) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-1454
 APPLICANT: FANG, LUCETTE
 PARCEL NO.: 1383 058
 PARCEL ADDRESS: 6120 CALIFORNIA ST,
 TOPIC: Decline in Value
 CURRENT ASSESSMENT: \$810,000.00
 APPLICANT'S OPINION: \$600,000.00
 TAXABLE YEAR: 2012
 APPEAL TYPE: Real Property
 ROLL TYPE: REGULAR
- 6) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-2257
 APPLICANT: WAI FUNG TRADING CORP.
 PARCEL NO.: 1529 044
 PARCEL ADDRESS: 0402 - 0408 16TH AVE,
 TOPIC: Decline in Value
 CURRENT ASSESSMENT: \$2,166,020.00
 APPLICANT'S OPINION: \$1,700,000.00
 TAXABLE YEAR: 2012
 APPEAL TYPE: Real Property
 ROLL TYPE: REGULAR
- 7) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-5175
 APPLICANT: KATHERINE BEST
 PARCEL NO.: 2012990263
 PARCEL ADDRESS:
 TOPIC: Personal Property / Fixtures
 CURRENT ASSESSMENT: \$50,000.00
 APPLICANT'S OPINION: \$36,000.00
 TAXABLE YEAR: 2012
 APPEAL TYPE: Personal Property
 ROLL TYPE: ESCAPE

- 8) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-5247
 APPLICANT: ANDERSON, RWE & BUCKLEY, INC.
 PARCEL NO.: 2013900157
 PARCEL ADDRESS:
 TOPIC: Audit Under R&T Code Section 469
 CURRENT ASSESSMENT: \$53,318.00
 APPLICANT'S OPINION: \$37,972.00
 TAXABLE YEAR: 2010
 APPEAL TYPE: Personal Property
 ROLL TYPE: ESCAPE
 STATUS: WITHDRAWN
- 9) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-5248
 APPLICANT: ANDERSON, RWE & BUCKLEY, INC.
 PARCEL NO.: 2013900156
 PARCEL ADDRESS:
 TOPIC: Audit Under R&T Code Section 469
 CURRENT ASSESSMENT: \$44,925.00
 APPLICANT'S OPINION: \$31,743.00
 TAXABLE YEAR: 2011
 APPEAL TYPE: Personal Property
 ROLL TYPE: ESCAPE
 STATUS: WITHDRAWN
- 10) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-5249
 APPLICANT: ANDERSON, RWE & BUCKLEY, INC.
 PARCEL NO.: 2013900155
 PARCEL ADDRESS:
 TOPIC: Audit Under R&T Code Section 469
 CURRENT ASSESSMENT: \$41,451.00
 APPLICANT'S OPINION: \$30,697.00
 TAXABLE YEAR: 2012
 APPEAL TYPE: Personal Property
 ROLL TYPE: ESCAPE
 STATUS: WITHDRAWN
- 11) Hearing, discussion, and possible action involving:
- APPLICATION: 2012-5281
 APPLICANT: ZHANG, QIAN
 PARCEL NO.: 1858 017
 PARCEL ADDRESS: 1530 FUNSTON AVE,
 TOPIC: Base Year/New Construction-Incorrect Value
 CURRENT ASSESSMENT: \$971,750.00
 APPLICANT'S OPINION: \$800,000.00
 TAXABLE YEAR: 2010
 APPEAL TYPE: Real Property
 ROLL TYPE: SUPPLEMENTAL

12) Hearing, discussion, and possible action involving:

APPLICATION: 2013-0072
APPLICANT: MILLER, HARRY
PARCEL NO.: 0959 027
PARCEL ADDRESS: 2556 BRODERICK ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,033,596.00
APPLICANT'S OPINION: \$600,000.00
TAXABLE YEAR: 2013
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION: 2013-0676
APPLICANT: NGO, BRANDON
PARCEL NO.: 6508 044
PARCEL ADDRESS: 3953 24TH ST, #C-2
TOPIC: Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT: \$400,000.00
APPLICANT'S OPINION: \$253,000.00
TAXABLE YEAR: 2013
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

14) Hearing, discussion, and possible action involving:

APPLICATION: 2013-0677
APPLICANT: NGO, BRANDON
PARCEL NO.: 6508 044
PARCEL ADDRESS: 3953 24TH ST, #C-2
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$419,290.00
APPLICANT'S OPINION: \$253,000.00
TAXABLE YEAR: 2013
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION: 2013-2342
APPLICANT: WAI FUNG TRADING CORP.
PARCEL NO.: 1529 044
PARCEL ADDRESS: 0402 - 0408 16TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,209,339.00
APPLICANT'S OPINION: \$1,800,000.00
TAXABLE YEAR: 2013
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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.