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**ASSESSMENT APPEALS BOARD**  
City Hall, Room 405  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102-4697

**Agenda\* / Notice of Assessment Appeals Board  
Assessment Appeals Pre-Hearing Conference Hearing**

**REMOTE MEETING  
PUBLIC COMMENT CALL-IN  
1(415) 906-4659 / Meeting ID: ID: 153 707 54#**

**Wednesday, January 18, 2023  
01:30 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) Announcements
- 2) Public comment\* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)
- 3) Hearing, discussion, and possible action involving:

APPLICATION: 2017-0358  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$635,522,738.00  
APPLICANT'S OPINION: \$375,000,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

- 4) Hearing, discussion, and possible action involving:

APPLICATION: 2017-0360  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$211,840,913.00  
APPLICANT'S OPINION: \$125,000,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

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5) Hearing, discussion, and possible action involving:

APPLICATION: 2017-1274  
APPLICANT: SHR ST. FRANCIS LLC c/o STRATEGIC HOTELS AND RESORTS  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$254,308,341.00  
APPLICANT'S OPINION: \$20,000,000.00  
TAXABLE YEAR: 2016  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION: 2017-1275  
APPLICANT: SHR ST. FRANCIS LLC c/o STRATEGIC HOTELS AND RESORTS  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$84,769,453.00  
APPLICANT'S OPINION: \$10,000,000.00  
TAXABLE YEAR: 2016  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION: 2017-1278  
APPLICANT: SHR ST. FRANCIS LLC c/o STRATEGIC HOTELS AND RESORTS  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$68,959,500.00  
APPLICANT'S OPINION: \$0.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION: 2017-1279  
APPLICANT: SHR ST. FRANCIS LLC c/o STRATEGIC HOTELS AND RESORTS  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$22,986,500.00  
APPLICANT'S OPINION: \$0.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE

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9) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0569  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$738,069,300.00  
APPLICANT'S OPINION: \$300,000,000.00  
TAXABLE YEAR: 2018  
APPEAL TYPE: Both Real & Personal Prty  
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0570  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$239,523,960.00  
APPLICANT'S OPINION: \$100,000,000.00  
TAXABLE YEAR: 2018  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0913  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 008  
PARCEL ADDRESS: 1265 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$36,753,128.00  
APPLICANT'S OPINION: \$11,026,000.00  
TAXABLE YEAR: 2013  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

12) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0914  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 008  
PARCEL ADDRESS: 1265 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$36,919,981.00  
APPLICANT'S OPINION: \$11,076,000.00  
TAXABLE YEAR: 2014  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

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13) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0915  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 008  
PARCEL ADDRESS: 1265 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$37,657,637.00  
APPLICANT'S OPINION: \$11,297,000.00  
TAXABLE YEAR: 2015  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

14) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0916  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 008  
PARCEL ADDRESS: 1265 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$38,231,909.00  
APPLICANT'S OPINION: \$11,470,000.00  
TAXABLE YEAR: 2016  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

15) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0917  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 008  
PARCEL ADDRESS: 1265 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$38,996,541.00  
APPLICANT'S OPINION: \$11,699,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

16) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0919  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,570,123.00  
APPLICANT'S OPINION: \$471,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
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17) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0920  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,601,522.00  
APPLICANT'S OPINION: \$480,000.00  
TAXABLE YEAR: 2013  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

18) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0921  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,608,789.00  
APPLICANT'S OPINION: \$483,000.00  
TAXABLE YEAR: 2014  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

19) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0922  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,640,928.00  
APPLICANT'S OPINION: \$492,000.00  
TAXABLE YEAR: 2015  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

20) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0923  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,665,949.00  
APPLICANT'S OPINION: \$500,000.00  
TAXABLE YEAR: 2016  
APPEAL TYPE: Real Property  
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21) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0924  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,699,264.00  
APPLICANT'S OPINION: \$510,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

22) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0925  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 009  
PARCEL ADDRESS: V  
TOPIC:  
CURRENT ASSESSMENT: \$1,733,245.00  
APPLICANT'S OPINION: \$520,000.00  
TAXABLE YEAR: 2018  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

23) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0927  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$39,920,056.00  
APPLICANT'S OPINION: \$11,976,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

24) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0928  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$40,718,451.00  
APPLICANT'S OPINION: \$12,216,000.00  
TAXABLE YEAR: 2013  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
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25) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0929  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$40,903,305.00  
APPLICANT'S OPINION: \$12,271,000.00  
TAXABLE YEAR: 2014  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

26) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0930  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$41,720,546.00  
APPLICANT'S OPINION: \$12,516,000.00  
TAXABLE YEAR: 2015  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

27) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0931  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$42,356,779.00  
APPLICANT'S OPINION: \$12,707,000.00  
TAXABLE YEAR: 2016  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

28) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0932  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$43,203,908.00  
APPLICANT'S OPINION: \$12,961,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
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29) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0933  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC:  
CURRENT ASSESSMENT: \$44,067,979.00  
APPLICANT'S OPINION: \$13,220,000.00  
TAXABLE YEAR: 2018  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

30) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0935  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$72,301,975.00  
APPLICANT'S OPINION: \$21,690,000.00  
TAXABLE YEAR: 2012  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

31) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0936  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$73,748,008.00  
APPLICANT'S OPINION: \$22,125,000.00  
TAXABLE YEAR: 2013  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

32) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0937  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$74,082,816.00  
APPLICANT'S OPINION: \$22,225,000.00  
TAXABLE YEAR: 2014  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

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33) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0938  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$75,562,984.00  
APPLICANT'S OPINION: \$22,669,000.00  
TAXABLE YEAR: 2015  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

34) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0939  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$76,715,310.00  
APPLICANT'S OPINION: \$23,015,000.00  
TAXABLE YEAR: 2016  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

35) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0940  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$78,249,608.00  
APPLICANT'S OPINION: \$23,475,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

36) Hearing, discussion, and possible action involving:

APPLICATION: 2018-0941  
APPLICANT: PLAZA GB LP  
PARCEL NO: 0108 007  
PARCEL ADDRESS: 1160 BATTERY ST  
TOPIC:  
CURRENT ASSESSMENT: \$79,814,593.00  
APPLICANT'S OPINION: \$23,945,000.00  
TAXABLE YEAR: 2018  
APPEAL TYPE: Real Property  
ROLL TYPE: ESCAPE  
STATUS: WD/PHC

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37) Hearing, discussion, and possible action involving:

APPLICATION: 2018-1056  
APPLICANT: INNSBRUCK LP  
PARCEL NO: 0084 010  
PARCEL ADDRESS: 101 GREENWICH ST  
TOPIC: Base Year/Change in Ownership-Incorrect Value  
CURRENT ASSESSMENT: \$75,859,850.00  
APPLICANT'S OPINION: \$22,758,000.00  
TAXABLE YEAR: 2017  
APPEAL TYPE: Real Property  
ROLL TYPE: SUPPLEMENTAL  
STATUS: WD/PHC

38) Hearing, discussion, and possible action involving:

APPLICATION: 2019-0747  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$751,943,504.00  
APPLICANT'S OPINION: \$309,000,000.00  
TAXABLE YEAR: 2019  
APPEAL TYPE: Both Real & Personal Prty  
ROLL TYPE: REGULAR

39) Hearing, discussion, and possible action involving:

APPLICATION: 2019-0748  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$244,314,438.00  
APPLICANT'S OPINION: \$100,000,000.00  
TAXABLE YEAR: 2019  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

40) Hearing, discussion, and possible action involving:

APPLICATION: 2020-0641  
APPLICANT: PDP SAN FRANCISCO MOB LLC  
PARCEL NO: 0694 029  
PARCEL ADDRESS: 1100 VAN NESS AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$191,315,103.00  
APPLICANT'S OPINION: \$158,000,000.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

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41) Hearing, discussion, and possible action involving:

APPLICATION: 2020-0784  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$765,686,754.00  
APPLICANT'S OPINION: \$183,000,000.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION: 2020-0785  
APPLICANT: SHR ST. FRANCIS LLC c/o STRATEGIC HOTELS AND RESORTS  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$249,200,726.00  
APPLICANT'S OPINION: \$60,000,000.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1208  
APPLICANT: BEACON PARKING LP  
PARCEL NO: 8702 606  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$8,663,675.00  
APPLICANT'S OPINION: \$4,331,837.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

44) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1209  
APPLICANT: BEACON PARKING LP  
PARCEL NO: 8702 607  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$8,663,675.00  
APPLICANT'S OPINION: \$4,331,837.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

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45) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1210  
APPLICANT: BEACON PARKING LP  
PARCEL NO: 8702 608  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$8,663,678.00  
APPLICANT'S OPINION: \$4,331,838.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1213  
APPLICANT: SAFEWAY INC  
PARCEL NO: 8702 612  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$19,011,644.00  
APPLICANT'S OPINION: \$9,505,822.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

47) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1214  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 609  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$14,057,660.00  
APPLICANT'S OPINION: \$7,028,830.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

48) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1215  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 610  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$13,332,885.00  
APPLICANT'S OPINION: \$6,666,443.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

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49) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1217  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 611  
PARCEL ADDRESS: 200-298 KING ST  
TOPIC:  
CURRENT ASSESSMENT: \$12,495,695.00  
APPLICANT'S OPINION: \$6,247,848.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1218  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 613  
PARCEL ADDRESS: 210 KING ST, #O-1  
TOPIC:  
CURRENT ASSESSMENT: \$1,785,773.00  
APPLICANT'S OPINION: \$892,886.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1219  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 614  
PARCEL ADDRESS: 210 KING ST, #O-2  
TOPIC:  
CURRENT ASSESSMENT: \$1,179,158.00  
APPLICANT'S OPINION: \$589,579.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

52) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1220  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 615  
PARCEL ADDRESS: 210 KING ST, #O-3  
TOPIC:  
CURRENT ASSESSMENT: \$1,765,991.00  
APPLICANT'S OPINION: \$882,996.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

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53) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1221  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 616  
PARCEL ADDRESS: 210 KING ST, #O-4  
TOPIC:  
CURRENT ASSESSMENT: \$1,714,341.00  
APPLICANT'S OPINION: \$857,171.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

54) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1222  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 617  
PARCEL ADDRESS: 210 KING ST, #O-5  
TOPIC:  
CURRENT ASSESSMENT: \$1,738,517.00  
APPLICANT'S OPINION: \$869,258.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

55) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1223  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 618  
PARCEL ADDRESS: 210 KING ST, #O-6  
TOPIC:  
CURRENT ASSESSMENT: \$1,858,301.00  
APPLICANT'S OPINION: \$929,150.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

56) Hearing, discussion, and possible action involving:

APPLICATION: 2020-1224  
APPLICANT: BEACON RETAIL LP  
PARCEL NO: 8702 619  
PARCEL ADDRESS: 210 KING ST, #O-7  
TOPIC:  
CURRENT ASSESSMENT: \$1,606,645.00  
APPLICANT'S OPINION: \$803,323.00  
TAXABLE YEAR: 2020  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

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57) Hearing, discussion, and possible action involving:

APPLICATION: 2021-0998  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 001  
PARCEL ADDRESS: 301-345 POWELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$772,514,515.00  
APPLICANT'S OPINION: \$193,128,628.00  
TAXABLE YEAR: 2021  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

58) Hearing, discussion, and possible action involving:

APPLICATION: 2021-0999  
APPLICANT: SHR ST FRANCIS LLC  
PARCEL NO: 0307 013  
PARCEL ADDRESS: 455 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$251,782,444.00  
APPLICANT'S OPINION: \$62,945,610.00  
TAXABLE YEAR: 2021  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

59) Hearing, discussion, and possible action involving:

APPLICATION: 2021-1523  
APPLICANT: PDP SAN FRANCISCO MOB LLC  
PARCEL NO: 0694 029  
PARCEL ADDRESS: 1100 VAN NESS AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$193,297,127.00  
APPLICANT'S OPINION: \$108,500,000.00  
TAXABLE YEAR: 2021  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

60) Hearing, discussion, and possible action involving:

APPLICATION: 2021-1524  
APPLICANT: PDP SAN FRANCISCO MOB LLC  
PARCEL NO: 0694 029  
PARCEL ADDRESS: 1100 VAN NESS AVE  
TOPIC: Base Year/New Construction-Incorrect Value  
CURRENT ASSESSMENT: \$177,367,907.00  
APPLICANT'S OPINION: \$100,000,000.00  
TAXABLE YEAR: 2021  
APPEAL TYPE: Real Property  
ROLL TYPE: BASE YEAR

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### **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 (San Francisco Administrative Code, Chapter 67) or to report a violation of the ordinance, contact by mail 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 415.554.5163, or by e-mail at [sotf@sfgov.org](mailto:sotf@sfgov.org).

Citizens may obtain a free copy of the Sunshine Ordinance by printing the San Francisco Administrative Code, Chapter 67 on the Internet, at <http://www.sfgov.org/sunshine/>.

### **Ethics 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 25 Van Ness Avenue, Suite 220, San Francisco, CA 94102; telephone (415) 252-3100; fax (415) 252-3112; Web Site [www.sfgov.org/ethics](http://www.sfgov.org/ethics).

Under Campaign and Governmental Conduct Code, Section 1.127, no person or entity with a financial interest in a land use matter pending before the Board of Appeals, Board of Supervisors, Building Inspection Commission, Commission on Community Investment and Infrastructure, Historic Preservation Commission, Planning Commission, Port Commission, or the Treasure Island Development Authority Board of Directors, may make a campaign contribution to a member of the Board of Supervisors, the Mayor, the City Attorney, or a candidate for any of those offices, from the date the land use matter commenced until 12 months after the board or commission has made a final decision, or any appeal to another City agency from that decision has been resolved. For more information about this restriction, visit [sfethics.org](http://sfethics.org).

### **Disability Access**

To request sign language interpreters, readers, large print agendas or other accommodations, please contact (415) 554-5184 or (415) 554-5227 (TTY). Requests made at least 48 hours in advance of the meeting will help to ensure availability.

### **Cell Phones, Pagers and Similar Sound-Producing Electronic Devices**

The ringing of and use of cell phones, pagers and similar sound-producing electronic devices are prohibited at this meeting. Please be advised that the Chair may order the removal from the meeting room of any person(s) responsible for the ringing or use of a cell phone, pager, or other similar sound-producing electronic devices. (Chapter 67A of the San Francisco Administrative Code)

### **Language Interpreters**

Requests must be received at least 48 hours in advance of a meeting to help ensure availability. Contact [bos@sfgov.org](mailto:bos@sfgov.org) or call (415) 554-5184.

AVISO EN ESPAÑOL: La solicitud para un traductor debe recibirse antes de mediodía de el viernes anterior a la reunion. Llame [bos@sfgov.org](mailto:bos@sfgov.org) or (415) 554-5184.

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PAUNAWA: Ang mga kahilingan ay kailangang matanggap sa loob ng 48 oras bago mag miting upang matiyak na matutugunan ang mga hiling. Mangyaring tumawag kay sa (415) 554-5184.

翻譯 必須在會議前最少四十八小時提出要求  
請電 (415) 554-7719.

More Information: English | 中文 | Español | Filipino

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