

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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: 739 410 29#**

**Wednesday, June 26, 2024
09:30 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) 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:	2023-3504
APPLICANT:	100 POTRERO LLC
PARCEL NO:	3920 001
PARCEL ADDRESS:	100 POTRERO AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$40,812,127.00
APPLICANT'S OPINION:	\$22,000,000.00
TAXABLE YEAR:	2023
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

4) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3810
APPLICANT: CANAKKALE LLC
PARCEL NO: 0793 037
PARCEL ADDRESS: 618V OCTAVIA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,919,241.00
APPLICANT'S OPINION: \$959,621.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3811
APPLICANT: CANAKKALE LLC
PARCEL NO: 0793 038
PARCEL ADDRESS: 630 OCTAVIA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,012,885.00
APPLICANT'S OPINION: \$1,506,443.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3814
APPLICANT: 1960 FULTON ST LLC/STRUCTURE PROPERTIES
PARCEL NO: 1173 016
PARCEL ADDRESS: 1960 FULTON ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,763,109.00
APPLICANT'S OPINION: \$1,881,555.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3815
APPLICANT: 10 DOWNEY LLC
PARCEL NO: 1205 023
PARCEL ADDRESS: 340 BAKER ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$5,457,000.00
APPLICANT'S OPINION: \$2,728,500.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

8) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3818
APPLICANT: DEIMON LLC
PARCEL NO: 3576 090
PARCEL ADDRESS: 3420 18TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$16,092,733.00
APPLICANT'S OPINION: \$8,046,367.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3819
APPLICANT: 90 NEW MONTGOMERY PARTNERS
PARCEL NO: 3707 016
PARCEL ADDRESS: 90 NEW MONTGOMERY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$33,628,991.00
APPLICANT'S OPINION: \$16,814,496.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3824
APPLICANT: FRE 344, LLC
PARCEL NO: 0173 002
PARCEL ADDRESS: 649 FRONT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,438,820.00
APPLICANT'S OPINION: \$3,219,411.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3856
APPLICANT: SAFEWAY INC
PARCEL NO: 8702 612
PARCEL ADDRESS: 200-298 KING ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$19,984,630.00
APPLICANT'S OPINION: \$9,992,316.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

12) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3899
APPLICANT: Y-OPCO LLC
PARCEL NO: 1401 002
PARCEL ADDRESS: 3132 CLEMENT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$33,033,188.00
APPLICANT'S OPINION: \$16,516,594.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3995
APPLICANT: PAAK, SUNHOM
PARCEL NO: 6615 031
PARCEL ADDRESS: 175 28TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,705,040.00
APPLICANT'S OPINION: \$1,925,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3996
APPLICANT: PAAK, SUNHOM
PARCEL NO: 3578 073A
PARCEL ADDRESS: 32 DORLAND ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,950,750.00
APPLICANT'S OPINION: \$1,215,400.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4003
APPLICANT: KONG, SIULING
PARCEL NO: 3654 025
PARCEL ADDRESS: 481 ELIZABETH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,391,172.00
APPLICANT'S OPINION: \$2,350,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

16) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4004
APPLICANT: 1704 IRVING SF LLC
PARCEL NO: 1732 019
PARCEL ADDRESS: 1704-1708 IRVING ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,555,500.00
APPLICANT'S OPINION: \$1,210,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

17) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4005
APPLICANT: 3629 SACRAMENTO STREET PARTNERS LLC
PARCEL NO: 1018 015
PARCEL ADDRESS: 3627-3629 SACRAMENTO ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,074,694.00
APPLICANT'S OPINION: \$2,494,696.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4022
APPLICANT: KONG FAMILY TRUST
PARCEL NO: 1225 015
PARCEL ADDRESS:
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,522,968.00
APPLICANT'S OPINION: \$2,040,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4027
APPLICANT: KILROY REALTY FINANCE PARTNERSHIP
PARCEL NO: 20230010071
PARCEL ADDRESS: 333 BRANNAN ST
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$828,124.00
APPLICANT'S OPINION: \$414,062.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

20) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4028
APPLICANT: LYFT INC
PARCEL NO: 20230011431
PARCEL ADDRESS: 185 BERRY ST #5000
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$60,024,250.00
APPLICANT'S OPINION: \$8,695,001.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4029
APPLICANT: LYFT INC
PARCEL NO: 20230011428
PARCEL ADDRESS: 2300 26TH ST
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$8,979,654.00
APPLICANT'S OPINION: \$1,102,001.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4030
APPLICANT: LYFT BIKES AND SCOOTERS, LLC
PARCEL NO: 20230011423
PARCEL ADDRESS:
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$11,536,960.00
APPLICANT'S OPINION: \$1,460,001.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4034
APPLICANT: RAIN TREE 2051 THIRD STREET LLC
PARCEL NO: 3994 084
PARCEL ADDRESS: 650 ILLINOIS ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$50,289,854.00
APPLICANT'S OPINION: \$31,400,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

24) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4035
APPLICANT: RAINTREE 973 MARKET NEWCO LLC
PARCEL NO: 3704 069
PARCEL ADDRESS: 973-977 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$33,069,000.00
APPLICANT'S OPINION: \$14,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

25) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4036
APPLICANT: WARRINGTON APARTMENTS LLC
PARCEL NO: 0304 014
PARCEL ADDRESS: 775 POST ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$27,906,649.00
APPLICANT'S OPINION: \$9,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

26) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4037
APPLICANT: FUN TO STAY LP, LESSEE
PARCEL NO: 20230005505
PARCEL ADDRESS: 165 STEUART ST
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$5,942,206.00
APPLICANT'S OPINION: \$1,400,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

27) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4038
APPLICANT: SF TREAT LP
PARCEL NO: 20230009006
PARCEL ADDRESS: 8 MISSION ST
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$20,811,530.00
APPLICANT'S OPINION: \$5,100,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

28) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4041
APPLICANT: WILLIAMS-SONOMA, INC.
PARCEL NO: 0112 009
PARCEL ADDRESS: 1150 SANSOME ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$75,342,813.00
APPLICANT'S OPINION: \$64,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

29) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4042
APPLICANT: WILLIAMS-SONOMA, INC.
PARCEL NO: 0112 001
PARCEL ADDRESS: 1051 BATTERY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$42,892,963.00
APPLICANT'S OPINION: \$31,437,526.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

30) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4043
APPLICANT: WILLIAMS-SONOMA, INC.
PARCEL NO: 0018 005
PARCEL ADDRESS: 100 NORTH POINT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$32,951,524.00
APPLICANT'S OPINION: \$29,710,686.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

31) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4044
APPLICANT: WILLIAMS-SONOMA, INC.
PARCEL NO: 0295 005
PARCEL ADDRESS: 340 POST ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$64,260,000.00
APPLICANT'S OPINION: \$19,774,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

32) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4047
APPLICANT: AMAZON
PARCEL NO: 3807 001
PARCEL ADDRESS: 960 7TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$53,352,398.00
APPLICANT'S OPINION: \$19,039,849.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

33) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4048
APPLICANT: AMAZON
PARCEL NO: 3807 002
PARCEL ADDRESS: 575 BERRY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$14,835,961.00
APPLICANT'S OPINION: \$5,294,504.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

34) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4049
APPLICANT: AMAZON
PARCEL NO: 3807 004
PARCEL ADDRESS: 575V BERRY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$42,054,243.00
APPLICANT'S OPINION: \$15,007,881.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

35) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4050
APPLICANT: AMAZON
PARCEL NO: 3807 008
PARCEL ADDRESS: 575V BERRY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$18,996,996.00
APPLICANT'S OPINION: \$6,779,450.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

36) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4051
APPLICANT: AMAZON
PARCEL NO: 3807 011
PARCEL ADDRESS: 575 BERRY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$11,113,631.00
APPLICANT'S OPINION: \$3,966,117.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

37) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4053
APPLICANT: AMAZON
PARCEL NO: 3807 021
PARCEL ADDRESS: 300-398 CHANNEL ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$23,269,189.00
APPLICANT'S OPINION: \$8,304,066.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

38) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4054
APPLICANT: 250 CAL LP
PARCEL NO: 0237 010
PARCEL ADDRESS: 244-256 CALIFORNIA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$24,264,610.00
APPLICANT'S OPINION: \$4,002,070.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

39) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4055
APPLICANT: SEVEN MSF REALTY LLC
PARCEL NO: 0294 016
PARCEL ADDRESS: 375 SUTTER ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$18,263,049.00
APPLICANT'S OPINION: \$4,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

40) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4056
APPLICANT: KILROY REALTY LP
PARCEL NO: 3774 025
PARCEL ADDRESS: 250-250 BRANNAN ST
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: \$42,120,826.00
APPLICANT'S OPINION: \$41,561,417.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

41) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4057
APPLICANT: JONES STREET TERRACE ASSOCIATES LP
PARCEL NO: 0299 002
PARCEL ADDRESS: 729 JONES ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$23,145,050.00
APPLICANT'S OPINION: \$3,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4058
APPLICANT: 455 MARKET STREET INVESTORS LLC
PARCEL NO: 3709 011
PARCEL ADDRESS: 21-29 1ST ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$141,843,711.00
APPLICANT'S OPINION: \$70,921,855.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

43) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4059
APPLICANT: 975 BRYANT STREET APTS INVESTORS LLC
PARCEL NO: 3780 044
PARCEL ADDRESS: 955-975 BRYANT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$92,858,162.00
APPLICANT'S OPINION: \$46,429,081.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

44) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4060
APPLICANT: LEGACY 455 MARKET STREET LP
PARCEL NO: 3709 012
PARCEL ADDRESS: 455 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$60,956,587.00
APPLICANT'S OPINION: \$30,537,269.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

45) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4061
APPLICANT: HUDSON STREET ASSOCIATES LLC
PARCEL NO: 3733 079
PARCEL ADDRESS: 881-899 HOWARD ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$68,396,130.00
APPLICANT'S OPINION: \$34,200,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4062
APPLICANT: HUDSON 625 SECOND, LLC
PARCEL NO: 3789 007
PARCEL ADDRESS: 625 2ND ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$68,090,769.00
APPLICANT'S OPINION: \$34,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

47) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4063
APPLICANT: HUDSON 901 MARKET LLC
PARCEL NO: 3704 001
PARCEL ADDRESS: 901-919 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$99,963,560.00
APPLICANT'S OPINION: \$50,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

48) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4064
APPLICANT: HUDSON 901 MARKET LLC
PARCEL NO: 3704 062
PARCEL ADDRESS: 422 STEVENSON ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$8,692,428.00
APPLICANT'S OPINION: \$4,300,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

49) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4068
APPLICANT: 950 HOTEL PROPERTY LLC
PARCEL NO: 0342 045
PARCEL ADDRESS: 33 TURK ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$119,462,217.00
APPLICANT'S OPINION: \$70,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4069
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 046
PARCEL ADDRESS: 950-970 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,268,699.00
APPLICANT'S OPINION: \$1,630,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4070
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 047
PARCEL ADDRESS: 950-970 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,439,798.00
APPLICANT'S OPINION: \$720,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

52) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4071
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 048
PARCEL ADDRESS: 950-970 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,229,964.00
APPLICANT'S OPINION: \$1,110,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

53) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4072
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 049
PARCEL ADDRESS: 950-970 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,269,275.00
APPLICANT'S OPINION: \$630,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

54) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4073
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 050
PARCEL ADDRESS: 950-970 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$586,004.00
APPLICANT'S OPINION: \$290,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

55) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4074
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 051
PARCEL ADDRESS: 950-970 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,079,540.00
APPLICANT'S OPINION: \$540,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

56) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4075
APPLICANT: 950 RETAIL PROPERTY LLC
PARCEL NO: 0342 052
PARCEL ADDRESS: 67 TURK ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,262,370.00
APPLICANT'S OPINION: \$1,130,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

57) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4076
APPLICANT: INTUIT, INC. (DBA:DEMANDFORCE, INC.)
PARCEL NO: 20230029087
PARCEL ADDRESS: 760 MARKET ST, 2ND/FL
TOPIC:
CURRENT ASSESSMENT: \$25,220,000.00
APPLICANT'S OPINION: \$0.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POST/TP

58) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4077
APPLICANT: CREDIT KARMA LLC
PARCEL NO: 20230012507
PARCEL ADDRESS: 760 MARKET ST # 2ND/FL
TOPIC:
CURRENT ASSESSMENT: \$18,955,090.00
APPLICANT'S OPINION: \$1,500,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POST/TP

59) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4078
APPLICANT: 140 PARTNERS LP
PARCEL NO: 3519 001
PARCEL ADDRESS: 1301-1325 FOLSOM ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$21,739,651.00
APPLICANT'S OPINION: \$10,900,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

60) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4079
APPLICANT: 1585 FOLSOM LLC
PARCEL NO: 3521 027
PARCEL ADDRESS: 1585 FOLSOM ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$5,781,480.00
APPLICANT'S OPINION: \$2,900,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

61) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4080
APPLICANT: 1585 FOLSOM LLC
PARCEL NO: 3521 030
PARCEL ADDRESS: 1583 FOLSOM ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,468,888.00
APPLICANT'S OPINION: \$1,700,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

62) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4081
APPLICANT: 1585 FOLSOM LLC
PARCEL NO: 3521 086
PARCEL ADDRESS: 305 12TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$5,991,715.00
APPLICANT'S OPINION: \$3,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

63) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4082
APPLICANT: THE HEARST CORPORATION
PARCEL NO: 3754 017
PARCEL ADDRESS: 385-395 7TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$54,100,800.00
APPLICANT'S OPINION: \$30,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

64) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4083
APPLICANT: 140 PARTNERS LP
PARCEL NO: 0342 019
PARCEL ADDRESS: 982-998 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$199,994.00
APPLICANT'S OPINION: \$100,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

65) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4084
APPLICANT: 140 PARTNERS LP
PARCEL NO: 0342 020
PARCEL ADDRESS: 982-998 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$264,528.00
APPLICANT'S OPINION: \$130,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

66) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4085
APPLICANT: 140 PARTNERS LP
PARCEL NO: 0342 021
PARCEL ADDRESS: 982-998 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$177,747.00
APPLICANT'S OPINION: \$90,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

67) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4086
APPLICANT: 140 PARTNERS LP
PARCEL NO: 0342 022
PARCEL ADDRESS: 982-998 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$185,571.00
APPLICANT'S OPINION: \$90,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

68) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4112
APPLICANT: LEE, TONY
PARCEL NO: 6526 018
PARCEL ADDRESS: 1453-1457 0 S SOUTH VAN NESS AVE
TOPIC: Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT: \$1,162,165.00
APPLICANT'S OPINION: \$180,000.00
TAXABLE YEAR: 2021
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POST/TP

69) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4123
APPLICANT: JPMORGAN CHASE BANK NA
PARCEL NO: 0502 005G
PARCEL ADDRESS: 2750 VAN NESS AVE
TOPIC: Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT: \$12,203,278.00
APPLICANT'S OPINION: \$4,882,023.00
TAXABLE YEAR: 2022
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

70) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4124
APPLICANT: JPMORGAN CHASE BANK NA
PARCEL NO: 0502 005H
PARCEL ADDRESS: 2700 VAN NESS AVE
TOPIC: Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT: \$3,850,000.00
APPLICANT'S OPINION: \$1,409,581.00
TAXABLE YEAR: 2022
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

71) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4135
APPLICANT: JONES STREET TERRACE ASSOCIATES LP
PARCEL NO: 0299 002
PARCEL ADDRESS: 729 JONES ST
TOPIC:
CURRENT ASSESSMENT: \$22,247,922.00
APPLICANT'S OPINION: \$3,580,067.00
TAXABLE YEAR: 2021
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



ASSESSMENT APPEALS BOARD

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

72) Hearing, discussion, and possible action involving:

APPLICATION:	2023-4136
APPLICANT:	JONES STREET TERRACE ASSOCIATES LP
PARCEL NO:	0299 002
PARCEL ADDRESS:	729 JONES ST
TOPIC:	
CURRENT ASSESSMENT:	\$22,691,492.00
APPLICANT'S OPINION:	\$3,475,595.00
TAXABLE YEAR:	2022
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 (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 sof@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.

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.

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.

Phone (415) 554-6778
Fax (415) 554-6775
TDD (415) 554-5227
E-mail AAB@sfgov.org



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

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 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 or (415) 554-5184.

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.