

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: 250 157 488#**

**Tuesday, July 02, 2024  
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:	2023-4501
APPLICANT:	Paul Dul
PARCEL NO:	0536 022
PARCEL ADDRESS:	2958 SCOTT ST
TOPIC:	
CURRENT ASSESSMENT:	\$3,822,460.00
APPLICANT'S OPINION:	\$3,708,122.00
TAXABLE YEAR:	2023
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

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

APPLICATION: 2023-4519  
APPLICANT: CLEAR CHANNEL OUTDOOR, INC.  
PARCEL NO: 814348  
PARCEL ADDRESS:  
TOPIC: Base Year/Change in Ownership-Incorrect Value  
CURRENT ASSESSMENT: \$37,300,000.00  
APPLICANT'S OPINION: \$20,000,000.00  
TAXABLE YEAR: 2022  
APPEAL TYPE: Possessory Interest  
ROLL TYPE: SUPPLEMENTAL  
STATUS: POST/TP

### 5) Hearing, discussion, and possible action involving:

APPLICATION: 2023-4520  
APPLICANT: CLEAR CHANNEL OUTDOOR, INC.  
PARCEL NO: 814348  
PARCEL ADDRESS:  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$37,300,000.00  
APPLICANT'S OPINION: \$12,000,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Possessory Interest  
ROLL TYPE: ESCAPE  
STATUS: POST/TP

### 6) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7338  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 1260 015  
PARCEL ADDRESS: 1 SCOTT ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,681,345.00  
APPLICANT'S OPINION: \$2,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

### 7) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7339  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0693 022  
PARCEL ADDRESS: 50 CEDAR ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$6,015,051.00  
APPLICANT'S OPINION: \$3,000,000.00  
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

8) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7340  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 1181 014B  
PARCEL ADDRESS: 1290 GROVE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$28,282,791.00  
APPLICANT'S OPINION: \$14,100,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7341  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 3513 030  
PARCEL ADDRESS: 1338-1342 STEVENSON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$2,665,338.00  
APPLICANT'S OPINION: \$1,330,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7342  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0622 008  
PARCEL ADDRESS: 1740 SACRAMENTO ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,659,623.00  
APPLICANT'S OPINION: \$2,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7343  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0648 001  
PARCEL ADDRESS: 1801 CALIFORNIA ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$23,879,817.00  
APPLICANT'S OPINION: \$11,900,000.00  
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

12) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7344  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 1240 007  
PARCEL ADDRESS: 201-207 DIVISADERO ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$3,452,628.00  
APPLICANT'S OPINION: \$1,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7345  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0604 005  
PARCEL ADDRESS: 2425 BUCHANAN ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$8,662,007.00  
APPLICANT'S OPINION: \$4,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7346  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0498 005  
PARCEL ADDRESS: 2835 VAN NESS AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$6,522,266.00  
APPLICANT'S OPINION: \$3,250,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7348  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 1000 026  
PARCEL ADDRESS: 3099 WASHINGTON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$11,829,072.00  
APPLICANT'S OPINION: \$5,900,000.00  
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

16) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7349  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 1362 014  
PARCEL ADDRESS: 4005 CALIFORNIA ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$8,676,081.00  
APPLICANT'S OPINION: \$4,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

17) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7350  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 3587 030  
PARCEL ADDRESS: 589-591 DOLORES ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,450,514.00  
APPLICANT'S OPINION: \$2,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7352  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 3588 063  
PARCEL ADDRESS: 625 GUERRERO ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$6,173,851.00  
APPLICANT'S OPINION: \$3,000,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7353  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 3577 010  
PARCEL ADDRESS: 696 VALENCIA ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,948,745.00  
APPLICANT'S OPINION: \$2,500,000.00  
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

20) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7354  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0076 015  
PARCEL ADDRESS: 666-670 GREENWICH ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$3,991,805.00  
APPLICANT'S OPINION: \$2,000,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7355  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0804 018  
PARCEL ADDRESS: 726 FILLMORE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$3,682,820.00  
APPLICANT'S OPINION: \$1,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7357  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 0844 036  
PARCEL ADDRESS: 748 PAGE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$7,626,115.00  
APPLICANT'S OPINION: \$3,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7358  
APPLICANT: SF MULTIFAMILY 1 LLC  
PARCEL NO: 1649 010  
PARCEL ADDRESS: 755-769 6TH AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$7,789,572.00  
APPLICANT'S OPINION: \$3,900,000.00  
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

24) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7360  
APPLICANT: SF MULTIFAMILY JV II PROPERTY  
PARCEL NO: 0590 003  
PARCEL ADDRESS: 2110 JACKSON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$23,757,363.00  
APPLICANT'S OPINION: \$11,850,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

25) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7361  
APPLICANT: SF MULTIFAMILY JV II PRPT OWNE  
PARCEL NO: 0627 014  
PARCEL ADDRESS: 2250 BUCHANAN ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$8,608,092.00  
APPLICANT'S OPINION: \$4,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

26) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7362  
APPLICANT: SF MULTIFAMILY JV II PROP OWNE  
PARCEL NO: 0979 036  
PARCEL ADDRESS: 2321 SCOTT ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$7,763,538.00  
APPLICANT'S OPINION: \$3,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

27) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7363  
APPLICANT: SF MULTIFAMILY JV II PROPERTY  
PARCEL NO: 0482 007  
PARCEL ADDRESS: 3201 OCTAVIA ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$9,187,597.00  
APPLICANT'S OPINION: \$4,600,000.00  
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

28) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7364  
APPLICANT: SF MULTIFAMILY JV II PRPT OWNER  
PARCEL NO: 0830 008  
PARCEL ADDRESS: 428-432 OAK ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,313,818.00  
APPLICANT'S OPINION: \$2,150,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

29) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7368  
APPLICANT: SF MULTIFAMILY JV II PROPERTY  
PARCEL NO: 2616 050  
PARCEL ADDRESS: 555 W BUENA VISTA AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$30,923,048.00  
APPLICANT'S OPINION: \$15,400,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

30) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7369  
APPLICANT: SF MULTIFAMILY JV II PROP OWNE  
PARCEL NO: 0299 013  
PARCEL ADDRESS: 736 LEAVENWORTH ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$3,595,029.00  
APPLICANT'S OPINION: \$1,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

31) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7370  
APPLICANT: SF MULTIFAMILY JV II PROPERTY  
PARCEL NO: 0738 005  
PARCEL ADDRESS: 801-809 VAN NESS AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$20,122,064.00  
APPLICANT'S OPINION: \$10,000,000.00  
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

32) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7372  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0223 011  
PARCEL ADDRESS: 1046 MASON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,015,317.00  
APPLICANT'S OPINION: \$2,500,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

33) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7373  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0158 013  
PARCEL ADDRESS: 1046-1050 PACIFIC AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,315,104.00  
APPLICANT'S OPINION: \$2,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

34) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7374  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0222 001  
PARCEL ADDRESS: 1055 MASON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$10,319,062.00  
APPLICANT'S OPINION: \$5,200,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

35) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7375  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0277 006A  
PARCEL ADDRESS: 1106 BUSH ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$25,968,197.00  
APPLICANT'S OPINION: \$12,900,000.00  
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

36) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7376  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0734 005  
PARCEL ADDRESS: 1223-1233 LAGUNA ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,721,195.00  
APPLICANT'S OPINION: \$2,350,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

37) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7378  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 3726 005  
PARCEL ADDRESS: 132-136 6TH ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,987,676.00  
APPLICANT'S OPINION: \$2,500,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

38) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7379  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0525 009  
PARCEL ADDRESS: 1330 UNION ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$14,480,254.00  
APPLICANT'S OPINION: \$7,200,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

39) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7380  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 1200 001D  
PARCEL ADDRESS: 1431 GROVE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$9,176,807.00  
APPLICANT'S OPINION: \$4,600,000.00  
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: 2023-7381  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0219 021A  
PARCEL ADDRESS: 1433 CLAY ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$16,687,591.00  
APPLICANT'S OPINION: \$8,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

41) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7382  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0834 018  
PARCEL ADDRESS: 145 FELL ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$20,389,228.00  
APPLICANT'S OPINION: \$10,100,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7384  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0249 023  
PARCEL ADDRESS: 1571-1577 SACRAMENTO ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,314,121.00  
APPLICANT'S OPINION: \$2,650,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7385  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 1232 022  
PARCEL ADDRESS: 1591 PAGE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,629,753.00  
APPLICANT'S OPINION: \$2,800,000.00  
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

44) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7388  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0644 023  
PARCEL ADDRESS: 1637 SACRAMENTO ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$10,632,004.00  
APPLICANT'S OPINION: \$5,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

45) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7390  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 3554 003  
PARCEL ADDRESS: 1912-1922 MISSION ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,425,234.00  
APPLICANT'S OPINION: \$2,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7393  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 1188 013C  
PARCEL ADDRESS: 1985 FULTON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,837,019.00  
APPLICANT'S OPINION: \$2,900,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

47) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7396  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0851 010  
PARCEL ADDRESS: 218 HAIGHT ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$3,238,910.00  
APPLICANT'S OPINION: \$1,580,000.00  
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: 2023-7397  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0651 054  
PARCEL ADDRESS: 2050 BUCHANAN ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,130,176.00  
APPLICANT'S OPINION: \$2,500,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

49) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7398  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0979 033  
PARCEL ADDRESS: 2355 SCOTT ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$19,089,933.00  
APPLICANT'S OPINION: \$9,500,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7399  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 1282 024  
PARCEL ADDRESS: 275 GRATTAN ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,452,074.00  
APPLICANT'S OPINION: \$2,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7400  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0498 022C  
PARCEL ADDRESS: 2942 FRANKLIN ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$21,447,476.00  
APPLICANT'S OPINION: \$10,700,000.00  
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: 2023-7402  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0844 018  
PARCEL ADDRESS: 326 PIERCE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,494,583.00  
APPLICANT'S OPINION: \$2,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

53) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7403  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0472 022  
PARCEL ADDRESS: 3320 OCTAVIA ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$16,395,655.00  
APPLICANT'S OPINION: \$8,200,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

54) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7404  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 2717 055  
PARCEL ADDRESS: 3420 MARKET ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$8,586,635.00  
APPLICANT'S OPINION: \$4,300,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

55) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7405  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0809 016  
PARCEL ADDRESS: 355-357 GROVE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$10,479,044.00  
APPLICANT'S OPINION: \$5,200,000.00  
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: 2023-7407  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 3546 025  
PARCEL ADDRESS: 453-455 14TH ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$6,972,029.00  
APPLICANT'S OPINION: \$3,500,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

57) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7408  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0319 019  
PARCEL ADDRESS: 522 HYDE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,149,440.00  
APPLICANT'S OPINION: \$2,550,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

58) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7410  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 1230 006  
PARCEL ADDRESS: 533-537 CLAYTON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,616,562.00  
APPLICANT'S OPINION: \$2,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

59) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7411  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0842 028  
PARCEL ADDRESS: 633 OAK ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,900,633.00  
APPLICANT'S OPINION: \$2,450,000.00  
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: 2023-7412  
APPLICANT: SF MULTIFAMILY III PROPERTY OW  
PARCEL NO: 0804 002  
PARCEL ADDRESS: 643 WEBSTER ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,393,146.00  
APPLICANT'S OPINION: \$2,700,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

61) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7418  
APPLICANT: PONTE GADEA CALIFORNIA LLC  
PARCEL NO: 0295 018  
PARCEL ADDRESS: 300 POST ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$126,141,424.00  
APPLICANT'S OPINION: \$63,100,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

62) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7598  
APPLICANT: 55 CASA WAY OWNER LP  
PARCEL NO: 0418A007  
PARCEL ADDRESS: 55 CASA WAY  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,837,860.00  
APPLICANT'S OPINION: \$2,400,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

63) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7599  
APPLICANT: 225 MALLORCA WAY OWNER LP  
PARCEL NO: 0463A001  
PARCEL ADDRESS: 225 MALLORCA WAY  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$10,039,860.00  
APPLICANT'S OPINION: \$5,000,000.00  
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

64) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7600  
APPLICANT: 800 DUBOCE AVENUE OWNER LP  
PARCEL NO: 1259 013  
PARCEL ADDRESS: 800 DUBOCE AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$7,272,600.00  
APPLICANT'S OPINION: \$3,600,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

65) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7601  
APPLICANT: 899 GREEN STREET OWNER LP  
PARCEL NO: 0128 020  
PARCEL ADDRESS: 899 GREEN ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$15,625,000.00  
APPLICANT'S OPINION: \$7,800,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

66) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7602  
APPLICANT: 1040 ASHBURY STREET OWNER LP  
PARCEL NO: 2629 054  
PARCEL ADDRESS: 1040 ASHBURY ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$5,045,940.00  
APPLICANT'S OPINION: \$2,500,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

67) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7603  
APPLICANT: 1077 ASHBURY STREET OWNER LP  
PARCEL NO: 1269 165  
PARCEL ADDRESS: 1077-1081 ASHBURY ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$4,993,920.00  
APPLICANT'S OPINION: \$2,500,000.00  
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: 2023-7604  
APPLICANT: 1201 LEAVENWORTH STREET OWNER  
PARCEL NO: 0219 004  
PARCEL ADDRESS: 1201-1219 LEAVENWORTH ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$10,199,998.00  
APPLICANT'S OPINION: \$5,100,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

69) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7606  
APPLICANT: 1234 GROVE STREET OWNER L P  
PARCEL NO: 1181 011  
PARCEL ADDRESS: 1234-1238 GROVE ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$2,689,433.00  
APPLICANT'S OPINION: \$1,350,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

70) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7607  
APPLICANT: 1395 GOLDEN GATE AVENUE OWNER  
PARCEL NO: 0774 014A  
PARCEL ADDRESS: 1395 GOLDEN GATE AVE  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$17,850,000.00  
APPLICANT'S OPINION: \$8,900,000.00  
TAXABLE YEAR: 2023  
APPEAL TYPE: Real Property  
ROLL TYPE: REGULAR

71) Hearing, discussion, and possible action involving:

APPLICATION: 2023-7608  
APPLICANT: 1633 WASHINGTON STREET OWNER L  
PARCEL NO: 0620 026  
PARCEL ADDRESS: 1633-1639 WASHINGTON ST  
TOPIC: Decline in Value  
CURRENT ASSESSMENT: \$6,630,000.00  
APPLICANT'S OPINION: \$3,300,000.00  
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

72) Hearing, discussion, and possible action involving:

APPLICATION:	2023-7609
APPLICANT:	1900 PAGE STREET OWNER LP
PARCEL NO:	1227 005
PARCEL ADDRESS:	425 SHRADER ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,150,764.00
APPLICANT'S OPINION:	\$2,550,000.00
TAXABLE YEAR:	2023
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 (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.

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.