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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: 356 958 265#**

**Tuesday, October 08, 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:	2022-1898
APPLICANT:	CHAN SHING YUEN FAMILY TRUST
PARCEL NO:	1639 001
PARCEL ADDRESS:	405 BALBOA ST
TOPIC:	
CURRENT ASSESSMENT:	\$1,106,331.00
APPLICANT'S OPINION:	\$501,473.00
TAXABLE YEAR:	2018
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE
STATUS:	POSTPONED

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4) Hearing, discussion, and possible action involving:

APPLICATION: 2022-1899
APPLICANT: CHAN SHING YUEN FAMILY TRUST
PARCEL NO: 1639 001
PARCEL ADDRESS: 405 BALBOA ST
TOPIC:
CURRENT ASSESSMENT: \$1,128,456.00
APPLICANT'S OPINION: \$511,502.00
TAXABLE YEAR: 2019
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION: 2022-1900
APPLICANT: CHAN SHING YUEN FAMILY TRUST
PARCEL NO: 1639 001
PARCEL ADDRESS: 405 BALBOA ST
TOPIC:
CURRENT ASSESSMENT: \$1,151,021.00
APPLICANT'S OPINION: \$521,732.00
TAXABLE YEAR: 2020
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION: 2022-1901
APPLICANT: CHAN SHING YUEN FAMILY TRUST
PARCEL NO: 1639 001
PARCEL ADDRESS: 405 BALBOA ST
TOPIC:
CURRENT ASSESSMENT: \$1,162,942.00
APPLICANT'S OPINION: \$527,136.00
TAXABLE YEAR: 2021
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION: 2022-1902
APPLICANT: CHAN SHING YUEN FAMILY TRUST
PARCEL NO: 1639 001
PARCEL ADDRESS: 405 BALBOA ST
TOPIC:
CURRENT ASSESSMENT: \$1,186,196.00
APPLICANT'S OPINION: \$537,678.00
TAXABLE YEAR: 2022
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

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8) Hearing, discussion, and possible action involving:

APPLICATION:	2023-0629
APPLICANT:	399 FIFTH LLC
PARCEL NO:	3752 590
PARCEL ADDRESS:	365-397 5TH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$15,253,020.00
APPLICANT'S OPINION:	\$7,627,000.00
TAXABLE YEAR:	2023
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WD/PHC

9) Hearing, discussion, and possible action involving:

APPLICATION:	2023-0699
APPLICANT:	FC 5M H1 EXCHANGE LLC
PARCEL NO:	3725 129
PARCEL ADDRESS:	415 NATOMA ST
TOPIC:	Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT:	\$211,996,944.00
APPLICANT'S OPINION:	\$20,000,000.00
TAXABLE YEAR:	2021
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION:	2023-0705
APPLICANT:	ZAVALA FAMILY REVOC TRUST
PARCEL NO:	3762 019
PARCEL ADDRESS:	546 BRYANT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,398,764.00
APPLICANT'S OPINION:	\$50,000.00
TAXABLE YEAR:	2023
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION:	2023-10084
APPLICANT:	SAGER, KARLI
PARCEL NO:	3775 049
PARCEL ADDRESS:	51 TABER PL
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,413,546.00
APPLICANT'S OPINION:	\$3,248,126.00
TAXABLE YEAR:	2023
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WD/PHC

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12) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10142
APPLICANT: Fillmore street apartments llc
PARCEL NO: 0467A011
PARCEL ADDRESS: 3535 FILLMORE ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,641,369.00
APPLICANT'S OPINION: \$5,715,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10151
APPLICANT: 550 SUTTER LLC
PARCEL NO: 0284 009
PARCEL ADDRESS: 550-556 SUTTER ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$8,061,724.00
APPLICANT'S OPINION: \$6,137,500.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

14) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10164
APPLICANT: 540 SUTTER LLC
PARCEL NO: 0284 008
PARCEL ADDRESS: 540 SUTTER ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,011,898.00
APPLICANT'S OPINION: \$2,400,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

15) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10173
APPLICANT: HSL LIMITED
PARCEL NO: 3974 022
PARCEL ADDRESS: 435 POTRERO AVE
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,217,960.00
APPLICANT'S OPINION: \$2,109,980.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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16) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10263
APPLICANT: 3145 Octavia street llc
PARCEL NO: 0495 001A
PARCEL ADDRESS: 3145 OCTAVIA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,244,778.00
APPLICANT'S OPINION: \$4,087,800.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

17) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10270
APPLICANT: EJM Union LLC
PARCEL NO: 0123 062
PARCEL ADDRESS: 1221 UNION ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,514,464.00
APPLICANT'S OPINION: \$4,213,268.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10273
APPLICANT: Waverly management llc
PARCEL NO: 1254 001
PARCEL ADDRESS: 1401 WALLER ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,924,267.00
APPLICANT'S OPINION: \$1,336,878.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

19) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10315
APPLICANT: 960 Howard LLC
PARCEL NO: 3725 019
PARCEL ADDRESS: 960 HOWARD ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$9,887,453.00
APPLICANT'S OPINION: \$8,614,559.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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20) Hearing, discussion, and possible action involving:

APPLICATION: 2023-10318
APPLICANT: 960 Howard LLC
PARCEL NO: 3725 018
PARCEL ADDRESS: 952-954 HOWARD ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,579,463.00
APPLICANT'S OPINION: \$1,811,284.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION: 2023-1379
APPLICANT: ACE KING & QUEEN LLC
PARCEL NO: 0302 014
PARCEL ADDRESS: 0882 0886 GEARY ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,718,301.00
APPLICANT'S OPINION: \$3,400,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

22) Hearing, discussion, and possible action involving:

APPLICATION: 2023-1482
APPLICANT: ALAMIN SUTTER INVESTMENT LLC
PARCEL NO: 0287 011
PARCEL ADDRESS: 256-262 SUTTER ST
TOPIC:
CURRENT ASSESSMENT: \$5,944,639.00
APPLICANT'S OPINION: \$4,100,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2050
APPLICANT: 2323 LAGUNA STREET LP
PARCEL NO: 0603 003A
PARCEL ADDRESS: 2323 LAGUNA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$9,041,104.00
APPLICANT'S OPINION: \$7,300,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
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24) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2089
APPLICANT: GEARY-MARKET INVESTMENT CO. LTD
PARCEL NO: 0312 004
PARCEL ADDRESS: 720 MARKET ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$19,068,803.00
APPLICANT'S OPINION: \$9,579,996.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

25) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2278
APPLICANT: SCHWENSIU PTY LTD
PARCEL NO: 0285 012
PARCEL ADDRESS: 665-675 BUSH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$21,620,615.00
APPLICANT'S OPINION: \$14,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

26) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2279
APPLICANT: SCHWENSIU PTY LTD
PARCEL NO: 0285 011
PARCEL ADDRESS: 665 BUSH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$7,242,216.00
APPLICANT'S OPINION: \$4,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

27) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2281
APPLICANT: ORCHARD GARDEN INC.
PARCEL NO: 0270 042
PARCEL ADDRESS: 466 BUSH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$31,177,740.00
APPLICANT'S OPINION: \$20,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

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28) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2389
APPLICANT: FC 198 5TH STREET, LLC
PARCEL NO: 3725 007
PARCEL ADDRESS: 194-198 5TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,754,871.00
APPLICANT'S OPINION: \$500,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

29) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2390
APPLICANT: FC 198 5TH STREET, LLC
PARCEL NO: 3725 042
PARCEL ADDRESS: 430 NATOMA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$9,864,255.00
APPLICANT'S OPINION: \$500,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

30) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2391
APPLICANT: 442 NATOMA, LLC
PARCEL NO: 3725 048
PARCEL ADDRESS: 442 NATOMA ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$2,439,258.00
APPLICANT'S OPINION: \$225,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

31) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2433
APPLICANT: BJI 703 IRR INVESTORS LLC
PARCEL NO: 0227 027
PARCEL ADDRESS: 653 COMMERCIAL ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,910,996.00
APPLICANT'S OPINION: \$1,955,498.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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32) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2459
APPLICANT: DIAMOND ROCK SF SUTTER STREET OWNER LLC
PARCEL NO: 0284 010
PARCEL ADDRESS: 562-570 SUTTER ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$32,786,020.00
APPLICANT'S OPINION: \$26,154,010.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

33) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2462
APPLICANT: CFW 55 OWNER LLC
PARCEL NO: 0023 005
PARCEL ADDRESS: 1300 COLUMBUS AVE
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$72,114,607.00
APPLICANT'S OPINION: \$57,663,937.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

34) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2464
APPLICANT: CHSP FISHERMAN WHARF LLC
PARCEL NO: 0029 007
PARCEL ADDRESS: 555 NORTH POINT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$163,861,519.00
APPLICANT'S OPINION: \$130,598,846.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

35) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2465
APPLICANT: CHSP UNION SQUARE II LLC
PARCEL NO: 0297 028
PARCEL ADDRESS: 500 POST ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$210,075,032.00
APPLICANT'S OPINION: \$168,012,696.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
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36) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2631
APPLICANT: RELATED/MARIPOSA DEVELOPMENT CO LP
PARCEL NO: 4005A002
PARCEL ADDRESS: 1601 MARIPOSA ST
TOPIC:
CURRENT ASSESSMENT: \$190,391,170.00
APPLICANT'S OPINION: \$94,400,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

37) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2632
APPLICANT: 1601 MARIPOSA ST. HSNG PTRS
PARCEL NO: 4005A003
PARCEL ADDRESS: 1601 MARIPOSA ST
TOPIC:
CURRENT ASSESSMENT: \$17,894,880.00
APPLICANT'S OPINION: \$8,900,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

38) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2633
APPLICANT: RELATED/MARIPOSA DEVELOPMENT CO LP
PARCEL NO: 4005A004
PARCEL ADDRESS: 1601 MARIPOSA ST
TOPIC:
CURRENT ASSESSMENT: \$11,002,321.00
APPLICANT'S OPINION: \$5,300,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POST/TP

39) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2634
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 042
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$191,346,744.00
APPLICANT'S OPINION: \$94,852,644.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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40) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2635
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 044
PARCEL ADDRESS: 450 FOLSOM ST
TOPIC:
CURRENT ASSESSMENT: \$6,041,943.00
APPLICANT'S OPINION: \$2,900,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

41) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2636
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 047
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$5,986,716.00
APPLICANT'S OPINION: \$3,035,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2637
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 049
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$701,708.00
APPLICANT'S OPINION: \$350,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2638
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 050
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$830,408.00
APPLICANT'S OPINION: \$405,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
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44) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2639
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 051
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$820,223.00
APPLICANT'S OPINION: \$405,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

45) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2640
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 052
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$820,223.00
APPLICANT'S OPINION: \$405,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2641
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 053
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$1,631,343.00
APPLICANT'S OPINION: \$775,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

47) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2642
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 054
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$2,183,527.00
APPLICANT'S OPINION: \$1,075,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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48) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2643
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 055
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$2,183,527.00
APPLICANT'S OPINION: \$1,075,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

49) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2644
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 056
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$2,183,527.00
APPLICANT'S OPINION: \$1,075,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION: 2023-2645
APPLICANT: T8 URBAN HOUSING ASSOCIATES LLC
PARCEL NO: 3737 057
PARCEL ADDRESS: 245 1ST ST
TOPIC:
CURRENT ASSESSMENT: \$2,183,531.00
APPLICANT'S OPINION: \$1,075,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3524
APPLICANT: MISSION 81 LLC
PARCEL NO: 3579 023
PARCEL ADDRESS: 3679-3681 17TH ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,234,501.00
APPLICANT'S OPINION: \$2,000,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

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52) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3525
APPLICANT: 1212 10TH AVE. ASSOCIATES LLC
PARCEL NO: 1741 053
PARCEL ADDRESS: 1212 10TH AVE
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$11,552,331.00
APPLICANT'S OPINION: \$7,600,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

53) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3526
APPLICANT: 1995 CHESTNUT STREET ASSOCIATES LLC
PARCEL NO: 0492 030
PARCEL ADDRESS: 1995 CHESTNUT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$12,519,041.00
APPLICANT'S OPINION: \$7,600,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

54) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3527
APPLICANT: 3620 FILLMORE STREET, LLC
PARCEL NO: 0436F036
PARCEL ADDRESS: 3620 FILLMORE ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,866,795.00
APPLICANT'S OPINION: \$4,800,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

55) Hearing, discussion, and possible action involving:

APPLICATION: 2023-3528
APPLICANT: 3345 FILLMORE ST. ASSOC. LLC
PARCEL NO: 0491 027
PARCEL ADDRESS: 3345 FILLMORE ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$6,832,663.00
APPLICANT'S OPINION: \$4,800,000.00
TAXABLE YEAR: 2023
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WD/PHC

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



ASSESSMENT APPEALS BOARD
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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.

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.

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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

LANGUAGE INTERPRETERS: Language services are available in Spanish, Chinese and Filipino for requests made at least two (2) business days in advance of the meeting, to help ensure availability. For more information or to request services, contact (415) 554-5184.

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Intérpretes de idiomas: Para asegurar la disponibilidad de los servicios de interpretación en chino, filipino y español, presente su petición por lo menos con dos (2) días hábiles de antelación previo a la reunión. Para más información o para solicitar los servicios, envíe su mensaje a bos@sfgov.org o llame al (415) 554-5184.

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