

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Tuesday, March 25, 2014

1:30 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) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)
- 2) Hearing, discussion, and possible action involving:

APPLICATION:	2011-5290
APPLICANT:	TURNQUIST, FLOYD
PARCEL NO.:	3767 287
PARCEL ADDRESS:	0201 HARRISON ST, #1028
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	\$295,000.00
APPLICANT'S OPINION:	\$230,000.00
TAXABLE YEAR:	2010
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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

APPLICATION:	2012-1109
APPLICANT:	ROMERO, TOMMY
PARCEL NO.:	0480 018
PARCEL ADDRESS:	1363 FRANCISCO ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$1,350,000.00
APPLICANT'S OPINION:	\$1,015,000.00
TAXABLE YEAR:	2012
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

- 4) Hearing, discussion, and possible action involving:
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| APPLICATION: | 2012-2141 |
| APPLICANT: | ROBERTS, MARTIN |
| PARCEL NO.: | 3749 257 |
| PARCEL ADDRESS: | 0050 LANSING ST, #701 |
| TOPIC: | Decline in Value |
| CURRENT ASSESSMENT: | \$1,743,508.00 |
| APPLICANT'S OPINION: | \$1,250,000.00 |
| TAXABLE YEAR: | 2012 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |
- 5) Hearing, discussion, and possible action involving:
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| APPLICATION: | 2012-2225 |
| APPLICANT: | TU, ANGELA |
| PARCEL NO.: | 0272 060 |
| PARCEL ADDRESS: | 0725 PINE ST, #303 |
| TOPIC: | Decline in Value |
| CURRENT ASSESSMENT: | \$417,250.00 |
| APPLICANT'S OPINION: | \$302,750.00 |
| TAXABLE YEAR: | 2012 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |
- 6) Hearing, discussion, and possible action involving:
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| APPLICATION: | 2012-2261 |
| APPLICANT: | PANG, LIM HOW |
| PARCEL NO.: | 0210A060 |
| PARCEL ADDRESS: | 0946 STOCKTON ST, #11F |
| TOPIC: | Decline in Value |
| CURRENT ASSESSMENT: | \$543,376.00 |
| APPLICANT'S OPINION: | \$360,000.00 |
| TAXABLE YEAR: | 2012 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |
- 7) Hearing, discussion, and possible action involving:
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| APPLICATION: | 2012-2333 |
| APPLICANT: | HELFOND, RUSSELL |
| PARCEL NO.: | 3771 139 |
| PARCEL ADDRESS: | 0501 BEALE ST, # PH2E |
| TOPIC: | Decline in Value |
| CURRENT ASSESSMENT: | \$1,600,000.00 |
| APPLICANT'S OPINION: | \$1,248,954.00 |
| TAXABLE YEAR: | 2012 |
| APPEAL TYPE: | Real Property |
| ROLL TYPE: | REGULAR |

8) Hearing, discussion, and possible action involving:

APPLICATION: 2012-2341
APPLICANT: MOELLEHEN-O'BRIEN, SONJA
PARCEL NO.: 0476 002C
PARCEL ADDRESS: 1020 FRANCISCO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$5,857,854.00
APPLICANT'S OPINION: \$5,000,000.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION: 2012-2420
APPLICANT: CULLER, TIMOTHY
PARCEL NO.: 0221 124
PARCEL ADDRESS: 1242 SACRAMENTO ST, #6
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,100,000.00
APPLICANT'S OPINION: \$950,000.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION: 2012-2519
APPLICANT: KELLY, ELLEN
PARCEL NO.: 0779 191
PARCEL ADDRESS: 0988 FULTON ST, UNIT #337
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$446,076.00
APPLICANT'S OPINION: \$264,666.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION: 2012-2577
APPLICANT: JONES, MELODY
PARCEL NO.: 0543 036
PARCEL ADDRESS: 1890 GREEN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,355,883.00
APPLICANT'S OPINION: \$1,178,400.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION: 2012-2582
APPLICANT: ZAYTSEVA, TATYANA
PARCEL NO.: 0166 067
PARCEL ADDRESS: 0733 FRONT ST, #604
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,250,000.00
APPLICANT'S OPINION: \$950,000.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION: 2012-2652
APPLICANT: WILSON, AARON
PARCEL NO.: 0866 015
PARCEL ADDRESS: 0066 POTOMAC ST,
TOPIC: Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT: \$1,627,000.00
APPLICANT'S OPINION: \$1,100,000.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

14) Hearing, discussion, and possible action involving:

APPLICATION: 2012-4960
APPLICANT: WILSON, AARON
PARCEL NO.: 0866 015
PARCEL ADDRESS: 0066 POTOMAC ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,692,034.00
APPLICANT'S OPINION: \$1,100,000.00
TAXABLE YEAR: 2012
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact the Administrator by mail to: Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 244, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at sotf@sfgov.org.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from the Administrator or by printing Chapter 67 of the San Francisco Administrative Code from the Internet, at <http://www.sfgov.org/sunshine/>

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

Disability Access – The hearing room is wheelchair accessible.

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