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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: 189 362 287#**

**Tuesday, January 13, 2026
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:	2024-10473
APPLICANT:	1525 Clay Street Associates LLC
PARCEL NO:	0218 025
PARCEL ADDRESS:	1525 CLAY ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,123,970.00
APPLICANT'S OPINION:	\$2,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

4) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10475
APPLICANT:	1565 Washington Street Associates LLC
PARCEL NO:	0217 021
PARCEL ADDRESS:	1565 WASHINGTON ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$6,034,320.00
APPLICANT'S OPINION:	\$3,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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5) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10477
APPLICANT:	1677 Bush Street Associates LLC
PARCEL NO:	0672 011
PARCEL ADDRESS:	1677 BUSH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$7,723,106.00
APPLICANT'S OPINION:	\$3,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10479
APPLICANT:	1745 Market Associates LLC & 14 Valencia Street LLC
PARCEL NO:	3503 005
PARCEL ADDRESS:	1745 1755 MARKET ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$28,453,081.00
APPLICANT'S OPINION:	\$13,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10481
APPLICANT:	MCF-1964 Post LP
PARCEL NO:	0683 016
PARCEL ADDRESS:	1964 POST ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,162,260.00
APPLICANT'S OPINION:	\$2,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10482
APPLICANT:	1964 Filbert Street LLC
PARCEL NO:	0518 018
PARCEL ADDRESS:	1964 1972 FILBERT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,755,650.00
APPLICANT'S OPINION:	\$1,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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9) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10483
APPLICANT:	310 Carolina Street - Coxhead Loft Associates LLC
PARCEL NO:	0497 009G
PARCEL ADDRESS:	1437 CHESTNUT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,994,273.00
APPLICANT'S OPINION:	\$5,188,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10484
APPLICANT:	FO 2360 Van Ness Avenue Property LLC
PARCEL NO:	0550 025
PARCEL ADDRESS:	2360 VAN NESS AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$9,798,022.00
APPLICANT'S OPINION:	\$4,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10486
APPLICANT:	MCF-2398 Pine LP
PARCEL NO:	0654 014
PARCEL ADDRESS:	2398 PINE ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$8,479,260.00
APPLICANT'S OPINION:	\$4,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10488
APPLICANT:	FO 245 Leavenworth Street Property LLC
PARCEL NO:	0337 003
PARCEL ADDRESS:	245 LEAVENWORTH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$9,894,615.00
APPLICANT'S OPINION:	\$4,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
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13) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10490
APPLICANT:	RHI-MOSSER 275 TURK LP
PARCEL NO:	0344 007
PARCEL ADDRESS:	275 TURK ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$17,116,303.00
APPLICANT'S OPINION:	\$8,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10491
APPLICANT:	DABROWSKI, PAUL
PARCEL NO:	3648 004
PARCEL ADDRESS:	208-210 FAIR OAKS ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,447,710.00
APPLICANT'S OPINION:	\$3,350,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10492
APPLICANT:	RHI 2775 MARKET STREET LLC
PARCEL NO:	2650 044
PARCEL ADDRESS:	2775 MARKET ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$18,313,002.00
APPLICANT'S OPINION:	\$9,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

16) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10493
APPLICANT:	FO 305 Hyde Street Property LLC
PARCEL NO:	0335 002C
PARCEL ADDRESS:	305 HYDE ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$9,009,472.00
APPLICANT'S OPINION:	\$4,400,000.00
TAXABLE YEAR:	2024
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17) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10495
APPLICANT:	FO 347 Eddy Street Property LLC
PARCEL NO:	0338 021A
PARCEL ADDRESS:	347 EDDY ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$8,661,791.00
APPLICANT'S OPINION:	\$4,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10498
APPLICANT:	FO 371 Turk Street Property LLC
PARCEL NO:	0345 012B
PARCEL ADDRESS:	371 TURK ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,836,577.00
APPLICANT'S OPINION:	\$2,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10500
APPLICANT:	381 Turk Street Associates LLC
PARCEL NO:	0345 012C
PARCEL ADDRESS:	381 TURK ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$7,398,189.00
APPLICANT'S OPINION:	\$3,600,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

20) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10502
APPLICANT:	45 Brosnan Associates LLC
PARCEL NO:	3533 073
PARCEL ADDRESS:	45 BROSnan ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,110,355.00
APPLICANT'S OPINION:	\$2,000,000.00
TAXABLE YEAR:	2024
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21) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10504
APPLICANT:	48 GOLDEN GATE AVE ASSOCIATES
PARCEL NO:	0343 008
PARCEL ADDRESS:	48-50 GOLDEN GATE AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$22,388,673.00
APPLICANT'S OPINION:	\$11,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10509
APPLICANT:	590 8th Avenue Associates LLC
PARCEL NO:	1550 030
PARCEL ADDRESS:	590 8TH AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,901,500.00
APPLICANT'S OPINION:	\$1,900,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10510
APPLICANT:	FO 618 Bush Street Property LLC
PARCEL NO:	0272 004A
PARCEL ADDRESS:	618 BUSH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$10,883,536.00
APPLICANT'S OPINION:	\$5,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

24) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10511
APPLICANT:	643 Divisadero Street Associates LLC
PARCEL NO:	1201 002
PARCEL ADDRESS:	643-655 DIVISADERO ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$9,777,611.00
APPLICANT'S OPINION:	\$4,800,000.00
TAXABLE YEAR:	2024
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25) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10513
APPLICANT:	690 34th Avenue Associates LLC
PARCEL NO:	1576 015
PARCEL ADDRESS:	690 34TH AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,291,650.00
APPLICANT'S OPINION:	\$2,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

26) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10515
APPLICANT:	MCF-401 Steiner LP
PARCEL NO:	0844 004
PARCEL ADDRESS:	700 PAGE ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,149,980.00
APPLICANT'S OPINION:	\$2,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

27) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10517
APPLICANT:	704 Bush Street Associates LLC
PARCEL NO:	0273 003
PARCEL ADDRESS:	704 BUSH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$22,516,240.00
APPLICANT'S OPINION:	\$11,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

28) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10521
APPLICANT:	716-720 20th Avenue Associates LLC
PARCEL NO:	1662 039
PARCEL ADDRESS:	1845 CABRILLO ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,694,423.00
APPLICANT'S OPINION:	\$1,800,000.00
TAXABLE YEAR:	2024
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29) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10523
APPLICANT:	FO 775 Geary Street Property LLC
PARCEL NO:	0319 022
PARCEL ADDRESS:	775 GEARY ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$11,273,921.00
APPLICANT'S OPINION:	\$5,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

30) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10525
APPLICANT:	MCF-789 6th Ave LP
PARCEL NO:	1649 011D
PARCEL ADDRESS:	789 6TH AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,369,680.00
APPLICANT'S OPINION:	\$2,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

31) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10526
APPLICANT:	FO 840 Van Ness Ave Property LLC
PARCEL NO:	0739 009
PARCEL ADDRESS:	840 VAN NESS AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$16,374,811.00
APPLICANT'S OPINION:	\$8,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

32) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10527
APPLICANT:	FO 891 Post St Property LLC
PARCEL NO:	0303 013B
PARCEL ADDRESS:	891 POST ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$13,202,366.00
APPLICANT'S OPINION:	\$6,500,000.00
TAXABLE YEAR:	2024
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33) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10528
APPLICANT:	901 Valencia Street Associates LLC
PARCEL NO:	3609 042
PARCEL ADDRESS:	901-909 VALENCIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$12,544,761.00
APPLICANT'S OPINION:	\$6,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

34) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10530
APPLICANT:	CPI/MOSSER 952 SUTTER LLC
PARCEL NO:	0280 011
PARCEL ADDRESS:	952 SUTTER ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$38,078,549.00
APPLICANT'S OPINION:	\$19,100,285.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

35) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10531
APPLICANT:	954 Geary Street Associates LLC
PARCEL NO:	0693 012
PARCEL ADDRESS:	954-958 GEARY ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$10,552,052.00
APPLICANT'S OPINION:	\$5,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

36) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10533
APPLICANT:	956 Valencia Street Associates LLC
PARCEL NO:	3608 005
PARCEL ADDRESS:	956-968 VALENCIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$12,054,886.00
APPLICANT'S OPINION:	\$6,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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37) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10534
APPLICANT:	970 Geary Street Associates LLC
PARCEL NO:	0693 013
PARCEL ADDRESS:	970 GEARY ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$16,536,698.00
APPLICANT'S OPINION:	\$8,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

38) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10537
APPLICANT:	A&W Inc.
PARCEL NO:	20240027867
PARCEL ADDRESS:	452 LARKIN ST
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	\$93,000.00
APPLICANT'S OPINION:	\$4,920.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	WD/PHC

39) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10539
APPLICANT:	Szeto & Szeto Trust
PARCEL NO:	0830 017
PARCEL ADDRESS:	550 BUCHANAN ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,655,763.00
APPLICANT'S OPINION:	\$1,970,552.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

40) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10544
APPLICANT:	Lafa Partners LLC
PARCEL NO:	0574 001
PARCEL ADDRESS:	2055-2065 POLK ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,644,466.00
APPLICANT'S OPINION:	\$3,274,184.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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41) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10547
APPLICANT:	Lafa Partners LLC
PARCEL NO:	1028 024
PARCEL ADDRESS:	2849 CALIFORNIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,160,631.00
APPLICANT'S OPINION:	\$1,636,496.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10550
APPLICANT:	Lafa Partners LLC
PARCEL NO:	1028 025
PARCEL ADDRESS:	2849 CALIFORNIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,787,042.00
APPLICANT'S OPINION:	\$1,513,670.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10553
APPLICANT:	Lafa Partners LLC
PARCEL NO:	1028 026
PARCEL ADDRESS:	2849 CALIFORNIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,160,631.00
APPLICANT'S OPINION:	\$1,513,670.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

44) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10554
APPLICANT:	DPT HOWARD ST, LLC
PARCEL NO:	3735 039
PARCEL ADDRESS:	667 HOWARD ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$10,677,385.00
APPLICANT'S OPINION:	\$2,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
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45) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10555
APPLICANT:	Lafa Partners LLC
PARCEL NO:	1385 021
PARCEL ADDRESS:	270 26TH AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,424,930.00
APPLICANT'S OPINION:	\$1,850,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10559
APPLICANT:	MACYS INC
PARCEL NO:	20240011847
PARCEL ADDRESS:	
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	\$20,822,368.00
APPLICANT'S OPINION:	\$9,518,058.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	WD-PHC

47) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10563
APPLICANT:	BLOOMINGDALES LLC
PARCEL NO:	20240011849
PARCEL ADDRESS:	
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	\$5,315,283.00
APPLICANT'S OPINION:	\$3,851,184.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	WD-PHC

48) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10570
APPLICANT:	DPT 1325 HOWARD ST, LLC
PARCEL NO:	3518 035
PARCEL ADDRESS:	1325 0000 0 0 HOWARD ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$6,656,293.00
APPLICANT'S OPINION:	\$1,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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49) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10574
APPLICANT:	DPT 568 FOLSOM STR, LLC
PARCEL NO:	3736 024
PARCEL ADDRESS:	568 FOLSOM ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,746,166.00
APPLICANT'S OPINION:	\$1,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10575
APPLICANT:	DPT 568 FOLSOM STR, LLC
PARCEL NO:	3736 023
PARCEL ADDRESS:	566 FOLSOM ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,147,075.00
APPLICANT'S OPINION:	\$700,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10577
APPLICANT:	SCOTTY LLC
PARCEL NO:	1202 001B
PARCEL ADDRESS:	635 SCOTT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,544,673.00
APPLICANT'S OPINION:	\$2,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

52) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10580
APPLICANT:	547-551 Hayes LLC
PARCEL NO:	0818 023
PARCEL ADDRESS:	547-551 HAYES ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,554,330.00
APPLICANT'S OPINION:	\$2,298,311.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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53) Hearing, discussion, and possible action involving:

APPLICATION: 2024-10583
APPLICANT: louie/louie david t (te)
PARCEL NO: 0575 007
PARCEL ADDRESS: 1750 PACIFIC AVE
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$3,381,300.00
APPLICANT'S OPINION: \$2,197,845.00
TAXABLE YEAR: 2024
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

54) Hearing, discussion, and possible action involving:

APPLICATION: 2024-10604
APPLICANT: 450 mission llc
PARCEL NO: 3709 008
PARCEL ADDRESS: 440-450 MISSION ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$88,671,112.00
APPLICANT'S OPINION: \$20,000,000.00
TAXABLE YEAR: 2024
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

55) Hearing, discussion, and possible action involving:

APPLICATION: 2024-10605
APPLICANT: 21st and Castro LLC
PARCEL NO: 3603 024
PARCEL ADDRESS: 3878-3880 21ST ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$1,900,000.00
APPLICANT'S OPINION: \$1,650,000.00
TAXABLE YEAR: 2024
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

56) Hearing, discussion, and possible action involving:

APPLICATION: 2024-10606
APPLICANT: SFDC 50 Fremont LLC
PARCEL NO: 3709 019
PARCEL ADDRESS: 50 FREMONT ST
TOPIC: Decline in Value
CURRENT ASSESSMENT: \$769,162,113.00
APPLICANT'S OPINION: \$290,000,000.00
TAXABLE YEAR: 2024
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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57) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10607
APPLICANT:	SFDC 50 FREMONT LLC
PARCEL NO:	3709 020
PARCEL ADDRESS:	50 FREMONT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$30,281,916.00
APPLICANT'S OPINION:	\$10,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

58) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10614
APPLICANT:	BELL SOUND USA LLC
PARCEL NO:	3736 006
PARCEL ADDRESS:	234-246 1ST ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$140,458,475.00
APPLICANT'S OPINION:	\$40,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

59) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10615
APPLICANT:	SF Hotel Investors LLC
PARCEL NO:	0351 001
PARCEL ADDRESS:	1100-1112 MARKET ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$44,300,248.00
APPLICANT'S OPINION:	\$15,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POST/TP

60) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10620
APPLICANT:	AIRBNB INC.
PARCEL NO:	20240008138
PARCEL ADDRESS:	888 BRANNAN ST
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	\$39,892,264.00
APPLICANT'S OPINION:	\$12,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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61) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10622
APPLICANT:	AIRBNB INC.
PARCEL NO:	20240008154
PARCEL ADDRESS:	999 BRANNAN ST
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	\$16,112,032.00
APPLICANT'S OPINION:	\$4,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

62) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10624
APPLICANT:	360-362 10TH STREET ASSOCIATES
PARCEL NO:	6566 036
PARCEL ADDRESS:	3855 26TH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,945,309.00
APPLICANT'S OPINION:	\$1,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

63) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10628
APPLICANT:	77 Stillman LLC
PARCEL NO:	3763 016
PARCEL ADDRESS:	77-83 STILLMAN ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,035,736.00
APPLICANT'S OPINION:	\$3,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

64) Hearing, discussion, and possible action involving:

APPLICATION:	2024-10629
APPLICANT:	MW430SHOT LP
PARCEL NO:	3591 019
PARCEL ADDRESS:	434 SHOTWELL ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,136,397.00
APPLICANT'S OPINION:	\$1,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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65) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8063
APPLICANT:	WONG, JAMES
PARCEL NO:	1765 014
PARCEL ADDRESS:	1379 10TH AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$7,699,355.00
APPLICANT'S OPINION:	\$6,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

66) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8999
APPLICANT:	TANG, YE
PARCEL NO:	3726 091
PARCEL ADDRESS:	559-561 MINNA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$1,794,689.00
APPLICANT'S OPINION:	\$1,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

67) Hearing, discussion, and possible action involving:

APPLICATION:	2024-9010
APPLICANT:	FONG REAL ESTATE COMPANY
PARCEL NO:	0013 016
PARCEL ADDRESS:	107 JEFFERSON ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$34,854,254.00
APPLICANT'S OPINION:	\$10,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

68) Hearing, discussion, and possible action involving:

APPLICATION:	2024-9015
APPLICANT:	VBG 115 SANSOME LLC
PARCEL NO:	0268 002
PARCEL ADDRESS:	115 SANSOME ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$94,439,840.00
APPLICANT'S OPINION:	\$28,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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69) Hearing, discussion, and possible action involving:

APPLICATION:	2024-9017
APPLICANT:	101 MISSION STRATEGIC VENTURE
PARCEL NO:	3717 001
PARCEL ADDRESS:	100 SPEAR ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$183,673,664.00
APPLICANT'S OPINION:	\$55,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

70) Hearing, discussion, and possible action involving:

APPLICATION:	2024-9793
APPLICANT:	SUNHILL ENTERPRISES LP
PARCEL NO:	0065 048
PARCEL ADDRESS:	665 CHESTNUT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$12,905,455.00
APPLICANT'S OPINION:	\$7,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

71) Hearing, discussion, and possible action involving:

APPLICATION:	2024-9806
APPLICANT:	Adobe Inc
PARCEL NO:	3799 001
PARCEL ADDRESS:	601 TOWNSEND ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$117,211,745.00
APPLICANT'S OPINION:	\$52,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

72) Hearing, discussion, and possible action involving:

APPLICATION:	2024-9807
APPLICANT:	Adobe Inc
PARCEL NO:	3799 008
PARCEL ADDRESS:	625 TOWNSEND ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$24,954,751.00
APPLICANT'S OPINION:	\$13,250,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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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/>.

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