

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 Legal Hearing

Room 406, City Hall

Friday, May 19, 2023 09:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

- 1) 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: 2019-1004 APPLICANT: 3388 LLC PARCEL NO: 3569 136

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1005

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 137

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$699,576.00 APPLICANT'S OPINION: \$349,788.00 TAXABLE YEAR: 2018



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4) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1006

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 138

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1007

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 139

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1008

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 140

PARCEL ADDRESS: 3388 17TH ST #5

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1009

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 141

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$763,174.00 APPLICANT'S OPINION: \$381,587.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property SUPPLEMENTAL



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8) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1010

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 142

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1011 APPLICANT: 3388 LLC PARCEL NO: 3569 143

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1012 APPLICANT: 3388 LLC PARCEL NO: 3569 144

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1013 APPLICANT: 3388 LLC PARCEL NO: 3569 145

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018



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12) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1014

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 146

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

13) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1015 APPLICANT: 3388 LLC PARCEL NO: 3569 147

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

14) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1016

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 148

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

15) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1017

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 149

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00
APPLICANT'S OPINION: \$345,245.00
TAXABLE YEAR: 2018



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16) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1018

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 150

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

17) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1019 APPLICANT: 3388 LLC PARCEL NO: 3569 151

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

18) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1020

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 152

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$726,832.00 APPLICANT'S OPINION: \$363,416.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

19) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1021

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 153

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$690,490.00 APPLICANT'S OPINION: \$345,245.00 TAXABLE YEAR: 2018



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20) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1022

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 154

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$672,320.00 APPLICANT'S OPINION: \$336,160.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

21) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1023 APPLICANT: 3388 LLC PARCEL NO: 3569 155

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$654,150.00 APPLICANT'S OPINION: \$327,075.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

22) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1024 APPLICANT: 3388 LLC PARCEL NO: 3569 156

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$1,344,640.00 APPLICANT'S OPINION: \$672,320.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

23) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1025 APPLICANT: GMA 38 LLC PARCEL NO: 3569 113

PARCEL ADDRESS: 3338 17TH S #100

TOPIC:

CURRENT ASSESSMENT: \$1,716,868.00 APPLICANT'S OPINION: \$858,434.00

TAXABLE YEAR: 2018



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24) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1026 APPLICANT: GMA 38 LLC PARCEL NO: 3569 132

PARCEL ADDRESS: 3338 17TH ST #209

TOPIC:

CURRENT ASSESSMENT: \$0.00 APPLICANT'S OPINION: \$0.00 TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

25) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1027 APPLICANT: GMA 38 LLC PARCEL NO: 3569 131

PARCEL ADDRESS: 3338 17TH ST #208

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

26) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1028 APPLICANT: GMA 38 LLC PARCEL NO: 3569 130

PARCEL ADDRESS: 3338 17TH ST #207

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

27) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1029 APPLICANT: GMA 38 LLC PARCEL NO: 3569 129

PARCEL ADDRESS: 3338 17TH ST #206

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00 TAXABLE YEAR: 2018



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28) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1030 APPLICANT: GMA 38 LLC PARCEL NO: 3569 128

PARCEL ADDRESS: 3338 17TH ST #205

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

29) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1031 APPLICANT: GMA 38 LLC PARCEL NO: 3569 127

PARCEL ADDRESS: 3338 17TH ST #204

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

30) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1032 APPLICANT: GMA 38 LLC PARCEL NO: 3569 126

PARCEL ADDRESS: 3338 17TH ST #203

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

31) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1033 APPLICANT: GMA 38 LLC PARCEL NO: 3569 125

PARCEL ADDRESS: 3338 17TH ST #202

TOPIC:

CURRENT ASSESSMENT: \$686,746.00
APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018



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32) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1034 APPLICANT: GMA 38 LLC PARCEL NO: 3569 124

PARCEL ADDRESS: 3338 17TH ST #201

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

33) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1035 APPLICANT: GMA 38 LLC PARCEL NO: 3569 123

PARCEL ADDRESS: 3338 17TH ST #110

TOPIC:

CURRENT ASSESSMENT: \$650,602.00 APPLICANT'S OPINION: \$325,301.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

34) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1036 APPLICANT: GMA 38 LLC PARCEL NO: 3569 122

PARCEL ADDRESS: 3338 17TH ST #109

TOPIC:

CURRENT ASSESSMENT: \$650,602.00 APPLICANT'S OPINION: \$325,301.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

35) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1037 APPLICANT: GMA 38 LLC PARCEL NO: 3569 121

PARCEL ADDRESS: 3338 17TH ST #108

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00 TAXABLE YEAR: 2018



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36) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1038 APPLICANT: GMA 38 LLC PARCEL NO: 3569 120

PARCEL ADDRESS: 3338 17TH ST #107

TOPIC:

CURRENT ASSESSMENT: \$451,808.00 APPLICANT'S OPINION: \$225,904.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

37) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1039 APPLICANT: GMA 38 LLC PARCEL NO: 3569 119

PARCEL ADDRESS: 3338 17TH ST #106

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

38) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1040 APPLICANT: GMA 38 LLC PARCEL NO: 3569 118

PARCEL ADDRESS: 3338 17TH ST #105

TOPIC:

CURRENT ASSESSMENT: \$650,602.00 APPLICANT'S OPINION: \$325,301.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

39) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1041 APPLICANT: GMA 38 LLC PARCEL NO: 3569 117

PARCEL ADDRESS: 3338 17TH ST #104

TOPIC:

CURRENT ASSESSMENT: \$650,602.00
APPLICANT'S OPINION: \$325,301.00

TAXABLE YEAR: 2018



40) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1042 APPLICANT: GMA 38 LLC PARCEL NO: 3569 116

PARCEL ADDRESS: 3338 17TH ST #103

TOPIC:

CURRENT ASSESSMENT: \$650,602.00 APPLICANT'S OPINION: \$325,301.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

41) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1043 APPLICANT: GMA 38 LLC PARCEL NO: 3569 115

PARCEL ADDRESS: 3338 17TH ST #102

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

42) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1044
APPLICANT: GMA 38 LLC
PARCEL NO: 3569 114

PARCEL ADDRESS: 3338 17TH ST #101

TOPIC:

CURRENT ASSESSMENT: \$650,602.00 APPLICANT'S OPINION: \$325,301.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

43) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1045 APPLICANT: GMA 38 LLC PARCEL NO: 3569 133

PARCEL ADDRESS: 3338 17TH ST, #210

TOPIC:

CURRENT ASSESSMENT: \$686,746.00 APPLICANT'S OPINION: \$343,373.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property ROLL TYPE: SUPPLEMENTAL

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44) Hearing, discussion, and possible action involving:

 APPLICATION:
 2019-1081

 APPLICANT:
 3388 LLC

 PARCEL NO:
 3569 157

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$1,475,000.00 APPLICANT'S OPINION: \$737,500.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

45) Hearing, discussion, and possible action involving:

APPLICATION: 2019-1082 APPLICANT: 3388 LLC PARCEL NO: 3569 158

PARCEL ADDRESS:

TOPIC:

CURRENT ASSESSMENT: \$1,775,000.00 APPLICANT'S OPINION: \$887,500.00

TAXABLE YEAR: 2018

APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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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Disability Access

Assessment appeal hearings are usually held in Room 406 at City Hall, 1 Dr. Carlton B. Goodlett Place, in San Francisco. City Hall is accessible to persons using wheelchairs and other assistive mobility devices. Ramps are available at the Grove, Van Ness and McAllister. Assistive listening devices are available upon request at the Clerk of the Board's Office, Room 244. 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.

The nearest accessible BART station is Civic Center (Market/Grove/Hyde Streets). Accessible MUNI Metro lines are the F, J, K, L, M, N, T (exit at Civic Center of Van Ness stations). MUNI bus lines also serving the area are the 5, 5R, 6, 7, 7R, 7X, 9, 9R, 19, 21, 47 and 49. For more information about MUNI accessible services, call (415) 701-4485. There is accessible parking in the vicinity of City Hall at Civic Center Plaza and adjacent to Davies Hall and the War Memorial Complex. Accessible curbside parking is available on Dr. Carlton B. Goodlett Place and Grove Street.

In order to assist the City's efforts to accommodate persons with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to perfumes and various other chemical-based scented products. Please help the City to accommodate these individuals.

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.