

Phone (415) 554-6778
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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: 608 536 380#**

**Tuesday, November 04, 2025
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:	2024-7959
APPLICANT:	JENG, RUTH
PARCEL NO:	6516 024
PARCEL ADDRESS:	3333-3343 24TH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,548,980.00
APPLICANT'S OPINION:	\$2,029,500.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POST/TP

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2024-7962
APPLICANT:	JENG, RUTH
PARCEL NO:	1228 002
PARCEL ADDRESS:	515 SHRADER ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,184,840.00
APPLICANT'S OPINION:	\$1,633,800.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POST/TP

5) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8027
APPLICANT:	PJM EQUITIES LLC
PARCEL NO:	3732 024
PARCEL ADDRESS:	956 FOLSOM ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,457,073.00
APPLICANT'S OPINION:	\$2,451,379.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8028
APPLICANT:	PJM EQUITIES LLC
PARCEL NO:	3753 116
PARCEL ADDRESS:	260 SHIPLEY ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,520,883.00
APPLICANT'S OPINION:	\$1,936,486.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8050
APPLICANT:	MB PROPERTY GROUP
PARCEL NO:	3568 023
PARCEL ADDRESS:	135-139 ALBION ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,069,180.00
APPLICANT'S OPINION:	\$2,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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8) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8054
APPLICANT:	WONG, JAMES
PARCEL NO:	3568 010
PARCEL ADDRESS:	572-576 VALENCIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,135,868.00
APPLICANT'S OPINION:	\$2,600,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8056
APPLICANT:	MB PROPERTY GROUP
PARCEL NO:	3606 084
PARCEL ADDRESS:	3590 21ST ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$6,367,247.00
APPLICANT'S OPINION:	\$5,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8057
APPLICANT:	GOLDEN GATE VAN NESS LLC
PARCEL NO:	0763 006
PARCEL ADDRESS:	550-552 GOLDEN GATE AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,044,639.00
APPLICANT'S OPINION:	\$1,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8058
APPLICANT:	GOLDEN GATE VAN NESS LLC
PARCEL NO:	0763 007
PARCEL ADDRESS:	556 GOLDEN GATE AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,092,960.00
APPLICANT'S OPINION:	\$900,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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12) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8059
APPLICANT:	GOLDEN GATE VAN NESS LLC
PARCEL NO:	0763 008
PARCEL ADDRESS:	558 GOLDEN GATE AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,092,960.00
APPLICANT'S OPINION:	\$900,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8060
APPLICANT:	MB PROPERTY GROUP
PARCEL NO:	0497 006D
PARCEL ADDRESS:	1562-1564 LOMBARD ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,148,944.00
APPLICANT'S OPINION:	\$1,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8061
APPLICANT:	GOLDEN GATE VAN NESS LLC
PARCEL NO:	0763 009
PARCEL ADDRESS:	600 VAN NESS AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$13,732,117.00
APPLICANT'S OPINION:	\$4,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8062
APPLICANT:	MB PROPERTY GROUP
PARCEL NO:	0497 006C
PARCEL ADDRESS:	1556-1560 LOMBARD ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,148,944.00
APPLICANT'S OPINION:	\$1,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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16) 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

17) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8064
APPLICANT:	MB PROPERTY GROUP
PARCEL NO:	1237 030
PARCEL ADDRESS:	1045-1049 PAGE ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,894,935.00
APPLICANT'S OPINION:	\$2,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8065
APPLICANT:	MB PROPERTY GROUP
PARCEL NO:	0667 007
PARCEL ADDRESS:	1448-1450 BUSH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,534,514.00
APPLICANT'S OPINION:	\$4,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8155
APPLICANT:	290 DIVISION ST LLC
PARCEL NO:	3526 016
PARCEL ADDRESS:	290 DIVISION ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$14,639,076.00
APPLICANT'S OPINION:	\$7,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
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20) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8156
APPLICANT:	LLC, 1088 SANSOME ST PR
PARCEL NO:	0135 009
PARCEL ADDRESS:	1090 SANSOME ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$30,632,521.00
APPLICANT'S OPINION:	\$18,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8204
APPLICANT:	BROCK FAMILY TRUST
PARCEL NO:	0326 001
PARCEL ADDRESS:	201-219 O'FARRELL ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$10,498,972.00
APPLICANT'S OPINION:	\$3,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8206
APPLICANT:	1170 MARKET STREET LLC
PARCEL NO:	0351 051
PARCEL ADDRESS:	1170 MARKET ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$10,883,128.00
APPLICANT'S OPINION:	\$3,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8207
APPLICANT:	ALPINE INDIANA LLC
PARCEL NO:	4041 010
PARCEL ADDRESS:	600 INDIANA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,101,168.00
APPLICANT'S OPINION:	\$1,200,000.00
TAXABLE YEAR:	2024
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24) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8209
APPLICANT:	MVP I LLC
PARCEL NO:	8705 011
PARCEL ADDRESS:	301 KING ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$143,408,017.00
APPLICANT'S OPINION:	\$42,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

25) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8210
APPLICANT:	MVP I LLC
PARCEL NO:	8705 012
PARCEL ADDRESS:	301 KING ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$22,813,193.00
APPLICANT'S OPINION:	\$6,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

26) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8211
APPLICANT:	MVP I LLC
PARCEL NO:	8705 013
PARCEL ADDRESS:	301 KING ST, SUITE B
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$443,110.00
APPLICANT'S OPINION:	\$130,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

27) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8212
APPLICANT:	MVP I LLC
PARCEL NO:	8705 014
PARCEL ADDRESS:	301 KING ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,539,171.00
APPLICANT'S OPINION:	\$800,000.00
TAXABLE YEAR:	2024
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28) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8333
APPLICANT:	ZHENG, CALEY
PARCEL NO:	0819 005A
PARCEL ADDRESS:	521-527 LINDEN ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$1,924,740.00
APPLICANT'S OPINION:	\$1,350,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

29) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8420
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	1260 015
PARCEL ADDRESS:	1 SCOTT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,774,938.00
APPLICANT'S OPINION:	\$2,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

30) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8421
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	0693 022
PARCEL ADDRESS:	50 CEDAR ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$6,135,351.00
APPLICANT'S OPINION:	\$2,900,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

31) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8433
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	1181 014B
PARCEL ADDRESS:	1290 GROVE ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$28,923,925.00
APPLICANT'S OPINION:	\$14,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
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32) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8434
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	3513 030
PARCEL ADDRESS:	1338-1342 STEVENSON ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$2,718,642.00
APPLICANT'S OPINION:	\$1,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

33) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8435
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	0622 008
PARCEL ADDRESS:	1740 SACRAMENTO ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,772,814.00
APPLICANT'S OPINION:	\$2,800,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

34) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8437
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	0648 001
PARCEL ADDRESS:	1801 CALIFORNIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$24,325,000.00
APPLICANT'S OPINION:	\$12,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

35) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8438
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	1240 007
PARCEL ADDRESS:	201-207 DIVISADERO ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,815,336.00
APPLICANT'S OPINION:	\$1,880,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

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36) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8455
APPLICANT:	MXB PROPERTIES LP
PARCEL NO:	0175 027
PARCEL ADDRESS:	451 PACIFIC AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$13,777,794.00
APPLICANT'S OPINION:	\$4,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

37) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8457
APPLICANT:	1000 UNION LP
PARCEL NO:	0098 002
PARCEL ADDRESS:	1000 UNION ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$14,565,600.00
APPLICANT'S OPINION:	\$4,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

38) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8458
APPLICANT:	1000 UNION LP
PARCEL NO:	0221 002
PARCEL ADDRESS:	1133-1143 TAYLOR ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$7,344,683.00
APPLICANT'S OPINION:	\$2,200,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

39) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8459
APPLICANT:	BRYANT STREET HOLDINGS LLC
PARCEL NO:	4022 027
PARCEL ADDRESS:	2000 BRYANT ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$137,604,962.00
APPLICANT'S OPINION:	\$41,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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40) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8460
APPLICANT:	CSC UNION STREET REALTY LLC
PARCEL NO:	0543 026A
PARCEL ADDRESS:	1865-1869 UNION ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,265,640.00
APPLICANT'S OPINION:	\$1,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

41) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8461
APPLICANT:	EALING LLC
PARCEL NO:	6521 032
PARCEL ADDRESS:	2847 FOLSOM ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$3,232,226.00
APPLICANT'S OPINION:	\$1,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8462
APPLICANT:	GROSVENOR USA LIMITED
PARCEL NO:	0175 008
PARCEL ADDRESS:	440-444 JACKSON ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,304,181.00
APPLICANT'S OPINION:	\$1,600,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8463
APPLICANT:	394 PACIFIC AVENUE LLC
PARCEL NO:	0165 007
PARCEL ADDRESS:	394 PACIFIC AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$36,797,400.00
APPLICANT'S OPINION:	\$11,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
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44) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8464
APPLICANT:	240 STOCKTON STREET LLC
PARCEL NO:	0309 020
PARCEL ADDRESS:	234-240 STOCKTON ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$91,358,509.00
APPLICANT'S OPINION:	\$27,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

45) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8479
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	0604 005
PARCEL ADDRESS:	2425 BUCHANAN ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$8,835,244.00
APPLICANT'S OPINION:	\$4,400,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

46) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8480
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	0498 005
PARCEL ADDRESS:	2835 VAN NESS AVE
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$6,652,709.00
APPLICANT'S OPINION:	\$3,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

47) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8481
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	1000 026
PARCEL ADDRESS:	3099 WASHINGTON ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$12,262,450.00
APPLICANT'S OPINION:	\$6,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

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48) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8482
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	1362 014
PARCEL ADDRESS:	4005 CALIFORNIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$8,849,600.00
APPLICANT'S OPINION:	\$4,300,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

49) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8483
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	3587 030
PARCEL ADDRESS:	589-591 DOLORES ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,559,523.00
APPLICANT'S OPINION:	\$2,700,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

50) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8484
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	3588 063
PARCEL ADDRESS:	625 GUERRERO ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$6,297,291.00
APPLICANT'S OPINION:	\$3,100,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

51) Hearing, discussion, and possible action involving:

APPLICATION:	2024-8485
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	0076 015
PARCEL ADDRESS:	666-670 GREENWICH ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$4,074,676.00
APPLICANT'S OPINION:	\$2,000,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

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:	2024-8486
APPLICANT:	SF MULTIFAMILY 1 LLC
PARCEL NO:	3577 010
PARCEL ADDRESS:	696 VALENCIA ST
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	\$5,048,688.00
APPLICANT'S OPINION:	\$2,500,000.00
TAXABLE YEAR:	2024
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

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.

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.

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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

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.

傳譯服務: 所有常規及特別市參事會會議和常務委員會會議將提供西班牙文, 中文以及菲律賓文的傳譯服務, 但必須在會議前最少兩 (2) 個工作日作出請求, 以確保能獲取到傳譯服務. 將因應請求提供交替傳譯服務, 以便公眾向有關政府機構 發表意見. 如需更多資訊或請求有關服務, 請發電郵至 bos@sfgov.org 或致電 (415) 554-5184 聯絡我們。

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.

TAGA SALIN-WIKA: Ipaabot sa amin ang mga kahilingan sa pag salin-wika sa Kastila, Tsino at Pilipino ng hindi bababa sa dalawang araw bago ang pulong. Makakatulong ito upang tiyakin na ang mga serbisyo ay nakalaan at nakahanda. Para sa dagdag kaalaman o para humiling ng serbisyo, maki pagugnayan po sa bos@sfgov.org o tumawag sa (415) 554-5184.

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