

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the remote Pre-Hearing Conference of Assessment Appeals Board Number 1 for the City and County of San Francisco on Thursday, February 5, 2026, at 1:30 p.m.

Present: C. Ervin Lee, Richard Lee and Joyce Lewis

Quorum present

Chairperson: Richard Lee, Presiding

The following listed applicants for change in the assessed valuation of property affecting various years of the assessment roll having been present for this prehearing conference, the Board took certain action, as specified under this date, on the original of the respective applications:

<u>Appeal No.</u>	<u>Name</u>	<u>Disposition</u>
2018-0569	SHR St. Francis LLC	Documents due to Assessor in 60 days; schedule valuation hearing June 2026
2018-0570	SHR St. Francis LLC	Same as above
2019-0747	SHR St. Francis LLC	Same as above
2019-0748	SHR St. Francis LLC	Same as above
2020-0784	SHR St. Francis LLC	Same as above
2020-0785	SHR St. Francis LLC c/o Strategic Hotels and Resorts	Same as above
2021-0998	SHR St. Francis LLC	Same as above
2021-0999	SHR St. Francis LLC	Same as above
2022-7443	SHR St. Francis LLC	Same as above
2022-7444	SHR St. Francis LLC	Same as above
2023-4598	Saks & Company LLC	Documents due to Assessor in 120 days; schedule valuation hearing September 2026
2023-4599	Saks & Company LLC	Same as above
2023-4600	Saks & Company LLC	Same as above
2023-4601	Saks & Company LLC	Same as above
2023-4602	Saks & Company LLC	Same as above
2023-4603	Saks & Company LLC	Same as above
2023-4604	Saks & Company LLC	Same as above
2023-4605	Saks & Company LLC	Same as above
2024-4797	GC EM Cube LLC	Documents due to Assessor in 7 days; schedule valuation hearing April 2026
2024-4798	GC EM Cube LLC	Same as above
2024-4799	GC EM Cube LLC	Same as above
2024-4804	Golden Gateway Center SPE LLC	Documents due to Assessor in 30 days; schedule valuation hearing mid-April 2026
2024-4821	HGIT 181 Sanchez St. LP	Same as above
2024-4824	201 Spear Property LLC	Same as above

<u>Appeal No.</u>	<u>Name</u>	<u>Disposition (Continued)</u>
2024-4825	Celtic Development LLC	Documents due to Assessor in 30 days; schedule valuation hearing mid-April 2026
2024-4826	FO 575 O'Farrell Street Property LLC	Same as above
2024-4837	Carey Ong	Documents due to Assessor in 60 days; schedule valuation hearing May 2026
2024-4838	Carey Ong	Same as above
2024-4839	Carey Ong	Same as above
2024-4840	Carey Ong	Same as above
2024-4876	Kevin Ratcliffe	Documents due to Assessor in 30 days; schedule valuation hearing mid-April 2026
2024-4877	Kevin Ratcliffe	Same as above
2024-4880	Philip Ashizawa	Same as above
2024-4889	Notion Labs Inc.	Documents due to Assessor in 60 days; schedule valuation hearing June 2026
2024-4890	Notion Labs Inc.	Same as above
2024-4891	Notion Labs Inc.	Same as above
2024-11083	200 Arguello Assoc. LLC	Documents due to Assessor in 30 days; schedule valuation hearing mid-April 2026
2024-11084	Windeler LLC	Same as above
2024-11097	2323 Franklin Apartments LLC	Same as above
2024-11099	101 Sanchez Assoc. LLC	Same as above
2024-11108	540 Sutter LLC	Same as above
2024-11111	550 Sutter LLC	Same as above
2024-11121	Lone Oak Fund	Documents received by Assessor's office; schedule valuation hearing mid-March 2026
2024-11128	Lone Oak Fund	Same as above
2024-11132	Lone Oak Fund	Same as above

The following listed applicants for change in the assessed valuation of property affecting various years of the regular assessment roll having not been present for this prehearing conference, the Board took certain action, as specified under this date, on the original of the respective applications:

<u>Appeal No.</u>	<u>Name</u>	<u>Disposition</u>
2024-11026	Sharon Feng	Denied; Lack of appearance
2024-11027	Sharon Feng	Same as above
2024-11028	Sharon Feng	Same as above
2024-11101	278 Post Street Inc.	Same as above
2024-11110	G & G Partners LP	Same as above

<u>Appeal No.</u>	<u>Name</u>	<u>Disposition (Continued)</u>
2024-11114	CPF 856 Market Street LLC	Same as above
2024-11122	A. Henrally Properties Inc.	Denied; Lack of appearance
2023-11125	LMX Properties Inc.	Same as above

The following listed applicants for change in the assessed valuation of property affecting various years of the assessment roll having not been present for this prehearing conference as scheduled, the Board took no action on the original of the respective applications:

<u>Appeal No.</u>	<u>Name</u>	<u>Disposition</u>
2017-1274	SHR St. Francis LLC c/o Strategic Hotels and Resorts	Removed from prehearing by Assessor
2017-1275	SHR St. Francis LLC c/o Strategic Hotels and Resorts	Same as above
2017-1278	SHR St. Francis LLC c/o Strategic Hotels and Resorts	Same as above
2017-1279	SHR St. Francis LLC c/o Strategic Hotels and Resorts	Same as above
2024-1288	Chris Mak	Same as above
2024-4715	Duane Morris LLP	Withdrawn
2024-4806	Vecchioli Family Trusts	Removed from prehearing by Assessor
2024-4807	Vecchioli Family Trusts	Same as above
2024-4808	Vecchioli Family Trusts	Same as above
2024-4809	Vecchioli Family Trusts	Same as above
2024-4857	Greenwich Clean Time	Withdrawn
2024-4878	Philip Ashizawa	Removed from prehearing by Assessor
2024-4879	Philip Ashizawa	Same as above
2024-4893	SFII 1390 Market Street LLC	Same as above
2024-4895	DC San Francisco 1 Property LLC	Postponed
2024-4896	DC San Francisco 1 Property LLC	Same as above
2024-4911	Mission Rock Parcel A Owner, LLC	Removed from prehearing by Assessor
2024-10708	1660 Mission, LLC, 290 Division (EAT)	Removed from prehearing by Assessor
2024-10711	1660 Mission, LLC, 290 Division (EAT)	Same as above
2024-10712	1660 Mission, LLC, 290 Division (EAT)	Same as above
2024-11118	Lambda Inc.	Same as above

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There being no further business, the Board, at the hour of 3:22 p.m., recessed to reconvene Friday, February 10, 2026, at 9:30 a.m.

Declan Flaherty
Assessment Appeals Board Clerk

Alistair Gibson
Administrator

Approved by the Board on Thursday, February 26, 2026

Angela Calvillo
Clerk of the Board of Supervisors