



CONTRA COSTA COUNTY

AGENDA

Assessment Appeals Board

Thursday, July 10, 2025

9:00 AM

**Administration Building 1025 Escobar
Street, Martinez**

Agenda items may be taken out of order based on the business of the day and preference of the committee.

1. Roll call and introductions.
2. Hearing and discussion on attached agenda.

[25-2801](#)

Attachments: [071025 Agenda](#)

3. Adjourn.

The Committee will provide reasonable accommodations for persons with disabilities planning to attend the committee meetings. Contact the staff person listed below at least 72 hours before the meeting. Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the county to a majority of members of the committee less than 96 hours prior to that meeting are available for public inspection at 1025 Escobar Street, Martinez, CA 94553, during normal business hours. Staff reports related to items on the agenda are also accessible online at www.contracosta.ca.gov. Public comment may be submitted via electronic mail on agenda items at least one full workday prior to the published meeting time.

The next meeting is currently scheduled for 07/17/25.

For additional information, contact: Laura Cassell (925) 655-2008.



CONTRA COSTA COUNTY

1025 ESCOBAR STREET
MARTINEZ, CA 94553

Staff Report

File #: 25-2801

Agenda Date: 7/10/2025

Agenda #: 2.

Advisory Board: Assessment Appeals
Subject: Hearing

CHAIR: Clark Anderson
Richard Frankel
Victoria Smith

CONTRA COSTA ASSESSMENT APPEALS BOARD MEETING
1025 Escobar St, 1st Floor, Martinez, California
Hearing Date: 7/10/2025 9:00 AM

| Hearing Time | Appeal No. | Applicant | Parcel/Account No. | Nature of Application | Assessor's Rep. | Use | Full Value From Local Roll | Applicant's Opinion of Full Value |
|--------------|------------|---------------------|--------------------|-----------------------|-----------------|------|----------------------------|-----------------------------------|
| 9:00 AM | 2023-0007 | CHOUTA, PRASHANT | 208-130-004-4 | Other | Yost | 13-1 | \$2,100,000.00 | \$1,400,000.00 |
| 9:00 AM | 2024-0400 | CHOUTA, PRASHANT | 208-130-004-4 | Change in Ownership | Yost | 13-1 | \$2,100,000.00 | \$1,400,000.00 |
| 9:00 AM | 2024-0800 | WALGREENS CO LESSEE | 019-010-060-2 | Decline in Value | Nguyen | 42-4 | \$7,018,568.00 | \$3,500,000.00 |
| 9:00 AM | 2024-0801 | WALGREENS CO LESSEE | 019-150-096-6 | Decline in Value | Nguyen | 31-3 | \$6,731,397.00 | \$4,000,000.00 |

Consider approval of withdrawals for 7/10/2025

Consider approval of stipulation for:

2024-0102 & 2024-0103 PLAZA SAN RAMON

The Assessment Appeals Board will provide reasonable accommodations for persons with disabilities planning to attend meetings who contact the Clerk of the Board at least 24 hours before the meeting, at (925) 655-2000.