



CONTRA COSTA COUNTY

AGENDA

Assessment Appeals Board

Thursday, November 7, 2024

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 calendar.

[24-3768](#)

Attachments: [110724 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 Thursday, November 14, 2024.

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



CONTRA COSTA COUNTY

1025 ESCOBAR STREET
MARTINEZ, CA 94553

Staff Report

File #: 24-3768

Agenda Date: 11/7/2024

Agenda #: 2.

Advisory Board: Assessment Appeals
Subject: Hearing

CHAIR: R. Lilley
C. Wallace
R. Frankel

CONTRA COSTA ASSESSMENT APPEALS BOARD MEETING

1025 Escobar St, 1st Floor, Martinez, California

Hearing Date: 11/7/2024 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	2022-0397	COLUMBIA SOLAR ENERGY LLC	073-200-025-2	Pers Prop/Fixtures	Yu	50-5	\$44,580,561.00	\$4,585,629.00
9:00 AM	2023-0563	ESCUELA SHOPPING CENTER LLC	184-440-021-6	Decline in Value	Nguyen	42-4	\$73,800,000.00	\$29,520,000.00
9:00 AM	2023-0564	ESCUELA SHOPPING CENTER LLC	184-440-022-4	Decline in Value	Nguyen	42-4	\$77,600,000.00	\$31,040,000.00
9:00 AM	2023-0366	MGP X DVC LLC	153-270-001-8	Decline in Value	Nguyen	42-4	\$664,534.00	\$332,267.00
9:00 AM	2023-0367	MGP X DVC LLC	153-300-012-9	Decline in Value	Nguyen	42-4	\$6,791,404.00	\$3,395,702.00
9:00 AM	2023-0968	MONTGOMERY REALTY GRP LLC/CATHAY BANK	126-281-009-4	Decline in Value	Nguyen	42-4	\$14,894,813.00	\$7,447,407.00
9:00 AM	2023-0969	MONTGOMERY REALTY GRP LLC/CATHAY BANK	126-281-010-2	Decline in Value	Nguyen	42-4	\$6,753,806.00	\$3,376,903.00
9:00 AM	2023-0970	MONTGOMERY REALTY GRP LLC/CATHAY BANK	126-281-012-8	Decline in Value	Nguyen	42-4	\$1,531,139.00	\$765,570.00
NO ACKNOWLEDGEMENT FORM RECEIVED								
9:00 AM	2024-0070	LAU, CHEUK FUNG	416-061-051-7	Other	Cho	11-1	\$642,467.00	\$600,643.00

Consider approval of Withdrawals for 11/7/2024

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.