

**CHAIR: Clark Anderson
Richard Frankel
Victoria Smith**

CONTRA COSTA ASSESSMENT APPEALS BOARD MEETING

1025 Escobar St, 1st Floor, Martinez, California

Hearing Date: 8/13/2026 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	2025-0014	CALIFORNIA FIRST BANK	184-060-014-0	Change in Ownership	Nguyen	43-4	\$7,752,000.00	\$3,876,000.00
9:00 AM	2025-0015	CALIFORNIA FIRST BANK	184-060-014-0	Change in Ownership	Nguyen	43-4	\$7,600,000.00	\$3,800,000.00
9:00 AM	2025-0747	CALIFORNIA FIRST BANK	184-060-014-0	Decline in Value	Nguyen	43-4	\$7,907,040.00	\$3,953,520.00
9:00 AM	2025-0827	HEUNGNAM, KIM & JIWON HAN	153-183-006-3	Decline in Value	McBrearty	11-1	\$760,000.00	\$494,000.00
9:00 AM	2024-0676	K2 PURE SOLUTIONS NORCAL LEASED LP	073-220-039-9	Pers Prop/Fixtures	Yu	54-5	\$47,979,859.00	\$23,989,930.00
9:00 AM	2025-1226	K2 PURE SOLUTIONS NORCAL LEASED LP	073-220-039-9	Pers Prop/Fixtures	Yu	54-5	\$158,686,137.00	\$79,343,069.00
9:00 AM	2024-0677	K2 PURE SOLUTIONS PITTSBURG LP	073-220-039-9	Pers Prop/Fixtures	Yu	54-5	\$60,307,298.00	\$30,153,649.00
9:00 AM	2025-1227	K2 PURE SOLUTIONS PITTSBURG LP	073-220-039-9	Pers Prop/Fixtures	Yu	54-5	\$50,177,700.00	\$25,088,850.00
9:00 AM	2025-0437	KNIGHTS PROPERTIES LLC	182-150-050-9	Change in Ownership	Yost	11-1	\$2,016,294.00	\$1,210,000.00
9:00 AM	2024-1139	MORAGA RD STORAGE LLC	416-140-052-0	Decline in Value	Nguyen	55-4	\$24,080,597.00	\$12,040,298.00
9:00 AM	2024-1144	RLJ HYH SAN RAMON LP	208-271-029-0	Decline in Value	Nguyen	44-4	\$22,514,769.00	\$15,000,000.00
9:00 AM	2023-1037	TGI CONSULTING LLC	125-010-023-5	Pers Prop/Fixtures	Yu	79-3	\$4,834,318.00	\$0.00
9:00 AM	2024-0678	TGI CONSULTING LLC	125-010-023-5	Pers Prop/Fixtures	Yu	79-3	\$4,578,049.00	\$2,289,025.00

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.

NO ACKNOWLEDGEMENT FORM RECEIVED

9:00 AM	2024-0753	DOLLAR TREE STORES INC	012-020-026-6	Decline in Value	Yu	42-4	\$125,018.00	\$62,509.00
9:00 AM	2024-0754	DOLLAR TREE STORES INC	016-110-017-7	Decline in Value	Yu	31-3	\$208,524.00	\$104,262.00
9:00 AM	2024-0755	DOLLAR TREE STORES INC	037-110-026-4	Decline in Value	Yu	42-4	\$319,911.00	\$159,956.00
9:00 AM	2024-0756	DOLLAR TREE STORES INC	052-460-020-2	Decline in Value	Yu	42-4	\$173,076.00	\$86,538.00
9:00 AM	2024-0757	DOLLAR TREE STORES INC	056-390-004-2	Decline in Value	Yu	42-4	\$427,393.00	\$213,697.00
9:00 AM	2024-0758	DOLLAR TREE STORES INC	074-460-002-4	Pers Prop/Fixtures	Yu	42-4	\$201,056.00	\$100,528.00
9:00 AM	2024-0759	DOLLAR TREE STORES INC	088-121-031-4	Pers Prop/Fixtures	Yu	42-4	\$310,014.00	\$155,007.00
9:00 AM	2024-0760	DOLLAR TREE STORES INC	093-130-027-1	Pers Prop/Fixtures	Yu	42-4	\$217,240.00	\$108,620.00
9:00 AM	2024-0761	DOLLAR TREE STORES INC	120-270-069-4	Pers Prop/Fixtures	Yu	42-4	\$99,771.00	\$49,886.00
9:00 AM	2024-0762	DOLLAR TREE STORES INC	126-051-045-6	Pers Prop/Fixtures	Yu	31-3	\$105,772.00	\$52,886.00
9:00 AM	2024-0763	DOLLAR TREE STORES INC	129-170-021-7	Pers Prop/Fixtures	Yu	42-4	\$237,850.00	\$118,925.00
9:00 AM	2024-0764	DOLLAR TREE STORES INC	211-040-015-3	Pers Prop/Fixtures	Yu	42-4	\$275,755.00	\$137,878.00
9:00 AM	2024-0765	DOLLAR TREE STORES INC	255-160-012-1	Pers Prop/Fixtures	Yu	42-4	\$58,812.00	\$29,406.00
9:00 AM	2024-0766	DOLLAR TREE STORES INC	377-120-041-1	Pers Prop/Fixtures	Yu	31-3	\$233,692.00	\$116,846.00
9:00 AM	2024-0767	DOLLAR TREE STORES INC	420-140-038-1	Pers Prop/Fixtures	Yu	31-3	\$125,680.00	\$62,840.00
9:00 AM	2024-0768	DOLLAR TREE STORES INC	426-391-013-7	Pers Prop/Fixtures	Yu	42-4	\$189,012.00	\$94,506.00
9:00 AM	2024-0769	KAISER HEALTH PLAN ASSET MANAGEMENT	799-999-030-7	Pers Prop/Fixtures	Yu	87-9	\$35,495,336.00	\$17,747,668.00
9:00 AM	2024-0770	KAISER HEALTH PLAN ASSET MANAGEMENT	799-999-034-9	Pers Prop/Fixtures	Yu	87-9	\$1,983,201.00	\$991,601.00
9:00 AM	2025-1262	RAINTREE WALNUT CREEK LLC	178-261-017-2	Decline in Value	Yost	26-2	\$9,869,030.00	\$5,463,678.00
9:00 AM	2025-1263	RAINTREE WALNUT CREEK LLC	178-281-015-2	Decline in Value	Yost	27-2	\$15,830,524.00	\$12,000,000.00
9:00 AM	2025-1264	RAINTREE WALNUT CREEK LLC	178-290-033-4	Decline in Value	Yost	27-2	\$13,123,750.00	\$11,000,000.00
9:00 AM	2025-1265	RAINTREE WALNUT CREEK LLC	178-430-005-3	Decline in Value	Yost	26-2	\$7,901,590.00	\$6,000,000.00
9:00 AM	2025-1266	RAINTREE WALNUT CREEK LLC	178-430-006-1	Decline in Value	Yost	27-2	\$22,966,564.00	\$16,000,000.00

Consider approval of Withdrawals for 8/13/2026

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