

CHAIR: Richard Frankel  
Victoria Smith  
Debi Mackey

## CONTRA COSTA ASSESSMENT APPEALS BOARD MEETING

1025 Escobar St, 1st Floor, Martinez, California

Hearing Date: 4/30/2026 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	2025-0717	486 MORELLO AVE APARTMENTS LLC	161-130-023-5	Decline in Value	McBrearty	28-2	\$43,973,611.00	\$21,750,000.00
<b>NO ACKNOWLEDGEMENT FORM RECEIVED</b>								
9:00 AM	2025-0365	GAO, XUEDI	258-321-011-3	Decline in Value	McBrearty	11-1	\$1,449,077.00	\$1,420,664.00
9:00 AM	2025-0366	GAO, XUEDI	272-010-012-8	Decline in Value	McBrearty	11-1	\$2,713,200.00	\$2,660,000.00
9:00 AM	2024-0213	GRI PRINCETON LLC	420-120-014-6	Decline in Value	Nguyen	42-4	\$2,346,000.00	\$1,173,000.00
9:00 AM	2024-0214	GRI PRINCETON LLC	420-120-015-3	Decline in Value	Nguyen	42-4	\$30,600,000.00	\$15,300,000.00
9:00 AM	2025-0097	GRI PRINCETON LLC	420-120-014-6	Change in Ownership	Nguyen	42-4	\$2,300,000.00	\$1,150,000.00
9:00 AM	2025-0098	GRI PRINCETON LLC	420-120-015-3	Change in Ownership	Nguyen	42-4	\$30,000,000.00	\$15,000,000.00
9:00 AM	2025-0130	GRI PRINCETON LLC	420-120-014-6	Decline in Value	Nguyen	42-4	\$2,440,778.00	\$1,220,389.00
9:00 AM	2025-0131	GRI PRINCETON LLC	420-120-015-3	Decline in Value	Nguyen	42-4	\$31,836,239.00	\$15,918,120.00

Consider approval of Withdrawals for 4/30/2026

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.