

[Settlement of Lawsuits - CWI 2 San Francisco Hotel, L.P. - Stipulated Assessed Value of \$216,400,000 and Refund of \$495,900 Plus Statutory Interest]

Ordinance authorizing settlement of two related lawsuits filed by CWI 2 San Francisco Hotel, L.P. against the City and County of San Francisco concerning the real property located at 600 Stockton Street, San Francisco, CA (Assessor's Parcel Block No. 0257, Lot No. 012) (the "Subject Property") for a stipulated assessed value of the Subject Property of \$216,400,000 as of December 30, 2016, contingent upon the Assessment Appeals Board's approval, and a refund of \$495,900, plus statutory interest; the first lawsuit was filed on November 26, 2019, in San Francisco Superior Court, Case No. CGC-19-581046; entitled CWI 2 San Francisco Hotel, L.P. v. City and County of San Francisco; the second lawsuit was filed on June 18, 2020, in San Francisco Superior Court, Case No. CGC-20-584883; entitled CWI 2 San Francisco Hotel, L.P. v. City and County of San Francisco; the lawsuits involve the assessed value of the Subject Property for property tax purposes as of the December 30, 2016, purchase date and a transfer tax refund.

Be it ordained by the People of the City and County of San Francisco:

Section 1. Pursuant to Charter Section 6.102(5), the Board of Supervisors hereby authorizes the City Attorney to settle the action entitled CWI 2 San Francisco Hotel, L.P. v. City and County of San Francisco, San Francisco Superior Court, Case No. CGC-20-584883, for a stipulated assessed value of the real property located at 600 Stockton Street, San Francisco, CA (APN 0257-012) of \$216,400,000 as of December 30, 2016, contingent upon the Assessment Appeals Board's approval;

1 Section 2. The action in Section 1 was filed in San Francisco Superior Court on
2 June 18, 2020, and the following parties were named in the lawsuit: CWI 2 San Francisco
3 Hotel, L.P., Plaintiff; and City and County of San Francisco, Defendant.

4 Section 3. Pursuant to Charter Section 6.102(5), the Board of Supervisors hereby
5 authorizes the City Attorney to settle the action entitled CWI 2 San Francisco Hotel, L.P. v City
6 and County of San Francisco, San Francisco Superior Court, Case No. CGC-19-581046, for
7 the payment of \$495,900, plus statutory interest. The lawsuit involves a transfer tax refund.

8 Section 4. The action in Section 3 was filed in San Francisco Superior Court on
9 November 26, 2019, and the following parties were named in the lawsuit: CWI 2 San
10 Francisco Hotel, L.P., Plaintiff; and City and County of San Francisco, Defendant.

11 APPROVED AS TO FORM AND
12 RECOMMENDED:

13 DAVID CHIU
City Attorney

14 /s/ Scott M. Reiber
15 SCOTT M. REIBER
Chief Tax Attorney

RECOMMENDED:

OFFICE OF THE ASSESSOR-RECORDER

16 /s/
17 JOAQUÍN TORRES
Assessor-Recorder

18 FUNDS AVAILABLE:

19 /s/ Michelle Allersma for Greg Wagner
GREG WAGNER
Controller

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City and County of San Francisco
Tails
Ordinance

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

File Number: 250067

Date Passed: March 11, 2025

Ordinance authorizing settlement of two related lawsuits filed by CWI 2 San Francisco Hotel, L.P. against the City and County of San Francisco concerning the real property located at 600 Stockton Street, San Francisco, CA (Assessor's Parcel Block No. 0257, Lot No. 012) (the "Subject Property") for a stipulated assessed value of the Subject Property of \$216,400,000 as of December 30, 2016, contingent upon the Assessment Appeals Board's approval, and a refund of \$495,900, plus statutory interest; the first lawsuit was filed on November 26, 2019, in San Francisco Superior Court, Case No. CGC-19-581046; entitled CWI 2 San Francisco Hotel, L.P. v. City and County of San Francisco; the second lawsuit was filed on June 18, 2020, in San Francisco Superior Court, Case No. CGC-20-584883; entitled CWI 2 San Francisco Hotel, L.P. v. City and County of San Francisco; the lawsuits involve the assessed value of the Subject Property for property tax purposes as of the December 30, 2016, purchase date and a transfer tax refund.

February 20, 2025 Government Audit and Oversight Committee - RECOMMENDED..

March 04, 2025 Board of Supervisors - PASSED, ON FIRST READING

Ayes: 10 - Chan, Chen, Dorsey, Engardio, Mahmood, Mandelman, Melgar, Sauter, Sherrill and Walton
Excused: 1 - Fielder

March 11, 2025 Board of Supervisors - FINALLY PASSED

Ayes: 11 - Chan, Chen, Dorsey, Engardio, Fielder, Mahmood, Mandelman, Melgar, Sauter, Sherrill and Walton

File No. 250067

I hereby certify that the foregoing
Ordinance was **FINALLY PASSED** on
3/11/2025 by the Board of Supervisors of the
City and County of San Francisco.



Angela Calvillo
Clerk of the Board



Daniel Lurie
Mayor

3.14.25

Date Approved