



# **North Park Special Enhancement District**

## **Annual Report for Fiscal Year 2025**

### **June 2024**

**KOPPEL & GRUBER**  
PUBLIC FINANCE

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Under the Provisions of the  
San Diego Maintenance  
Assessment District  
Procedural Ordinance  
of the San Diego Municipal Code

# City of San Diego

**Mayor**  
Todd Gloria

## City Council Members

Joe LaCava  
District 1

Marni von Wilpert  
District 5

Jennifer Campbell  
District 2

Kent Lee  
District 6

Stephen Whitburn  
District 3

Raul Campillo  
District 7

Henry Foster III  
District 4

Vivian Moreno  
District 8

Sean Elo-Rivera  
District 9 (Council President)

**City Attorney**  
Mara W. Elliott

**Chief Operating Officer**  
Eric K. Dargan

**City Clerk**  
Diana Fuentes

**Independent Budget Analyst**  
Charles Modica

# TABLE OF CONTENTS

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|  |    |
|--|----|
| Preamble .....   | 1  |
| SECTION I. Executive Summary .....                                 | 2  |
| SECTION II. Background .....                                       | 3  |
| A. Introduction .....  | 3  |
| SECTION III. Plans and Specification .....                         | 4  |
| A. General Description of the District .....                       | 4  |
| B. Description of Improvements to be Maintained and Services ..... | 4  |
| SECTION IV. Estimate of Costs.....                                 | 6  |
| SECTION V. Method of Apportionment.....                            | 7  |
| A. Special Benefit Analysis .....                                  | 7  |
| B. Assessment Methodology .....                                    | 8  |
| C. Assessment Range Formula.....                                   | 11 |

## EXHIBITS

- Exhibit A – District Boundary
- Exhibit B – Estimate of Costs
- Exhibit C – Assessment Roll

## PREAMBLE

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Pursuant to §65.0220 of the “San Diego Maintenance Assessment District Procedural Ordinance” (being Division 2, Article 5, Chapter 6 of the San Diego Municipal Code), and in accordance with Resolution No. \_\_\_\_\_, adopted by the CITY COUNCIL OF THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, in connection with the annual proceedings for NORTH PARK SPECIAL ENHANCEMENT DISTRICT, Koppel & Gruber Public Finance, as District Administrator to the City of San Diego, submits herewith this annual report for the District.

DATE OF FINAL PASSAGE OF THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.

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Diana Fuentes, City Clerk  
City of San Diego  
State of California

# SECTION I. EXECUTIVE SUMMARY

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**Project:** North Park Special Enhancement District (“District”)

**Apportionment Method:** Building Square Footage (“BSF”)  
Parcel Square Footage (“PSF”)  
Number of Units (Condo and Residential)

**TABLE 1**  
**Summary Information**

|  | <b>FY 2024</b> | <b>FY 2025<sup>(1)</sup></b> | <b>Maximum Authorized</b> |
|--|----------------|------------------------------|---------------------------|
| <b>Parcels Subject to Assessment:</b>          | 604            | 604                          | 604                       |
| <b>Total Estimated Assessment:</b>             | \$503,614.96   | \$528,690.37                 | \$528,690.37              |
| <b>Total Parcel Square Footage (PSF):</b>      |                |                              |                           |
| Commercial                                     | 1,811,585      | 1,811,585                    | 1,811,585                 |
| Tax Exempt                                     | 164,138        | 164,138                      | 164,138                   |
| <b>Total Building Square Footage (BSF):</b>    |                |                              |                           |
| Commercial                                     | 1,361,555      | 1,361,555                    | 1,361,555                 |
| Tax Exempt                                     | 182,907        | 182,907                      | 182,907                   |
| <b>Total Condo and Residential Units</b>       | 344            | 344                          | 344                       |
| <b>Unit Assessment Rates:</b>                  |                |                              |                           |
| <b><i>Parcel Square Footage (PSF)</i></b>      |                |                              |                           |
| Commercial \$/PSF                              | \$0.1067       | \$0.1120                     | \$0.1120                  |
| Tax Exempt \$/PSF                              | \$0.0667       | \$0.0700                     | \$0.0700                  |
| <b><i>Building Square Footage (BSF)</i></b>    |                |                              |                           |
| Commercial \$/BSF                              | \$0.1467       | \$0.1540                     | \$0.1540                  |
| Tax Exempt \$/BSF                              | \$0.0933       | \$0.0980                     | \$0.0980                  |
| <b><i>Condo and Residential (per Unit)</i></b> | \$240.03       | \$252.03                     | \$252.03                  |

1. FY 2025 is the City’s Fiscal Year 2025, which begins July 1, 2024 and ends June 30, 2025. Total Parcels Assessed, Total Estimated Assessment, and Total Estimated Factors may vary from prior year due to parcel changes.

**Annual Cost Indexing:** The assessments are authorized to increase by the annual change in the San Diego Area Consumer Price Index (the SDCPI-U) not to exceed 5% of the previous year’s rate. However, if SDCPI-U is higher than 5%, the excess can be cumulatively reserved and can be added to the SDCPI-U in years in which the SDCPI-U is less than 5%.

## SECTION II. BACKGROUND

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### A. Introduction

The North Park Special Enhancement District was established during FY 2023. The District was formed in compliance with the provision of Proposition 218. An assessment ballot proceeding was conducted and a weighted majority of property owners, based on assessment amount, were in support of the assessments and services and improvements the assessments fund.

On August 1, 2022, the City of San Diego passed R-341275 authorizing the annual budget and assessments for Fiscal Year 2023, and the continued levy of the assessments for the life of the District.

The District is authorized and administered under the provisions of the “San Diego Maintenance Assessment District Procedural Ordinance” (being Division 2, Article 5, Chapter 6 of the San Diego Municipal Code). This annual report has been prepared pursuant to the requirements of §65.0220 of the “*San Diego Maintenance Assessment District Procedural Ordinance*”.

## SECTION III. PLANS AND SPECIFICATION

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### A. General Description of the District

The territory within the District consists of all lots, parcels and subdivisions of land as shown on the Boundary Diagram titled “Assessment Diagram of the City of San Diego North Park Special Enhancement District” contained within this Annual Report in Exhibit A.

The District is generally includes all parcels fronting 30th from Polk Avenue to Upas Street, along with all parcels fronting University Avenue from Florida Street to 32nd Street.

Blocks bound by University Avenue, Granada Avenue, North Park Way, and 32nd Street are included. The block bound by Lincoln Avenue, Ohio Street, University Avenue, and 30th Street is included, along with the block bound by Lincoln Avenue, 32nd Street, University Avenue, and Iowa Street. In addition, a few outlying parcels have been included where the commercial core reached past the frontage parcel and the parcels have been included based upon their commercial nature.

### B. Description of Improvements to be Maintained and Services

The District, through the levy of special assessments, provides funding for the following supplemental improvements and activities, including but not limited to the procurement, ongoing maintenance, operation and servicing of landscaping, safety programs, sanitation activities, and aesthetic tangible improvements, which shall be in excess of the City’s baseline services provided within the District. The improvements and activities will be provided directly and only to assessed parcels; they will not be provided to parcels that are not assessed. The improvements and activities provided by the District are generally described as follows:

- Acquisition, construction and installation, or maintenance of tangible property, including, but not limited to:
  - Lighting facilities;
  - Signs and/or banners;
  - Kiosks or display cases;
  - Wayfinding signage; and
  - Decorations.
- Promotion of District events;
- Safety enhancement;
- Managing homeless issues;
- Street, sidewalk, curb and gutter cleaning;
- Graffiti removal;
- Increased trash pick-up;
- Collection of litter;
- Seasonal planting;
- Maintaining new medians;
- Administration/Corporate Operations/Outreach including;

- District management
- Overseeing of contract
- Relations with City and Council office
- Relations with property owners
- Relations with the former Redevelopment Agency, and Community Planning Groups
- Insurance
- Legal and accounting management
- Office related expenses

Plans and specifications for these improvements to be maintained by the District are on file with the City Engineer's office and by reference are made part of this Annual Report. The specifications for the maintenance to be performed are contained in a City contract with the North Park Organization of Businesses, dba North Park Main Street, which is incorporated herein by reference. These documents are on file with the City Clerk and the City Planning and Community Investment Department and are available for public inspection during normal business hours.



# SECTION IV. ESTIMATE OF COSTS

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Estimated Fiscal Year 2025 annual expenses, revenues, reserves, and assessments are included in Exhibit B.

## SECTION V. METHOD OF APPORTIONMENT

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### A. Special Benefit Analysis

As determined in the formation Engineer’s Report, each of the proposed improvements and activities, and the associated costs and assessments within the District were reviewed, identified and allocated based on special benefit pursuant to the provisions of applicable law.

The activities and improvements provided by the District constitute and convey special benefits directly to the assessed parcels. These special benefits are benefits that are above and beyond the City’s standard level of service, and exclusive of those “general benefits” provided to the public at large or properties located outside the District. Under applicable law, only “special benefits” are assessable. As such, separation and quantification of the “special benefits” associated with the improvements/services are illustrated in the following equations:

|   |
|---|
| $\text{Special Benefits} = \text{Total Benefits} - \text{General Benefits}$ |
|---|

|   |
|---|
| $\text{General Benefits} = \text{City Standard} + \text{External Benefits}$ |
|---|

|   |
|---|
| $\text{Special Benefits} = \text{Total Benefits} - [\text{City Standard} + \text{External Benefits}]$ |
|---|

In these equations, “Total Benefits” refers to the cost of providing the total benefits of the improvements/services; “City Standard” represents the cost of providing the City’s standard level of service; and “External Benefits” refers to the cost of those additional benefits accruing to the public at large or properties not assessed or located outside the District. In order to isolate the “Special Benefits,” it is necessary to quantify the amount of “General Benefits” associated with the improvements/services.

#### City Standard

The District will continue to receive the standard level of service provided to the public at large under City funded and administered programs. These cost and service allocations, reviewed and adjusted annually by the City, are representative of the City’s standard level of service for maintenance and servicing of public facilities and improvements (e.g., medians, street lights, sidewalks, etc.), including street sweeping and graffiti removal on public property. With or without the proposed assessment District, the area will continue to receive the City’s standard level of services, a “general benefit” that is not funded by assessments.

#### External Benefits

Applicable law prohibits levying assessments to pay for “general benefits” conferred to the public at large or properties located outside the District. Public safety benefits of the improvements may accrue to persons traveling through the improvements (incidental beneficiaries). Based on a review of the spatial limits of the District and the proposed

improvements/services, it has been determined that the activities and improvements does not confer benefit to properties outside District.

The results of the January 2015 Intercept Survey completed by the SANDAG Service Bureau for North Park (“Intercept Survey”) was used to quantify general benefit to the public at large. The Intercept Survey asked pedestrians in the District a series of questions designed to determine their link to parcels and the relative general benefit to the public at large.

It is estimated that as much as 2.4% of the total benefit may accrue to the public at large as incidental beneficiaries passing through the District. The estimated costs associated with these “general benefits” have been quantified and will not be funded by the assessments.

### Special Benefit

Parcels within the District receive a special benefit resulting from the improvements and activities provided with the assessments. Specifically the special benefits are summarized as follows:

#### Improvements

- The primary special benefit of the improvements provided by the District is the improvements themselves, which are available to tenants and customers of assessed parcels. The improvements also provide the special benefit of being in proximity to a parcel that is benefiting from an improvement.

#### Activities

- The primary special benefit provided by the District’s activities is the actual service, including the cleanliness and safety created by the safety and sanitation personnel.
- The District activities also provide the special benefit of an individual’s presence on the assessed parcel as the activities are provided, which can have a deterrent effect and creates a positive impression of the area.
- The District activities also provide the special benefit of being in proximity to a cleaner, safer parcel.

### B. Assessment Methodology

To establish the special benefit to the individual lots and parcels within the District a formula that spreads the costs of the maintenance based on the special benefit must be established. The Improvements and Activities have been reviewed and a formula has been established to apportion the maintenance costs based on benefit.

Due to the nature of the Improvements and Activities, three factors, as further described below, are used to calculate each parcel’s assessment:

## Parcel Type Factor

Parcel types were categorized based on their typical foot and vehicle traffic on various parcels. The properties within the District include commercial, residential condominium/single-family and tax exempt parcels. Commercial use parcels will receive the highest level of activities and improvements because their owners will benefit from the highest volume of foot and vehicle traffic. Parcels with low traffic, such as tax-exempt parcels will receive a lower level of activities and improvements.

**Commercial Parcels** - these parcels have a commercial component because their owners aim to benefit from tenant rents, increased customers, or increased use by visitors. Commercial parcels will receive and benefit from all District activities and improvements. Commercial Condominium parcels and for-profit multi-family parcels are included in this category. For these parcels a combination of the parcel square footage factor and building square footage factor is used to calculate their assessment.

**Residential Condominiums/Single-Family Residential** - these parcels include residential condominiums and single-family residential parcels with four units or fewer (these parcels have a County use code of 07 through 13). These parcels will receive and benefit from the cleaner and safer environment created by the District's activities and improvements. Events and programs that tract new businesses to the District will create a more safe clean, inviting and useful environment for residential condominiums and single-family residences. For these parcels, the number of residential condominium units and single-family condominium units is used to calculate their assessment. Approximately 16.40% of the initial total budget is weighted to residential condominiums and single-family residential parcels.

**Tax Exempt Parcels** - include parcels that share tax-exempt purposes related to affordable housing, religious, scientific, hospital or other charitable purposes. from the Improvements and Activities. Tax Exempt Parcels will benefit to some degree from the sanitation, safety and landscaping programs provided by the District. Due to the unique land uses of the tax exempt parcels, the parcels are assessed at a rate commensurate with the benefit they will receive from the activities and improvements provided (and to a lesser degree than commercial parcels). For these parcels a combination of the parcel square footage factor and building square footage factor is used to calculate their assessment

## Building Square Footage Factor

The Building Square Footage (BSF) Factor is the size of the building, measured in square feet. Building square footage relates to the highest and best use of a parcel. Building size also directly relates to occupancy, capacity, and the need for activities and improvements. The larger the building, the more activities and improvement and benefit it will receive. This factor has been weighted to 43.05% of the total initial budget.

## Parcel Square Footage Factor

The Parcel Square Footage (PSF) Factor is the parcel's size, measured in square feet. The larger the parcel's size, the more activities and improvement and benefit the parcel will receive. This factor has been weighted to 40.55% of the total initial budget.

### Sample Calculations

As described above, assessments have been calculated for each parcel based on the BSF and PSF for parcels classified as Commercial Parcels and Tax-Exempt Parcels, and number of units for Residential Condominium/Single-Family Residential Parcels

|   |
|---|
| PSF = Parcel Square Footage                                 |
| BSF = Building Square Footage                               |
| Units= Residential Condominium/Single-Family dwelling units |

Shown below are calculations for various sample parcels.

- **Commercial Property with 2,400 square feet of building square footage on a 500 square foot parcel**

PSF = 500 PSF

BSF = 2,400 BSF

- **Residential Condominium Property with 32 condominium dwelling units consisting of 50,000 building square feet on a 25,000 square foot parcel**

PSF = 25,000 PSF (Not assessed based on method of apportionment)

BSF = 50,000 BSF (Not assessed based on method of apportionment)

Units = 32 residential units

The total assessment for each parcel in the District is based on the calculated PSF and BSF or number of units for the parcel and the applicable unit assessment rate:

|   |
|---|
| Total Assessment for Residential Condominium/Single-Family = Total Number of Units<br>x Unit Assessment Rate          |
| Total Assessment for Commercial and Tax Exempt = Total PSF x PSF Assessment Rate +<br>Total BSF x BSF Assessment Rate |

### C. Assessment Range Formula

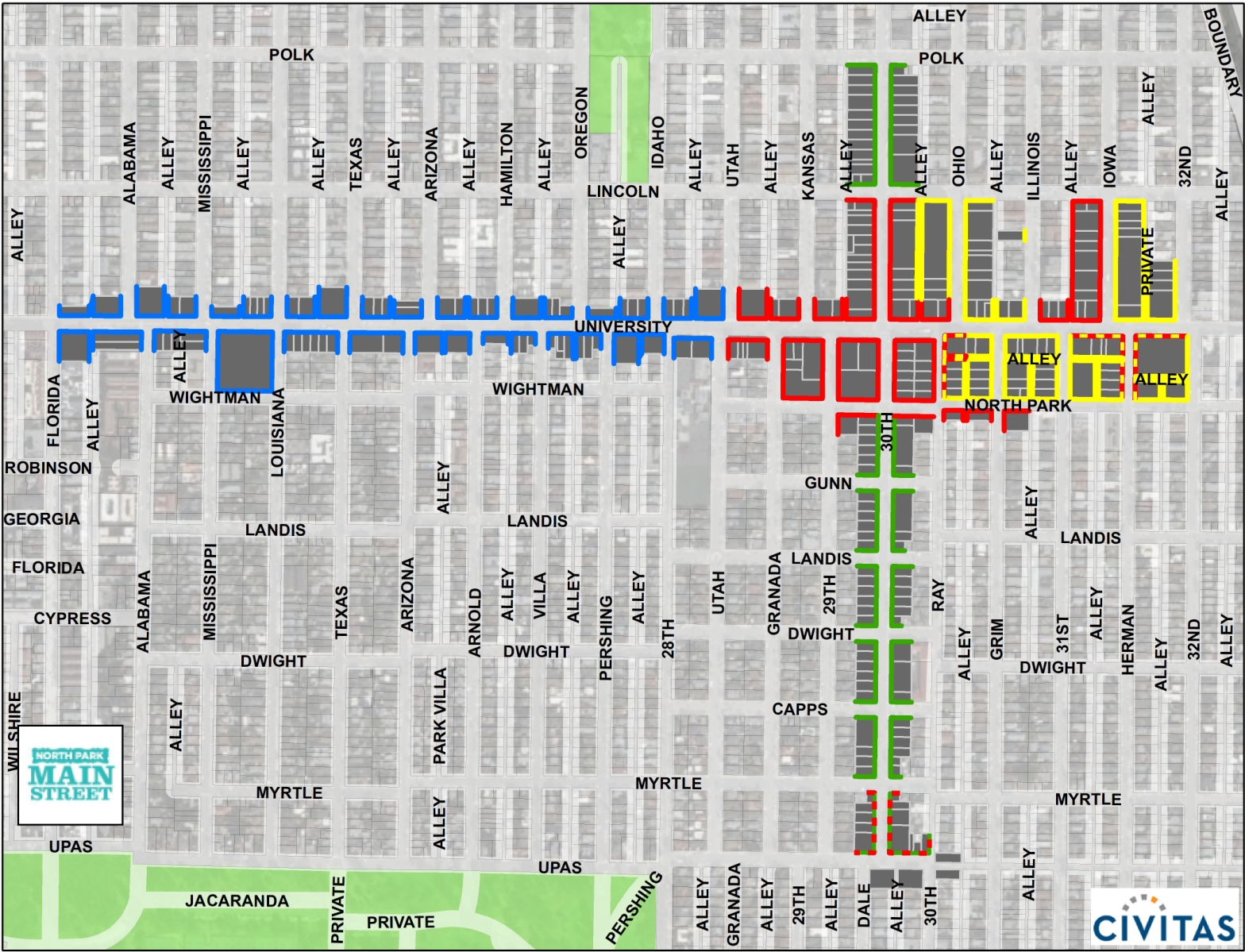
The purpose of establishing an Assessment Range Formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring the District to go through the requirements of Proposition 218 in order to get a small increase. This Assessment Range Formula was approved by the property owners at the time the District was formed. If the budget and assessments calculated requires an increase greater than the adjusted Maximum Assessment, then the assessment is considered an increased assessment and would be subject to Proposition 218 balloting.

The maximum authorized assessment established in the Fiscal Year 2023 proceedings are authorized to be indexed (increased or decreased) annually by the factor published in the SDCPI-U not to exceed 5% of the previous year's rate. In the event that the annual change in SDCPI-U exceeds 5%, a percentage change in excess of 5% can be cumulatively reserved and can be added to the annual change in the SDCPI-U for years in which the SDCPI-U is less than 5%. The annual change in second half SDCPI-U values, as compiled by the U.S. Bureau of Labor Statistics (see [www.bls.gov](http://www.bls.gov)), for the prior year period was from 348.945 to 365.529 (a 4.75% increase). In accordance with the approved cost-indexing provisions, the maximum authorized assessment rates contained within this Annual Report have been increased by 4.75%.

The Maximum Assessment is adjusted annually and is calculated independent of the District's annual budget and proposed annual assessment. Any proposed annual assessment is not considered an increased assessment, even if the proposed assessment is greater than the assessment applied in the prior fiscal year.

## EXHIBIT A DISTRICT BOUNDARY

The parcels within the North Park Special Enhancement District consist of all lots, parcels depicted within the boundaries of the District. The District diagram reflecting the exterior boundaries of the District and the Zones of benefit is on file with the City Clerk.





# EXHIBIT B ESTIMATE OF COSTS

## REVENUE AND EXPENSE STATEMENT

### North Park Special Enhancement District Fund 200816

|   | FY 2023<br>BUDGET | FY 2024<br>BUDGET | FY 2025<br>PROPOSED |
|---|-------------------|-------------------|---------------------|
| <b>BEGINNING FUND BALANCE*</b>                    |                   |                   |                     |
| Surplus (or Deficit) from Prior Year              | \$ -              | \$ -              | \$ 26,782           |
| <b>TOTAL BEGINNING FUND BALANCE</b>               | <b>\$ -</b>       | <b>\$ -</b>       | <b>\$ 26,782</b>    |
| <b>REVENUE</b>                                    |                   |                   |                     |
| Assessment Revenue                                | \$ 479,588        | \$ 503,615        | \$ 528,685          |
| Other Contributions (Non Assessment Source)       | \$ 18,415         | \$ 11,409         | \$ 12,480           |
| Additional City Contribution                      | \$ -              | \$ -              | \$ -                |
| Gas Tax   | \$ 3,716          | \$ 3,716          | \$ 4,031            |
| <b>TOTAL REVENUE</b>                              | <b>\$ 501,719</b> | <b>\$ 518,740</b> | <b>\$ 545,196</b>   |
| <b>TOTAL BEGINNING FUND BALANCE &amp; REVENUE</b> | <b>\$ 501,719</b> | <b>\$ 518,740</b> | <b>\$ 571,978</b>   |
| <b>OPERATING EXPENSE</b>                          |                   |                   |                     |
| Landscaping Improvements and Activities           | \$ 336,402        | \$ 340,118        | \$ 364,312          |
| General Operating                                 | \$ 40,825         | \$ 69,325         | \$ 88,158           |
| Owner's Association/Non-Profit Administration     | \$ 90,947         | \$ 62,446         | \$ 64,010           |
| City Administration                               | \$ 3,500          | \$ 3,500          | \$ 3,500            |
| Contingency Reserve                               | \$ 30,045         | \$ 43,351         | \$ 25,216           |
| <b>TOTAL OPERATING EXPENSE</b>                    | <b>\$ 501,719</b> | <b>\$ 518,740</b> | <b>\$ 545,196</b>   |
| <b>TOTAL ENDING BALANCE</b>                       | <b>\$ -</b>       | <b>\$ -</b>       | <b>\$ 26,782</b>    |

\*Beginning Fund Balances are estimates or projections; actual amounts may vary.

## EXHIBIT C ASSESSMENT ROLL

The assessment roll is a listing of the Fiscal Year 2025 Assessment apportioned to each lot or parcel, as shown on the San Diego County last equalized roll of the assessor and reflective of the Assessor's Parcel Map(s) associated with the equalized roll. A listing of parcels proposed to be assessed within this District is shown on the following table.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                              | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 445-672-14-00            | AFFORDABLE DEVELOPMENT 2002 LLC             | Commercial        | 6,288                              | 7,467                            | \$ 1,804.66         |
| 445-672-35-00            | BUETTNER SARA J TRUST 08-20-02, BUETTNER    | Commercial        | 1,480                              | 13,937                           | \$ 1,788.86         |
| 445-681-28-00            | HARANDI MOHAMMAD E                          | Commercial        | 15,909                             | 20,907                           | \$ 4,791.56         |
| 445-681-30-00            | WORLD TERMINAL PARKING INC                  | Commercial        | 0                                  | 5,840                            | \$ 654.08           |
| 445-681-31-00            | WORLD TERMINAL PARKING INC                  | Commercial        | 3,537                              | 8,097                            | \$ 1,451.56         |
| 445-682-14-00            | BODHIBO L L C                               | Commercial        | 6,950                              | 6,984                            | \$ 1,852.50         |
| 445-682-15-00            | BEAUVILLE FAMILY TRUST 08-19-06             | Residential       | 0                                  | 0                                | \$ 252.02           |
| 445-682-16-00            | MARKS MILLER M                              | Residential       | 0                                  | 0                                | \$ 252.02           |
| 445-682-17-00            | MARKS MILLER M                              | Residential       | 0                                  | 0                                | \$ 252.02           |
| 445-682-18-00            | MARKS MILLER M                              | Commercial        | 0                                  | 3,692                            | \$ 413.50           |
| 445-691-12-00            | SCHWARTZ LAWRENCE & LESLIE FAMILY TRUST 03- | Commercial        | 1,104                              | 5,990                            | \$ 840.90           |
| 445-691-13-00            | SCHWARTZ LAWRENCE & LESLIE FAMILY TRUST 03- | Commercial        | 2,168                              | 7,986                            | \$ 1,228.30         |
| 445-691-31-00            | MENTEX LTD                                  | Commercial        | 0                                  | 20,966                           | \$ 2,348.18         |
| 445-692-13-00            | MAYBERRY REVOCABLE LIVING EXEMPTION TRUST   | Commercial        | 0                                  | 5,786                            | \$ 648.02           |
| 445-692-14-00            | MAYBERRY REVOCABLE LIVING EXEMPTION TRUST   | Commercial        | 0                                  | 4,254                            | \$ 476.44           |
| 445-692-15-00            | MACA PROPERTY FUNCTIONS LLC                 | Commercial        | 3,254                              | 3,957                            | \$ 944.30           |
| 445-692-16-00            | OSAWA ROBERTO & ADRIANA                     | Commercial        | 1,246                              | 6,950                            | \$ 970.28           |
| 445-692-17-00            | 3912-3924 ARIZONA LLC                       | Residential       | 0                                  | 0                                | \$ 252.02           |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                            | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 445-701-13-00            | UNIPEAKS LLC                              | Commercial        | 3,498                              | 8,971                            | \$ 1,543.44         |
| 445-701-14-00            | UNIPEAKS LLC                              | Commercial        | 2,500                              | 4,998                            | \$ 944.78           |
| 445-701-15-00            | ASAD MASSOUD REVOCABLE TRUST              | Residential       | 0                                  | 0                                | \$ 252.02           |
| 445-701-16-00            | SMITH JOSEPH ANTHONY 1998 TRUST           | Residential       | 0                                  | 0                                | \$ 252.02           |
| 445-701-17-00            | SERRANO ANDREA S TRUST 05-06-91           | Commercial        | 6,172                              | 4,771                            | \$ 1,484.84         |
| 445-702-12-00            | WILLVUTRI LLC                             | Commercial        | 5,866                              | 13,963                           | \$ 2,467.22         |
| 445-702-13-00            | TOWNSON FAMILY 2004 TRUST                 | Residential       | 0                                  | 0                                | \$ 252.02           |
| 445-702-14-00            | ASAD MASOUD REVOCABLE TRUST, GHAZIANI     | Commercial        | 352                                | 3,746                            | \$ 473.76           |
| 445-702-15-00            | TAMUKE L L C                              | Commercial        | 1,049                              | 3,902                            | \$ 598.56           |
| 445-711-13-00            | ORLANSKY-WAX LLC                          | Commercial        | 1,114                              | 7,036                            | \$ 959.58           |
| 445-711-14-00            | MASUR DAVID 2726 UNIVERSITY TRUST         | Commercial        | 2,230                              | 4,019                            | \$ 793.54           |
| 445-711-15-00            | PINE TREE MOUNTAIN LLC, BEN-MOSHE ELI IRA | Commercial        | 1,572                              | 5,024                            | \$ 804.78           |
| 445-711-16-00            | SATIRASI L L C                            | Commercial        | 1,184                              | 5,024                            | \$ 745.02           |
| 445-712-10-00            | UNIVERSITY/IDAHO L L C                    | Commercial        | 3,580                              | 4,987                            | \$ 1,109.86         |
| 445-712-11-00            | WOODS JOHN A TRUST 12-01-22               | Commercial        | 3,250                              | 4,987                            | \$ 1,059.04         |
| 445-712-26-01            | WRIGHT RUSSELL A LIVING TRUST 10-22-12    | Commercial        | 897                                | 711                              | \$ 217.76           |
| 445-712-26-02            | H T METRO PROPERTIES LLC                  | Commercial        | 770                                | 611                              | \$ 187.00           |
| 445-712-26-03            | NGUYEN HIEN T                             | Commercial        | 559                                | 443                              | \$ 135.70           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                   | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|----------------------------------|-------------------|------------------------------------|----------------------------------|---------------------|
| 445-712-26-04            | M M C REAL ESTATE HOLDINGS LLC   | Commercial        | 1,094                              | 868                              | \$ 265.68           |
| 445-712-26-05            | M M C REAL ESTATE HOLDINGS LLC   | Commercial        | 1,052                              | 834                              | \$ 255.42           |
| 445-712-26-06            | HERNANDEZ JUAN C & GAMA MAYRA L  | Commercial        | 665                                | 527                              | \$ 161.42           |
| 445-712-26-07            | N C T PROPERTIES LLC             | Commercial        | 840                                | 666                              | \$ 203.94           |
| 445-712-26-08            | ROMINGER CODY D                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-09            | NEGORO THOMAS K                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-10            | SHATERIAN AMIR                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-11            | GIANG MAX                        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-12            | BLAZER DINA, BLAZER MARK & TRACY | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-13            | VILLAQUIRAN CIANO B              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-14            | DAVIS DION M                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-15            | HAGHIGHI BRIAN                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-16            | BELARMINO KRISTHINE              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-17            | ESPANO LIVING TRUST 12-19-18     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-18            | LOPEZ BARBARA M                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-19            | KUO MARCELLA L                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-20            | RODRIGUEZ SERGIO R               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-21            | ADKINS MARK E                    | Condo             | 0                                  | 0                                | \$ 252.02           |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                   | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 445-712-26-22            | LEE RAYMOND C                                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-23            | MAY GREGORY C                                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-24            | CESA CYRIL 2021 FAMILY TRUST 11-02-21            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-25            | ROMAN PEDRO D                                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-26            | TIAN ZIYUN & ISMELDA                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-27            | BRITTON VALERIE 2015 TRUST 11-03-15, BRITTON IAN | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-28            | DONG HUY   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-29            | WILHELM RONALD A I R A                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-30            | ALLISON RUSSELL M                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-31            | BARNES SARAH K                                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-32            | KENNEDY MARIE E TRUST 07-12-18                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-33            | GOLDSTEIN ELLEN                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-34            | TAYLOR KARA                                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-35            | HURT FAMILY TRUST                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-36            | AMBER BETTY TRUST 09-23-05                       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-37            | NYE GEORGE E                                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-38            | SOLANO HECTOR                                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 445-712-26-39            | OCHOA PETER C & CAROLYN L                        | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                               | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 445-712-28-00            | UNIVERSITY UTAH L L C                        | Commercial        | 4,000                              | 3,989                            | \$ 1,062.76         |
| 446-363-14-00            | JONES SURVIVORS 2004 TRUST 06-11-04          | Commercial        | 2,168                              | 1,399                            | \$ 490.56           |
| 446-363-15-00            | JONES SURVIVORS 2004 TRUST 06-11-04          | Commercial        | 3,962                              | 2,150                            | \$ 850.94           |
| 446-363-16-00            | GELASTOPOULOS TRUST 05-07-03                 | Commercial        | 3,432                              | 3,451                            | \$ 915.04           |
| 446-363-17-00            | STANDLEE SCOTT C NON EXEMPT TRUST, STANDLEE  | Commercial        | 4,410                              | 7,093                            | \$ 1,473.56         |
| 446-363-18-00            | OSUNA FAMILY TRUST 06-14-06                  | Commercial        | 5,656                              | 3,407                            | \$ 1,252.60         |
| 446-363-19-00            | SPITZER CHARLES M, SPITZER CHARLES TRUST 10- | Commercial        | 5,000                              | 7,000                            | \$ 1,554.00         |
| 446-363-20-00            | PREMIUM EAST PROPERTIES LLC                  | Commercial        | 5,000                              | 6,999                            | \$ 1,553.88         |
| 446-363-21-00            | FAMILY HEALTH CENTERS OF SAN DIEGO           | Tax Exempt        | 4,579                              | 6,999                            | \$ 938.66           |
| 446-363-22-00            | KOPPEL GERT TRUST 03-12-96                   | Commercial        | 4,016                              | 6,998                            | \$ 1,402.24         |
| 446-363-23-00            | F & F INVESTMENT HOLDINGS LP                 | Commercial        | 3,818                              | 6,998                            | \$ 1,371.74         |
| 446-363-24-00            | 4062-4072 30TH STREET WEST LLC               | Commercial        | 5,622                              | 10,495                           | \$ 2,041.22         |
| 446-363-25-00            | 4074 30TH STREET LLC                         | Commercial        | 4,137                              | 6,997                            | \$ 1,420.76         |
| 446-363-26-00            | NGUYEN DEAN VAN & LINH T                     | Commercial        | 3,516                              | 6,996                            | \$ 1,325.02         |
| 446-363-27-00            | 30TH & POLK INVESTMENTS L L C                | Commercial        | 4,966                              | 6,995                            | \$ 1,548.20         |
| 446-364-01-00            | BARTEL FAMILY TRUST B 03-29-90               | Commercial        | 1,442                              | 3,493                            | \$ 613.28           |
| 446-364-04-00            | TURPIN ANDREW J SEPARATE PROPERTY TRUST 08-  | Commercial        | 2,576                              | 6,984                            | \$ 1,178.90         |
| 446-364-05-00            | 4075-77 30TH STREET LLC                      | Commercial        | 5,852                              | 6,983                            | \$ 1,683.30         |





NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                               | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-364-06-00            | CITY OF SAN DIEGO                            | Commercial        | 2,533                              | 2,327                            | \$ 650.70           |
| 446-364-07-00            | LIN FAMILY TRUST 06-04-13, DIEGO DAVIS       | Residential       | 0                                  | 0                                | \$ 252.02           |
| 446-364-08-00            | HOM PROPERTIES L P                           | Commercial        | 4,150                              | 6,977                            | \$ 1,420.52         |
| 446-364-09-00            | CHARLEE FORTE GROUP LLC                      | Commercial        | 12,131                             | 6,975                            | \$ 2,649.36         |
| 446-364-10-00            | BC THIRTY THREE LLC                          | Commercial        | 6,908                              | 13,946                           | \$ 2,625.78         |
| 446-364-11-00            | P C H INVESTMENT PARTNERS LLC                | Commercial        | 7,520                              | 20,905                           | \$ 3,499.44         |
| 446-411-19-00            | CARLOS PARTNERS L L C                        | Commercial        | 3,200                              | 3,995                            | \$ 940.24           |
| 446-411-20-00            | INDEV PACIFIC LLC                            | Commercial        | 9,058                              | 10,028                           | \$ 2,518.06         |
| 446-411-34-00            | FELDMAN UTAH-UNIVERSITY LLC                  | Commercial        | 13,016                             | 21,032                           | \$ 4,360.04         |
| 446-412-10-00            | NORTH PARK BUILDING LLC                      | Commercial        | 8,640                              | 9,029                            | \$ 2,341.80         |
| 446-412-11-00            | NORTH PARK BUILDING LLC                      | Commercial        | 5,951                              | 4,994                            | \$ 1,475.78         |
| 446-412-12-00            | WILSON DEAN LIVING TRUST                     | Commercial        | 11,612                             | 7,012                            | \$ 2,573.58         |
| 446-412-13-00            | 2926 UNIVERSITY LLC                          | Commercial        | 8,400                              | 14,020                           | \$ 2,863.84         |
| 446-412-14-00            | SLOMAN PAUL & VIRGINIA LIVING TRUST 07-17-00 | Commercial        | 4,050                              | 7,008                            | \$ 1,408.60         |
| 446-412-16-00            | OSUNA FAMILY TRUST 06-14-06                  | Commercial        | 2,553                              | 5,253                            | \$ 981.50           |
| 446-412-17-00            | DIETSCH MARY E                               | Commercial        | 2,220                              | 5,253                            | \$ 930.22           |
| 446-412-18-00            | ROBERTSON HAYDEN E JR GENERATION SKIPPING    | Commercial        | 1,766                              | 3,077                            | \$ 616.58           |
| 446-412-19-00            | N P F T W LLC                                | Commercial        | 5,126                              | 5,673                            | \$ 1,424.78         |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-412-20-00            | ROBERTSON HAYDEN E JR GENERATION SKIPPING     | Commercial        | 5,250                              | 5,253                            | \$ 1,396.84         |
| 446-412-21-00            | ROBERTSON HAYDEN E JR SURVIVORS TRUST ET AL   | Commercial        | 5,750                              | 6,999                            | \$ 1,669.38         |
| 446-412-22-00            | A P NORTH PARK S P E 1 LP                     | Commercial        | 5,750                              | 6,998                            | \$ 1,669.28         |
| 446-412-23-00            | SLOMAN PAUL & VIRGINIA LIVING TRUST 07-17-00  | Commercial        | 2,500                              | 3,498                            | \$ 776.78           |
| 446-412-24-00            | MENDEZ ABUNDIO Z                              | Commercial        | 1,840                              | 1,997                            | \$ 507.02           |
| 446-412-25-00            | BRODY PROPERTY L L C, PRESS GERALD A, DUNN    | Commercial        | 5,000                              | 4,998                            | \$ 1,329.78         |
| 446-412-27-00            | LITHOPOULOS L L C                             | Commercial        | 5,800                              | 7,006                            | \$ 1,677.86         |
| 446-413-01-00            | S R M INVESTMENTS L L C                       | Commercial        | 4,476                              | 6,950                            | \$ 1,467.70         |
| 446-413-02-00            | KACHA JEFF A SEPARATE PROPERTY TRUST 10-05-15 | Commercial        | 4,700                              | 6,948                            | \$ 1,501.98         |
| 446-413-03-00            | HOLT & HOLT PROPERTIES L L C                  | Commercial        | 13,240                             | 7,625                            | \$ 2,892.96         |
| 446-413-04-00            | JPMORGAN CHASE BANK                           | Commercial        | 5,700                              | 6,940                            | \$ 1,655.08         |
| 446-413-05-01            | W P SIERRA L L C                              | Commercial        | 6,786                              | 3,469                            | \$ 1,433.56         |
| 446-413-05-02            | W P SIERRA L L C                              | Commercial        | 0                                  | 3,469                            | \$ 388.52           |
| 446-413-06-00            | 30TH & UNIVERSITY LLC                         | Commercial        | 9,191                              | 9,904                            | \$ 2,524.66         |
| 446-413-07-00            | 1295 UNIVERSITY FAMILY LIMITED PARTNERSHIP    | Commercial        | 4,000                              | 3,967                            | \$ 1,060.30         |
| 446-413-08-00            | N P NORTH PARTNERS L L C                      | Commercial        | 8,217                              | 8,368                            | \$ 2,202.62         |
| 446-413-09-00            | HPI NORTH PARK 1 LLC                          | Commercial        | 7,360                              | 5,511                            | \$ 1,750.66         |
| 446-413-10-00            | JPMORGAN CHASE BANK                           | Commercial        | 0                                  | 6,942                            | \$ 777.50           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
 PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                              | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-11-00            | JPMORGAN CHASE BANK                         | Commercial        | 0                                  | 7,602                            | \$ 851.42           |
| 446-413-15-01            | KEYSTONE TRUST 12-05-00                     | Commercial        | 1,574                              | 539                              | \$ 302.76           |
| 446-413-15-02            | STAHLMAN FAMILY PROPERTIES LLC              | Commercial        | 1,863                              | 638                              | \$ 358.36           |
| 446-413-15-03            | NORTH PARK 30TH LP                          | Commercial        | 2,628                              | 900                              | \$ 505.50           |
| 446-413-15-04            | KASIRI TRUST 11-03-97                       | Commercial        | 2,306                              | 790                              | \$ 443.60           |
| 446-413-15-05            | 3959 30TH STREET L L C                      | Commercial        | 3,695                              | 1,266                            | \$ 710.82           |
| 446-413-15-06            | 3959 30TH STREET L L C                      | Commercial        | 2,964                              | 1,015                            | \$ 570.14           |
| 446-413-16-01            | KAISS ANDREW                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-02            | MINELLI ERIN J                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-03            | VIEGAS ANDREW, VIEGAS CHRISTOPHER           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-04            | CHILTON DANA C                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-05            | CHURCHVILLE RICHARD B, MIKULSKI STANISLAW M | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-06            | CHUNG JESSICA                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-07            | MOEBIUS JACOB, GALVIN-CASTRO STACI          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-08            | PARROTT SHAELA D, DELFAVERO MARIETTA        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-09            | CHANG JENNIFER M                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-10            | DEMARCO MICHAEL J & KAREN P                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-11            | REICHERT RYAN MICHAEL                       | Condo             | 0                                  | 0                                | \$ 252.02           |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                 | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-16-12            | HEITLAND MATTHEW D & ROSE C                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-13            | LECLUYSE JOEL D                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-14            | CARRILLO SANDRA L                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-15            | FOSTER LAUREL M                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-16            | CONNEALY BENJAMIN                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-17            | TYSOR ELIZABETH C TRUST 09-14-21               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-18            | NORA YURIS & MARCIA L JOINT REVOCABLE LIVING   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-19            | BATES REBECCA, BATES LINDA E                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-20            | SAN DIEGO HOUSING COMMISSION                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-21            | NAHAVANDI PARISA REVOCABLE LIVING TRUST 08-13- | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-22            | BARNES DENNA M                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-23            | WHITLEY LINDSEY E                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-24            | SALINAS FAUSTINO M & LINDA C                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-25            | YOUNG JESSICA                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-26            | VENDEGNA ROCCO, LUFF AMANDA                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-27            | PIRACCI TRUST 10-11-17                         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-28            | CRUTCHFIELD ANNETTE M                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-29            | AKHAVANSAFA POUYA                              | Condo             | 0                                  | 0                                | \$ 252.02           |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-16-30            | AYALA LAZARUS P                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-31            | SILVER AMY <AKA NORMANDIN AMY>                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-32            | PACK SCOTT M SEPARATE PROPERTY TRUST 01-13-05 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-33            | PILLA FAMILY TRUST 03-25-15                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-34            | KARSKY ROBERT & SUSAN E, URBANEK LESLIE A,    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-35            | CARAVEO OMAR M                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-36            | POLEJES SEPARATE PROPERTY 2013 TRUST          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-37            | KIRGIS LEAH                                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-38            | MICHAEL PAUL D                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-39            | YEP MICHAEL, YEP RAYMOND & NANCY              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-40            | NEUMAN TODD F RESIDENTIAL TRUST II 07-24-18   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-41            | ROWLAND THOMAS C & JESSIE L                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-42            | KELLY RYAN M & SALVIA JACQUELYN M             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-43            | WONG RAYMOND, FERNANDEZ WENDY                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-44            | LIMA JOHN D TRUST 02-14-13                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-45            | SEIDERS KENT                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-46            | WONG-STAAAL CAROLINE J                        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-47            | SLATER ALEXANDER WOO & LAUREN E               | Condo             | 0                                  | 0                                | \$ 252.02           |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                               | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-16-48            | MUSINKI SCOTT E TRUST 10-04-17               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-49            | R A M RENTAL PROPERTIES & MANAGEMENT LLC     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-50            | NISHIMURA RACHEL T                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-51            | HORWITZ JASON G                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-52            | CHADSEY KRISTINE M                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-53            | OLIVA MEGAN D SEPARATE PROPERTY TRUST 01-04- | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-54            | KERIAKOS MANNY                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-55            | CLOUGH JANE E LIVING TRUST 07-20-20          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-56            | TANG JASON J                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-57            | BANCHETTI FAMILY TRUST 04-21-08              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-58            | DANIELS SUSAN M                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-59            | DISANTIS STEPHEN J                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-60            | MUNSON CARLA J                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-61            | DEBUONO KIMBERLY C, DEBUONO NICOLE           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-62            | BLUE WHALE INVESTMENTS LLC                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-63            | ANGULO MARIBEL                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-64            | DAVIS MELINDA R, DAVIS TRUST 03-03-03        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-65            | PUTRINO OLSEN REVOCABLE TRUST 12-18-15       | Condo             | 0                                  | 0                                | \$ 252.02           |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                       | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--------------------------------------|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-16-66            | HAIRSTON LINDA A                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-67            | HAASE FAMILY TRUST 06-12-07          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-68            | KASSAR ALEXANDER                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-69            | ONDER ERDEM                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-70            | WANG TINA, SUMMERS DANIEL            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-71            | CRAIG MATTHEW C                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-72            | PARKER JACOB J & ANN-MARIE           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-73            | BIRCH FAMILY TRUST 09-08-17          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-74            | JEONG FAMILY TRUST 04-01-06          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-75            | FERRARI FRANCESCO M, ERDEI PATRICIA  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-76            | GINGERICH DAVID & JANA               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-77            | FISHER FAMILY TRUST 03-13-17         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-78            | ALLEN NICK & HOLLY                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-79            | ARENSEN DANIEL & ZIMMERMAN AMALIA    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-80            | AGUILAR ILHUICAMINA & MELANIE D      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-81            | FILHO YOMAR A D C G & GRAVINA SILVIA | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-82            | LEONG JASON                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-83            | BARRY JESSE J                        | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                 | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-16-84            | J T H SEPARATE PROPERTY TRUST 03-26-15         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-85            | NESTOROWICH MATTHEW                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-16-86            | OLIVER WAYNE J & MARIE C, OLIVER KEITH         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-01            | PORWOLLIK STEFFEN                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-02            | CRIDER RYAN L & SCHWAB JULIE E                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-03            | TWOMBLEY SCOTT & JANE LIVING TRUST             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-04            | DELEON ISRAEL D                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-05            | MAZZOLA KENNETH E                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-06            | OSOFF MICHAEL & LAURA 2018 TRUST 03-09-18,     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-07            | ROBLES DAWN                                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-08            | DAULER HEATHER L 2019 REVOCABLE TRUST 10-01-19 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-09            | COMPTON JACQUELINE                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-10            | TRUJILLO YESSICA                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-11            | ROSAS ERIC J                                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-12            | SMITH DARREN & CORNETT LEIGHA                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-13            | WHITAKER GILBERT B TRUST 06-01-16              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-14            | WONG ARIES                                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-15            | FARRAR JAMES E                                 | Condo             | 0                                  | 0                                | \$ 252.02           |





NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                              | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-17-16            | STOCKTON MARY L & MCMANUS ALISON J          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-17            | VOLGY THOMAS J & DOUGLAS SHARON A TRUST 06- | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-18            | ETTER KRISTEN A                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-19            | SILES TERESA                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-20            | NGO TAI & QUYEN                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-21            | DOUGHERTY JAMES & SOPHIA <DD>               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-22            | KOSTIDIS GEORGE N REVOCABLE TRUST 07-15-91, | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-23            | LACULLE LAURENT R                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-24            | LEVINE RENA                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-25            | PALAMAR TRUST 07-29-11                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-26            | KALAMA CORBETT A K & SCAFE-KALAMA SANDRA S  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-27            | WALKER GAYLE H LIVING TRUST 08-31-17        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-28            | JONSON WESLEY, CAO NI                       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-29            | PANDYA MAHENDRA K & DEVIKA                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-30            | NOLL CRAIG                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-31            | CHU MIGNON                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-32            | SENEY-ODONNELL MICHAEL P                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-33            | HASIB KAISER & TANIA E                      | Condo             | 0                                  | 0                                | \$ 252.02           |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                    | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|-----------------------------------|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-17-34            | GORUMBA LIZA M                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-35            | COFFMAN LINDA TRUST 04-26-22      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-36            | HOLLANDER ERIC & BIANCA           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-37            | BEAZER GEORGE W                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-38            | CORONEL KARLA                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-39            | LUCAS CHRISTOPHER W               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-40            | GORCOS STEVEN J II                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-41            | STERLING DYLAN B                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-42            | SHEELLEN MATTHEW J                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-43            | FLAVEN JESSICA C                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-44            | SUH MIMI SAWYER, SUH CHANG SUN    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-45            | PANTIG GLORIA T                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-46            | BRUNO BIANCA D                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-47            | LINTA VANYA, LINTA CEDOMIR & ALMA | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-48            | MICHAELS CALVIN & HILARY          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-49            | TOKUNAGA REVOCABLE TRUST 01-15-21 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-50            | CANTO RAY L                       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-51            | SPATH CHRISTOPHER & ABE EMIKO     | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                      | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|-------------------------------------|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-17-52            | HERNANDEZ OLGA V                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-53            | HUYNH DANIEL MINH-TRI               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-54            | NUNEZ JAVIER A                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-55            | PENDERS ROBERT T                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-56            | LOVEGREN JOHN M                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-57            | HOANG KIMBERLY                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-58            | DOPPELT ALEXANDRA H TRUST 06-08-20  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-59            | MONAHAN JEFFREY 2018 TRUST 03-09-18 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-60            | WANG JOSHUA JIA QI, WANG ANGIE QI   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-61            | BARROW DENISE                       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-62            | LORHAN JEREMIAH D & LESLEY F        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-63            | MENDOZA GRACIELA                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-64            | MUMFORD DREW M                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-65            | BARRERA CHRISTY L                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-66            | RODRIQUEZ KATHLEEN C                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-67            | FRANTZE KEVIN                       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-17-68            | BARROW FAMILY TRUST 09-27-07        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-01            | MASON JAMES                         | Condo             | 0                                  | 0                                | \$ 252.02           |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                            | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-18-02            | POWDRELL MADISON L                        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-03            | RUBI TIFFANY A M REVOCABLE TRUST 09-07-18 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-04            | CERNIN MARY K                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-05            | SCARBERRY ROBERT M TRUST 11-26-07         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-06            | JACOBS JOSEPH                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-07            | WONG JAKE W H, WONG KIMAN K L & BRENDA D  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-08            | LAMB WAYNE E                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-09            | PHILLIPS STEPHEN C & SPRAGUE BRUCE P      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-10            | PLATERO MARCO A                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-11            | VANDERPOT GERALD                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-12            | GER AMBER C, GER STEVE CHIUNG CHIU        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-13            | HUANG FAMILY TRUST 11-02-18               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-14            | MEIGS GREGORY E                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-15            | CAMPBELL COLLIN, SHIELDS SYDNEY M J       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-16            | FISHER WILLIAM F                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-17            | RICKSTAD MICHAEL R                        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-18            | MANZANO JAMIE A                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-19            | CELESTE ROBERT & LUCY                     | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
 PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-18-20            | RYAN RICHARD W <DD>                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-21            | LEYVA DOMINIQUE                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-22            | LONGMAN RICHARD C LIVING TRUST 05-13-13       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-23            | GRUTKOWSKI JAMES A                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-24            | MCCREARY THOMAS O & CAVERLY CLIFTON A         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-25            | BERNARD REBEKAH                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-26            | BARBATA FAMILY TRUST 01-11-13, BARBATA PAUL   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-27            | GALDIERI BETH LIVING TRUST 12-06-11           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-28            | FONG RICHARD W                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-29            | HARDY TIM A                                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-30            | KRAVIT ALAN & WENDI                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-31            | JONES/ELMORE FAMILY TRUST 02-28-12            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-32            | LEMELLE KERI                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-33            | MCWILLIAMS TIMOTHY D                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-34            | VILLAR KENNA K                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-35            | ARREOLA FRANCISCO                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-36            | SHAFFER ROBERT H & WHITNEY ERIN               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-37            | GALLEGOS MICHAEL J & OLGA M, GALLEGOS SARAH C | Condo             | 0                                  | 0                                | \$ 252.02           |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                 | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-18-38            | DAVIDOWSKI BETHANY                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-39            | SILES TERESA M                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-40            | PATEL AYESHA V                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-41            | HANSEN FAMILY 1998 TRUST 01-06-98              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-42            | LEFEVRE WILLIAM & ANDREA, LEFEVRE MARK         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-43            | CLARK GARY F & SUZANNE J FAMILY TRUST 10-30-14 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-44            | WEBBER THOMAS G & AURA M                       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-45            | FOSTER LISA N                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-46            | COSGROVE THOMAS & KAREN TRUST 09-19-94         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-47            | EHLERT ALEXANDER U                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-48            | OSTROM INGA-BRITT TRUST 11-15-18               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-49            | VASIN ALEXANDER                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-50            | STANLEY JILLIAN E, STANLEY MARY B              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-51            | SOLTYS ROBERT M & MICHELLE L, HAYMORE          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-52            | ROSS RYAN D & KELLEY P                         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-53            | FURLONG-BORTH KATE M                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-54            | KUBERA ALEXANDER R                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-55            | DROUIN MICHELLE R                              | Condo             | 0                                  | 0                                | \$ 252.02           |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                           | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-413-18-56            | ABDALLAH VICTORIA C                      | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-57            | TRAN BINH & MYCHAU HA                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-58            | GOEHRING TREVOR                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-59            | GRASSI DANIELLE                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-60            | GEHRMAN CARL & KIRK SHARON               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-61            | REYES ROBERT                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-62            | LOPAZ STACEY J                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-63            | TRAVAGLIONE VINCENT S TRUST 11-02-21     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-64            | GREENBERG JOSH R                         | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-65            | TERRAZAS JUAN I, TERRAZAS KAREN N        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-66            | DIAZ ROXANN                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-67            | BELT NIKISHA L                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-68            | SPEAR MICHAEL                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-69            | OOI ANDREW SHUN QUAN, LIM HELEN SUAN SIM | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-413-18-70            | FELDMAN GAIL 401 K PLAN                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-414-04-00            | 51-1039 LLC                              | Commercial        | 0                                  | 6,993                            | \$ 783.22           |
| 446-414-05-00            | OHIO STREET DEV LLC                      | Commercial        | 0                                  | 3,496                            | \$ 391.54           |
| 446-414-06-00            | OHIO STREET DEV LLC                      | Commercial        | 3,377                              | 10,489                           | \$ 1,694.82         |

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NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                             | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-414-07-00            | LONGLEY JAMES C SEPARATE PROPERTY 2021     | Commercial        | 2,700                              | 6,993                            | \$ 1,199.02         |
| 446-414-08-00            | HITCH OLIPHANT A JR TRUST 08-13-92         | Commercial        | 7,645                              | 13,986                           | \$ 2,743.76         |
| 446-414-09-00            | SCHOTTLANDRONALD R & DENISE J FAMILY TRUST | Commercial        | 11,712                             | 5,993                            | \$ 2,474.86         |
| 446-414-10-00            | SINGER ALEXANDER N FAMILY TRUST 02-06-15   | Commercial        | 4,600                              | 4,596                            | \$ 1,223.14         |
| 446-414-11-00            | UNIPAN LLC                                 | Commercial        | 3,400                              | 3,396                            | \$ 903.94           |
| 446-414-12-00            | CHOUDHARI MARK, ORTIZ RUBEN, DAILEY        | Commercial        | 9,971                              | 6,099                            | \$ 2,218.62         |
| 446-414-13-00            | RADDA SERMAD G                             | Commercial        | 7,315                              | 7,894                            | \$ 2,010.64         |
| 446-414-27-00            | COUNTY OF SAN DIEGO                        | Commercial        | 25,120                             | 27,878                           | \$ 6,990.82         |
| 446-414-28-00            | OHIO STREET PROPERTY                       | Commercial        | 2,240                              | 6,993                            | \$ 1,128.18         |
| 446-431-15-00            | P D REAL ESTATE INVESTMENTS L L C          | Commercial        | 5,000                              | 4,242                            | \$ 1,245.10         |
| 446-431-16-00            | RALPH CONSTANCE, RALPH PAUL R              | Commercial        | 4,632                              | 4,800                            | \$ 1,250.92         |
| 446-431-17-00            | C K S ACQUISITIONS LLC                     | Commercial        | 2,800                              | 4,979                            | \$ 988.84           |
| 446-431-18-00            | LAFKA KORINTHIAS PARTNERS LLC              | Commercial        | 2,373                              | 2,767                            | \$ 675.34           |
| 446-431-19-00            | LAFKA KORINTHIAS PARTNERS LLC              | Commercial        | 0                                  | 3,750                            | \$ 420.00           |
| 446-431-20-00            | PRE 3140 UNIVERSITY LLC                    | Commercial        | 12,022                             | 7,482                            | \$ 2,689.36         |
| 446-431-21-00            | CAMPAGNA AMY M SEPARATE PROPERTY TRUST 12- | Commercial        | 2,931                              | 7,088                            | \$ 1,245.22         |
| 446-431-26-01            | GREENAN WILLIAM T                          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-26-02            | BOARDMAN JANE M                            | Condo             | 0                                  | 0                                | \$ 252.02           |





NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                               | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-431-26-03            | MENDOZA ISABEL                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-26-04            | CISNEROS MIRIAM J                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-26-05            | SAVERY ARTHUR A & ALLISA J                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-26-06            | MISAWA ROBERT S, MISAWA TRUST 10-20-98       | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-26-07            | CARAVEO ERNESTO & SHERRY FAMILY TRUST 03-21- | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-27-00            | HAGGARD DOROTHY L TR                         | Residential       | 0                                  | 0                                | \$ 252.02           |
| 446-431-30-00            | CALAS FAMILY TRUST 11-20-16                  | Residential       | 0                                  | 0                                | \$ 252.02           |
| 446-431-31-00            | COKER BILLY J                                | Residential       | 0                                  | 0                                | \$ 252.02           |
| 446-431-32-00            | J A C NORTH PARK LLC                         | Commercial        | 11,872                             | 13,977                           | \$ 3,393.70         |
| 446-431-36-01            | LANDAICHE BROOKE E                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-02            | SCALERO ERIN                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-03            | RODRIGUEZ LISA T <AKA FELDMAN LISA T>        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-04            | KUKNARIEV LEVI & BORUKHOVA ELONA 2019        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-05            | SHERG BARBARA J & WILSON DARLA R             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-06            | PUCELY RANDI                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-07            | WIKLUND ANNE                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-08            | PACHA CHRISTY                                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-09            | MAKMALCHI HAMID R                            | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-431-36-10            | DZIATKO DANUSIA TRUST 07-08-04                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-11            | JABLONSKI LIA, JABLONSKI EDWARD G             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-12            | MALLINSON JARRETT                             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-13            | REINHARDT JAYNE TRUST 07-21-10                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-14            | GOFFIN LINDA R, GOFFIN ISABEL C               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-15            | BATTISON TOUSSAINT B TRUST 01-28-97           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-36-16            | GONZALES ANTHONY                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-01            | LEFF STEVEN REVOCABLE TRUST 01-30-17          | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-02            | SUBRY DAVID                                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-03            | VANDENBOSCH VERDICCHIO FAMILY TRUST 02-15-17  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-04            | CLEMENT ANDREW & ROCHELLE                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-05            | KIRKHAM GRAHAM R & HOBSON NATALIE R           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-06            | TANG DEREK K                                  | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-07            | SMALL NICHOLAS R, TRACY KATRINA K             | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-08            | BREWER ALEXANDER & BURT CARRIE                | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-09            | PIWOWARSKI TRUST 09-17-21                     | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-10            | MURPHY SEAN M                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-11            | RICHARDS JACOB & ISABEL LIVING TRUST 02-02-22 | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 446-431-37-12            | WILLMAR LANDA                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-13            | ZUNIGA CHARMAINE                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-14            | LIU AMY, LIU KUO-PO & SHIN-RONG               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-431-37-15            | WONG ELIZABETH M                              | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-432-01-00            | BLANKINSHIP JAMES & MARGARET FAMILY TRUST 02- | Commercial        | 6,000                              | 6,999                            | \$ 1,707.88         |
| 446-432-02-00            | SMITH SCOTT W TRUST 11-18-13                  | Commercial        | 6,638                              | 7,000                            | \$ 1,806.24         |
| 446-432-03-00            | ROMANO-LUCIDO SILVERIA                        | Residential       | 0                                  | 0                                | \$ 252.02           |
| 446-432-04-01            | SCHNEIDER COLLEEN M                           | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-432-04-02            | WAGNER EDWARD E                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-432-04-03            | LIMA RENATA A                                 | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-432-04-04            | SUGUITAN NORMAN                               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 446-432-15-00            | 32ND STREET L P                               | Commercial        | 7,000                              | 7,034                            | \$ 1,865.80         |
| 446-432-16-00            | 32ND STREET L P                               | Commercial        | 7,000                              | 7,004                            | \$ 1,862.44         |
| 446-432-17-00            | 32ND STREET L P                               | Commercial        | 7,000                              | 7,003                            | \$ 1,862.34         |
| 446-432-27-00            | 110 SAN DIEGO L L C                           | Commercial        | 2,376                              | 10,513                           | \$ 1,543.36         |
| 446-432-29-00            | 32ND STREET L P                               | Commercial        | 44,600                             | 20,990                           | \$ 9,219.28         |
| 446-432-30-00            | IOWA STREET SENIOR HOUSING PARTNERS LP        | Tax Exempt        | 87,175                             | 48,351                           | \$ 11,927.72        |
| 453-012-01-00            | PORTER FAMILY MARITAL TRUST 07-20-06          | Commercial        | 25,299                             | 22,651                           | \$ 6,432.96         |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                             | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-012-47-00            | BECKIUS RONALD E JR                        | Commercial        | 2,490                              | 9,797                            | \$ 1,480.72         |
| 453-012-48-00            | YOUNAN FAMILY 2007 TRUST 09-19-07, YOUNAN  | Commercial        | 3,160                              | 12,276                           | \$ 1,861.54         |
| 453-031-01-00            | YOUNAN FAMILY 2007 TRUST 09-19-07T         | Commercial        | 1,378                              | 4,556                            | \$ 722.48           |
| 453-031-02-00            | WU LIYI & CHEN SI                          | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-031-03-00            | HUNT YOU SON <LE> HUNT ERROL G EST OF      | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-031-13-00            | BEAUVILLE JEAN-CLAUDE & YANICK             | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-031-14-00            | BIELAS INVESTMENT TRUST                    | Commercial        | 0                                  | 6,378                            | \$ 714.34           |
| 453-032-17-00            | HAGGEN OPCO NORTH LLC <LF> MOSS BUILDING I | Commercial        | 28,085                             | 81,021                           | \$ 13,399.44        |
| 453-041-01-00            | MORLEY LLC                                 | Commercial        | 12,127                             | 4,861                            | \$ 2,411.98         |
| 453-041-02-00            | MORLEY LLC                                 | Commercial        | 0                                  | 4,238                            | \$ 474.66           |
| 453-041-03-00            | ALLEN THEODORE W                           | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-041-14-00            | CUMMINGS FAMILY TRUST 04-01-93             | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-041-15-00            | CUMMINGS FAMILY TRUST 04-01-93             | Commercial        | 4,395                              | 4,150                            | \$ 1,141.62         |
| 453-041-16-00            | CUMMINGS FAMILY TRUST 04-01-93             | Commercial        | 0                                  | 5,554                            | \$ 622.04           |
| 453-042-01-00            | ARIZONA PAULY LLC                          | Tax Exempt        | 3,669                              | 10,202                           | \$ 1,073.70         |
| 453-042-17-00            | G K D ENTERPRISES INC                      | Commercial        | 1,752                              | 17,266                           | \$ 2,203.60         |
| 453-071-01-00            | SCHAFFER KERRY TRUST 07-27-93              | Commercial        | 0                                  | 13,863                           | \$ 1,552.66         |
| 453-071-10-00            | M G PARK LLC, CADILLAC COURTS L L C        | Commercial        | 23,537                             | 12,452                           | \$ 5,019.32         |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                              | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-072-01-00            | YALDOO LLC                                  | Commercial        | 5,135                              | 6,751                            | \$ 1,546.90         |
| 453-072-08-00            | NORTH COUNTY COASTAL LLC                    | Commercial        | 4,620                              | 2,297                            | \$ 968.74           |
| 453-072-09-00            | UNIVERSITY BTK MG LLC                       | Commercial        | 3,367                              | 4,125                            | \$ 980.52           |
| 453-072-10-00            | 2581 UNIVERSITY L L C                       | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-081-01-00            | N L THREE LLC                               | Commercial        | 3,210                              | 2,715                            | \$ 798.42           |
| 453-081-02-00            | J & A REAL ESTATE GROUP LLC                 | Commercial        | 2,292                              | 3,080                            | \$ 697.92           |
| 453-081-03-00            | PATHFINDERS OF SAN DIEGO                    | Commercial        | 1,464                              | 5,497                            | \$ 841.12           |
| 453-081-04-00            | J & A REAL ESTATE GROUP LLC                 | Commercial        | 0                                  | 2,582                            | \$ 289.18           |
| 453-081-11-00            | PATHFINDERS OF SAN DIEGO                    | Commercial        | 6,898                              | 5,108                            | \$ 1,634.38         |
| 453-081-12-00            | DUBNOV ARCHIPRENEUR LLC                     | Commercial        | 1,726                              | 5,405                            | \$ 871.16           |
| 453-081-14-00            | ALEXANDER ASWIN C TRUST 08-28-14            | Commercial        | 1,022                              | 3,363                            | \$ 534.04           |
| 453-082-06-00            | HARTLEY MICHAEL E & MARYLOUISE FAMILY TRUST | Commercial        | 9,769                              | 11,038                           | \$ 2,740.68         |
| 453-082-11-00            | PLYMOUTH CONGREGATIONAL CHURCH              | Tax Exempt        | 18,750                             | 18,494                           | \$ 3,132.08         |
| 453-111-01-00            | CAHUENGA LOFTS LLC                          | Commercial        | 8,820                              | 9,016                            | \$ 2,368.06         |
| 453-111-03-00            | MARBLE U S A INC                            | Commercial        | 1,750                              | 10,016                           | \$ 1,391.28         |
| 453-112-01-00            | BARBAT ADNAN & KHALIDA TRUST 08-29-07       | Commercial        | 8,741                              | 4,716                            | \$ 1,874.30         |
| 453-112-02-00            | HOM REVOCABLE TRUST 08-23-96, WONG FAMILY   | Commercial        | 1,404                              | 2,464                            | \$ 492.18           |
| 453-112-03-00            | HOM REVOCABLE TRUST 08-23-96, WONG FAMILY   | Commercial        | 1,680                              | 2,114                            | \$ 495.48           |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-112-13-00            | H & W L L C                                   | Commercial        | 5,850                              | 9,861                            | \$ 2,005.32         |
| 453-121-01-00            | A P NORTH PARK S P E 1 LP                     | Commercial        | 8,304                              | 4,986                            | \$ 1,837.24         |
| 453-121-02-00            | 2877 UNI LLC                                  | Commercial        | 5,000                              | 4,466                            | \$ 1,270.18         |
| 453-121-03-00            | 2016 TOM TRAN & MAI NGOC TRAN REVOCABLE       | Commercial        | 9,600                              | 5,030                            | \$ 2,041.76         |
| 453-121-04-00            | CITY OF SAN DIEGO                             | Commercial        | 0                                  | 23,506                           | \$ 2,632.66         |
| 453-121-05-00            | NORTHPARK S D LLC                             | Commercial        | 29,288                             | 19,899                           | \$ 6,739.04         |
| 453-122-01-00            | 2901 UNIVERSITY L L C                         | Commercial        | 10,837                             | 15,017                           | \$ 3,350.80         |
| 453-122-10-00            | UNION BANK OF CALIFORNIA                      | Commercial        | 9,774                              | 15,127                           | \$ 3,199.42         |
| 453-122-12-01            | CITY OF SAN DIEGO                             | Commercial        | 9,774                              | 7,514                            | \$ 2,346.76         |
| 453-122-12-02            | N P W 2930 L L C                              | Commercial        | 7,514                              | 7,514                            | \$ 1,998.72         |
| 453-122-13-00            | N P W 2930 L L C                              | Commercial        | 14,510                             | 7,514                            | \$ 3,076.10         |
| 453-122-14-00            | CITY OF SAN DIEGO                             | Commercial        | 30,056                             | 7,514                            | \$ 5,470.18         |
| 453-123-01-00            | SEC NORTH PARK L L C                          | Commercial        | 4,800                              | 5,171                            | \$ 1,318.34         |
| 453-123-02-00            | RIVERA FAMILY BYPASS TRUST 07-06-88, RIVERA   | Commercial        | 5,000                              | 4,990                            | \$ 1,328.88         |
| 453-123-03-00            | SEC NORTH PARK L L C                          | Commercial        | 4,800                              | 5,113                            | \$ 1,311.86         |
| 453-123-04-00            | HEINEN PROPERTIES I LLC, HEINEN PROPERTIES II | Commercial        | 3,872                              | 4,914                            | \$ 1,146.66         |
| 453-123-05-00            | HEINEN PROPERTIES I LLC, HEINEN PROPERTIES II | Commercial        | 5,000                              | 5,213                            | \$ 1,353.86         |
| 453-123-06-00            | FRIENDSHIP PROPERTIES L L C                   | Commercial        | 5,000                              | 4,705                            | \$ 1,296.96         |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                              | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-123-07-00            | DAGMAR LLC                                  | Commercial        | 5,000                              | 4,648                            | \$ 1,290.58         |
| 453-123-08-00            | DAGMAR LLC                                  | Commercial        | 1,647                              | 5,132                            | \$ 828.42           |
| 453-123-09-00            | DAGMAR LLC                                  | Commercial        | 4,440                              | 4,825                            | \$ 1,224.16         |
| 453-123-10-00            | SEC NORTH PARK L L C                        | Commercial        | 3,798                              | 5,013                            | \$ 1,146.34         |
| 453-123-11-00            | SEC NORTH PARK L L C                        | Commercial        | 9,474                              | 10,030                           | \$ 2,582.36         |
| 453-132-07-00            | 30 N P LLC                                  | Commercial        | 3,000                              | 5,302                            | \$ 1,055.82         |
| 453-132-08-00            | 30 N P LLC                                  | Commercial        | 3,000                              | 5,064                            | \$ 1,029.16         |
| 453-132-09-00            | 30 N P LLC                                  | Commercial        | 2,500                              | 4,983                            | \$ 943.10           |
| 453-132-10-00            | 3774 30TH STREET L L C                      | Commercial        | 2,256                              | 5,180                            | \$ 927.58           |
| 453-132-11-00            | JANDA FAMILY TRUST 06-04-18                 | Commercial        | 3,250                              | 5,071                            | \$ 1,068.44         |
| 453-132-12-00            | OSUNA JAIME & ROSA FAMILY TRUST 09-21-09    | Commercial        | 5,000                              | 4,882                            | \$ 1,316.78         |
| 453-132-13-00            | NORTH PARK CHRISTIAN FELLOWSHIP             | Tax Exempt        | 16,387                             | 10,028                           | \$ 2,307.88         |
| 453-133-01-00            | DREIFUSS WERNER & NORMA H 1993 FAMILY TRUST | Commercial        | 4,800                              | 4,684                            | \$ 1,263.80         |
| 453-133-06-00            | GRUPO SAGUAROS CORP                         | Commercial        | 1,124                              | 4,727                            | \$ 702.52           |
| 453-133-12-00            | DREIFUSS WERNER & NORMA H 1993 FAMILY TRUST | Commercial        | 4,000                              | 8,651                            | \$ 1,584.90         |
| 453-133-13-00            | LAWSON FAMILY SURVIVORS TRUST 03-31-94      | Commercial        | 9,126                              | 20,432                           | \$ 3,693.78         |
| 453-134-04-01            | FUCHS JONATHAN M & BATOYON LARISSA C        | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-134-04-02            | ARURANG HILLARY                             | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                           | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-134-04-03            | BRYANT H NGUYEN IN C A LLC               | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-134-05-00            | PREMIUM WEST PROPERTIES LLC              | Commercial        | 1,480                              | 3,001                            | \$ 564.02           |
| 453-134-14-00            | EPISCOPAL DIOCESE OF SAN DIEGO           | Tax Exempt        | 15,570                             | 20,130                           | \$ 2,934.96         |
| 453-135-08-00            | DAVIDSON KATHLEEN G TR                   | Commercial        | 4,260                              | 5,127                            | \$ 1,230.26         |
| 453-135-09-00            | SMITH DANIEL FREDRICK                    | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-135-10-00            | WOMBACHER JOEY B                         | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-135-11-00            | CASTELLO FAMILY SURVIVORS TRUST 01-28-88 | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-135-12-00            | CASTELLO FAMILY SURVIVORS TRUST 01-28-88 | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-135-13-00            | CASTELLO FAMILY SURVIVORS TRUST 01-28-88 | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-151-01-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 20,636                             | 8,466                            | \$ 4,126.14         |
| 453-151-02-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 5,050                              | 4,743                            | \$ 1,308.92         |
| 453-151-03-00            | KCOSTANZO L L C, GROTH CARLOS W, GROTH   | Commercial        | 39,406                             | 11,118                           | \$ 7,313.74         |
| 453-151-04-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 5,025                              | 5,138                            | \$ 1,349.30         |
| 453-151-05-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 3,000                              | 5,023                            | \$ 1,024.58         |
| 453-151-06-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 4,150                              | 4,752                            | \$ 1,171.32         |
| 453-151-07-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 5,000                              | 4,968                            | \$ 1,326.42         |
| 453-151-08-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 6,250                              | 6,222                            | \$ 1,659.36         |
| 453-151-09-00            | GROTH NORTH PARK PARTNERS L P            | Commercial        | 9,462                              | 5,611                            | \$ 2,085.58         |





NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                  | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---------------------------------|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-151-10-00            | GROTH NORTH PARK PARTNERS L P   | Commercial        | 0                                  | 5,843                            | \$ 654.42           |
| 453-151-11-00            | GROTH NORTH PARK PARTNERS L P   | Commercial        | 0                                  | 6,305                            | \$ 706.16           |
| 453-152-01-00            | M B PROPERTIES NORTH PARK LLC   | Commercial        | 9,649                              | 6,508                            | \$ 2,214.84         |
| 453-152-02-00            | GROTH NORTH PARK PARTNERS L P   | Commercial        | 2,652                              | 2,630                            | \$ 702.96           |
| 453-152-03-00            | CITY OF SAN DIEGO               | Commercial        | 15,600                             | 7,693                            | \$ 3,264.02         |
| 453-152-04-00            | DECO PROPERTIES L L C           | Commercial        | 4,725                              | 5,011                            | \$ 1,288.88         |
| 453-152-05-00            | 31ST AVE L L C                  | Commercial        | 5,775                              | 5,703                            | \$ 1,528.08         |
| 453-152-06-00            | HABITAT ON 31ST LLC             | Commercial        | 25,681                             | 5,152                            | \$ 4,531.90         |
| 453-152-07-00            | HABITAT ON 31ST LLC             | Commercial        | 0                                  | 6,364                            | \$ 712.76           |
| 453-152-08-00            | HABITAT ON 31ST LLC             | Commercial        | 0                                  | 5,692                            | \$ 637.50           |
| 453-152-09-00            | 3096 NORTH PARK WAY L L C       | Commercial        | 8,161                              | 6,348                            | \$ 1,967.76         |
| 453-152-10-00            | NORTH PARK COMMUNITY CORNER LLC | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-152-11-00            | NORTH PARK COMMUNITY CORNER LLC | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-152-12-00            | NORTH PARK COMMUNITY CORNER LLC | Commercial        | 2,279                              | 5,779                            | \$ 998.20           |
| 453-152-13-00            | GROTH NORTH PARK PARTNERS L P   | Commercial        | 0                                  | 12,115                           | \$ 1,356.88         |
| 453-153-15-00            | YOU GOT MAIL L L C              | Commercial        | 21,612                             | 12,535                           | \$ 4,732.16         |
| 453-154-01-00            | UPTOWN INVESTMENTS LLC          | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-154-14-01            | ALLISON NICOLE K                | Condo             | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                 | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-154-14-02            | DECERVANTES ALIDA G                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-154-14-03            | SANCHEZ LORENZO & BUSTAMANTE MONICA            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-154-14-04            | JEFFERSON AARON III                            | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-154-14-05            | GALLO DARIO                                    | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-154-14-06            | MARTIN RICHARD M & NATALIE V                   | Condo             | 0                                  | 0                                | \$ 252.02           |
| 453-161-01-00            | S P S PROPERTIES PARTNERSHIP, S P S PROPERTIES | Commercial        | 4,224                              | 9,065                            | \$ 1,665.78         |
| 453-161-02-00            | R S J E S D HOLDING LLC                        | Commercial        | 2,480                              | 2,622                            | \$ 675.58           |
| 453-161-10-00            | PALMAYMESA LLOYD EST OF                        | Commercial        | 6,888                              | 5,913                            | \$ 1,723.00         |
| 453-161-11-00            | PALMAYMESA LLOYD EST OF                        | Commercial        | 5,745                              | 5,887                            | \$ 1,544.06         |
| 453-161-12-00            | PALMAYMESA LLOYD EST OF                        | Commercial        | 7,694                              | 5,785                            | \$ 1,832.80         |
| 453-161-13-00            | PALMAYMESA LLOYD EST OF                        | Commercial        | 1,240                              | 5,861                            | \$ 847.38           |
| 453-161-14-00            | SPIN TAIL LLC                                  | Commercial        | 4,000                              | 5,500                            | \$ 1,232.00         |
| 453-161-15-00            | BANK OF AMERICA NATIONAL TRUST & SAVINGS ASSN  | Commercial        | 8,262                              | 36,154                           | \$ 5,321.60         |
| 453-162-12-00            | GARFIELD BEACH CVS LLC <LF> 9141 SAN DIEGO CA- | Commercial        | 22,800                             | 79,279                           | \$ 12,390.44        |
| 453-252-08-00            | KENSEN LUKE C & WORTHINGTON TODD C             | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-252-09-00            | PERRY DONALD W II & JANE E, MEJIA SYLVIA J TR  | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-252-10-00            | SAN DIEGO LESBIAN GAY BISEXUAL TRANSGENDER     | Commercial        | 3,768                              | 4,960                            | \$ 1,135.78         |
| 453-252-11-00            | BERG BRENDAN R & COUGLER REBECCA L TRS         | Residential       | 0                                  | 0                                | \$ 252.02           |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                                  | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|---|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-252-12-00            | MATTOX RICHARD M TRUST 01-17-98                 | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-252-13-00            | CENTURION NELLY G                               | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-253-01-00            | G & S ROMANO LLC                                | Commercial        | 3,400                              | 4,874                            | \$ 1,069.48         |
| 453-253-02-00            | GULATI SATINDER S & PRABCHARAN REVOCABLE        | Commercial        | 1,801                              | 5,362                            | \$ 877.90           |
| 453-253-03-00            | CHOO JUNTA LLC                                  | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-253-04-00            | MERRILL DON 2003 TRUST 06-05-03                 | Commercial        | 5,280                              | 5,082                            | \$ 1,382.30         |
| 453-253-05-00            | SOUTHPORT PROPERTIES LP                         | Commercial        | 2,986                              | 4,917                            | \$ 1,010.54         |
| 453-253-06-00            | ARTLOR ONE L L C                                | Commercial        | 2,300                              | 2,454                            | \$ 629.04           |
| 453-254-03-00            | SAINT PATRICK CATHOLIC PARISH SAN DIEGO IN SAN  | Tax Exempt        | 3,500                              | 5,088                            | \$ 699.16           |
| 453-254-12-00            | SAINT PATRICK CATHOLIC PARISH SAN DIEGO IN SAN  | Tax Exempt        | 3,902                              | 15,488                           | \$ 1,466.56         |
| 453-254-14-00            | SAINT PATRICK CATHOLIC PARISH SAN DIEGO IN SAN  | Tax Exempt        | 9,016                              | 9,930                            | \$ 1,578.66         |
| 453-255-07-00            | BURKHART DONALD J EXEMPTION TRUST 03-21-75      | Commercial        | 5,168                              | 5,296                            | \$ 1,389.02         |
| 453-255-08-00            | TOADER FAMILY TRUST 11-12-19                    | Commercial        | 1,792                              | 5,161                            | \$ 854.00           |
| 453-255-09-00            | FREDERICK KENNETH E & LINDIA L FAMILY TRUST 02- | Commercial        | 3,030                              | 4,805                            | \$ 1,004.78         |
| 453-255-10-00            | DALE LEONARDO & CHRISTINA, RUMSEY FAMILY 1998   | Commercial        | 2,310                              | 5,069                            | \$ 923.46           |
| 453-255-11-00            | PEREZ FAMILY TRUST 04-02-19                     | Commercial        | 2,250                              | 4,962                            | \$ 902.24           |
| 453-255-12-00            | LAGALARIE DU CHIEN ET DU CHAT                   | Commercial        | 1,583                              | 4,755                            | \$ 776.34           |
| 453-412-07-00            | FAMILY HEALTH CENTERS OF SAN DIEGO              | Residential       | 0                                  | 0                                | \$ 252.02           |

\*Rounded to the even penny to comply with County submittal requirements.



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                         | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-412-08-00            | FAMILY HEALTH CENTERS OF SAN DIEGO     | Tax Exempt        | 7,625                              | 4,997                            | \$ 1,097.04         |
| 453-412-09-00            | FAMILY HEALTH CENTERS                  | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-412-14-00            | FAMILY HEALTH CENTERS OF SAN DIEGO INC | Tax Exempt        | 12,734                             | 14,431                           | \$ 2,258.10         |
| 453-413-01-00            | B C THIRTY LLC                         | Commercial        | 0                                  | 4,910                            | \$ 549.92           |
| 453-413-02-00            | B C THIRTY LLC                         | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-413-03-00            | MUNAIM HUSSEIN & LEQAH                 | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-413-04-00            | PJ & S CHENG TRUST 05-07-12            | Commercial        | 2,300                              | 4,614                            | \$ 870.96           |
| 453-413-05-00            | FIGUEROA SHERI L                       | Residential       | 0                                  | 0                                | \$ 252.02           |
| 453-413-06-00            | S D 5 PROPERTIES LLC                   | Commercial        | 1,321                              | 3,011                            | \$ 540.66           |
| 453-414-01-00            | SHAN QIAOLING & DENG MINGLIANG         | Commercial        | 1,105                              | 2,007                            | \$ 394.94           |
| 453-414-03-00            | J M A N AT THE N PARKER L P            | Commercial        | 7,900                              | 4,015                            | \$ 1,666.28         |
| 453-414-04-00            | J M A N AT THE N PARKER L P            | Commercial        | 6,648                              | 8,031                            | \$ 1,923.26         |
| 453-414-07-00            | KASHAT HARITH G & HIAM Y               | Commercial        | 2,816                              | 4,041                            | \$ 886.26           |
| 453-414-12-00            | J M A N AT THE N PARKER L P            | Commercial        | 31,665                             | 14,059                           | \$ 6,451.02         |
| 453-414-13-00            | J M A N AT THE N PARKER L P            | Commercial        | 676                                | 2,000                            | \$ 328.10           |
| 453-414-15-00            | SAN DIEGO GAS & ELECTRIC CO            | Commercial        | 0                                  | 2,279                            | \$ 255.24           |
| 453-415-07-00            | MOHTADI GHORBAN A & MAHVASH REVOCABLE  | Commercial        | 10,000                             | 10,152                           | \$ 2,677.02         |
| 453-415-08-00            | PIEHL GROUP LLC                        | Commercial        | 5,156                              | 4,879                            | \$ 1,340.46         |



NORTH PARK SPECIAL ENHANCEMENT DISTRICT  
PRELIMINARY FISCAL YEAR 2025 ASSESSMENT ROLL

| Assessor's Parcel Number | Property Owner                         | Land Use Category | Assessable Building Square Footage | Assessable Parcel Square Footage | FY 2025 Assessment* |
|--------------------------|--|-------------------|------------------------------------|----------------------------------|---------------------|
| 453-415-09-00            | 30TH ST LLC                            | Commercial        | 1,585                              | 5,170                            | \$ 823.12           |
| 453-415-10-00            | HAPPY SADIE TRUST 04-18-18             | Commercial        | 2,090                              | 4,863                            | \$ 866.52           |
| 453-415-12-00            | ACQUARO ANTONINO, ACQUARO SANTINO      | Commercial        | 1,850                              | 2,065                            | \$ 516.18           |
| 453-441-07-00            | PLACENCIA ABEL & AYALA YULIANA         | Commercial        | 1,500                              | 6,558                            | \$ 965.50           |
| 453-482-01-00            | THOMAS JOHN O                          | Commercial        | 1,977                              | 12,740                           | \$ 1,731.34         |
| 453-482-22-00            | 3396 30TH STREET LLC                   | Commercial        | 12,030                             | 12,735                           | \$ 3,278.94         |
| 453-491-27-00            | BATTS BAR L L C                        | Commercial        | 2,000                              | 6,306                            | \$ 1,014.26         |
| 760-216-47-00            | CITY OF SAN DIEGO                      | Commercial        | 2,533                              | 2,327                            | \$ 650.70           |
| 760-216-70-00            | MENTAL HEALTH ASSOCIATION IN SAN DIEGO | Commercial        | 2,533                              | 2,327                            | \$ 650.70           |
| TOTALS:                  |  |                   | 1,544,462                          | 1,975,723                        | \$ 528,685.42       |

\*Rounded to the even penny to comply with County submittal requirements.