

General Information

- Unincorporated Contra Costa County
- Zip codes: 94803, 94820
- Population: 12,669
- Median household income: \$73,792
- Housing units: 5,136
- Percentage of Owner-Occupied Housing: 58.4%
- Median Value Owner-Occupied Housing: \$350,400
- Average persons per household: 2.68
- Median Gross Rent: \$1,518

Largest Employers

Ross Stores
Safeway
C.R. England
Walmart
Taco Bell
Oracle
Gordon Trucking

Real Estate – Related Policies & Regulations

For-Sale and Open House Sign Regulations

No signs are permitted in the public right of way.

For Sale signs permitted only on private property with the permission of the property owner.

For more information contact Code Enforcement at: (877) 646-8314.

Time-of-Sale Requirements

None.

Potential Disclosure Issues

The potential disclosure issues and resource list below are not intended to be all-inclusive. The Contra Costa County Disclosures and Disclaimers Advisory is available from the Bay East Association of REALTORS®.

Energy Efficiency Program: Property Assessed Clean Energy (PACE): PACE is a financing option for property owners engaging in energy efficiency, renewable energy, and water conservation upgrades to buildings. PACE financing is attached to the home, repaid through the property tax bill, and transferred to subsequent owners until paid off. El Sobrante participates in the HERO Residential, and HERO Commercial for residential and/or commercial properties.

More information can be found at www.heroprogram.com. For more information on PACE and the programs visit: <http://www.pacenation.us/resources/all-programs/> or <http://cscda.org/Open-PACE>.

Taxes, Bonds and Assessment Districts

Real Estate Transfer Tax: County Rate: \$1.10/per \$1,000 property value

Mello Roos Tax and Special Assessment Districts: Please contact the Contra Costa County Treasurer-Tax Collector’s Office for a property’s specific tax information: (925) 957-5280. To look up a property by parcel number or street address visit: [ContraCostaPropertyTaxes](#)

Rent Control, Rent Review and Landlord Responsibilities

Rent Control: Contra County does not have rent control.

Rental Dwelling Unit Maintenance and Inspection Ordinance: El Sobrante applies the Contra Costa County Municipal Code requirement for rental maintenance and inspections, found at [ContraCountyMunicipalCode](#). The ordinance requires every property owner of a rental dwelling unit in the unincorporated area of the county to:

- Maintain the rental dwelling unit and its premises so that no substandard condition exists at the rental dwelling unit or on the premises;
- Correct all substandard conditions before a re-inspection occurs; and
- Be liable for violations of this chapter regardless of any contract or agreement with any third party concerning the rental dwelling unit and its premises.

Special Study or Planning Zones

None.

Additional Information:

Dog & Cat Licenses: Pets must be licensed in accordance with the Contra Costa County Pet Licensing Code, found at [ContraCostaPetLicensing](#)

| <u>Type/Term</u> | <u>1 Year</u> | <u>2 Year</u> | <u>3 Year</u> |
|------------------|---------------|---------------|---------------|
| Unsterilized | \$40.00 | \$74.00 | \$110.00 |
| Sterilized | \$20.00 | \$37.00 | \$55.00 |

Senior Citizens (65+) Pet License Discount Eligible
License Replacement fee: \$7

GOVERNMENT AND COMMUNITY CONTACT INFORMATION

| | | |
|-------------------------------|-------------------------------------|--------------|
| Building Division | | 925-674-7722 |
| Business License | | 925-674-7200 |
| Cable and/or Phone | AT&T | 800-332-1321 |
| Cable and/or Phone | Comcast | 800-945-2288 |
| Electricity | PG&E | 800-743-5000 |
| Environmental Services | | 925-313-2000 |
| Finance Department | Administration Division | 925-313-2000 |
| Fire Department | Contra Costa County Fire Protection | 925-941-3300 |
| Garbage | Republic Sanitary Service | 510-262-7100 |
| Gas | PG&E | 800-743-5000 |
| Housing Authority | | 925-957-8000 |
| Permit Department | | 925-313-2000 |
| Planning/Zoning Dept | | 925-313-2000 |
| Sheriff Department | | 925-335-1500 |
| Public Works | | 925-313-2000 |
| Recycling | | 800-750-4096 |
| Water | EBMUD | 866-403-2683 |

Online Resources

- Website: [El Sobrante](#)
- El Sobrante Chamber of Commerce: <http://www.elsobrantecachamber.com/>
- West Contra Costa Unified School District: <http://www.wccusd.net/site/default.aspx?PageID=1>
- Contra Costa County Housing Authority: <http://www.contracostahousing.org/>
- U.S. Census Bureau: [ElSobranteQuickFacts](#)

DISCLAIMER: The information provided herein is current as of the date below. The intention of this document is to increase awareness and should not be considered a comprehensive list since all information may not be known to Bay East Association of Realtors or may have changed since publication. Bay East recommends real estate professionals contact local officials to determine current codes, regulations, practices and policy requirements. Document Update: January, 2018