

General Information

- Zip code: 94561
- Population: 40,817
- Median household income: \$90,860
- Housing units: 12,624
- Percentage of Owner-Occupied Housing: 76.49%
- Median Value Owner-Occupied Housing: \$324,000
- Average persons per household:3.39
- Median Gross Rent: \$1,498

Largest Employers:

- Oakley Union School District
- Freedom High School
- City of Oakley
- Ironhouse Sanitary District
- Raley’s
- Luckys
- Continente Nut
- Diamond Hills Sports Club
- Grocery Outlet
- Black Bear Diner

Real Estate-Related Policies & Regulations

For-Sale and Open House Sign Regulations

Temporary On-Site Real Estate Signs

- There shall only be one temporary on-site real estate sign allowed per street frontage and no sign shall be placed off site, or within a public or private right of way;
- Signage for single-family or duplex residential use shall not exceed six (6) square feet in width and height. A maximum of three rider signs may be attached, but don’t count toward the sign area of the main sign;
- Signage for a commercial, industrial, mixed use, or multifamily residential property (with three or more units) for sale of lease shall not exceed thirty-two (32) square feet;
- Signs shall be removed within seven (7) days after the property is no longer for sale or lease.

Open House Directional Signs

- Signs shall not exceed four square feet in area or three feet in height;
- Signs are permitted in the public right-of-way only when adjacent to property lines and shall not interfere with ADA accessibility or interrupt flow of vehicle/pedestrian traffic;
- Signage is prohibited in the center divider, and /or traffic islands of public streets, and landscaped areas adjacent to the sidewalk;
- Signs may be displayed only during the period when the property is available for public showing and must be removed at the end of the day after each day of showing.

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. Oakley participates in the CaliforniaFIRST Program, HERO Residential, HERO Commercial, and Figtree PACE Financing for residential and/or commercial properties. Details are available at www.heroprogram.com; <http://www.pacenation.us/resources/all-programs/>; <http://cscda.org/Open-PAVE>; www.californiafirst.org; www.figtreefinancing.com

Rent Control, Review and Landlord Responsibilities

Rent Control: The City of Oakley does not have a rent control ordinance. Rental disputes are handled by Contra Costa Housing Services Collaborative (925) 219-3325.

Business License Requirement: The City of Oakley requires a business license if you are a residential landlord with four or more rental units. For more information contact the Oakley Finance Department at (925) 625-7000.

Taxes, Bonds and Assessment Districts

Real Estate Transfer Tax: \$1.10/per \$1,000 property value (comprised of City Rate: \$0.55/per \$1,000 property value plus County Rate: \$0.55/per \$1,000 property value).

Mello Roos and Special Assessment Districts: Oakley is part of a Mello-Roos district that funds the Antioch School District. The City of Oakley also has several special assessment districts for community parks, street lighting, landscaping and certain identified neighborhoods. To verify if a property is in a Mello-Roos or special district, call Oakley Public Works (925) 625-7037. For property-specific tax information, contact Contra Costa County Treasurer's Office at (925) 957-5280; or search online: ContraCostaCountyTaxRecords

Special Study or Planning Zones: None.

Additional Information:

Dog & Cat Licenses: All dogs and cats shall be licensed in accordance with the Contra Costa County regulations, found here: [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

City of Oakley Resources

Building Inspections		925-625-7032
Business License	Finance Department	925-625-7010
Cable and/or Phone	Comcast Cable	800-934-6489
Cable and/or Phone	SBC/Pacific Bell	800-310-2355
Community Preservations	Community Development	925-625-7036
Electricity	PG&E	800-743-5000
Finance Department		925-625-7010
Fire Department	East Contra Costa Fire Protection Dist.	925-634-3400
Garbage	Oakley Disposal Service	925-757-7660
Gas	PG&E	800-743-5000
Housing Department	Contra Costa County Housing Services	510-250-5270
Permit Department	Building Division	925-625-7005
Planning/Zoning Dept		925-625-7000
Police Department		925-625-8060
Public Works		925-625-7037
Recycling	Oakley Disposal Service	925-757-7660
Water	Diablo Water District	925-625-3798

Online Resources:

- City Website: [City of Oakley](#)
- Oakley Chamber of Commerce: <http://oakleychamber.com/>
- Oakley Unified School District: <http://www.oesd.k12.ca.us/>
- Liberty Union High School District: <https://ca01001129.schoolwires.net/>
- Antioch Unified School District: <https://www.antiochschools.net/>
- Contra Costa County Housing Authority: <http://www.contracostahousing.org/>
- U. S. Census Bureau: [OakleyQuickFacts](#)

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.
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