



July 15, 2019

Schaefer Ranch GHAD
c/o Mr. Eric Harrell
ENGEO
2010 Crow Canyon Place, Suite 250
San Ramon, CA 94583-4634

Re: Fiscal Year 2019-20 Assessment Rates for the Schaefer Ranch GHAD

Dear Eric:

Please find below the FY 2019-20 assessment rates for the Schaefer Ranch GHAD. We used the San Francisco-Oakland-Hayward, CA (All Urban Consumers) Consumer Price Index which is attached for your review. Beginning in FY 2018-19, the maximum assessment rates were reduced to \$1,245.42 per single family parcel and \$0.4241 per square foot of commercial space per the revised Engineer's Report dated March 23, 2018. The maximum assessment rate will increase each subsequent fiscal year based on the change in the December index. Beginning in FY 2018-19, the Schaefer Ranch GHAD assessment will not be levied on Assessor Parcel Numbers 941 283202700 and 941 283202800 per an agreement effective May 28, 2019 between the City of Dublin and Schaefer Commercial Property, LLC.

Schaefer Ranch GHAD¹

Residential Parcel..... \$1,307.69/unit
Non-Residential Parcel..... \$0.4453/bldg sq. ft

1. The County only accepts assessments in even pennies, so they can split the property tax bill into two equal payments. Therefore, some assessments may be rounded down one penny.

If you concur with the above rates, please sign below and e-mail me a PDF copy.

Also, unless instructed otherwise, the phone number to be listed on the tax bill as the public contact will be (925) 866-9000.

Please do not hesitate to call me at (925) 867-3400 ext. 225 if you have any questions or concerns.

Sincerely,
FRANCISCO & ASSOCIATES, INC.

SCHAEFER RANCH GHAD

Ed Espinoza, P.E.

Eric Harrell

Enclosures

231 Market Place, Suite 543 ~ San Ramon, CA 94583
(925) 867-3400 ~ fax (925) 867-3415

Schaefer Ranch GHAD
CPI Calculations

	FY 2007-08	FY 2008-09	FY 2009-10	FY 2010-11	FY 2011-12	FY 2012-13	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	FY 2018-19*	FY 2019-20
	(base yr)												
CPI	210.4	218.485	218.528	224.239	227.658	234.327	239.533	245.711	252.273	260.289	269.483	277.414	289.896
(SF/Oak/SJ All Urban Consumers)	N/A	3.84%	0.02%	2.61%	1.52%	2.93%	2.22%	2.58%	2.67%	3.18%	3.53%	2.94%	4.50%
		0.50%	0.50%	0.50%	0.50%	0.50%	0.50%	0.50%	0.50%	0.50%	0.50%	0.50%	0.50%
Total Increase		4.34%	0.52%	3.11%	2.02%	3.43%	2.72%	3.08%	3.17%	3.68%	4.03%	3.44%	5.00%

Schaefer Ranch Maximum Assessment Rate

Residential per Unit	\$1,475.00	\$1,539.05	\$1,547.05	\$1,595.22	\$1,627.52	\$1,683.33	\$1,729.15	\$1,782.39	\$1,838.90	\$1,906.57	\$1,983.41	\$1,245.42	\$1,307.69
Non-Residential per Bldg. Sq. Ft.	\$0.5000	\$0.5217	\$0.5244	\$0.5408	\$0.5517	\$0.5706	\$0.5862	\$0.6042	\$0.6234	\$0.6463	\$0.6723	\$0.4241	\$0.4453

*The maximum assessment rates for FY 2018-19 are adjusted per the revised Schaefer Ranch Engineer's Report dated March 23, 2018.

Schaefer Ranch Applied Assessment Rate

Residential per Unit	\$1,475.00	\$1,539.05	\$1,547.05	\$1,595.22	\$1,627.52	\$1,683.33	\$1,729.15	\$1,782.39	\$1,838.90	\$1,906.57	\$1,983.41	\$1,245.42	\$1,307.69
Non-Residential per Bldg. Sq. Ft.	\$0.5000	\$0.5217	\$0.5244	\$0.5408	\$0.5517	\$0.5706	\$0.5862	\$0.6042	\$0.6234	\$0.6463	\$0.6723	\$0.4241	\$0.4453

Databases, Tables & Calculators by Subject

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Data extracted on: July 11, 2019 (6:37:51 PM)

CPI-All Urban Consumers (Current Series)

Series Id: CUURS49BSA0
 Not Seasonally Adjusted
Series Title: All items in San Francisco-Oakland-Hayward, CA, all urban consumers, not seasonally adjusted
Area: San Francisco-Oakland-Hayward, CA
Item: All items
Base Period: 1982-84=100

Download:  [xlsx](#)

Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual	HALF1	HALF2
2009		222.166		223.854		225.692		225.801		226.051		224.239	224.395	223.305	225.484
2010		226.145		227.697		228.110		227.954		228.107		227.658	227.469	226.994	227.944
2011		229.981		234.121		233.646		234.608		235.331		234.327	233.390	232.082	234.698
2012		236.880		238.985		239.806		241.170		242.834		239.533	239.650	238.099	241.201
2013		242.677		244.675		245.935		246.072		246.617		245.711	245.023	243.894	246.152
2014		248.615		251.495		253.317		253.354		254.503		252.273	251.985	250.507	253.463
2015		254.910		257.622		259.117		259.917		261.019		260.289	258.572	256.723	260.421
2016		262.600		264.565		266.041		267.853		270.306		269.483	266.344	263.911	268.777
2017		271.626		274.589		275.304		275.893		277.570		277.414	274.924	273.306	276.542
2018		281.308		283.422		286.062		287.664		289.673		289.896	285.550	282.666	288.435
2019		291.227		294.801		295.259								293.150	

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