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November 6, 2012

To: Directors and Managers of Business
From: Laurie Weiss, Business Services Specialist
Business Services
Subject: 2012-13 Property Values

Enclosed for your information is a copy of the property values for Orange County School Districts for 2012-13. The second column is the estimated value used to calculate tax rates for voted indebtedness. The fourth column represents how much value (in percentage) the net redevelopment increment is to the total property values in your district. Additionally, a worksheet comparing the assessed values is included.

The 2012-13 Orange County Assessed Valuations compiled by the Orange County Auditor-Controller's Office is available in the Property Tax Accounting Section on the following web site: <http://www.ac.ocgov.com>. The updated Tax Rate Book will be posted on the website shortly.

If you have any questions or concerns regarding this information, please contact me at (714) 966-4489.

cc: Darren Dang, Director, Business Services
Assistant Superintendents, Business

ORANGE COUNTY DEPARTMENT OF EDUCATION

**PROPERTY VALUES FOR ORANGE COUNTY SCHOOL DISTRICTS
GROSS VALUES TO NET VALUES AFTER REDUCTIONS FOR REDEVELOPMENT AGENCIES**

FUND #	2012-13 Values DISTRICT	(1) Total Publication Value Amounts- Reserve Values Deducted ATO4VC - 71	(2) Total Value Used For Tax Rates- Reserve Values Deducted ATO4VC - 73	(3) Increment Value Applicable to Redevelopment Agencies ATO4VC-72	(4) Percentage of Redevelopment to District Publication VALUE
SAA	Anaheim City	19,914,178,982	18,422,669,483	1,490,933,029	7.49%
SBA	Buena Park	5,361,762,763	3,338,018,795	2,013,454,142	37.55%
SCA	Centralia	4,102,832,563	3,176,008,461	926,813,912	22.59%
SDA	Cypress	5,145,863,983	4,177,880,823	967,518,319	18.80%
SEA	Fountain Valley	6,506,165,483	6,148,877,570	357,287,913	5.49%
SFA	Fullerton	12,898,152,760	11,316,346,896	1,526,789,545	11.84%
SGA	Huntington Beach City	15,335,602,924	14,121,713,294	1,197,565,932	7.81%
SHA	La Habra City	4,594,038,957	4,174,239,518	419,799,439	9.14%
SKA	Magnolia	3,119,408,705	2,317,107,460	802,301,245	25.72%
SLA	Ocean View	11,732,805,165	10,817,850,155	914,955,010	7.80%
SMA	Savanna	1,767,529,869	1,387,414,385	380,115,484	21.51%
SNA	Westminster	7,466,589,130	4,591,123,062	2,875,466,068	38.51%
SJA	Lowell Joint - Or. Co.	1,202,044,520	1,118,430,184	83,614,336	6.96%
	TOTAL ELEMENTARY	99,146,975,804	85,107,680,086	13,956,614,374	14.08%
TAA	Anaheim Union High	34,049,814,102	29,481,080,612	4,567,681,989	13.41%
TBA	Fullerton Joint Union High	24,055,999,000	19,947,037,953	4,043,657,462	16.81%
TCA	Huntington Beach Union High	41,041,162,702	35,679,564,081	5,345,274,923	13.02%
	TOTAL HIGH SCHOOL	99,146,975,804	85,107,682,646	13,956,614,374	14.08%
UAA	Brea-Olinda Unified	6,959,994,884	4,049,650,729	2,910,344,155	41.82%
UBA	Capistrano Unified	66,060,898,004	64,429,202,533	1,631,695,471	2.47%
UCA	Garden Grove Unified	19,949,378,168	14,863,945,779	5,085,432,389	25.49%
UDA	Irvine Unified	36,811,119,332	35,731,341,390	1,079,777,942	2.93%
UEA	Laguna Beach Unified	14,647,851,623	14,647,851,623	0	0.00%
UFA	Los Alamitos Unified	7,962,131,348	7,564,076,389	388,793,833	4.88%
UGA	Newport-Mesa Unified	50,103,937,208	48,747,029,623	1,356,907,555	2.71%
UHA	Orange Unified	27,939,202,793	24,252,512,555	3,686,690,238	13.20%
UJA	Placentia-Yorba Linda Unified	23,268,725,841	17,521,622,692	5,640,111,471	24.24%
UKA	Saddleback Valley Unified	30,107,341,863	29,326,835,605	780,506,258	2.59%
ULA	Santa Ana Unified	24,796,169,326	20,012,742,484	4,783,399,072	19.29%
UMA	Tustin Unified	19,286,901,404	17,310,062,421	1,976,838,983	10.25%
	TOTAL UNIFIED	327,893,651,794	298,456,873,823	29,320,497,367	8.94%
ZAA	OCDE	427,040,627,598	383,574,576,790	43,277,111,741	10.13%

Note: Los Angeles County Assessed Property Values are excluded from this data.

Orange County School Districts
Change in Assessed Value from 2010-11 to 2011-12 and from 2011-12 to 2012-13

School District	2010-11	2011-12	AV Change	AV Change %	2011-12	2012-13	AV Change	AV Change %
<u>Elementary</u>								
Anaheim City	19,092,781,926	19,220,958,410	128,176,484	0.67%	19,220,958,410	19,914,178,982	693,220,572	3.61%
Buena Park	5,312,671,346	5,277,536,785	-35,134,561	-0.66%	5,277,536,785	5,361,762,763	84,225,978	1.60%
Centralia	4,018,404,535	4,064,433,086	46,028,551	1.15%	4,064,433,086	4,102,832,563	38,399,477	0.94%
Cypress	5,020,012,387	5,063,193,497	43,181,110	0.86%	5,063,193,497	5,145,863,983	82,670,486	1.63%
Fountain Valley	6,313,019,164	6,432,466,661	119,447,497	1.89%	6,432,466,661	6,506,165,483	73,698,822	1.15%
Fullerton	12,642,388,985	12,740,907,910	98,518,925	0.78%	12,740,907,910	12,898,152,760	157,244,850	1.23%
Huntington Beach City	14,567,371,767	14,663,202,694	95,830,927	0.66%	14,663,202,694	15,335,602,924	672,400,230	4.59%
La Habra City	4,531,799,224	4,549,919,834	18,120,610	0.40%	4,549,919,834	4,594,038,957	44,119,123	0.97%
Magnolia	3,002,251,568	3,106,205,652	103,954,084	3.46%	3,106,205,652	3,119,408,705	13,203,053	0.43%
Ocean View	11,355,397,743	11,477,141,246	121,743,503	1.07%	11,477,141,246	11,732,805,165	255,663,919	2.23%
Savanna	1,747,692,293	1,749,398,497	1,706,204	0.10%	1,749,398,497	1,767,529,869	18,131,372	1.04%
Westminster	7,218,598,956	7,350,794,794	132,195,838	1.83%	7,350,794,794	7,466,589,130	115,794,336	1.58%
Lowell Joint - Or. Co.	1,177,073,623	1,195,108,948	18,035,325	1.53%	1,195,108,948	1,202,044,520	6,935,572	0.58%
<u>High School</u>								
Anaheim Union	32,881,142,709	33,204,189,142	323,046,433	0.98%	33,204,189,142	34,049,814,102	845,624,960	2.55%
Fullerton Joint Union	23,663,933,178	23,763,473,477	99,540,299	0.42%	23,763,473,477	24,055,999,000	292,525,523	1.23%
Huntington Beach Union	39,454,387,630	39,923,605,395	469,217,765	1.19%	39,923,605,395	41,041,162,702	1,117,557,307	2.80%
<u>Unified</u>								
Brea Olinda	6,698,033,081	6,702,237,241	4,204,160	0.06%	6,702,237,241	6,959,994,884	257,757,643	3.85%
Capistrano	65,555,491,239	65,531,218,138	-24,273,101	-0.04%	65,531,218,138	66,060,898,004	529,679,866	0.81%
Garden Grove	19,533,944,849	19,737,591,118	203,646,269	1.04%	19,737,591,118	19,949,378,168	211,787,050	1.07%
Irvine	34,873,409,942	35,622,966,656	749,556,714	2.15%	35,622,966,656	36,811,119,332	1,188,152,676	3.34%
Laguna Beach	14,126,717,806	14,341,979,360	215,261,554	1.52%	14,341,979,360	14,647,851,623	305,872,263	2.13%
Los Alamitos	7,677,863,109	7,853,037,183	175,174,074	2.28%	7,853,037,183	7,962,131,348	109,094,165	1.39%
Newport-Mesa	48,302,884,391	48,948,244,455	645,360,064	1.34%	48,948,244,455	50,103,937,208	1,155,692,753	2.36%
Orange	27,636,013,478	27,923,280,855	287,267,377	1.04%	27,923,280,855	27,939,202,793	15,921,938	0.06%
Placentia-Yorba Linda	22,012,408,401	22,629,499,904	617,091,503	2.80%	22,629,499,904	23,268,725,841	639,225,937	2.82%
Saddleback Valley	29,811,248,413	29,848,311,234	37,062,821	0.12%	29,848,311,234	30,107,341,863	259,030,629	0.87%
Santa Ana	25,047,332,612	24,483,583,328	-563,749,284	-2.25%	24,483,583,328	24,796,169,326	312,585,998	1.28%
Tustin	18,912,858,061	19,185,779,217	272,921,156	1.44%	19,185,779,217	19,286,901,404	101,122,187	0.53%

Note: Los Angeles County Assessed Property Values are excluded from this data.