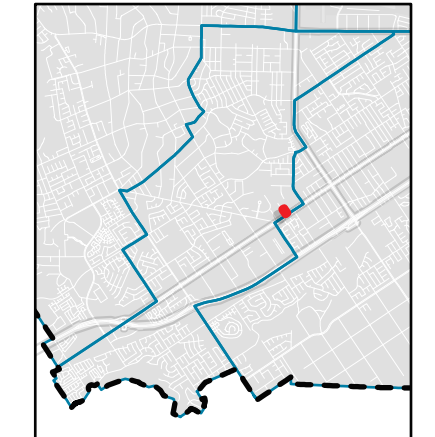


OPPORTUNITY SITES



 City Boundary
 Site in Focus
 Opportunity Parcel

Scale: 1:1,200

Parcel ID	APN	Site Address	Ward	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle	Vacancy Factor	Developer Interest	Policy Factor	Under Performing Commercial	Adjacent Contiguous	Motel Conversion HOME Key Site	Age Factor	FAR Factor	Imp Factor	Zoning Factor	Factors Met	Qualifies
472	145272001	9971 Magnolia Ave	6	1947	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	MU-U-TA	45	12	Moderate Income	No	No							1		1	1	3	Y
536	145272003	3839 Dawes St	6	1948	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	MU-U-TA	45	12	Moderate Income	No	No							1		1	1	2	Y
583	145272002	None	6	0	Vacant	UDEV	C	CR	Rezoned Residential	MU-U-TA	45	7	Moderate Income	No	No								1	1	1	2	Y
605	145272023	3851 Dawes St	6	1944	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	MU-U-TA	45	14	Moderate Income	No	No							1			1	2	Y

OPPORTUNITY SITES

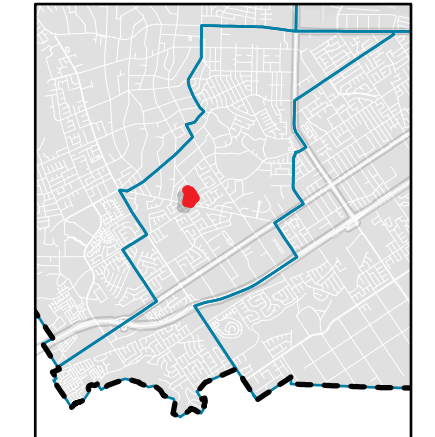


City Boundary
■ Site in Focus
 Opportunity Parcel

Scale: 1:1,200

Parcel ID	APN	Site Address	Ward	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle	Vacancy Factor	Developer Interest	Policy Factor	Under Performing Commercial	Adjacent Contiguous	Motel Conversion HOME Key Site	Age Factor	FAR Factor	Imp Factor	Zoning Factor	Factors Met	Qualifies
466	145233001	3887 Megginson Ln	6	1954	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	3	Moderate Income	No	No							1			1	2	Y
496	145233009	3875 Megginson Ln	6	1985	Non-Vacant	SFRD	C	R-3-2000	Residential Upzone	R-4	35	12	Moderate Income	No	No								1		1	2	Y
501	145271007	3832 Dawes St	6	1947	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	6	Moderate Income	No	No							1			1	2	Y
506	145233011	3871 Megginson Ln	6	1962	Non-Vacant	SFRD	C	R-3-2000	Residential Upzone	R-4	35	12	Moderate Income	No	No							1			1	2	Y
508	145271021	3846 Dawes St	6	1947	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	6	Moderate Income	No	No							1			1	2	Y
520	145271022	None	6	0	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	8	Moderate Income	No	No		Y					1			1	0	Y
523	145271008	3838 Dawes St	6	1948	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	5	Moderate Income	No	No							1			1	2	Y
537	145271016	3898 Dawes St	6	0	Non-Vacant	MFR	C	R-1-7000	Residential Upzone	R-4	35	7	Moderate Income	No	No							1			1	2	Y
569	145271014	3868 Dawes St	6	1930	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	20	Lower Income	No	No		Y					1			1	1	Y
590	145271011	None	6	0	Non-Vacant	SFRD	C	R-1-7000	Residential Upzone	R-4	35	4	Moderate Income	No	No		Y					1			0	0	Y
611	145271015	3880 Dawes St	6	1960	Non-Vacant	MFR	C	R-1-7000	Residential Upzone	R-4	35	25	Lower Income	No	No	Y						1			1	1	Y

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Scale: 1:2,400

Parcel ID	APN	Site Address	Ward	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle	Vacancy Factor	Developer Interest	Policy Factor	Under Performing Commercial	Adjacent Contiguous	Motel Conversion HOME Key Site	Age Factor	FAR Factor	Imp Factor	Zoning Factor	Factors Met	Qualifies
467	143080022	10583 Hole Ave	6	1945	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	22	Moderate Income	No	Yes	Y						1				1	Y
487	143080021	10591 Hole Ave	6	1993	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	14	Moderate Income	No	Yes	Y										0	Y
502	143080019	4412 Mobley Ave	6	1898	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	4	Moderate Income	No	Yes	Y						1				1	Y
507	143080024	None	6	0	Non-Vacant	UDEV	HDR	R-3-1500	No Zone Change	R-3-1500	25	1	Moderate Income	No	Yes	Y										0	Y
522	143080020	10585 Hole Ave	6	1950	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	39	Moderate Income	No	Yes							1			1	2	Y
524	143080032	10561 Hole Ave	6	0	Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	12	Moderate Income	No	Yes										1	2	Y
539	143080030	None	6	0	Non-Vacant	UDEV	HDR	R-3-1500	No Zone Change	R-3-1500	25	30	Moderate Income	No	Yes	Y								1	1	0	Y
564	143080034	4430 Mobley Ave	6	1948	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	10	Moderate Income	No	Yes							1		1	1	3	Y
566	143080033	None	6	0	Non-Vacant	UDEV	HDR	R-3-1500	No Zone Change	R-3-1500	25	24	Moderate Income	No	Yes									1	1	2	Y
572	143080029	4420 Mobley Ave	6	1987	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	5	Moderate Income	No	Yes					Y					1	1	Y

OPPORTUNITY SITES



 City Boundary
 ■ Site in Focus
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485	143140053	None	6	0	Vacant	UDEV	O	O	Rezoned Residential	MU-V	20	12	Moderate Income	No	No		Y									0	Y		
492	143356010	None	6	0	Vacant	UDEV	MDR	R-1-7000	Residential Upzone	MU-V	20	5	Moderate Income	No	No										1	1	2	Y	
495	143356009	None	6	0	Vacant	UDEV	O	R-1-7000	Residential Upzone	MU-V	20	35	Moderate Income	No	No										1	1	2	Y	
532	143356008	None	6	0	Vacant	UDEV	O	R-1-7000	Residential Upzone	MU-V	20	2	Moderate Income	No	No										1	1	2	Y	
543	143140022	4290 Tyler St	6	1953	Vacant	SFRD	O	O	Rezoned Residential	MU-V	20	4	Moderate Income	No	No		Y					1				1	1	2	Y
558	143356007	None	6	0	Vacant	UDEV	O	R-1-7000	Residential Upzone	MU-V	20	4	Moderate Income	No	No										1	1	2	Y	
568	143140001	None	6	0	Vacant	UDEV	O	O	Rezoned Residential	MU-V	20	3	Moderate Income	No	No										1	1	2	Y	

OPPORTUNITY SITES



 City Boundary
 ■ Site in Focus
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Scale: 1:1,200

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575	143040012	4618 Jones Ave	6	1955	Non-Vacant	SFRD	HDR	R-3-1500	No Zone Change	R-3-1500	25	46	Moderate Income	No	Yes		Y					1				1	Y

OPPORTUNITY SITES



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■ Site in Focus
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484	145022009	None	6	0	Vacant	SFRD	LDR	R-1-7000	Residential Upzone	R-3-2500	20	11	Moderate Income	No	No									1	1	2	Y
601	145022003	None	6	0	Vacant	UDEV	LDR	R-1-7000	Residential Upzone	R-3-2500	20	17	Moderate Income	No	No									1	1	2	Y

OPPORTUNITY SITES



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519	143040016	4698 Jones Ave	6	1947	Non-Vacant	SFRD	HDR	R-1-7000	Residential Upzone	R-3-2500	20	22	Moderate Income	No	No							1		1	1	3	Y
551	143040015	4678 Jones Ave	6	1949	Non-Vacant	SFRD	HDR	R-1-7000	Residential Upzone	R-3-2500	20	24	Moderate Income	No	No	Y						1			1	1	Y
556	143030009	None	6	0	Vacant	SFRD	HDR	R-1-7000	Residential Upzone	R-3-2500	20	41	Moderate Income	No	No									1	1	2	Y

OPPORTUNITY SITES



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535	147333009	None	6	0	Vacant	UDEV	O	R-1-7000	Residential Upzone	MU-V	20	10	Moderate Income	No	No										1	1	2	Y
594	147333012	4487 Tyler St	6	1954	Non-Vacant	SFRD	O	R-1-7000	Residential Upzone	MU-V	20	6	Moderate Income	No	No							1			1	1	3	Y
615	147333011	None	6	0	Vacant	UDEV	O	R-1-7000	Residential Upzone	MU-V	20	11	Moderate Income	No	No										1	1	2	Y