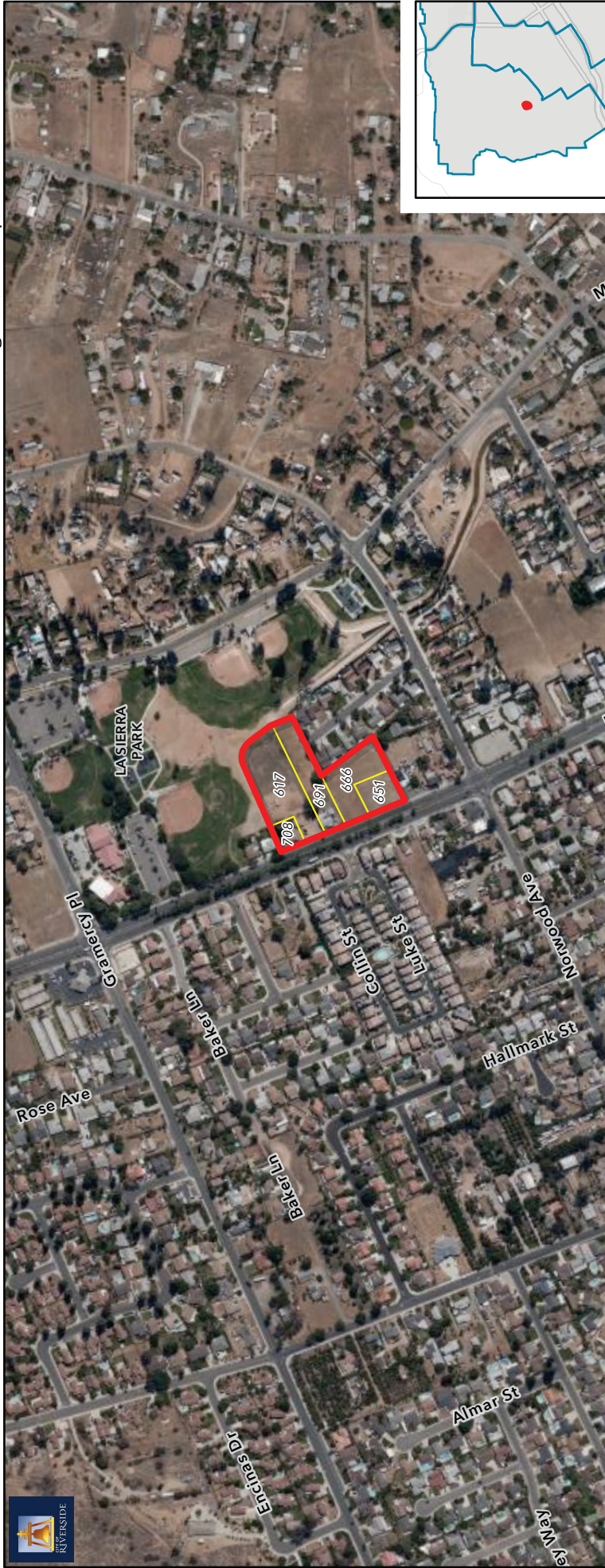




City Boundary			Site in Focus			Opportunity Parcel											
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
617	146071048		Ward 7	1.58	0	Non-Vacant		MDR	VHDR	R-1-7000	Residential Upzone	R-4	35	54	Lower Income	No	No
651	146071022	None	Ward 7	0.46	0	Vacant	SFRD	MDR	VHDR	R-1-7000	Residential Upzone	R-4	35	16	Moderate Income	No	No
666	146071036	None	Ward 7	0.96	0	Vacant	SFRD	MDR	VHDR	R-1-7000	Residential Upzone	R-4	35	33	Lower Income	No	No
691	146071049	5169 La Sierra Ave	Ward 7	0.93	1945	Non-Vacant	SFRD	MDR	VHDR	R-1-7000	Residential Upzone	R-4	35	31	Lower Income	No	No
708	146071047		Ward 7	1.58	0	Non-Vacant		MDR	VHDR	R-1-7000	Residential Upzone	R-4	35	7	Lower Income	No	No



City Boundary		Site in Focus		Opportunity Parcel													
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
518	145162021		Ward 6	0.77	0	Non-Vacant		MU-V	MU-V	CR	Rezoned Residential	MU-V	20	15	Moderate Income	No	No
550	145162006	4330 Van Buren Blvd	Ward 6	1	1957	Non-Vacant	RET	MU-V	MU-V	CR	Rezoned Residential	MU-V	20	20	Moderate Income	No	No



City Boundary		Site in Focus		Opportunity Parcel													
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
664	149280008	10985 Gramercy Pl	Ward 7	1.16	1952	Non-Vacant	SFRD	MDR	MU-V	R-1-7000	Residential Upzone	MU-V	20	22	Moderate Income	No	No



City Boundary		Site in Focus		Opportunity Parcel													
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
626	149170053	5608 La Sierra Ave	Ward 7	2.1	1947	Non-Vacant	SFRD	MDR	HDR	R-1-8500	Residential Upzone	R-3-2500	20	40	Moderate Income	No	No

OPPORTUNITY SITES



City Boundary		Site in Focus			Opportunity Parcel			
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use
499	191050001	5175 Van Buren Blvd	Ward 6	0.55	1939	Non-Vacant	OFF	C
531	191050021	5111 Van Buren Blvd	Ward 6	0.89	0	Non-Vacant	SFRD	C
						Proposed GP Land Use	Current Zoning	Zoning Change Category
						MU-V	R-1-7000	Residential Upzone
						MU-V	R-1-7000	Residential Upzone
								Potential Units
								10
								16
								Income Level
								Moderate Income
								Moderate Income
								RHNA 4th Cycle
								No
								No
								RHNA 5th Cycle
								No
								No



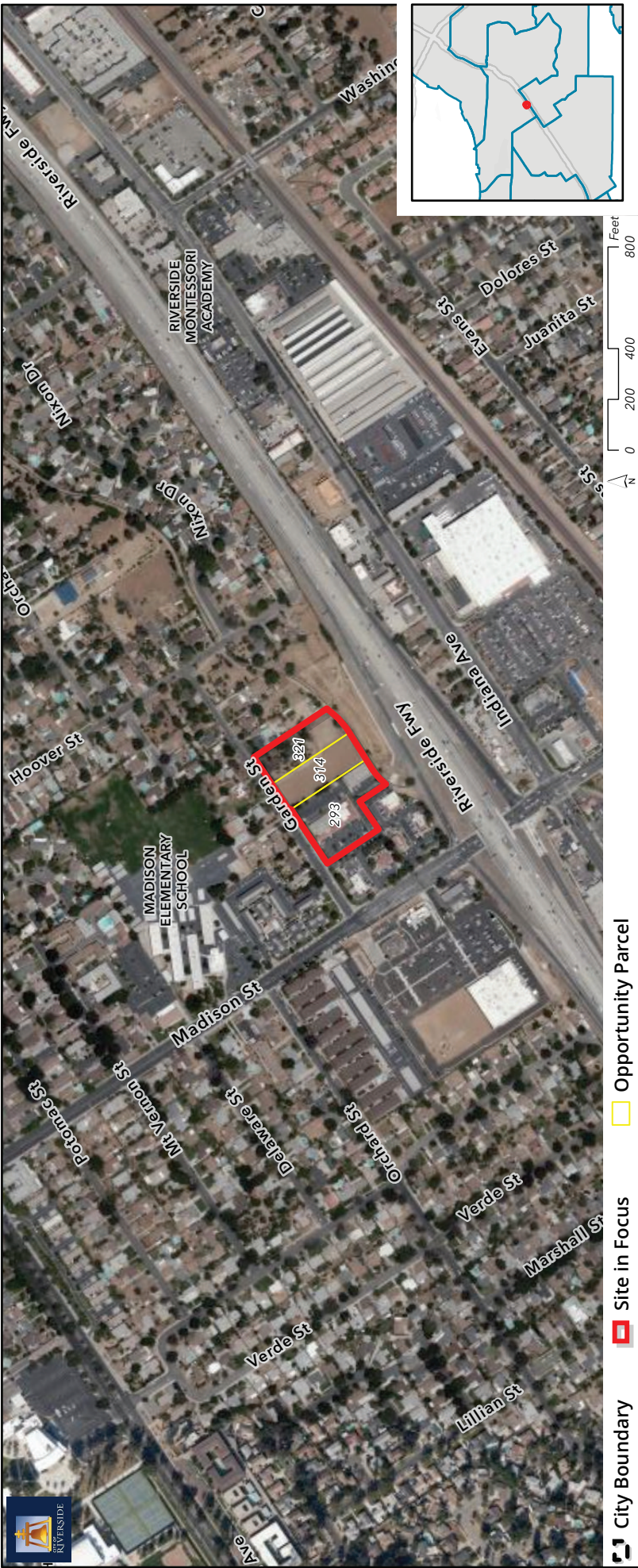
City Boundary		Site in Focus			Opportunity Parcel				
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use
363	229092025	3165 Washington St	Ward 4	1.43	1933	Non-Vacant	SFRD	MDR	HDR
							Current Zoning		
							R-1-7000		
							Proposed Zoning		
							R-3-2500		
							Zoning Change Category		
							Residential Upzone		
							Proposed Density (DU/Acre)		
							20		
							Potential Units		
							27		
							Income Level		
							Moderate Income		
							RHNA 4th Cycle		
							No		
							RHNA 5th Cycle		
							No		



City Boundary			Site in Focus			Opportunity Parcel											
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
616	191060024	9191 Colorado Ave	Ward 6	5.82	1967	Non-Vacant	POW	PF	MU-V	R-1-7000	Residential Upzone	MU-V	20	39	Moderate Income	No	No

OPPORTUNITY SITES

Riverside RHNA Housing Element Update: Ward 3 - Site 81



City Boundary Site in Focus Opportunity Parcel

Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
293	230170031	3511 Madison St	Ward 3	1.75	2006	Non-Vacant	RET	C	MU-V	CR	Rezoned Residential	MU-V	20	35	Moderate Income	No	No
314	230170010	None	Ward 3	1.04	0	Vacant	UDEV	MDR	MU-V	R-1-7000	Residential Upzone	MU-V	20	20	Moderate Income	No	No
321	230170011	7384 Garden St	Ward 3	1.06	1951	Non-Vacant	SFRD	MDR	MU-V	R-1-7000	Residential Upzone	MU-V	20	20	Moderate Income	No	No

OPPORTUNITY SITES

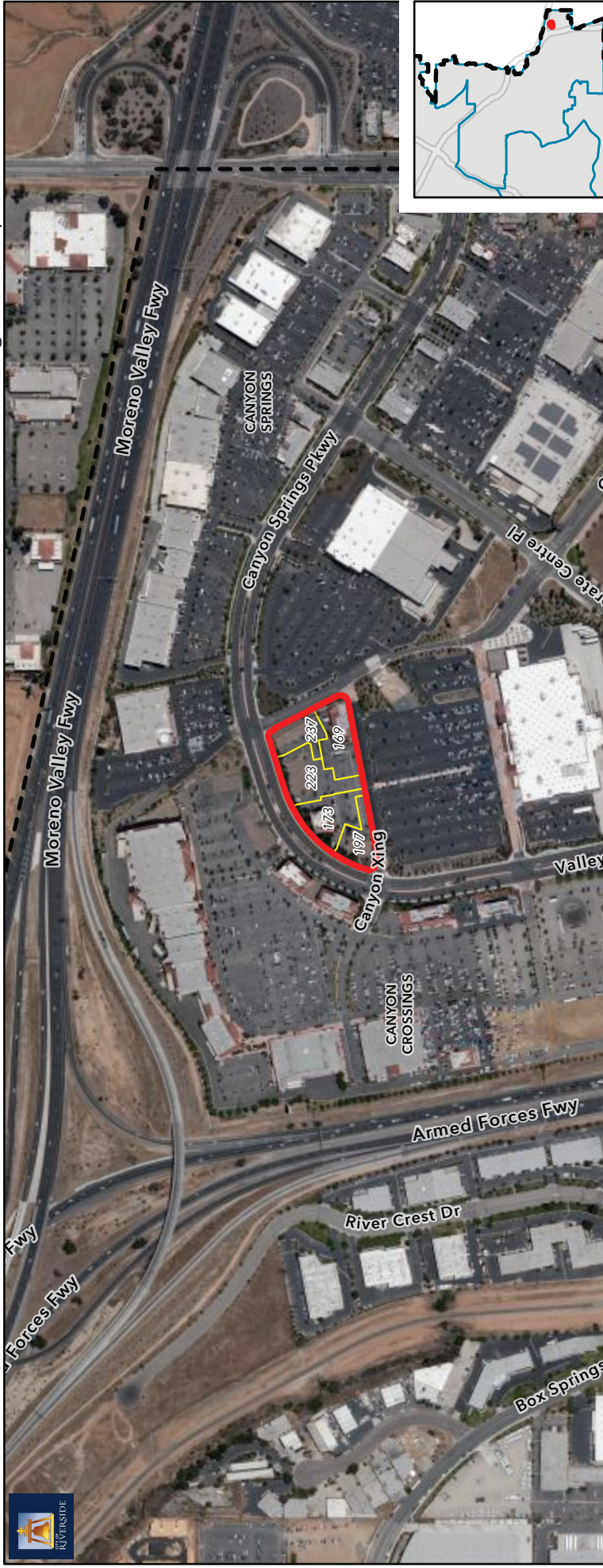


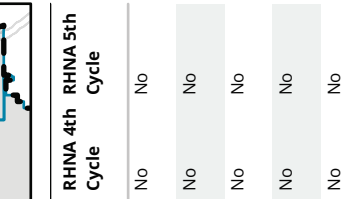
City Boundary **Site in Focus** **Opportunity Parcel**

Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
493	191040037	5375 Van Buren Blvd	Ward 6	1.37	0	Non-Vacant	SFRD	C	MU-V	R-1-7000	Residential Upzone	MU-V	20	27	Moderate Income	No	No
504	191040036	5325 Van Buren Blvd	Ward 6	0.23	0	Non-Vacant	SFRD	C	MU-V	R-1-7000	Residential Upzone	MU-V	20	4	Moderate Income	No	No



City Boundary		Site in Focus		Opportunity Parcel													
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle
630	149180009	None	Ward 7	0.5	0	Vacant	MISC	MDR	MU-V	R-1-8500	Residential Upzone	MU-V	20	9	Moderate Income	No	No
647	149180044	5995 La Sierra Ave	Ward 7	1.05	1950	Non-Vacant	SFRD	MDR	MU-V	R-1-8500	Residential Upzone	MU-V	20	20	Moderate Income	No	No
673	149180015	10982 Cypress Ave	Ward 7	2.89	1981	Non-Vacant	SFRD	MDR	HDR	R-1-8500	Residential Upzone	R-3-2500	20	56	Moderate Income	No	No
676	149180045	5971 La Sierra Ave	Ward 7	0.47	1947	Non-Vacant	SFRD	MDR	MU-V	R-1-8500	Residential Upzone	MU-V	20	8	Moderate Income	No	No
681	149180010	11060 Cypress Ave	Ward 7	2.01	1922	Non-Vacant	SFRD	MDR	HDR	R-1-8500	Residential Upzone	R-3-2500	20	39	Moderate Income	No	No



City Boundary			Site in Focus		Opportunity Parcel													
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle	
169	291460049	2585 Canyon Springs Pky	Ward 2	0.92	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	41	Lower Income	No	No	
173	291460046	2555 Canyon Springs Pky	Ward 2	0.88	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	39	Lower Income	No	No	
197	291460045	None	Ward 2	0.61	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	27	Lower Income	No	No	
223	291460047	None	Ward 2	1	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	45	Lower Income	No	No	
237	291460048	None	Ward 2	0.61	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	27	Lower Income	No	No	



City Boundary										Site in Focus			Opportunity Parcel								
Parcel ID	APN	Site Address	Ward	Lot Acreage	Year Built	Vacant Lot Type	Existing Land Use	General Plan Land Use	Proposed GP Land Use	Current Zoning	Zoning Change Category	Proposed Zoning	Proposed Density (DU/Acre)	Potential Units	Income Level	RHNA 4th Cycle	RHNA 5th Cycle				
188	291460052	None	Ward 2	1.5	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	67	Lower Income	No	No				
198	291460050	None	Ward 2	1.01	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	45	Lower Income	No	No				
229	291460053	2550 Canyon Springs Pky	Ward 2	25.71	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	1157	Moderate Income	No	No				
241	291460015	6211 Canyon Springs Pky	Ward 2	1.39	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	62	Lower Income	No	No				
252	291460051	None	Ward 2	0.77	0	Non-Vacant	RET	C	MU-U	CR	Rezoned Residential	MU-U-OL	45	34	Lower Income	No	No				