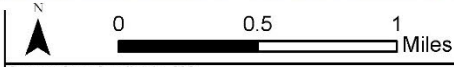
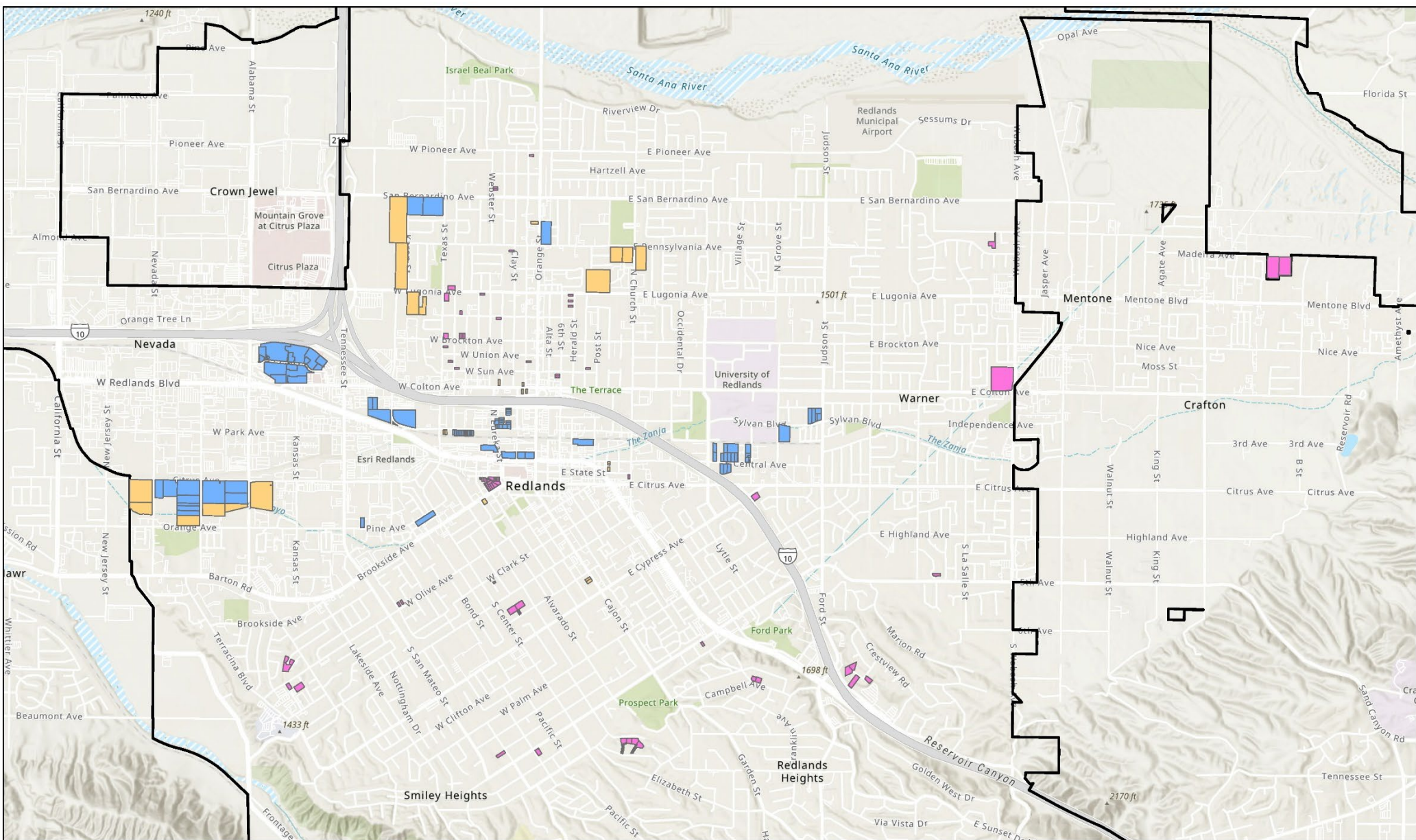


# Appendix A: Site Inventory Map



- Lower
- Moderate
- Above Moderate
- Redlands Boundary

Source: City of Redlands, 2021

**Michael Baker**  
INTERNATIONAL

# **Appendix B: Site Inventory List**

APN	Site Address/Intersection	Existing Use/Vacancy	Identified in Last/Last Two Planning Cycle(s)	Zoning Designation (Current)	Current General Plan	Minimum Density Allowed (units/acre)	Parcel Size (Acres)	Max Units Existing Zoning	Existing Units	Realistic Capacity (Existing Zoning)	Projected General Plan	Projected Zoning	Max Density Allowed (units/acre)	Realistic Capacity (rezone)	New Income Category
16712105	1624 Webster St	Vacant	N/A	R-1	OFFICE	0	0.146	0.87	0	1			6	1	Above Moderate
16714105	908 Elise Dr	Vacant	N/A	CP-4	OFFICE	0	4.997	0	0	0	HIGH DENSITY RESIDENTIAL	R-3	30	120	Lower
16714106	1555 Texas St	Vacant	N/A	CP-4	OFFICE	0	6.306	0	0	0	HIGH DENSITY RESIDENTIAL	R-3	30	151	Lower
16715123	1505 Orange St	Vacant	N/A	R-2	MEDIUM DENSITY RESIDENTIAL	0	0.328	8.85	0	7			27	7	Moderate
16716110	1502 Orange St	Vacant	5th	R-2	MEDIUM DENSITY RESIDENTIAL	0	3.958	106.87	0	85			27	85	Lower
16717104	1402 Karon St	Vacant	N/A	EV/SD	MEDIUM DENSITY RESIDENTIAL	0	9.698	0	0	0	MEDIUM DENSITY RESIDENTIAL	R-2	15	116	Moderate
16718102	1312 Texas St	Vacant	N/A	R-1	COMMERCIAL	0	0.523	3.14	0	3			6	3	Above Moderate
16723105	709 W Lugonia Ave	Vacant	5th	R-1	COMMERCIAL	0	0.620	3.72	0	3			6	3	Above Moderate
16723226	606 W Western Ave	Vacant	N/A	R-1	COMMERCIAL	0	0.134	0.80	0	1			6	1	Above Moderate
16723312	1244 Columbia St	Vacant	N/A	R-1	COMMERCIAL	0	0.154	0.93	0	1			6	1	Above Moderate
16725313	1257 Herald St	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.132	0.79	0	1			6	1	Above Moderate
16725316	1239 Herald St	Vacant	N/A	R-2	LOW DENSITY RESIDENTIAL	0	0.152	0.91	0	1			6	1	Above Moderate
16725319	1227 Herald St	Vacant	N/A	R-2	VERY LOW DENSITY RESIDENTIAL	0	0.152	0.91	0	1			6	1	Above Moderate
16728101	740 W Brockton Ave	Vacant	N/A	R-1	VERY LOW DENSITY RESIDENTIAL	0	0.431	2.58	0	2			6	2	Above Moderate
16728219	1111 Calhoun St	Vacant	N/A	R-1	LOW DENSITY RESIDENTIAL	0	0.205	1.23	0	1			6	1	Above Moderate
16728220	1111 Calhoun St	Vacant	N/A	R-1	LOW DENSITY RESIDENTIAL	0	0.171	1.03	0	1			6	1	Above Moderate
16728221	620 W Brockton Ave	Vacant	N/A	R-1	LOW DENSITY RESIDENTIAL	0	0.172	1.03	0	1			6	1	Above Moderate
16729110	1143 Ohio St	Vacant	N/A	R-1	LOW DENSITY RESIDENTIAL	0	0.166	1	0	1			6	1	Above Moderate
16813104	1537 Carmel Ct	Vacant	N/A	R-E	LOW DENSITY RESIDENTIAL	0	0.692	1.87	0	1			2.7	1	Above Moderate
16829102	1721 E Colton Ave	Vacant	5th	R-1	LOW DENSITY RESIDENTIAL	0	9.007	54.04	0	43			6	43	Above Moderate
121226129	1421 Hunter Dr	Vacant	5th	R-2	LOW DENSITY RESIDENTIAL	0	4.335	65.02	0	52			15	52	Moderate
16714104	912 Elise Dr	Vacant	N/A	CP-4	LOW DENSITY RESIDENTIAL	0	14.048	0	0	0	MEDIUM DENSITY RESIDENTIAL	R-2	15	169	Moderate
16903104	1018 Texas St	Vacant	N/A	R-1	VERY LOW DENSITY RESIDENTIAL	0	0.138	0.83	0	1			6	1	Above Moderate
16903212	929 Lawton St	Vacant	N/A	R-1	VERY LOW DENSITY RESIDENTIAL	0	0.142	0.85	0	1			6	1	Above Moderate
16903501	910 Lawton St	Vacant	N/A	R-1	VERY LOW DENSITY RESIDENTIAL	0	0.139	0.84	0	1			6	1	Above Moderate



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16905311	302 W Colton Ave	Vacant	N/A	C-4	VERY LOW DENSITY RESIDENTIAL	0	0.198	5.94	0	3	TVSP	TVSP	30	3	Moderate
16906310	102 W Colton Ave	Vacant	N/A	C-4	LOW DENSITY RESIDENTIAL	0	0.135	4.04	0	2	TVSP	TVSP	30	2	Moderate
16906506	924 Washington St	Vacant	N/A	T	VERY LOW DENSITY RESIDENTIAL	0	0.137	0.82	0	1			6	1	Above Moderate
16907606	831 N 6th St	Vacant	N/A	R-2	VERY LOW DENSITY RESIDENTIAL	0	0.141	0.85	0	1			6	1	Above Moderate
16907607	831 N 6th St	Vacant	N/A	R-2	VERY LOW DENSITY RESIDENTIAL	0	0.149	0.90	0	1			6	1	Above Moderate
16910613	910 Tribune St	Vacant	N/A	R-2	VERY LOW DENSITY RESIDENTIAL	0	0.124	0.74	0	1			6	1	Above Moderate
16911123	663 New York St	Vacant	N/A	C-M	LOW DENSITY RESIDENTIAL	0	0.998	0	0	0	TVSP	TVSP	30	15	Lower
16911124	1120 W Redlands Blvd	Vacant	N/A	C-M	LOW DENSITY RESIDENTIAL	0	0.999	0	0	0	TVSP	TVSP	30	15	Lower
16915301	604 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.168	5.03	0	3	TVSP	TVSP	30	3	Lower
16915302	608 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.160	4.81	0	2	TVSP	TVSP	30	2	Lower
16915303	612 Ruiz St	Parking Lot	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.160	4.81	0	2	TVSP	TVSP	30	2	Lower
16915314	612 Ruiz St	Parking Lot	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.123	3.68	0	2	TVSP	TVSP	30	2	Lower
16915611	516 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.170	5.10	1	2	TVSP	TVSP	30	2	Lower
16915612	512 Ruiz St	Vacant	N/A	SP45/TC	OFFICE	0	0.162	4.86	1	1	TVSP	TVSP	30	1	Lower
16915613	512 Ruiz St	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.271	8.14	0	4	TVSP	TVSP	30	4	Lower
16915614	250 W Stuart St	Vacant	4th and 5th	SP45/TC	MEDIUM DENSITY RESIDENTIAL	0	0.351	10.54	0	5	TVSP	TVSP	30	5	Lower
16915615	511 Ruiz St	Vacant	4th and 5th	SP45/TC	COMMERCIAL	0	0.272	8.15	0	4	TVSP	TVSP	30	4	Lower
16915616	320 Stuart Ave	Vacant	4th and 5th	SP45/TC	COMMERCIAL	0	0.127	3.82	0	2	TVSP	TVSP	30	2	Lower
16915617	320 Stuart Ave	Vacant	4th and 5th	SP45/TC	COMMERCIAL	0	0.124	3.73	0	2	TVSP	TVSP	30	2	Lower
16915618	320 Stuart Ave	Vacant	4th and 5th	SP45/TC	MEDIUM DENSITY RESIDENTIAL	0	0.022	0.66	0	0	TVSP	TVSP	30	1	Lower
16915619	508 N Eureka St	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.290	8.70	0	4	TVSP	TVSP	30	4	Lower
16915620	516 N Eureka St	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.124	3.71	0	2	TVSP	TVSP	30	2	Lower
16915629	523 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.156	4.69	0	2	TVSP	TVSP	30	2	Lower
16915630	519 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.156	4.69	1	1	TVSP	TVSP	30	1	Lower
16915631	515 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.156	4.69	1	1	TVSP	TVSP	30	1	Lower

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16915632	511 Ruiz St	Vacant	N/A	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.164	4.92	1	1	TVSP	TVSP	30	1	Lower
16920203	107 W Colton Ave	Vacant	N/A	C-4	LOW DENSITY RESIDENTIAL	0	0.148	4.43	0	2	TVSP	TVSP	30	2	Moderate
16920205	35 W Colton Ave	Vacant	N/A	C-4	LOW DENSITY RESIDENTIAL	0	0.123	3.68	0	2	TVSP	TVSP	30	2	Moderate
16925101	619 New York St	Single Family Residential	N/A	C-M	VERY LOW DENSITY RESIDENTIAL	0	3.817	0	1	-1	TVSP	TVSP	30	56	Lower
16927102	430 Texas St	Vacant	N/A	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.148	4.44	0	2	TVSP	TVSP	30	2	Moderate
16927103	715 W Stuart Ave	Vacant	N/A	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.152	4.55	0	2	TVSP	TVSP	30	2	Moderate
16927107	701 Stuart Ave	Vacant	N/A	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.160	4.80	0	2	TVSP	TVSP	30	2	Lower
16927109	619 Stuart Ave	Vacant	4th and 5th	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.176	5.27	0	3	TVSP	TVSP	30	3	Lower
16927110	615 Stuart Ave	Vacant	4th and 5th	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.176	5.27	0	3	TVSP	TVSP	30	3	Lower
16927111	611 W Stuart	Vacant	4th and 5th	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.176	5.27	0	3	TVSP	TVSP	30	3	Lower
16927112	611 W Stuart	Vacant	4th and 5th	SP45/SC	LOW DENSITY RESIDENTIAL	0	0.176	5.27	0	3	TVSP	TVSP	30	3	Lower
16927113	607 Stuart Ave	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.165	4.94	0	2	TVSP	TVSP	30	2	Lower
16927115	545 Stuart Ave	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.110	3.30	0	2	TVSP	TVSP	30	2	Lower
16927116	545 Stuart Ave	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.110	3.30	0	2	TVSP	TVSP	30	2	Lower
16927117	545 Stuart Ave	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.183	5.49	0	3	TVSP	TVSP	30	3	Lower
16927118	535 W Stuart Ave	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.108	3.25	0	2	TVSP	TVSP	30	2	Lower
16927119	535 W Stuart Ave	Vacant	4th and 5th	SP45/TC	LOW DENSITY RESIDENTIAL	0	0.090	2.71	0	1	TVSP	TVSP	30	1	Lower
16927120	535 W Stuart Ave	Commercial and Services	4th and 5th	SP45/TC	COMMERCIAL/INDUS TRIAL	0	0.158	4.73	0	2	TVSP	TVSP	30	2	Lower
16927153	701 Stuart Ave	Vacant	4th and 5th	SP45/SC	COMMERCIAL	0	0.175	5.26	0	3	TVSP	TVSP	30	3	Lower
16927229	420 W Redlands Blvd	Parking Lot	N/A	M-1	COMMERCIAL/INDUS TRIAL	0	1.569	0	0	0	TVSP	TVSP	30	24	Lower
16928130	120 W Redlands Blvd	Commercial and Services	N/A	SP45/TCH	COMMERCIAL/INDUS TRIAL	0	1.479	44.36	0	22	TVSP	TVSP	30	22	Lower
16928154	110 W Redlands Blvd	Commercial and Services	N/A	SP45/TCH	COMMERCIAL/INDUS TRIAL	0	0.868	26.03	0	13	TVSP	TVSP	30	13	Lower
16928155	4 W Redlands Blvd	Commercial and Services	N/A	SP45/TCH	COMMERCIAL/INDUS TRIAL	0	1.006	30.18	0	15	TVSP	TVSP	30	15	Lower
16931317	301 9th St	Vacant	N/A	SP45/SC	COMMERCIAL/INDUS TRIAL	0	2.157	64.70	0	32	HIGH DENSITY RESIDENTIAL	R-3	30	52	Lower

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16937106	1580 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL/INDUS TRIAL	0	1.163	0	0	0	TVSP	TVSP	30	17	Lower
16937110	1580 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	0.051	0	0	0	TVSP	TVSP	30	1	Lower
16937112	1580 Industrial Park Ave	Parking Lot	N/A	EV/CG	COMMERCIAL	0	0.149	0	0	0	TVSP	TVSP	30	2	Lower
16937117	1580 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	0.057	0	0	0	TVSP	TVSP	30	1	Lower
16937118	1520 Industrial Park Ave	Parking Lot	N/A	EV/CG	COMMERCIAL	0	0.096	0	0	0	TVSP	TVSP	30	1	Lower
16937121	1580 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	0.077	0	0	0	TVSP	TVSP	30	1	Lower
16937122	1580 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	0.415	0	0	0	TVSP	TVSP	30	6	Lower
16938105	1520 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	6.964	0	0	0	TVSP	TVSP	30	104	Lower
16938108	830 Tri City Center Dr	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	1.066	0	0	0	TVSP	TVSP	30	16	Lower
16938110	800 Tri City Center Dr	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	2.350	0	0	0	TVSP	TVSP	30	35	Lower
16938111	1460 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	0.908	0	0	0	TVSP	TVSP	30	14	Lower
16938113	1515 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	4.572	0	0	0	TVSP	TVSP	30	69	Lower
16938114	801 Tri City Center Dr	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	1.895	0	0	0	TVSP	TVSP	30	28	Lower
16940113	1350 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	0.695	0	0	0	TVSP	TVSP	30	10	Lower
17012111	1327 Sylvan Blvd	Single Family Residential	N/A	R-2	COMMERCIAL	0	0.996	26.90	1	21	TVSP	TVSP	30	14	Lower
17012112	1329 Sylvan Blvd	Single Family Residential	N/A	R-2	COMMERCIAL	0	0.900	24.29	1	18	TVSP	TVSP	30	12	Lower
17012113	633 N Judson St	Single Family Residential	N/A	R-2	COMMERCIAL	0	0.573	15.47	1	11	TVSP	TVSP	30	8	Lower
17012114	1331 Sylvan Blvd	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.490	13.24	0	11	TVSP	TVSP	30	7	Lower
17012115	1331 Sylvan Blvd	Single Family Residential	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.249	6.71	1	4	TVSP	TVSP	30	3	Lower
17017101	1316 Sylvan Blvd	Vacant	5th	R-2	HIGH DENSITY RESIDENTIAL	0	3.127	84.43	0	6	TVSP	TVSP	30	47	Lower
17020101	1129 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.287	7.76	0	6	TVSP	TVSP	30	4	Lower
17020102	1143 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.086	2.32	0	2	TVSP	TVSP	30	1	Lower
17020107	1123 E Central Ave	Multi-Family Residential	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.574	15.49	2	10	TVSP	TVSP	30	7	Lower
17020108	1119 E Central Ave	Single Family Residential	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.574	15.49	2	10	TVSP	TVSP	30	7	Lower



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17020109	1115 E Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.574	15.49	0	12	TVSP	TVSP	30	9	Lower
17020112	1111 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.574	15.49	0	12	TVSP	TVSP	30	9	Lower
17020121	1111 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.574	15.49	0	12	TVSP	TVSP	30	9	Lower
17020124	1111 Central Ave	Vacant	5th	R-2	HIGH DENSITY RESIDENTIAL	0	0.574	15.50	0	12	TVSP	TVSP	30	9	Lower
17020130	337 N Cook St	Single Family Residential	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.799	21.58	1	16	TVSP	TVSP	30	11	Lower
17020133	1113 E Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.413	11.16	0	9	TVSP	TVSP	30	6	Lower
17020134	1143 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.287	7.75	0	6	TVSP	TVSP	30	4	Lower
17020135	1143 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.137	3.71	0	3	TVSP	TVSP	30	2	Lower
17020137	1125 Central Ave	Vacant	N/A	R-2	HIGH DENSITY RESIDENTIAL	0	0.430	11.62	1	8	TVSP	TVSP	30	5	Lower
17020138	1129 Central Ave	Vacant	5th	R-2	HIGH DENSITY RESIDENTIAL	0	1.867	50.40	0	40	TVSP	TVSP	30	28	Lower
17025105	1110 Central Ave	Vacant	5th	R-2	HIGH DENSITY RESIDENTIAL	0	0.641	17.31	0	14	TVSP	TVSP	30	10	Lower
17025106	1122 Central Ave	Vacant	5th	R-2	HIGH DENSITY RESIDENTIAL	0	0.628	16.95	0	14	TVSP	TVSP	30	9	Lower
17025107	1122 Central Ave	Vacant	5th	R-2	HIGH DENSITY RESIDENTIAL	0	0.556	15.00	0	12	TVSP	TVSP	30	8	Lower
17108501	604 State St	Vacant	5th	A-P	HIGH DENSITY RESIDENTIAL	0	0.173	2.60	0	2	TVSP	TVSP	30	3	Moderate
17108503	604 Central Ave	Vacant	N/A	A-P	HIGH DENSITY RESIDENTIAL	0	0.055	0.83	0	1	TVSP	TVSP	30	1	Moderate
17108504	604 Central Ave	Vacant	N/A	A-P	HIGH DENSITY RESIDENTIAL	0	0.082	1.24	0	1	TVSP	TVSP	30	1	Moderate
17108913	21 Church St	Vacant	N/A	T	HIGH DENSITY RESIDENTIAL	0	0.125	1.87	0	1	TVSP	TVSP	30	1	Above Moderate
17118137	100 Tennessee St	Vacant	N/A	R-2	COMMERCIAL/INDUS TRIAL	0	0.663	17.91	0	14	TVSP	TVSP	30	10	Lower
17119129	15 Center St	Schools	5th	R-2	COMMERCIAL/INDUS TRIAL	0	1.888	50.96	0	41	TVSP	TVSP	30	28	Lower
17121109	419 Citrus Ave	Vacant	N/A	C-3	MEDIUM DENSITY RESIDENTIAL	0	0.035	1.06	0	1	TVSP	TVSP	30	1	Above Moderate
17121111	411 Citrus Ave	Vacant	N/A	C-3	MEDIUM DENSITY RESIDENTIAL	0	0.098	2.94	0	1	TVSP	TVSP	30	1	Above Moderate
17121112	407 W Citrus St	Vacant	N/A	C-3	MEDIUM DENSITY RESIDENTIAL	0	0.104	3.12	0	2	TVSP	TVSP	30	2	Above Moderate
17121113	216 Brookside Ave	Vacant	N/A	C-3	MEDIUM DENSITY RESIDENTIAL	0	0.156	4.69	0	2	TVSP	TVSP	30	2	Above Moderate

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17121114	216 Brookside Ave	Vacant	N/A	C-3	MEDIUM DENSITY RESIDENTIAL	0	0.026	0.77	0	0	TVSP	TVSP	30	1	Above Moderate
17121121	216 Brookside Ave	Vacant	N/A	C-3	MEDIUM DENSITY RESIDENTIAL	0	0.152	4.56	0	2	TVSP	TVSP	30	2	Above Moderate
17124124	317 Brookside Ave	Vacant	5th	A-P	COMMERCIAL/INDUS TRIAL	0	0.344	10.32	0	5			30	5	Moderate
17135128	311 Normande Ct	Vacant	N/A	R-2	COMMERCIAL/INDUS TRIAL	0	0.074	1.11	0	1			15	1	Above Moderate
17205201	1617 W Olive Ave	Vacant	N/A	R-S	0	0	0.380	2.28	0	2			6	2	Above Moderate
17208218	1114 W Olive Ave	Vacant	N/A	R-S	MEDIUM DENSITY RESIDENTIAL	0	0.143	0.86	0	1			6	1	Above Moderate
17208220	1114 W Olive Ave	Vacant	N/A	R-S	COMMERCIAL	0	0.157	0.94	0	1			6	1	Above Moderate
17243147	141 Calle Constancia	Vacant	N/A	R-S	COMMERCIAL	0	0.903	5.42	0	4			6	4	Above Moderate
17243148	1509 Blossom Ct	Vacant	5th	R-S	COMMERCIAL	0	0.313	1.88	0	2			6	2	Above Moderate
17301139	550 North Pl	Vacant	5th	R-S	COMMERCIAL	0	0.996	5.98	0	5			6	5	Above Moderate
17301140	608 North Pl	Vacant	5th	R-S	COMMERCIAL	0	1.016	6.09	0	5			6	5	Above Moderate
17304315	516 S Cajon St	Vacant	N/A	A-P	COMMERCIAL	0	0.215	6.45	0	3			30	3	Moderate
17304316	532 S Cajon St	Vacant	N/A	A-P	COMMERCIAL	0	0.275	8.26	0	4			30	4	Moderate
17319116	1233 Morrison Dr	Vacant	N/A	R-S	COMMERCIAL	0	0.699	4.20	0	3			6	3	Above Moderate
17402149	1335 Knoll Rd	Vacant	N/A	R-A	COMMERCIAL	0	0.704	1.90	0	2			2.7	2	Above Moderate
17402150	1355 Knoll Rd	Vacant	N/A	R-A	COMMERCIAL	0	0.740	2.00	0	2			2.7	2	Above Moderate
17402151	1355 Knoll Rd	Vacant	N/A	R-A	COMMERCIAL	0	0.846	2.28	0	2			2.7	2	Above Moderate
17402160	1363 Knoll Rd	Vacant	N/A	R-A	COMMERCIAL	0	0.734	1.98	0	2			2.7	2	Above Moderate
17404103	322 E Highland Ave	Vacant	N/A	R-S	COMMERCIAL	0	0.172	1.03	0	1			6	1	Above Moderate
17408210	340 Summit Ave	Vacant	N/A	R-E	COMMERCIAL	0	0.474	1.28	0	1			2.7	1	Above Moderate
17460102	673 Bradbury Dr	Vacant	N/A	R-E	COMMERCIAL	0	0.501	1.35	0	1			2.7	1	Above Moderate
17460105	693 Bradbury Dr	Vacant	N/A	R-E	COMMERCIAL	0	1.060	2.86	0	2			2.7	2	Above Moderate
17460108	679 Chaucer Ct	Vacant	N/A	R-E	COMMERCIAL	0	0.583	1.57	0	1			2.7	1	Above Moderate
17511114	945 W Highland Ave	Vacant	N/A	R-S	COMMERCIAL	0	0.454	2.72	0	2			6	2	Above Moderate
29216505	27045 Citrus Ave	Agriculture	N/A	EV/IC	COMMERCIAL	0	5.840	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	139	Lower
29216506	10972 Iowa St	Single Family Residential	N/A	EV/IC	COMMERCIAL	0	3.146	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	75	Lower
29216507	11006 Iowa St	Single Family Residential	N/A	EV/IC	COMMERCIAL	0	1.075	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	25	Lower
29216508	11018 Iowa St	Single Family Residential	N/A	EV/IC	COMMERCIAL	0	1.897	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	45	Lower
29216509	11034 Iowa St	Single Family Residential	N/A	EV/IC	COMMERCIAL	0	1.900	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	45	Lower
29216517	10941 Nevada St	Agriculture	N/A	EV/IC	COMMERCIAL	0	4.027	0	0	0	HIGH DENSITY RESIDENTIAL	R-3	30	97	Lower
29216702	11063 Iowa St	Vacant	N/A	EV/IC	COMMERCIAL	0	4.869	0	0	0	MEDIUM DENSITY RESIDENTIAL	R-2	30	58	Moderate
29216707	169 Alabama St	Single Family Residential	N/A	EV/IC	COMMERCIAL	0	2.345	0	1	-1	MEDIUM DENSITY RESIDENTIAL	R-2	30	27	Moderate
29216728	10287 Alabama St	Single Family Residential	N/A	EV/IC	COMMERCIAL	0	4.725	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	112	Lower

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29216729	169 Alabama St	Agriculture	N/A	EV/IC	COMMERCIAL	0	4.215	0	0	0	HIGH DENSITY RESIDENTIAL	R-3	30	101	Lower
29216730	11006 Iowa St	Agriculture	N/A	EV/IC	COMMERCIAL	0	8.857	0	0	0	HIGH DENSITY RESIDENTIAL	R-3	30	213	Lower
29220120	27395 Citrus Ave	Vacant	N/A	EV/IC	COMMERCIAL	0	10.648	0	0	0	MEDIUM DENSITY RESIDENTIAL	R-2	30	128	Moderate
29821109	1380 Plumwood	Vacant	N/A	R-1	COMMERCIAL	0	4.468	26.81	0	21			6	21	Above Moderate
29821139	2196 Madeira Ave	Vacant	N/A	R-E	COMMERCIAL	0	3.787	22.72	0	18			6	18	Above Moderate
16711410	1734 Washington St	Vacant	N/A	R-1	COMMERCIAL	0	0.147	0.88	0	1			6	1	Above Moderate
16712104	1612 Webster St	Vacant	N/A	R-1	COMMERCIAL	0	0.146	0.87	0	1			6	1	Above Moderate
16720133	1455 Clay St	Vacant	N/A	R-1	COMMERCIAL	0	0.156	0.94	0	1			6	1	Above Moderate
16927114	545 Stuart Ave	Vacant	4th and 5th	SP45/TC	COMMERCIAL	0	0.110	3.30	0	2	TVSP	TVSP	30	2	Lower
17110101	305 W State St	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.108	3.25	0	2	TVSP	TVSP	30	2	Above Moderate
17110102	305 W State St	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.108	3.25	0	2	TVSP	TVSP	30	2	Above Moderate
17110103	305 W State St	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.108	3.25	0	2	TVSP	TVSP	30	2	Above Moderate
17110104	309 W State St	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.108	3.25	0	2	TVSP	TVSP	30	2	Above Moderate
17110105	216 Brookside Ave	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.250	7.49	0	4	TVSP	TVSP	30	4	Above Moderate
17121115	216 Brookside Ave	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.116	3.49	0	2	TVSP	TVSP	30	2	Above Moderate
17121125	216 Brookside Ave	Vacant	N/A	C-3	PUBLIC/INSTITUTIONAL	0	0.462	13.87	0	7	TVSP	TVSP	30	7	Above Moderate
17243146	1520 Blossom Ct	Vacant	5th	R-S	PUBLIC/INSTITUTIONAL	0	0.364	2.18	0	2			6	2	Above Moderate
17447154	317 Silvertree Ln	Vacant	5th	R-E	PUBLIC/INSTITUTIONAL	0	0.348	2.09	0	2			6	2	Above Moderate
16902102	831 W Lugonia Ave	Vacant	5th	A-1	PUBLIC/INSTITUTIONAL	0	4.757	71.36	0	57			15	57	Moderate
16902111	831 W Lugonia Ave	Vacant	5th	R-1	PUBLIC/INSTITUTIONAL	0	1.641	24.62	0	20			15	20	Moderate
16722110	438 Hidalgo Ave	Vacant	5th	R-2	PUBLIC/INSTITUTIONAL	0	9.480	142.19	0	114			15	114	Moderate
16722116	1400 Church Pl	Vacant	5th	R-2	PUBLIC/INSTITUTIONAL	0	2.765	41.47	0	33			15	33	Moderate
16722115	539 Jurupa Ave	Vacant	5th	R-2	PUBLIC/INSTITUTIONAL	0	3.174	47.62	0	38			15	38	Moderate
16938109	810 Tri-City Center Dr	Commercial and Services	N/A	EV/CG	PUBLIC/INSTITUTIONAL	0	3.363	0	0	0	TVSP	TVSP	30	50	Lower
16940111	1372 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL/INDUSTRIAL	0	0.502	0	0	0	TVSP	TVSP	30	8	Lower
29216510	11090 Iowa St	Vacant	5th	EV3000RM	COMMERCIAL/INDUSTRIAL	0	4.067	61.00	1	48			15	48	Moderate

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29216303	11030 Nevada St	Single Family Residential	N/A	EV/IC	COMMERCIAL/INDUS TRIAL	0	4.261	0	1	-1	MEDIUM DENSITY RESIDENTIAL	R-2	15	50	Moderate
29216302	10940 Nevada St	Multi-Use Residential Agriculture	N/A	EV/IC	COMMERCIAL/INDUS TRIAL	0	8.905	0	2	-2	MEDIUM DENSITY RESIDENTIAL	R-2	15	105	Moderate
29216516	10941 Nevada St	Single Family Residential	N/A	EV/IC	HIGH DENSITY RESIDENTIAL	0	2.497	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	59	Lower
17460107	693 Bradbury Dr	Vacant	N/A	R-E	HIGH DENSITY RESIDENTIAL	0	0.877	2.37	0	2			2.7	2	Above Moderate
16938112	1402 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	4.682	0	0	0	TVSP	TVSP	30	70	Lower
16940110	1380 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	3.182	0	0	0	TVSP	TVSP	30	48	Lower
16940112	1362 Industrial Park Ave	Commercial and Services	N/A	EV/CG	COMMERCIAL	0	1.252	0	0	0	TVSP	TVSP	30	19	Lower
17121120	216 Brookside Ave	Vacant	N/A	C-3	COMMERCIAL	0	0.286	8.57	0	4	TVSP	TVSP	30	4	Above Moderate
17121116	216 Brookside Ave	Vacant	N/A	C-3	COMMERCIAL	0	0.218	6.55	0	3	TVSP	TVSP	30	3	Above Moderate
17121119	216 Brookside Ave	Vacant	N/A	C-3	COMMERCIAL	0	0.191	5.72	0	3	TVSP	TVSP	30	3	Above Moderate
17121118	216 Brookside Ave	Vacant	N/A	C-3	COMMERCIAL	0	0.229	6.86	0	3	TVSP	TVSP	30	3	Above Moderate
17121117	216 Brookside Ave	Vacant	N/A	C-3	COMMERCIAL	0	0.312	9.36	0	5	TVSP	TVSP	30	5	Above Moderate
16926124	620 New York St	Single Family Residential	N/A	C-M	COMMERCIAL	0	5.948	0	1	-1	HIGH DENSITY RESIDENTIAL	R-3	30	142	Lower
17408219	1313 Elm St	Vacant	N/A	R-E	COMMERCIAL	0	0.323	0.87	0	1			2.7	1	Above Moderate
17504247	1056 San Jacinto St	Vacant	N/A	R-S	COMMERCIAL/INDUS TRIAL	0	0.445	2.67	0	2			6	2	Above Moderate
APN					COMMERCIAL				0	0					

**Michael Baker**  
INTERNATIONAL