

Site Inventory List

ADDRESS	APN	GENERAL PLAN DESIGNATION	CURRENT ZONING	DENSITY W/OVERLAY	# OF UNITS W/OVERLAY	OTHER NOTES
541 STANDARD ST	4133-001-020	Two-Family	R-2	30	9.47	
406 E GRAND AVE	4135-011-005	Neighborhood Commercial	C-2	30	10.34	
412 E GRAND	4135-011-024	Neighborhood Commercial	C-2	30	5.1	
418 E GRAND	4135-011-003	Neighborhood Commercial	C-2	30	5.1	
430 E GRAND AVE	4135-011-023	Neighborhood Commercial	C-2	30	9.3	
210 PENN ST	4135-017-900	Multifamily	R-3	30	19.21	
817 E FRANKLIN AVE	4135-022-025	Parking	P	30	9.36	
	4135-022-026	Parking	P	30	4.8	
	4135-022-027	Parking	P	30	4.8	
	4135-022-028	Parking	P	30	4.8	
205 LOMITA	4135-022-035	Multifamily	R-3	30	84.9	
717 E GRAND AVE	4135-023-023	Multifamily	R-3	30	14.46	
533 MAIN STREET	4136-006-900	Parking	DSP	30	9.6	
361 RICHMOND ST	4136-017-046	Downtown Specific Plan	DSP	30	16.88	
223 W FRANKLIN AVE	4136-024-018	Multifamily	R-3	40	8.68	
1755 E SYCAMORE AVE	4139-017-004	Corporate Office	CO	40	10.81	
835 N SEPULVEDA BLVD	4139-017-040	Corporate Office	CO	40	73.03	
1804 E SYCAMORE AVE	4139-017-043	General Commercial	C-3	40	34.63	
703 N PCH	4139-018-001	General Commercial	C-3	40	27.36	
739 N PCH	4139-018-002	General Commercial	C-3	40	13.08	
755 N PCH	4139-018-003	General Commercial	C-3	40	13.12	
	4139-025-075	General Commercial	C-3			35 Pending Project
	4139-025-073	General Commercial	C-3			20 Pending Project
	4139-025-074	General Commercial	C-3			55 Pending Project
	4139-025-076	General Commercial	C-3			10 Pending Project
	4139-024-057	Parking	P			6 Pending Project
	4139-024-058	Parking	P			137 Pending Project
1217 E MARIPOSA AVE	4139-021-019	Single Family	R-1			9 Pending Project
203 RICHMOND ST	4136-024-017	Downtown Specific Plan	DSP			3 Pending Project
209 RICHMOND ST	4136-024-009	Downtown Specific Plan	DSP			1 Pending Project

664.83

Total 665 DU (35% Buffer)

ADUs provide additional 80 units for 745 DU (51% Buffer)

