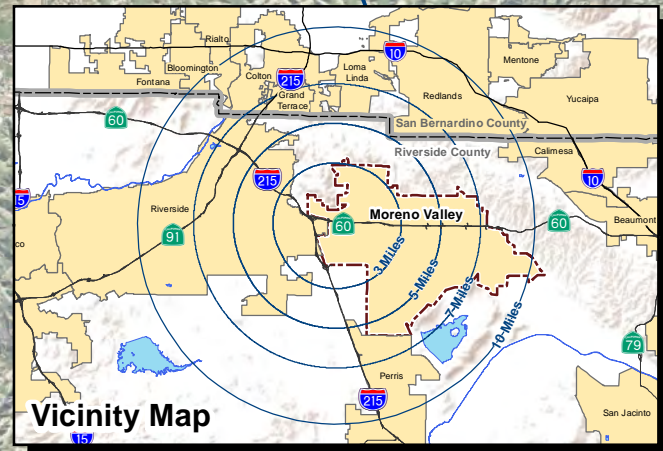
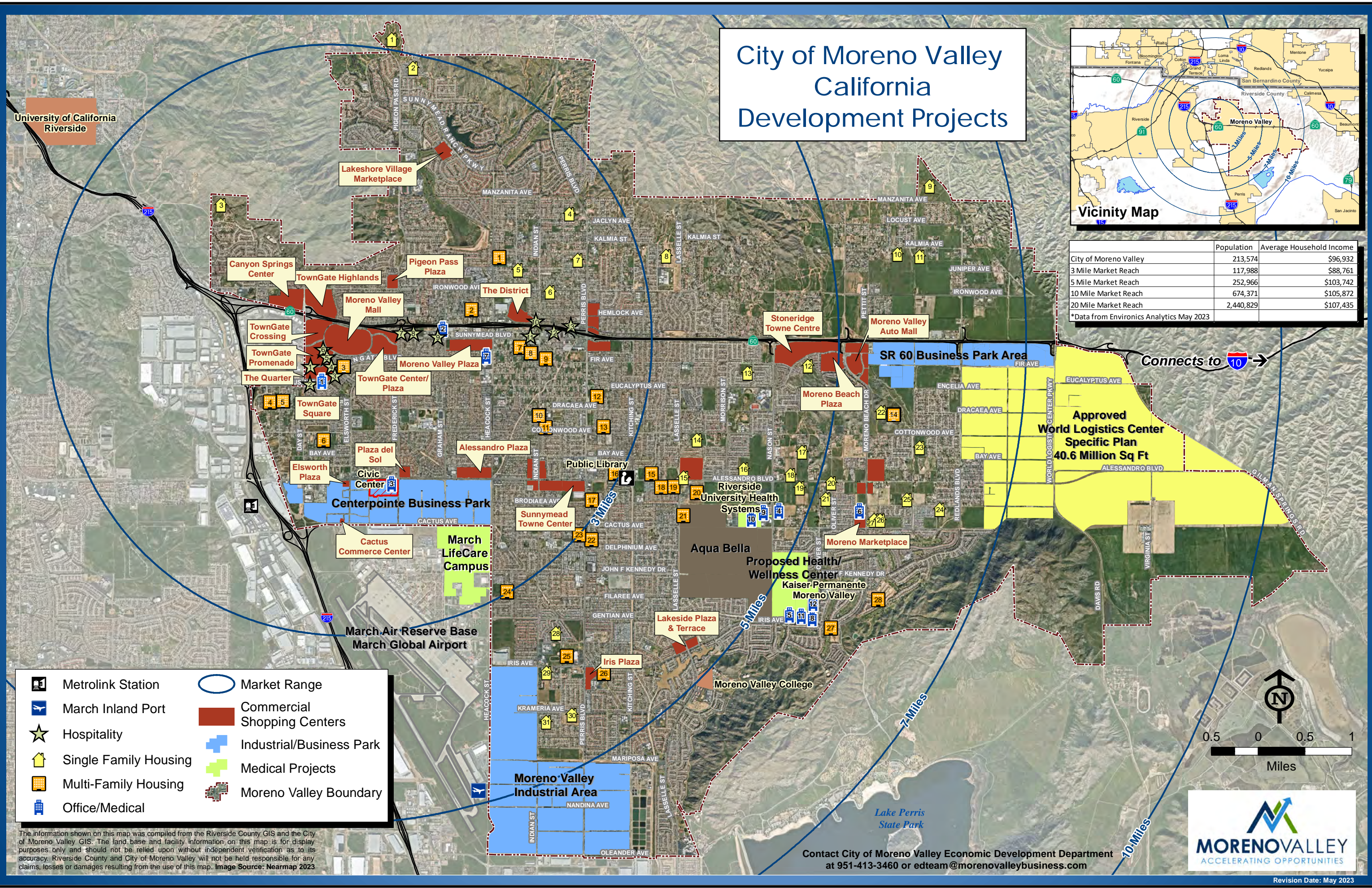


# City of Moreno Valley California Development Projects

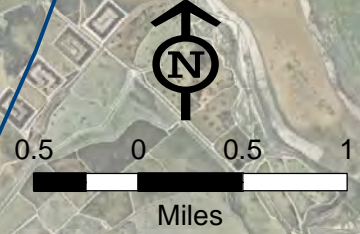


	Population	Average Household Income
City of Moreno Valley	213,574	\$96,932
3 Mile Market Reach	117,988	\$88,761
5 Mile Market Reach	252,966	\$103,742
10 Mile Market Reach	674,371	\$105,872
20 Mile Market Reach	2,440,829	\$107,435

\*Data from Envirionics Analytics May 2023



- Metrolink Station
- March Inland Port
- Hospitality
- Single Family Housing
- Multi-Family Housing
- Office/Medical
- Market Range
- Commercial Shopping Centers
- Industrial/Business Park
- Medical Projects
- Moreno Valley Boundary



The information shown on this map was compiled from the Riverside County GIS and the City of Moreno Valley GIS. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Riverside County and City of Moreno Valley will not be held responsible for any claims, losses or damages resulting from the use of this map. Image Source: Nearmap 2023

Contact City of Moreno Valley Economic Development Department  
at 951-413-3460 or [edteam@morenovalleybusiness.com](mailto:edteam@morenovalleybusiness.com)



# COMMERCIAL development

The City of Moreno Valley is a growing city with a bright future. Strategically located in the Inland Empire of Southern California, with a market area of over two million people and abundant developable land, savvy developers and retailers continue to choose Moreno Valley for growth and success. The City of Moreno Valley is dedicated to fostering new businesses and well-managed growth to create a superb quality of life. *Take a look at what's happening!*



## Commercial Centers

Center Name	Size (sq. ft.)	Traffic Counts (ADT)	
		East/West	North/South
TownGate Highlands	251,900	154,000	21,000
Moreno Valley Mall	1,200,000	154,000	22,900
Stoneridge Towne Centre	579,295	90,000	17,100
TownGate Center/Plaza	465,000	137,000	24,200
Moreno Beach Plaza	350,000	74,000	15,400
Moreno Valley Plaza	341,000	19,500	22,900
TownGate Square	136,000	20,600	22,900
TownGate Crossing	237,000	154,000	22,900
TownGate Promenade	200,000	154,000	22,900
Moreno Beach Marketplace	175,000	74,000	15,400
Lakeside Plaza & Terrace	143,000	20,700	23,600
Lakeshore Village	140,000	20,500	18,000
Alessandro & Lasselle	140,000	16,600	12,100
Moreno Marketplace	93,788	11,900	14,000
Iris Plaza	87,120	16,800	25,900
Elsworth Plaza	30,000	19,000	8,800
Cactus Commerce Center	16,000	43,300	7,700
The District	1,327,645	120,000	33,500
The Quarter	420,485	13,800	22,900

## Office/Medical

Map #	Name	Size (sq. ft.)
1	TownGate Square	170,000
2	Olivewood Plaza	22,758
3	Centerpointe Office Area	258,000
4	Moreno Valley Medical Plaza	217,000
5	Moreno Valley Medical Overlay Area	122,250
6	Renaissance Village	98,400
7	Riverside County Office Building	52,000
8	Fresenius Medical Care	12,000
9	Integrated Care Communities	44,000
10	Riverside University Health System Expansion	1,200,000
11	Kaiser Permanente Master Campus Expansion	800,000
12	Mainstreet Post-acute Care	57,000



## Industrial/Job Centers

Areas	Occupied/Leased (sq. ft.)	Available/Approved (sq. ft.)	Proposed (sq. ft.)
Centerpointe Business Park	5,465,659	957,060	119,800
Moreno Valley Industrial Area	19,001,657	1,311,080	221,859
SR-60 Business Park Area	3,651,264	1,249,121	--
Approved World Logistics Center	--	40,600,000	--



## Hospitality Development

Map #	Hotel Name	# Guest Rooms
<b>TownGate Hotels:</b>		
1	Residence Inn	112
2	Holiday Inn Express	104
3	Fairfield Inn & Suites	106
4	Hilton Garden Inn	126
5	Ayres Suites	127
6	Hampton Inn & Suites	115
<b>Sunnymead Area Hotels</b>		
7	La Quinta Inn & Suites	58
8	Travelers Inn	55
9	Comfort Inn	92
10	Woodsprings Suites	122
11	Econo Lodge	51
12	Hotel XOLA by Wyndham	151
13	Best Western Moreno Hotel & Suites	59



# RESIDENTIAL development



## Single-Family Development: 3,058 Units

Map#	Record	Builder/Applicant	# of Units	Status
1	PA05-0189-P16-086 & PEN19-0250	Wang/Kang	78	Plan Check
2	PEN18-0145	KB Homes	97	Construction Completed
3	PEN20-0095-0096/ PEN21-0066	Shizao Zheng	108	In Process
4	PEN19-0202-0208	Boniful LLC	31	In Process
5	PA14-0031/ PEN18-0144	Right Solutions	7	Plan Check
6	PEN17-0096	Manuel Ruiz	4	Construction Completed
7	PA03-0100/ PEN17-0014	Victoria Homes	12	Plan Check
8	PA05-0052/ PEN19-0244	Winchester Associates/ KB Homes	104	Under Construction
9	PEN16-0162/ PEN19-0247	Curtis Development	23	Approved
10	PA05-0115/ PEN16-0147/ PEN19-0255	Sussex Capital Group	57	Approved
11	PA05-0114/ PEN16-0146/ PEN19-0254	Sussex Capital Group	11	Approved
12	PA04-0146/ PA10-0038/ P15-066&067	Beazer Homes	274	Construction Completed
13	PEN22-0187	Vigorous Moreno Valley	37	In Process
14	PEN18-0065	Macjones Holdings	31	Approved
15	PEN21-0136	DR Horton/ Winco Holdings Inc.	177	Approved
16	PEN21-0290-91-92	Pacific Investment	236	Approved
17	PEN22-0130	Sunset Crossings	133	In Process
18	PEN22-0131	Sunset Crossings	132	In Process
19	PEN21-0184-0185	DR Horton	204	Approved
20	PEN20-0144	Mike McKnight Planning	96	Under Construction
21	PEN21-0199/ 0203/0204	DR Horton	67	Under Construction
22	PEN21-0075/ 0080/0081	Lansing Companies	315	In Process
23	PEN22-0014 thru PEN22-0017	Pacific Investment	76	In Process
24	PEN21-0145/ 0238 thru 0245	Passco Pacifica	322	In Process
25	PEN18-0053/ PEN18-0092	Cantebury	45	Plan Check
26	PEN18-0154	Michael De La Torre	6	Plan Check
27	PEN18-0080	Hakan Buvan	8	Plan Check
28	PEN16-0095/ PEN20-0016	Mission Pacific Land	221	Under Construction

29	PEN22-0156/ PEN22-0157	South of Iris 2021, LLC	78	In Process
30	PEN19-0188	PI Properties No. 67 LLC	66	Approved
31	PEN18-0042	Ada Deturcios	2	Plan Check

## Multi-Family Development: 3,606 Units

Map#	Record	Builder/Applicant	# of Units	Status
1	PA06-0092/ PEN18-0242/ PEN21-0307	Fagan Consulting	130	Approved
2	PA14-0027/ PEN20-0019	Design Concepts	39	Under Construction
3	PEN22-0178	Album Towngate/Tim Busch	150	In Progress
4	PEN20-0057,-058	Apollo IV Dev Grp	51	Approved
5	PEN18-0064	Apollo III Dev Grp	18	Construction Completed
6	PEN22-0236	Cottonwood 36	36	In Progress
7	PEN16-0066	Cal Choice Inv. Inc.	20	Approved
8	PA08-0032/ PEN18-0234	Jimmy Lee	12	Approved
9	PEN19-0157	Geri Relich	11	Plan Check
10	PEN21-0112 thru 0115	Moreno Valley Housing Authority	32	Under Construction
11	PEN 19-0110-0108 - 0109 - 0097	Moreno Valley Housing Authority	80	Under Construction
12	PEN21-0133	Bazargan	5	Approved
13	PEN21-0127	Cottonwood 939	92	Approved
14	PEN21-0075/ 0080/0081	Lansing Companies	430	In Process
15	PA13-0062/ PEN16-0120 EOT PEN20-0006	Creative Design Assoc.	58	Approved
16	PEN21-0250 thru 0252	Moreno Rose	64	In Process
17	PA16-0039/ PEN18-0211	Spruce Grove Inc.	272	Plan Check
18	PEN22-0029/ PEN22-0030	Brian King/Empire CM Inc	88	In Process
19	PEN22-0022/ PEN22-0023	Brian King/Empire CM Inc	200	Under Construction
20	PA15-0046/ PEN19-0159 BFR22-0048	Rocas Grandes	426	Approved
21	PEN16-0123/ PEN19-0007	Villa Annette, L.P.	220	Under Construction
22	PA06-0096/ PEN19-0203	TL Group	52	Plan Check
23	PA14-0015/ PEN18-0032	Century Communities	117	Construction Completed
24	PEN21-0264	Eugene Lai	2	In Process
25	PEN21-0021/ 0215/0216	Perris at Pentecostal	426	In Process
26	PEN20-0063,0065-68 BFT22-0039	Passco Pacific LLC	82	Plan Check
27	PA08-0054/P08-053/ PEN18-0225/ Via Del Lago Homes		135	Approved
28	PEN16-0130	ROCI CA Belago	358	Plan Check

In Process = not yet approved by Planning Commission  
Approved = Planning Commission approval  
Plan Check = Approved plus construction documents in review  
Under Construction



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www.moval.org/simplicity (Check project status)