

APPENDIX A7

**Specific Plan Area Vacant
or Underutilized Parcels**

**Northeast Area Specific Plan - Specific Plan Area
Vacant or Underutilized (Existing Buildings to Come Down) Parcels**

Count	Sub-area	TAZ	APN	Acres	B SqFt	FAR	Utilization Code		Proposed Zoning	IBI - ITE Land Use	Year Built	District	Values			Owner	Notes
							Initial	Revise					Land	Imp's	Ratio		
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18
1	3	T17	345-011-03	2.250	1,225	0.012	3	1.3	CO(TC)	CORPORATE HEADQUARTERS	70	ALPHA	757,399	465,919	0.62	3530 LA PALMA PARTNERSHIP	
2	3	T17	345-011-04	1.412	30,894	0.502	3	1.3	CO(TC)	CORPORATE HEADQUARTERS	73	ALPHA	519,496	535,714	1.03	ASHWILL N BRUCE	
3	3	T17	345-011-05	0.029	0	N/A	2	1.2	CO(TC)	BUSINESS PARK	73	ALPHA	2,988	2,988	0.40	ASHWILL ELLWIN E	
4	3	T17	345-011-10	1.190	21,120	0.407	2	1.2	CO(TC)	BUSINESS PARK	73	ALPHA	408,571	469,632	1.15	ASHWILL ELLWIN E	
5	3	T17	345-011-11	1.016	17,280	0.390	2	1.2	CO(TC)	BUSINESS PARK	73	ALPHA	348,884	369,942	1.06	ASHWILL ELLWIN E	
6	3	T17	345-011-12	1.144	22,802	0.458	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	392,803	762,634	1.94	ASHWILL ELLWIN E	
7	3	T17	345-011-13	5.196	1	N/A	3	1.3	CO(TC)	WAREHOUSING	73	ALPHA	956,133	1,458,985	1.53	3530 LA PALMA PARTNERSHIP	
8	3	T45	345-121-06	1.880	4,000	0.049	2	1.2	CO(TC)	WAREHOUSING	67	ALPHA	78,454	740,389	9.44	JOHNSON EVELYN	
9	3	T45	345-121-09	0.999	10,900	0.501	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	243,780	429,420	1.76	AUER WILLIAM C JR & JENNIFER P	
10	3	T45	345-121-11	0.937	21,291	0.522	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	361,848	689,765	1.91	G & G DEVELOPMENT CO	
11	3	T45	345-121-13	0.499	9,991	0.460	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	192,638	300,831	1.56	G & G DEVELOPMENT CO	
12	3	T45	345-121-14	0.611	10,973	0.412	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	209,916	346,179	1.65	ASHWILL ELLWIN E	
13	3	T45	345-121-15	0.642	13,095	0.468	2	1.2	CO(TC)	RETAIL	73	ALPHA	220,390	461,395	2.09	ASHWILL ELLWIN E	
14	3	T45	345-121-16	0.488	9,700	0.456	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	172,105	314,987	1.83	GEMAYEL GEORGE K & OSNA W	
15	3	T45	345-121-17	10.300	159,264	0.355	2	1.2	CO(TC)	WAREHOUSING	83	ALPHA	1,503,626	2,633,380	1.75	WILLIAMSON PAUL D	
16	3	T16	345-131-03	1.330	21,200	0.366	2	1.2	CO(TC)	INDUSTRY	74	ALPHA	472,770	902,700	1.91	PENNER JOHN R & ELEANOR L	
17	3	T16	345-131-05	0.780	15,074	0.444	2	1.2	CO(TC)	CORPORATE HEADQUARTERS	83	ALPHA	233,950	436,298	1.86	RICHARDSON KIM A	
18	3	T16	345-131-07	0.872	15,590	0.410	2	1.2	CO(TC)	INDUSTRY	80	ALPHA	187,283	579,952	3.10	GROVE CONSTRUCTION	
19	3	T16	345-131-09	1.180	19,980	0.389	2	1.2	CO(TC)	INDUSTRY	80	ALPHA	531,380	733,769	1.38	B & D ASSOCIATES	
20	3	T16	345-131-10	0.806	11,630	0.441	2	1.2	CO(TC)	INDUSTRY	80	ALPHA	218,921	563,890	2.67	DIMAR PROPERTIES	
21	3	T16	345-131-11	0.582	10,668	0.421	2	1.2	CO(TC)	INDUSTRY	81	ALPHA	218,920	491,098	2.24	ROSS DAVID WENDELL & BONNY S	
22	3	T44	345-132-02	1.310	23,500	0.442	2	1.2	CO(TC)	RETAIL	74	ALPHA	506,481	728,827	1.44	PARR-BOHN CARMENITA LTD	
23	3	T44	345-132-03	1.480	28,500	0.442	2	1.2	CO(TC)	CORPORATE HEADQUARTERS	74	ALPHA	579,973	640,925	1.11	ADLER SEYMOUR	
24	3	T44	345-132-04	5.100	80,820	0.364	2	1.2	CO(TC)	INDUSTRY	74	ALPHA	177,579	969,195	5.46	GROVE CONSTRUCTION	
25	3	T44	345-132-05	0.921	17,400	0.433	2	1.2	CO(TC)	INDUSTRY	74	ALPHA	32,056	206,978	6.46	GROVE CONSTRUCTION	
26	3	T44	345-132-06	0.902	17,000	0.433	2	1.2	CO(TC)	INDUSTRY	74	ALPHA	31,412	214,466	6.83	GROVE CONSTRUCTION	
27	3	T44	345-132-07	0.967	18,837	0.447	2	1.2	CO(TC)	INDUSTRY	74	ALPHA	33,630	203,334	6.05	GROVE CONSTRUCTION	
28	3	T21	345-173-02	3.320	63,800	0.441	2	1.2	CO(TC)	INDUSTRY	73	ALPHA	112,033	565,065	5.04	WILLIAMS FAMILY PARTNERSHIP	
29	3	T21	345-173-03	0.755	13,872	0.422	3	1.3	CO(TC)	INDUSTRY	74	ALPHA	284,678	0	N/A	GONZALES FRANK	
30	3	T21	345-173-04	0.809	9,862	0.280	3	1.3	CO(TC)	INDUSTRY	74	ALPHA	119,420	354,577	2.97	MELVILLE ASSOCIATES	
31	3	T21	345-173-05	0.872	16,428	0.432	3	1.3	CO(TC)	RETAIL	74	ALPHA	91,889	195,604	2.13	CULVER EDWARD L JR	
32	3	T21	345-173-06	0.682	14,400	0.485	3	1.3	CO(TC)	INDUSTRY	75	ALPHA	370,799	524,985	1.42	MARTIN DANIEL PETER	
33	3	T21	345-173-07	0.517	1,160	0.052	3	1.3	CO(TC)	RETAIL	63	ALPHA	133,308	88,532	0.66	UNION OIL CO OF CAL	
34	3	T21	345-173-08	0.024	0	N/A	3	1.3	CO(TC)	INDUSTRY	782	ALPHA	782	0	N/A	UNION OIL CO OF CAL	
35	3	T21	345-173-09	0.563	10,992	0.448	3	1.3	CO(TC)	INDUSTRY	1	ALPHA	197,343	360,912	1.83	ELKUS EUGENE S	
36	3	T21	345-173-10	0.836	16,428	0.451	3	1.3	CO(TC)	INDUSTRY	74	ALPHA	97,997	205,601	2.10	ALPERT LAWRENCE M	
37	3	T21	345-173-11	2.772	59,800	0.495	3	1.3	CO(TC)	INDUSTRY	69	ALPHA	92,233	596,773	6.47	CALTEX EQUITIES	
38	3	T21	345-173-12	1.400	20,622	0.338	3	1.3	CO(TC)	INDUSTRY	77	ALPHA	364,909	423,400	1.16	BECKER NICK	
39	3	T21	345-173-13	1.020	19,936	0.449	2	1.2	CO(TC)	INDUSTRY	77	ALPHA	249,926	334,062	1.34	TUSTIN AVENUE INVESTMENT	
40	3	T16	345-174-03	6.340	66,089	0.239	2	1.2	CO(TC)	INDUSTRY	71	ALPHA	210,576	1,168,025	5.65	GENERAL ELECTRIC CO	
41	3	T16	345-174-04	0.971	16,290	0.365	3	1.3	CO(TC)	BUSINESS PARK	81	ALPHA	102,481	449,145	4.38	HESS WESLEY J	
42	3	T16	345-174-06	1.071	19,200	0.412	3	1.3	CO(TC)	BUSINESS PARK	77	ALPHA	495,585	432,972	0.87	EQUITY RESERVE INC	
43	3	T16	345-174-09	0.700	11,248	0.369	3	1.3	CO(TC)	INDUSTRY	77	ALPHA	169,420	306,550	1.81	DOOLEY JANICE M	
44	3	T16	345-174-10	0.761	13,230	0.399	2	1.2	CO(TC)	INDUSTRY	77	ALPHA	398,000	592,000	1.49	MARTIN WILLIAM R	
45	3	T16	345-174-11	0.612	11,475	0.430	2	1.2	CO(TC)	GENERAL OFFICE	77	ALPHA	93,566	249,926	2.67	DUNCAN GARY D	
46	3	T16	345-174-12	0.594	10,570	0.409	2	1.2	CO(TC)	INDUSTRY	77	ALPHA	75,099	196,216	2.64	RHEA WALTER P	
47	3	T16	345-174-13	1.463	26,650	0.418	2	1.2	CO(TC)	INDUSTRY	78	ALPHA	517,403	841,572	1.63	HAEFELE ROBERT C	
48	3	T16	345-174-14	1.115	17,225	0.355	2	1.2	CO(TC)	INDUSTRY	78	ALPHA	137,541	372,551	2.71	WEBB DANIEL E & ALMA S	
CO(TC) Subtotals													13,912,815	24,934,250	1.79		
1	1	T03	344-231-24	0.756	1,200	0.036	1	1	CL-1	RETAIL	40	ALPHA	31,853	7,335	0.23	MENTH JEWEL	
2	1	T08	344-412-01	1.990	0	N/A	5	5	CL-1	VACANT	1	ALPHA	76,623	0	N/A	NORTH STREET PARTNERSHIP	
3	1	T40	344-414-01	1.200	0	N/A	5	5	CL-1	VACANT	1	ALPHA	207,605	0	N/A	BRENNAN BEVERLY	
4	2	T14	345-071-05	0.864	1,144	0.030	2	1.2	CL-1	WAREHOUSING	42	ALPHA	216,782	1,200	0.01	JOSEPH & NELL GENOVESE FAMILY TRUST	
5	2	T14	345-071-06	0.864	962	0.026	1	1.1	CL-1	RESIDENTIAL	50	ALPHA	43,980	2,897	0.07	LOPEZ ANTONIO H	
6	2	T14	345-071-07	0.864	11,920	0.317	2	1.2	CL-1	CORPORATE HEADQUARTERS	81	ALPHA	113,458	408,072	3.60	ALLEN WILLIAM	
7	2	T14	345-071-08	0.864	12,900	0.343	2	1.2	CL-1	INDUSTRY	69	ALPHA	45,108	125,522	2.78	FINLEY WENDELL W	
8	2	T14	345-071-09	0.517	1,710	0.076	2	1.2	CL-1	RETAIL	64	ALPHA	39,589	23,437	0.59	MUCKENTHALER RONALD S	

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							Initial	Revise	Final				Land	Imp's	Ratio			
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	
9	2	T14	345-071-10	0.910	13,873	0.350	2	1,2	CL-1	RETAIL	78	ALPHA	50,078	448,820	8.96	MCLEAN MELVILLE J		
10	1	T08	344-071-05	0.565	0	N/A	5	5	ML-1	VACANT	69	ALPHA	91,103	24,620	0.27	MAGEL LEONARD R		
11	1	T01	344-111-03	8.714	179,600	0.473	2	1,2	ML-1	BUSINESS PARK	68	ALPHA	243,867	1,230,198	5.04	YODER DONALD H		
12	1	T01	344-112-07	0.646	6,000	0.213	2	1,2	ML-1	RETAIL	81	ALPHA	357,330	552,954	1.55	ORPHEY ROBERT D		
13	1	T01	344-172-04	3.520	28,224	0.184	1	1,1	ML-1	INDUSTRY	79	ALPHA	614,477	382,968	0.62	T OHARA FARM		
14	1	T01	344-172-05	1.321	0	N/A	1	1,1	ML-1	INDUSTRY	1	ALPHA	38,185	0	N/A	T OHARA FARM	nursery	
15	1	T01	344-192-02	6.180	133,549	0.496	1	1,1	ML-1	GENERAL OFFICE	77	ALPHA	303,688	640,154	2.11	HILLYARD GEORGE W JR	acreage increased	
16	1	T01	344-192-03	0.213	5,500	0.593	1	1,1	ML-1	WAREHOUSING	83	ALPHA	113,832	192,168	1.69	SADAMITSU ISAMU		
17	1	T01	344-192-04	0.234	1,164	0.114	1	1,1	ML-1	INDUSTRY	48	ALPHA	9,942	12,008	1.21	T OHARA FARM		
18	1	T01	344-192-05	0.234	1,096	0.108	1	1,1	ML-1	INDUSTRY	47	ALPHA	88,325	38,958	0.44	T OHARA FARM		
19	1	T01	344-192-06	1.704	26,760	0.361	3	1,3	ML-1	INDUSTRY	74	ALPHA	398,321	476,778	1.20	VAN HUNNICK ELIZABETH JANNA		
20	1	T01	344-192-07	1.075	4,700	0.100	3	1,3	ML-1	RETAIL	77	ALPHA	432,000	173,000	0.40	VIDMAR DON P & SIDNEY S		
21	1	T01	344-192-11	2.020	34,000	0.386	3	1,3	ML-1	INDUSTRY	82	ALPHA	749,213	2,646,652	3.53	CADWAY INC		
22	1	T01	344-192-12	1.720	26,400	0.352	3	1,3	ML-1	BUSINESS PARK	75	ALPHA	478,619	674,472	1.41	NOGGLE MICHAEL K		
23	1	T01	344-192-14	0.404	0	N/A	3	1,3	ML-1	BUSINESS PARK	1	ALPHA	0	0	N/A	FOWLER INDUSTRIAL PARK		
24	1	T03	344-211-09	3.330	0	N/A	5	5	ML-1	VACANT	1	ALPHA	0	0	N/A	PUBLIC UTILITY		
25	1	T03	344-221-03	4.848	0	N/A	5	5	ML-1	VACANT	1	ALPHA	154,633	10,631	0.07	SIGALOS ANTHONY		
26	1	T03	344-221-11	1.960	0	N/A	5	5	ML-1	VACANT	1	ALPHA	65,238	0	N/A	SONFARREL INC		
27	1	T05	344-301-13	0.235	1,307	0.128	1	1	ML-1	RESIDENTIAL	46	ALPHA	9,598	12,403	1.29	SHIMADA RICHARD T		
28	1	T05	344-301-15	0.939	0	N/A	1	1	ML-1	INDUSTRY	1	ALPHA	32,006	0	N/A	FUKUDA WILLIAM S	storage	
29	1	T05	344-311-01	0.680	12,065	0.407	3	1,3	ML-1	INDUSTRY	76	ALPHA	355,980	504,900	1.42	TOWER INDUSTRIES INC		
30	1	T05	344-311-02	0.830	3,600	0.100	3	1,3	ML-1	INDUSTRY	73	ALPHA	110,804	418,703	3.78	CUTHERS TIM JAY & VICKI KAY		
31	1	T05	344-311-03	0.939	20,160	0.493	2	1,2	ML-1	INDUSTRY	79	ALPHA	32,007	389,918	12.18	LOGAR JACOB		
32	1	T05	344-311-04	0.903	19,365	0.492	2	1,2	ML-1	INDUSTRY	74	CANYON	32,008	207,763	6.49	LOGAR JACOB		
33	1	T05	344-311-05	0.939	1,561	0.038	2	1,2	ML-1	WAREHOUSING	60	CANYON	32,007	9,352	0.29	SUNBELT LANDSCAPE & MAINT		
34	1	T05	344-311-06	4.690	0	N/A	5	1,5	ML-1	VACANT	1	CANYON	162,764	0	N/A	FUKUDA SHIGETO		
35	1	T05	344-311-07	0.939	1,685	0.041	2	1,2	ML-1	INDUSTRY	50	CANYON	32,008	7,328	0.23	FIRST JACK R		
36	1	T05	344-311-08	0.864	3,080	0.082	2	1,2	ML-1	INDUSTRY	70	CANYON	43,970	45,970	0.47	THOMPSON KERMIT D		
37	1	T05	344-311-12	0.718	12,000	0.384	3	1,3	ML-1	WAREHOUSING	72	ALPHA	94,204	187,221	2.34	MOHAGERI MANOUCHER		
38	1	T05	344-311-13	0.149	0	N/A	3	1,3	ML-1	INDUSTRY	1	ALPHA	6,198	0	N/A	HAZARD RAYMOND L		
39	1	T05	344-311-14	0.783	1,708	0.050	3	1,3	ML-1	INDUSTRY	47	ALPHA	43,231	25,897	0.60	HAZARD RAYMOND L		
40	1	T05	344-311-15	0.043	0	N/A	2	1,2	ML-1	INDUSTRY	1	ALPHA	2,356	0	N/A	HAZARD RAYMOND L		
41	1	T05	344-311-16	0.854	13,312	0.358	2	1,2	ML-1	INDUSTRY	52	ALPHA	121,090	52,540	0.43	RUDIE GARY A & MARY J		
42	1	T05	344-311-19	0.648	8,500	0.301	2	1,2	ML-1	INDUSTRY	75	CANYON	58,745	172,915	2.94	DAY & PARIS		
43	1	T05	344-311-22	0.903	8,976	0.228	2	1,2	ML-1	INDUSTRY	76	CANYON	179,846	226,920	1.26	RUDIE GARY A & MARY J		
44	1	T05	344-311-23	0.850	1,668	0.045	2	1,2	ML-1	INDUSTRY	54	CANYON	34,565	30,476	0.88	FRANZ WARNER A		
45	1	T05	344-311-24	0.381	4,816	0.290	3	1,3	ML-1	INDUSTRY	80	ALPHA	31,412	160,977	5.12	GILSTRAP GLENN E		
46	1	T05	344-311-25	0.732	9,797	0.307	3	1,3	ML-1	RETAIL	63	ALPHA	256,154	187,119	0.73	JOHNSON EARL ALLEN JR		
47	1	T05	344-311-26	0.003	0	N/A	3	1,3	ML-1	RETAIL	1	ALPHA	289	0	N/A	COHN B L		
48	1	T05	344-321-03	0.879	16,100	0.420	1	1	ML-1	INDUSTRY	67	CANYON	32,006	223,333	6.98	BATES MARIAN		
49	1	T05	344-321-04	0.939	0	N/A	1	1	ML-1	INDUSTRY	1	CANYON	561,000	51,000	0.09	DRAYTON INC	acres estimated	
50	1	T06	344-322-03	0.300	1,000	0.077	1	1	ML-1	BUSINESS PARK	1	CANYON	22,402	1,616	0.07	STEINBRINK WALTER	acres estimated	
51	1	T06	344-322-23	0.950	0	N/A	5	5	ML-1	VACANT	1	CANYON	369	0	N/A	JACKSON ROBERT	2 acres of parcel is vacant	
52	1	T06	344-341-02	4.660	0	N/A	5	5	ML-1	VACANT	1	ALPHA	154,633	0	N/A	A J DAW PRINTING INK CO INC		
53	1	T06	344-351-03	5.200	44,844	0.198	1	1	ML-1	CORPORATE HEADQUARTERS	81	ALPHA	282,488	790,868	2.80	CK LIMITED PARTNERSHIP		
54	1	T06	344-351-06	0.722	0	N/A	5	5	ML-1	VACANT	1	ALPHA	89,539	0	N/A	CK LIMITED PARTNERSHIP		
55	1	T06	344-351-08	0.260	5,985	0.528	1	1	ML-1	WAREHOUSING	78	ALPHA	55,399	155,714	2.81	RAINES DON B		
56	1	T09	344-371-05	0.540	6,360	0.270	1	1,1	ML-1	INDUSTRY	78	CANYON	193,056	168,573	0.87	TING ROBERT K H		
57	1	T09	344-371-06	0.445	1,120	0.058	1	1,1	ML-1	WAREHOUSING	28	CANYON	190,961	16,297	0.09	LACY CHRISTOPHER E		
58	1	T09	344-371-07	0.883	15,600	0.406	1	1,1	ML-1	BUSINESS PARK	80	CANYON	448,800	670,140	1.49	HEITMAN FREDERICK C		
59	1	T09	344-371-08	0.859	3,600	0.096	3	1,3	ML-1	RETAIL	55	CANYON	53,868	152,878	2.84	OWEN HARVEY S & NORMA M		
60	1	T09	344-371-09	0.918	1,770	0.044	1	1,1	ML-1	RETAIL	55	ALPHA	31,856	21,513	0.68	HIRAMATSU TOM S		
61	1	T09	344-371-10	0.918	0	N/A	5	1,5	ML-1	VACANT	1	ALPHA	84,552	1,323	0.02	HIRAMATSU TOM S		
62	1	T04	344-391-05	8.93	0	N/A	1	1	ML-1	INDUSTRY	1	ALPHA	15,033	0	N/A	COYKENDALL HAROLD C J		
63	1	T08	344-412-04	0.164	0	N/A	5	5	ML-1	VACANT	0	ALPHA	1,577,680	15,205	0.01	COYKENDALL HAROLD C J		
64	1	T40	344-414-04	15.148	0	N/A	5	5	ML-1	VACANT	1	CANYON	31,268	0	N/A	HALD JAMES E		
65	1	T40	344-414-05	1.080	0	N/A	5	5	ML-1	VACANT	89	CANYON	7,724	0	N/A	HALD JAMES E		
66	1	T40	344-414-06	0.180	0	N/A	5	5	ML-1	VACANT	0	CANYON	410,200	0	N/A	TAORMINA WILLIAM COSMO		
67	1	T40	344-414-11	0.840	0	N/A	5	5	ML-1	VACANT	0	CANYON						

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Count	Sub-area	TAZ	APN	Acres	B SgFl	FAR	Utilization Code			Proposed Zoning	IBI - ITE Land Use	Year Built	District	Values			Owner	Notes
							Initial	Revise	Final					Land	Imp's	Ratio		
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	
68	2	T11	345-061-01	0.977	0	N/A	1	1.1	ML-1	RESIDENTIAL	46	ALPHA	75,147	3,242	0.04	TURLEY FRANK G		
69	2	T11	345-061-06	13,260	108,992	0.189	3	1.3	ML-1	INDUSTRY	73	ALPHA	353,147	1,763,401	4.99	LASCO INDUSTRIES INC		
70	2	T11	345-061-11	0.593	5,000	0.194	1	1.1	ML-1	BUSINESS PARK	35	ALPHA	50,572	18,654	0.37	RAU JAMES E		
71	2	T11	345-061-14	5,114	99,300	0.446	2	1.2	ML-1	BUSINESS PARK	78	ALPHA	313,949	1,446,431	4.61	FOWLER DALE E		
72	2	T11	345-072-01	2,092	42,274	0.464	1	1.1	ML-1	INDUSTRY	70	ALPHA	97,158	306,658	3.16	PIEROTTI DONALD E		
73	2	T11	345-072-02	1,033	1	N/A	1	1.1	ML-1	WAREHOUSING	70	ALPHA	48,010	5,214	0.11	MYERS MICHAEL D		
74	2	T11	345-072-03	1,033	1	N/A	2	1.2	ML-1	WAREHOUSING	70	ALPHA	253,384	0	N/A	MYERS MICHAEL D		
75	2	T11	345-072-04	1,420	23,525	0.380	2	1.2	ML-1	INDUSTRY	65	ALPHA	66,672	184,816	2.77	BARAGLIA THEODORE L		
76	2	T11	345-072-09	1,428	32,121	0.517	2	1.2	ML-1	INDUSTRY	70	ALPHA	162,020	334,482	2.06	STANDARD INDUSTRIES INC		
77	2	T11	345-072-10	1,080	5,050	0.107	2	1.2	ML-1	INDUSTRY	77	ALPHA	300,574	195,828	0.65	MC DANIEL NORMAN D		
78	2	T11	345-072-11	4,448	60,400	0.312	2	1.2	ML-1	INDUSTRY	74	ALPHA	524,479	1,508,813	2.88	TOY CITY PROPERTIES		
79	2	T11	345-072-25	4,080	20,800	0.117	1	1.1	ML-1	WAREHOUSING	80	ALPHA	1,506,915	1,119,418	0.74	VIKING FREIGHT SYSTEM INC		
80	2	T11	345-072-26	1,080	1,690	0.036	2	1.2	ML-1	INDUSTRY	47	ALPHA	527,941	117,445	0.22	CHAVEZ MANUEL A & LUCILLE		
81	3	T24	345-161-28	8,910	0	N/A	5	5	ML-1	VACANT	0	CANYON	3,369,047	277,122	0.08	CALIFORNIA AUTO DEALERS EXCHANGE INC		
82	3	T26	346-164-03	5,060	0	N/A	5	5	ML-1	VACANT	1	ALPHA	194,715	0	N/A			
CL-1 / ML-1 Subtotals				161,060	1,109,855	0.158							158,400,544	233,089,155	1.47			
1	4	T34	077-160-25	2,410	7,325	0.070	1	1.1	CL-2	GENERAL OFFICE	76	CANYON	188,314	301,335	1.60	WOLL D RAYMOND		
2	4	T12	345-101-04	0.747	0	N/A	5	5	CL-2	VACANT	1	ALPHA	486,907	0	N/A	ORANGE COUNTY EMPLOYEES RETIREMENT S		
3	5	T38	346-192-03	0.156	875	0.129	1	1.1	CL-2	RESIDENTIAL	24	ALPHA	56,485	295,707	5.24	ASHLEY RICHARD S		
4	5	T38	346-192-06	0.434	6,000	0.317	2	1.2	CL-2	GENERAL OFFICE	70	ALPHA	235,366	150,638	0.64	MOORE MARGARET LOUISE		
5	5	T38	346-192-07	0.571	12,363	0.497	2	1.2	CL-2	INDUSTRY	73	ALPHA	127,777	355,008	2.78	OGANESOFF BILLY J		
6	5	T38	346-192-08	0.646	11,092	0.394	2	1.2	CL-2	INDUSTRY	70	ALPHA	37,369	101,247	2.71	ANDERSON RONNY C		
7	4	T34	346-251-17	2,026	0	N/A	5	5	CL-2	VACANT	1	ALPHA	0	0	N/A	PARK LA PALMA INVESTMENT CO		
8	4	T33	346-342-01	1,360	0	N/A	5	5	CL-2	VACANT	89	ALPHA	52,076	52,020	1.00	CHAVEZ DAVID		
9	4	T34	077-160-04	1,765	0	N/A	1	1	ML-2	WAREHOUSING	23	CANYON	119,961	11,074	0.09	ASTIER VIRGINIA M		
10	4	T34	077-160-05	0.932	1,912	0.047	1	1	ML-2	WAREHOUSING	57	ALPHA	35,845	9,988	0.28	SHEARS WALTER H		
11	4	T34	077-160-16	0.344	6,039	0.403	1	1	ML-2	CORPORATE HEADQUARTERS	77	ALPHA	31,412	117,697	3.75	LUCERO ROMUALDO E		
12	4	T12	345-101-06	4,150	23,760	0.131	1	1	ML-2	VACANT	70	ALPHA	238,698	882,028	3.70	ORANGE COUNTY EMPLOYEES RETIREMENT S		
13	2	T12	345-101-06	2,000	0	N/A	5	5	ML-2	VACANT	1	ALPHA	474,942	0	N/A	ORANGE COUNTY EMPLOYEES RETIREMENT S		
14	2	T12	345-101-07	1,310	0	N/A	5	5	ML-2	VACANT	1	ALPHA	2,139,707	5,242,263	2.45	SUNDOR BRANDS INC		
15	3	T22	345-171-08	1,120	40,000	0.129	1	1.2	ML-2	INDUSTRY	74	ALPHA	98,881	0	N/A	ORANGE COUNTY FLOOD CONTROL DIST		
16	3	T16	345-174-20	9,410	61,731	0.151	3	1.3	ML-2	BUSINESS PARK	1	ALPHA	1,070,796	1,148,112	1.07	TRICO S & T		
17	3	T16	345-191-08	0.959	0	N/A	5	5	ML-2	VACANT	1	ALPHA	221,117	1,498,550	6.78	LA PALMA EAST PROPERTIES		
18	3	T39	346-141-33	2,410	38,343	0.365	2	1.2	ML-2	BUSINESS PARK	71	ALPHA	96,416	699,754	7.26	HALE C DARLE		
19	3	T39	346-141-49	3,950	77,331	0.449	2	1.2	ML-2	BUSINESS PARK	77	ALPHA	80,384	0	N/A	HALE C DARLE	nursery	
20	3	T39	346-141-50	1,526	32,664	0.491	2	1.2	ML-2	BUSINESS PARK	78	ALPHA	89,073	0	N/A	HALE C DARLE	nursery	
21	3	T39	346-141-53	1,370	0	N/A	1	1	ML-2	RETAIL	1	ALPHA	89,073	0	N/A	HALE C DARLE		
22	3	T39	346-141-54	1,870	0	N/A	1	1	ML-2	RETAIL	1	ALPHA	894	0	N/A	HALE C DARLE		
23	3	T39	346-141-57	0.021	0	N/A	2	1.2	ML-2	BUSINESS PARK	0	ALPHA	657	0	N/A	HALE C DARLE		
24	3	T39	346-141-58	0.015	0	N/A	2	1.2	ML-2	BUSINESS PARK	0	ALPHA	657	0	N/A	HALE C DARLE		
25	3	T39	346-142-04	0.747	15,372	0.472	3	1.3	ML-2	RETAIL	80	ALPHA	507,944	818,305	1.61	LEYTON EUGENE A		
26	3	T39	346-142-07	1,770	36,000	0.467	3	1.3	ML-2	CORPORATE HEADQUARTERS	77	ALPHA	736,797	1,404,193	1.91	SATOR KARL		
27	3	T39	346-142-09	0.592	9,450	0.366	3	1.3	ML-2	INDUSTRY	77	ALPHA	107,961	184,996	1.71	ROUNTREE JAMES T		
28	3	T39	346-142-10	0.607	10,360	0.392	3	1.3	ML-2	INDUSTRY	77	ALPHA	243,519	297,507	1.22	ZRINSKI TED & JUDITH M		
29	3	T39	346-142-11	0.680	12,985	0.438	3	1.3	ML-2	INDUSTRY	77	ALPHA	369,758	435,927	1.18	ELWYN INSTITUTES		
30	3	T39	346-142-12	0.236	20,160	0.236	3	1.3	ML-2	GENERAL OFFICE	70	ALPHA	1,131,683	1,534,671	1.36	BIGGERS CLARK B		
31	3	T39	346-142-13	0.517	12,182	0.541	3	1.3	ML-2	BUSINESS PARK	77	ALPHA	61,566	403,132	6.55	BLEDSOE ALBERT A		
32	3	T39	346-142-14	0.505	5,460	0.248	3	1.3	ML-2	BUSINESS PARK	77	ALPHA	311,118	349,370	1.12	ROBINSON CLARK H STREECHELECTRIC C		
33	3	T39	346-142-15	0.478	9,144	0.439	3	1.3	ML-2	BUSINESS PARK	77	ALPHA	52,247	156,205	2.99	GRIBBLE W H		
34	3	T39	346-142-16	0.581	8,527	0.337	3	1.3	ML-2	BUSINESS PARK	77	ALPHA	241,425	347,545	1.44	ALVAREZ TONY		
35	3	T27	346-164-10	0.411	0	N/A	5	5	ML-2	VACANT	1	ALPHA	44,955	877	0.02	RECHBERG ROBERT S		
36	5	T38	346-192-09	1,220	19,865	0.374	2	1.2	ML-2	INDUSTRY	72	ALPHA	596,190	684,734	1.11	ADLER SEYMOUR		
37	5	T38	346-192-10	1,250	24,505	0.450	2	1.2	ML-2	INDUSTRY	72	ALPHA	612,408	829,668	1.35	ADLER SEYMOUR		
38	5	T38	346-192-11	1,033	2,400	0.053	2	1.2	ML-2	INDUSTRY	63	ALPHA	43,772	17,081	0.39	GOODMAN JACK		
39	5	T38	346-192-12	1,260	1	N/A	2	1.2	ML-2	WAREHOUSING	1	ALPHA	50,619	0	N/A	GOODMAN JACK		
40	5	T38	346-192-13	1,360	1	N/A	2	1.2	ML-2	WAREHOUSING	1	ALPHA	55,837	0	N/A	GOODMAN JACK		
41	5	T38	346-192-14	1,430	1	N/A	2	1.2	ML-2	WAREHOUSING	1	ALPHA	57,957	0	N/A	GOODMAN JACK		

Northeast Area Specific Plan - Specific Plan Area
Vacant or Underutilized (Existing Buildings to Come Down) Parcels

Count	Sub-area	Taz	APN	Acres	B SqFt	FAR	Utilization Code		Proposed Zoning	IBI - ITE Land Use	Year Built	District	Values			Owner	Notes
							Initial	Reuse					Land	Imp's	Ratio		
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18
42	5	T37	346-211-24	0.949	0	N/A	5	5	ML-2	VACANT	1	ALPHA	456,536	46,769	0.10	MACROLINK INC	
43	5	T37	346-221-13	1.730	0	N/A	5	5	ML-2	VACANT	1	CANYON	784,232	0	N/A	DE ANGELOS & ORTEGA PARTNERSHIP N	
44	5	T37	346-221-23	2.200	0	N/A	5	5	ML-2	VACANT	1	CANYON	844,067	0	N/A	DE ANGELOS & ORTEGA PARTNERSHIP N	
45	5	T37	346-232-01	0.723	16,203	0.514	2	1,2	ML-2	INDUSTRY	81	CANYON	325,076	624,423	1.92	TUCKER THOMAS L	
46	5	T37	346-232-02	0.655	11,848	0.415	3	1,3	ML-2	INDUSTRY	81	CANYON	232,033	529,035	2.28	HOLLERN JOHN J	
47	5	T37	346-232-03	0.549	11,777	0.492	2	1,2	ML-2	INDUSTRY	81	CANYON	242,349	346,067	1.43	FARIS CHARLES RONALD	
48	5	T37	346-232-04	0.552	11,918	0.496	2	1,2	ML-2	INDUSTRY	80	CANYON	245,052	358,906	1.46	MITTEN RICHARD N	
49	5	T37	346-232-05	0.557	10,688	0.441	2	1,2	ML-2	INDUSTRY	81	CANYON	220,816	353,304	1.60	B S C CO	
50	5	T41	346-261-04	1.100	2,500	0.052	1	1	ML-2	INDUSTRY	80	ALPHA	25,305	7,328	0.29	CHADEZ VICTOR	
51	5	T41	346-271-07	2.468	0	N/A	5	5	ML-2	VACANT	0	ALPHA	721,551	0	N/A	CANYON CORPORATE CENTRE LTD	
52	5	T43	346-291-04	0.321	0	N/A	1	1	ML-2	RESIDENTIAL	66	ALPHA	4,675	9,104	1.95	NAVARRO CLARA	
53	4	T33	346-371-01	2.580	0	N/A	5	5	ML-2	VACANT	1	ALPHA	1,139,758	0	N/A	FUJITA	
54	4	T33	346-371-02	8.300	0	N/A	5	5	ML-2	VACANT	1	ALPHA	3,666,369	0	N/A	FUJITA	
55	5	T35	346-402-08	1.357	0	N/A	5	5	ML-2	VACANT	0	ALPHA	396,735	0	N/A	SANTA FE PACIFIC REALTY CORP	
56	5	T35	346-402-09	1.571	0	N/A	5	5	ML-2	VACANT	0	ALPHA	417,990	110,785	0.27	SANTA FE PACIFIC REALTY CORP	
CL-2 / ML-2 Subtotals				89.535	570,782	0.146							21,556,525	20,695,353	0.96		
1	2	T13	345-111-04	5.176	34,584	0.153	2	1,2	CL-3	BUSINESS PARK	74	ALPHA	700,940	1,479,769	2.11	SATOR KARL	
2	2	T13	345-111-05	5.146	109,661	0.489	3	1,3	CL-3	BUSINESS PARK	76	ALPHA	230,171	1,322,559	5.75	FOWLER DALE E	
3	2	T18	360-071-04	1.850	0	N/A	1	1	CL-3	INDUSTRY	1	ALPHA	625,268	0	N/A	ORANGE COUNTY STEEL SALVAGE	
4	2	T18	360-071-14	8.266	0	N/A	5	5	CL-3	VACANT	1	ALPHA	243,946	0	N/A	ORANGE COUNTY STEEL SALVAGE	
5	2	T18	360-071-18	19.170	0	N/A	5	5	CL-3	INDUSTRY	1	ALPHA	3,436,288	0	N/A	ORANGE COUNTY STEEL SALVAGE	
6	2	T18	360-071-22	0.405	0	N/A	1	1	CL-3	INDUSTRY	1	ALPHA	171,455	0	N/A	ORANGE COUNTY STEEL SALVAGE	
7	2	T18	360-071-23	6.340	0	N/A	1	1	CL-3	INDUSTRY	86	ALPHA	1,326,510	265,302	0.20	ORANGE COUNTY STEEL SALVAGE	
8	2	T12	345-081-04	10.140	-1	N/A	6	1,6	ML-3	INDUSTRY	73	ALPHA	317,160	6,890,753	21.73	ROCKWELL INTERNATIONAL CORP	
9	3	T44	345-091-01	0.303	8,336	0.632	2	1,2	ML-3	CORPORATE HEADQUARTERS	77	ALPHA	201,960	537,540	2.66	CHAO PEI CHUNG & ROSANA H	
10	3	T44	345-091-02	0.308	3,400	0.253	2	1,2	ML-3	INDUSTRY	65	ALPHA	79,283	68,042	0.86	RUSSELL JAFFATTE E & JOYCE D	
11	3	T44	345-091-03	0.328	2,880	0.202	2	1,2	ML-3	BUSINESS PARK	65	ALPHA	132,381	78,829	0.61	CASS-MEADOWS PARTNERSHIP	
12	3	T44	345-091-04	0.340	7,990	0.539	2	1,2	ML-3	BUSINESS PARK	68	ALPHA	123,886	86,712	0.65	CASS-MEADOWS PARTNERSHIP	
13	3	T44	345-091-05	0.376	8,123	0.496	2	1,2	ML-3	BUSINESS PARK	80	ALPHA	21,713	212,932	9.81	BLEDSOE LAWRENCE E	
14	3	T44	345-091-06	0.418	7,552	0.415	2	1,2	ML-3	BUSINESS PARK	68	ALPHA	24,422	74,898	3.07	JEWETT WINNETTA N	
15	3	T44	345-091-07	0.424	7,040	0.381	2	1,2	ML-3	BUSINESS PARK	68	ALPHA	24,665	65,295	2.65	JEWETT WINNETTA N	
16	3	T44	345-091-08	0.813	16,600	0.469	2	1,2	ML-3	BUSINESS PARK	74	ALPHA	433,500	667,080	1.54	ZYSEK LP	
17	3	T44	345-091-09	0.634	8,788	0.318	2	1,2	ML-3	BUSINESS PARK	74	ALPHA	337,620	335,560	0.99	HARVEY WILLIAM S & CAROL P	
18	3	T44	345-091-10	0.511	10,722	0.482	2	1,2	ML-3	BUSINESS PARK	74	ALPHA	28,114	117,889	4.19	MYERS HERBERT	
19	3	T44	345-091-11	0.317	7,952	0.547	2	1,2	ML-3	BUSINESS PARK	70	ALPHA	22,007	87,544	3.98	MYERS HERBERT	
20	3	T44	345-091-12	0.287	7,500	0.600	2	1,2	ML-3	BUSINESS PARK	65	ALPHA	103,506	223,298	2.16	CASSIDY PAUL	
21	3	T44	345-091-13	0.287	6,600	0.528	2	1,2	ML-3	BUSINESS PARK	74	ALPHA	140,250	334,860	2.39	STEINER ROBERT S & ILONA	
22	3	T44	345-091-14	0.287	7,500	0.600	2	1,2	ML-3	BUSINESS PARK	64	ALPHA	19,099	36,782	1.93	KRALOW CO	
23	3	T44	345-091-16	0.287	6,832	0.546	2	1,2	ML-3	BUSINESS PARK	64	ALPHA	97,916	187,779	1.92	SIMMONS PAUL E & PAULA	
24	3	T44	345-091-17	0.279	6,832	0.562	2	1,2	ML-3	BUSINESS PARK	64	ALPHA	95,132	182,258	1.92	SIMMONS PAUL E & PAULA	
25	3	T44	345-091-18	0.243	7,000	0.661	2	1,2	ML-3	INDUSTRY	87	ALPHA	17,577	169,453	9.64	MYERS HERBERT	
26	3	T44	345-091-19	0.344	7,000	0.467	2	1,2	ML-3	INDUSTRY	90	ALPHA	94,902	105,656	1.11	NICHUNSKY HELEN	
27	3	T44	345-091-20	0.431	7,625	0.406	2	1,2	ML-3	INDUSTRY	74	ALPHA	218,928	216,167	0.99	MB PROPERTIES	
28	2	T13	345-111-08	5.894	5,032	0.020	2	1,2	ML-3	RETAIL	72	ALPHA	313,209	1,256,231	4.01	KENNEY GOLF ENTERPRISES INC	
29	2	T13	345-111-09	10.305	150,000	0.334	3	1,3	ML-3	CORPORATE HEADQUARTERS	65	ALPHA	385,110	2,413,786	6.27	LONG BEACH LEASING CORP	
30	2	T13	345-111-10	6.310	110,465	0.402	3	1,3	ML-3	CORPORATE HEADQUARTERS	65	ALPHA	3,086,418	6,069,102	1.97	NINTH & THIRTY-FOURTH	
31	2	T13	345-111-11	3.903	0	N/A	5	1,5	ML-3	VACANT	74	ALPHA	197,232	29,347	0.15	KENNEY GOLF ENTERPRISES INC	
32	2	T13	345-111-12	6.977	6,563	0.022	2	1,2	ML-3	RETAIL	76	ALPHA	753,578	722,668	0.96	HUISH JOHN M	
33	2	T13	345-121-02	12.410	0	N/A	6	1,6	ML-3	INDUSTRY	0	ALPHA	404,950	5,401,952	13.34	ROCKWELL INTERNATIONAL CORP	
34	3	T45	345-121-03	14.520	0	N/A	6	1,6	ML-3	INDUSTRY	0	ALPHA	474,247	13,007,854	27.43	ROCKWELL INTERNATIONAL CORP	
CL-2 / ML-2 Subtotals				124.029	562,186	0.104							14,887,543	42,647,007	2.86		
Specific Plan Area Totals				445.944	3,294,839	0.170							208,757,427	321,365,765	1.54		