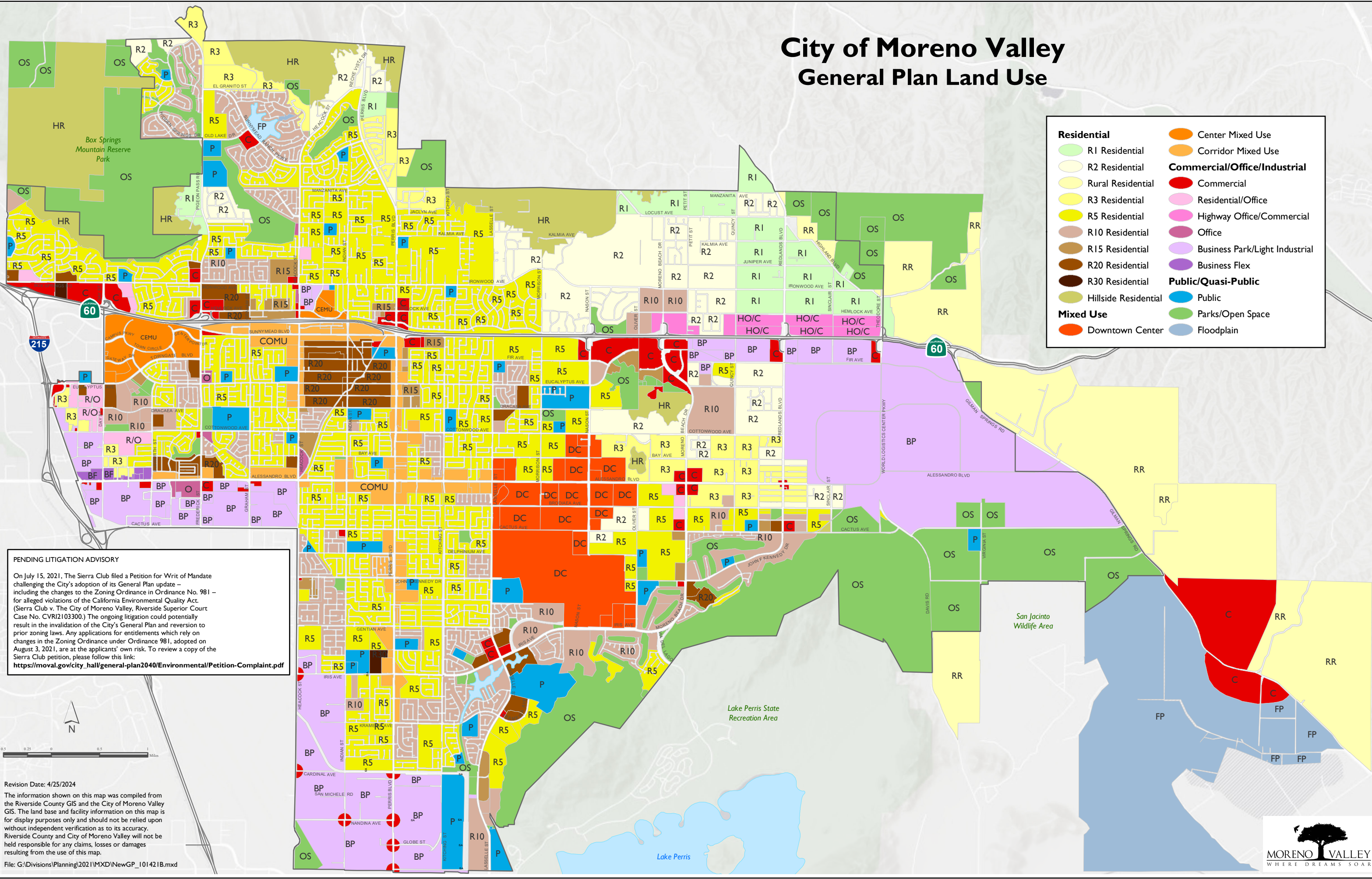


# City of Moreno Valley General Plan Land Use

<b>Residential</b>	<b>Center Mixed Use</b>
R1 Residential	Center Mixed Use
R2 Residential	Corridor Mixed Use
R3 Residential	<b>Commercial/Office/Industrial</b>
R5 Residential	Commercial
R10 Residential	Residential/Office
R15 Residential	Highway Office/Commercial
R20 Residential	Office
R30 Residential	Business Park/Light Industrial
Hillside Residential	Business Flex
<b>Mixed Use</b>	<b>Public/Quasi-Public</b>
Downtown Center	Public
	Parks/Open Space
	Floodplain



**PENDING LITIGATION ADVISORY**

On July 15, 2021, The Sierra Club filed a Petition for Writ of Mandate challenging the City's adoption of its General Plan update – including the changes to the Zoning Ordinance in Ordinance No. 981 – for alleged violations of the California Environmental Quality Act. (Sierra Club v. The City of Moreno Valley, Riverside Superior Court Case No. CVRI2103300.) The ongoing litigation could potentially result in the invalidation of the City's General Plan and reversion to prior zoning laws. Any applications for entitlements which rely on changes in the Zoning Ordinance under Ordinance 981, adopted on August 3, 2021, are at the applicants' own risk. To review a copy of the Sierra Club petition, please follow this link: [https://moval.gov/city\\_hall/general-plan2040/Environmental/Petition-Complaint.pdf](https://moval.gov/city_hall/general-plan2040/Environmental/Petition-Complaint.pdf)



Revision Date: 4/25/2024

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