

County of San Diego
Housing Element Inventory
North County Metro

Map Reference	Assessor's Parcel Number	Acres	Existing Land Use	General Plan/Zoning	Density (acres)	Potential Units	Notes
NC1-1	1831511000	1.87	Underutilized (Single Family Residential)	VR15	15	22	
NC1-2	1832112800	1.48	Vacant	VR15	15	17	
NC1-3	1841112400	0.36	Vacant	VR15	15	4	
NC1-4	1841214000	1.12	Underutilized (Single Family Residential)	VR20	20	17	
NC1-4	1841213900	1.51	Underutilized (Single Family Residential)	VR20	20	24	Floodplain will not affect overall yield of site
NC1-4	1841212000	1.61	Underutilized (Single Family Residential)	VR20	20	25	
NC1-4	1841211400	0.29	Vacant	VR20	20	4	
NC1-5	1841222500	5.93	Vacant	VR20	20	94	
NC1-5	1841222100	0.31	Vacant	VR20	20	4	
NC1-5	1841222000	0.31	Vacant	VR20	20	4	
NC1-5	1841221900	0.29	Vacant	VR20	20	4	
NC1-5	1841221800	0.41	Vacant	VR20	20	6	Steep Slope will not affect overall yield of site
NC1-5	1841221100	0.64	Vacant	VR20	20	10	
NC2-1	1841812400	1.17	Underutilized (Single Family Residential)	VR30	30	28	
NC2-1	1841812300	1.64	Underutilized (Single Family Residential)	VR30	30	39	
NC2-1	1841812200	4.46	Underutilized (Single Family Residential)	VR30	30	107	
NC2-1	1841620400	0.73	Vacant	VR30	30	17	Aerial shows small storage structures
NC2-1	1841620300	3.62	Underutilized (Single Family Residential)	VR30	30	86	
NC2-1	1841620200	2	Vacant	VR30	30	48	
NC2-1	1841812700	3	Underutilized (Intensive Agriculture)	VR30	30	72	
NC2-1	1841812600	3.2	Underutilized (Single Family Residential)	VR30	30	76	

Map Reference	Assessor's Parcel Number	Acres	Existing Land Use	General Plan/Zoning	Density (acres)	Potential Units	Notes
NC2-1	1841814400	0.74	Underutilized (Single Family Residential)	VR30	30	17	
NC2-1	1841814300	1.99	Underutilized (Single Family Residential)	VR30	30	47	
NC2-1	1841813500	0.8	Vacant	VR30	30	19	
NC2-1	1841813100	1	Underutilized (Single Family Residential)	VR30	30	24	
NC2-1	1840610500	2.31	Underutilized (Spaced Rural Residential)	VR30	30	55	Floodplain will not affect overall yield of site.
NC2-1	1841620500	0.68	Underutilized (Single Family Residential)	VR30	30	16	Floodway/floodplain could affect yield.
NC2-1	1841810400	5.64	Underutilized (Intensive Agriculture)	VR30	30	135	
NC2-1	1841812500	0.3	Underutilized (Single Family Residential)	VR30	30	7	
NC2-1	1841812800	4.86	Underutilized (Intensive Agriculture)	VR30	30	116	
NC2-1	1841813300	8.87	Underutilized (Spaced Rural Residential)	VR30	30	213	
NC2-1	1841813400	0.48	Underutilized (Single Family Residential)	VR30	30	11	
NC2-1	1841813600	0.9	Underutilized (Single Family Residential)	VR30	30	21	
NC2-1	1841814200	5.06	Vacant (Intensive Agriculture)	VR30	30	121	
NC2-1	1841813000	2.9	Underutilized (Single Family Residential)	VR30	30	69	
NC2-1	1841810300	3.36	Underutilized (Intensive Agriculture)	VR30	30	80	
NC2-1	1841810200	1.1	Vacant	VR30	30	26	
NC2-1	1841810100	2.11	Vacant (Intensive Agriculture)	VR30	30	50	
NC3-1	2170812400	1.3	Vacant	VR15	15	15	
NC3-2	2170820800	5.62	Vacant (Intensive Agriculture)	VR20	20	89	
NC3-3	2170740800	1.09	Underutilized (Single Family Residential)	VR15	15	13	

Map Reference	Assessor's Parcel Number	Acres	Existing Land Use	General Plan/Zoning	Density (acres)	Potential Units	Notes
NC3-4	2170920800	0.71	Vacant	VR15	15	8	
NC3-5	2170933500	0.44	Vacant	VR15	15	5	
NC3-5	2170933400	0.23	Vacant	VR15	15	2	
<i>NC4-1</i>	<i>2215002800</i>	<i>0.89</i>	<i>Vacant</i>	<i>Office Professional</i>	<i>29</i>	<i>21</i>	<i>C31 zoning allows residential as a primary use</i>
<i>NC4-1</i>	<i>2215004100</i>	<i>1.05</i>	<i>Vacant</i>	<i>Office Professional</i>	<i>29</i>	<i>24</i>	<i>C31 zoning allows residential as a primary use</i>
NC5-1	2263304700	0.39	Vacant	VR24	24	7	
NC5-1	2263303900	0.61	Vacant	VR24	24	11	
<i>NC6-1</i>	<i>2243103600</i>	<i>1.1</i>	<i>Underutilized (Single Family Residential)</i>	<i>VR24</i>	<i>24</i>	<i>21</i>	
<i>NC6-1</i>	<i>2243103300</i>	<i>2.94</i>	<i>Underutilized (Single Family Residential)</i>	<i>VR24</i>	<i>24</i>	<i>56</i>	
NC6-2	2243101500	0.45	Vacant	VR24	24	8	Same ownership for both parcels in NC6-2
NC6-2	2243101400	0.3	Vacant	VR24	24	5	Same ownership for both parcels in NC6-2
NC6-3	2243102000	1.42	Vacant	VR24	24	27	
<i>NC6-3</i>	<i>2243100600</i>	<i>3.51</i>	<i>Underutilized (Single Family Residential)</i>	<i>VR24</i>	<i>24</i>	<i>67</i>	
NC7-1	2351102600	3.71	Vacant	VR15	15	44	
Total					2158		

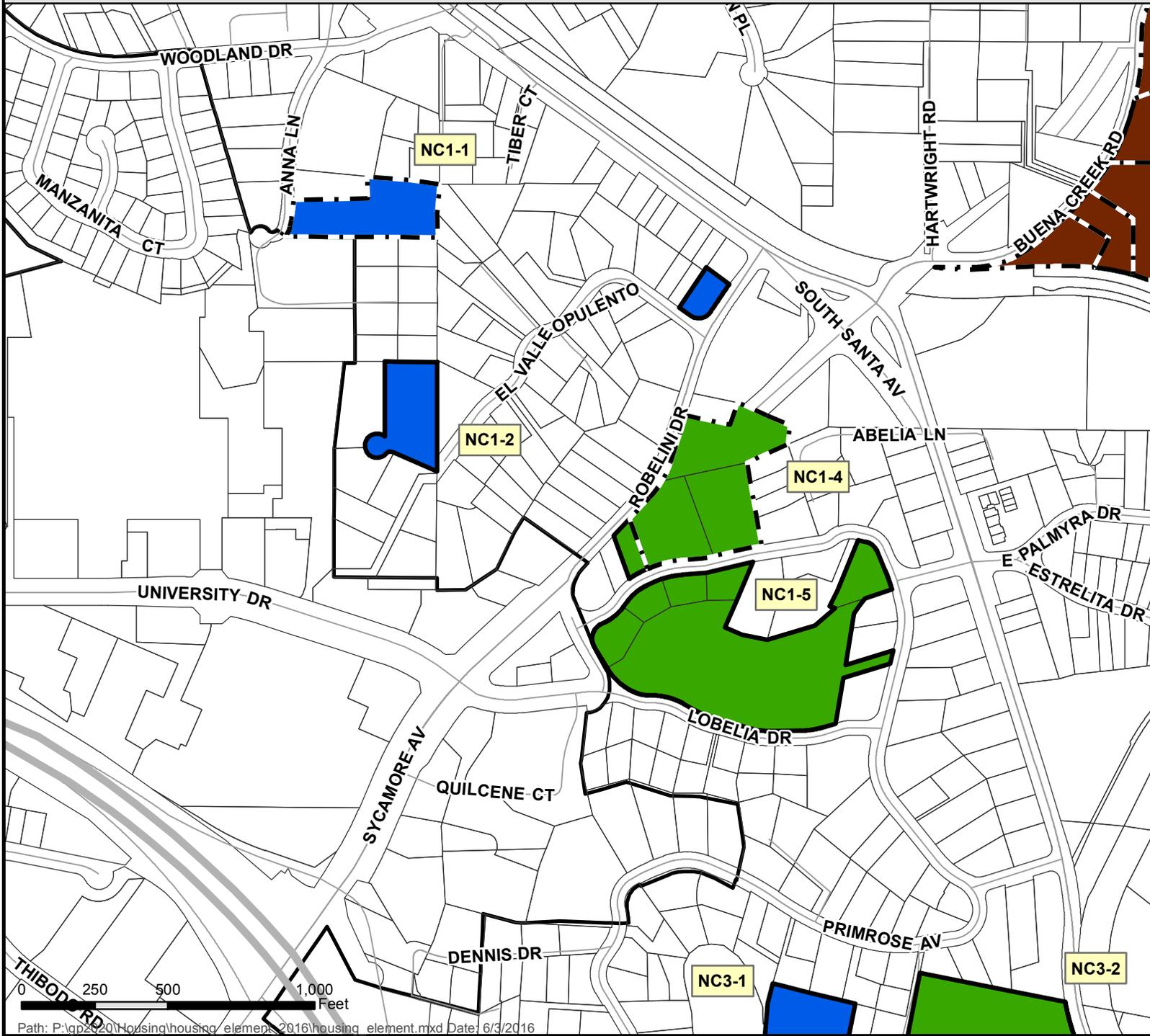
Note: Village Core Mixed Use designation allows residential development as a primary use on the entire site.
Office Professional designation with C31 zoning allows residential development as a primary use on the entire site.
Density is based on General Plan designation.
Potential units based on 80% yield of allowed density.
Entries in italics are new sites that were not in the 4th Cycle Inventory.

North County Metro Community Planning Area NC1

Housing Element Sites Inventory

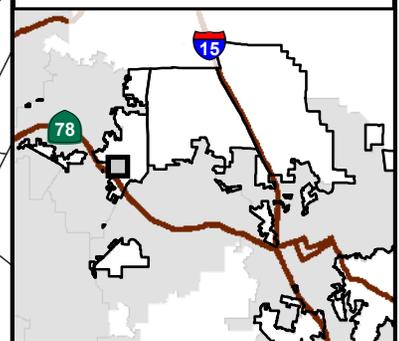
Legend

- 30 du/acre
- 20 du/acre
- 15 du/acre
- Vacant Site
- Underutilized Site



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North County Metro Community Planning Area NC1 - Aerial

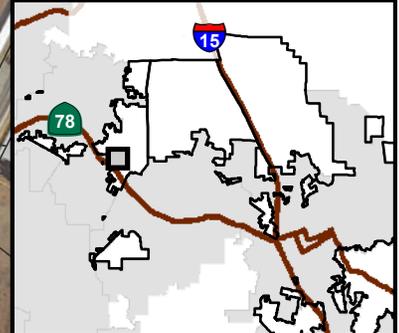
Housing Element Sites Inventory

Legend

 Potential Sites



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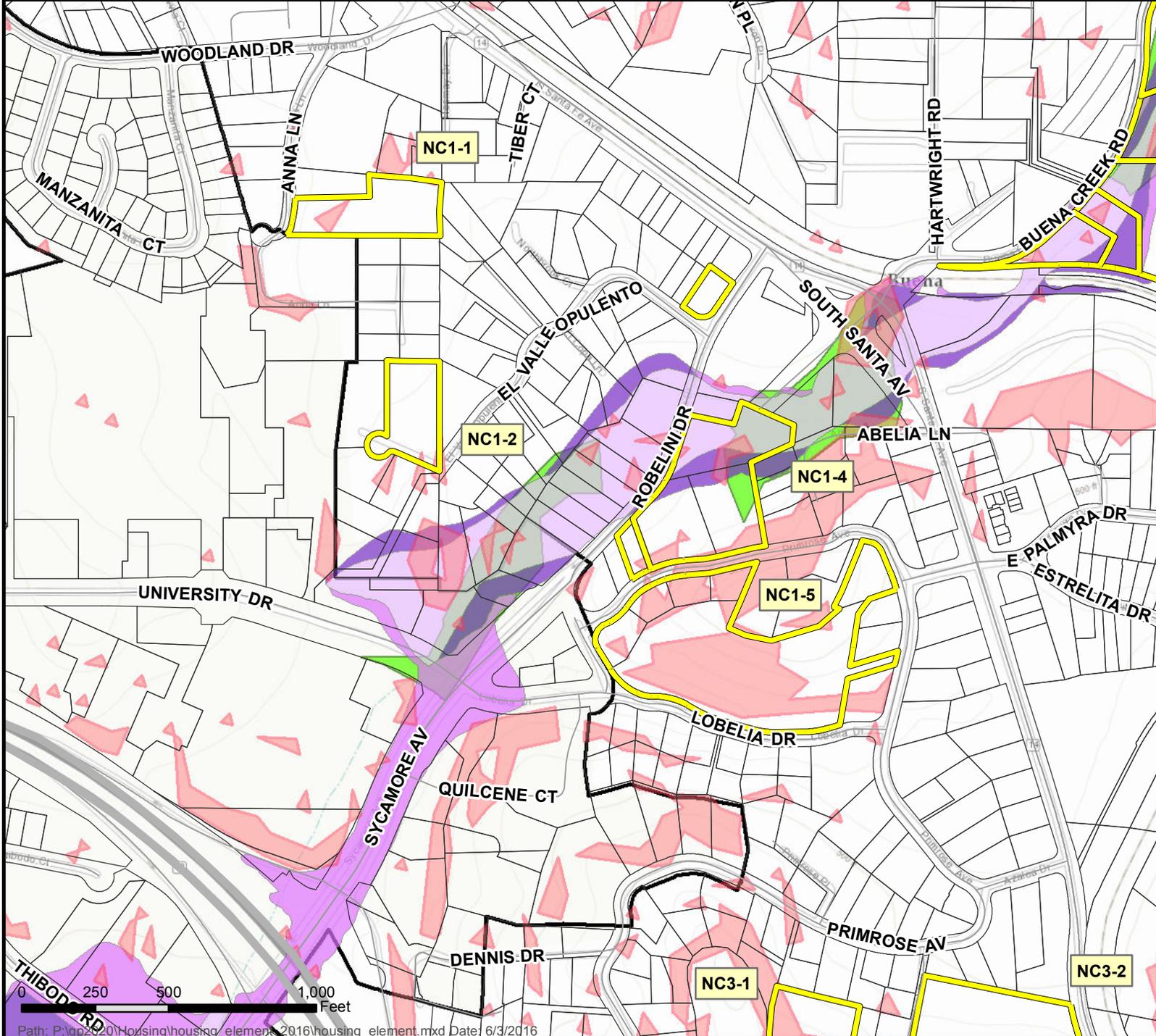


North County Metro NC1 - Environmental Factors

Housing Element Sites Inventory

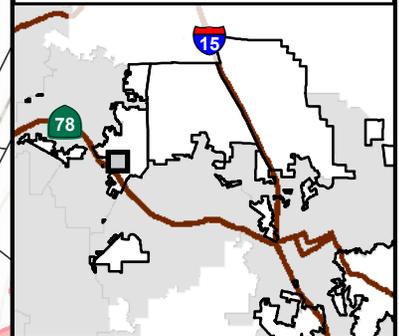
Legend

-  Potential Sites
-  Slope >25%
- FEMA Flood Hazard Zone**
 -  100 Year Flood Plain
 -  500 Year Flood Way
 -  Flood Way
 -  Wetlands (RPO)

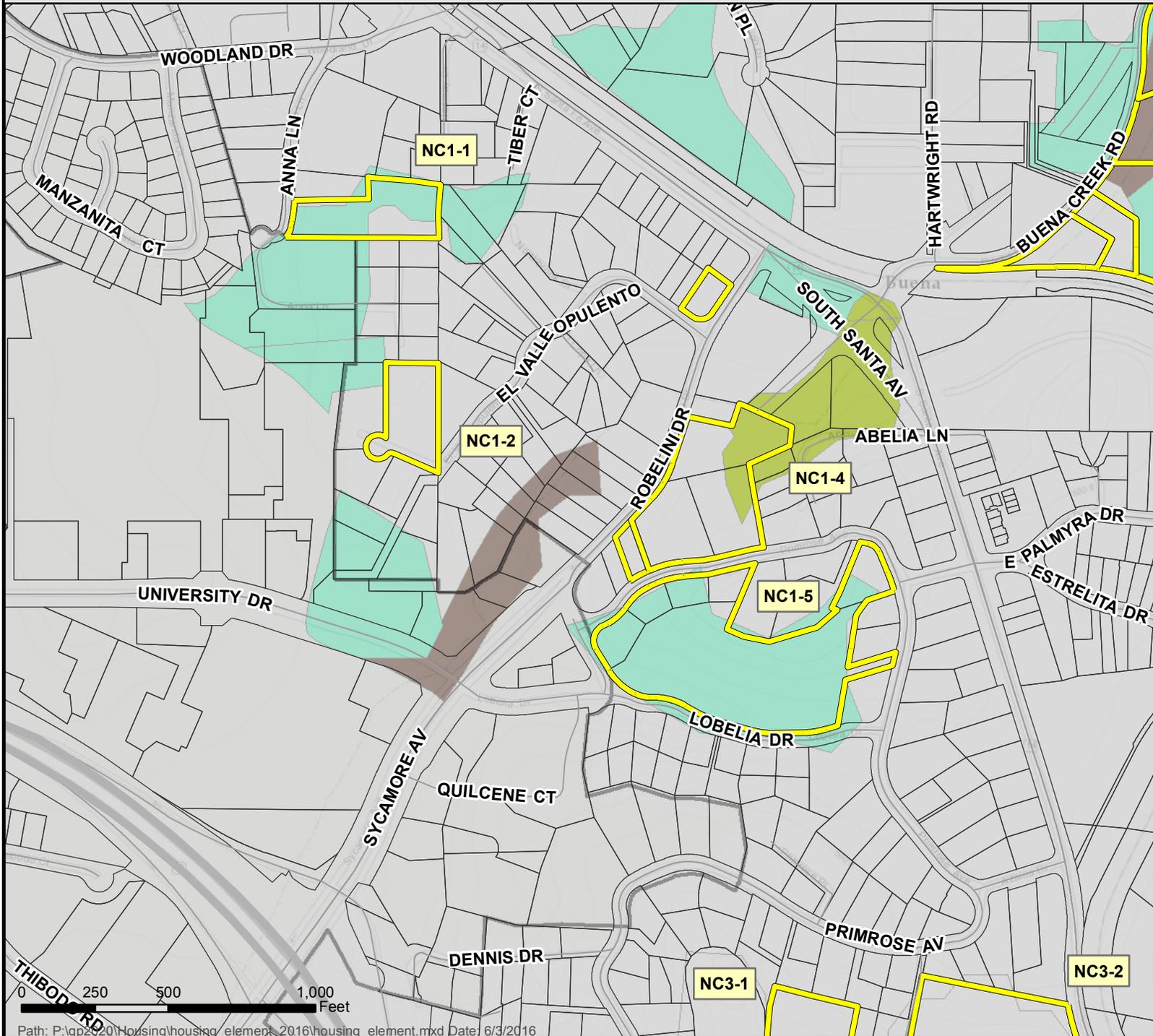


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North County Metro Community Planning Area NC1 - Vegetation



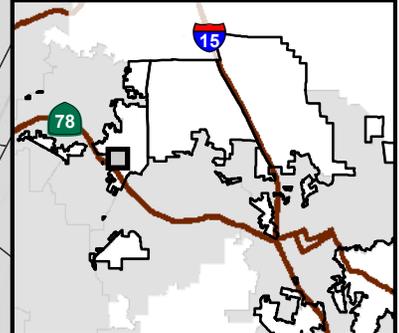
Housing Element Sites Inventory

Legend

-  Potential Sites
-  Grassland
-  Riparian Scrub
-  Riparian Forest
-  Disturbed Habitat, Agriculture, Eucalyptus Woodland

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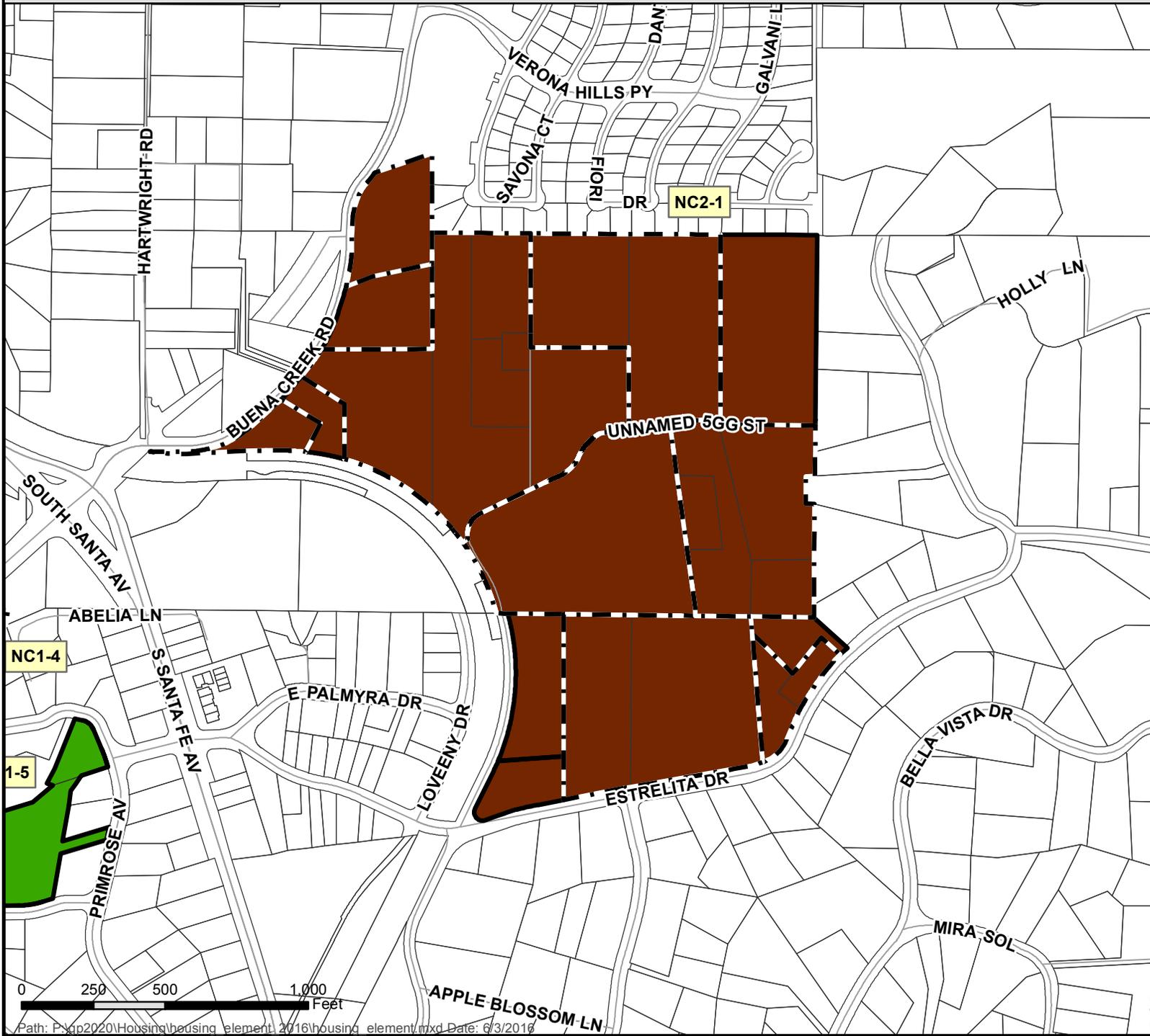
0 250 500 1,000 Feet

North County Metro Community Planning Area NC2

Housing Element Sites Inventory

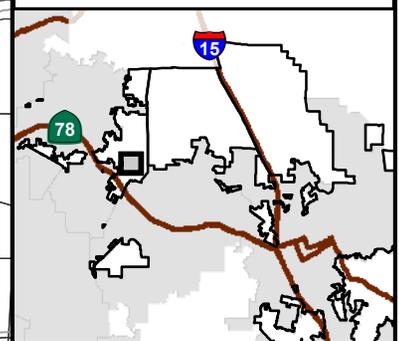
Legend

- 30 du/acre
- 20 du/acre
- Vacant Site
- Underutilized Site



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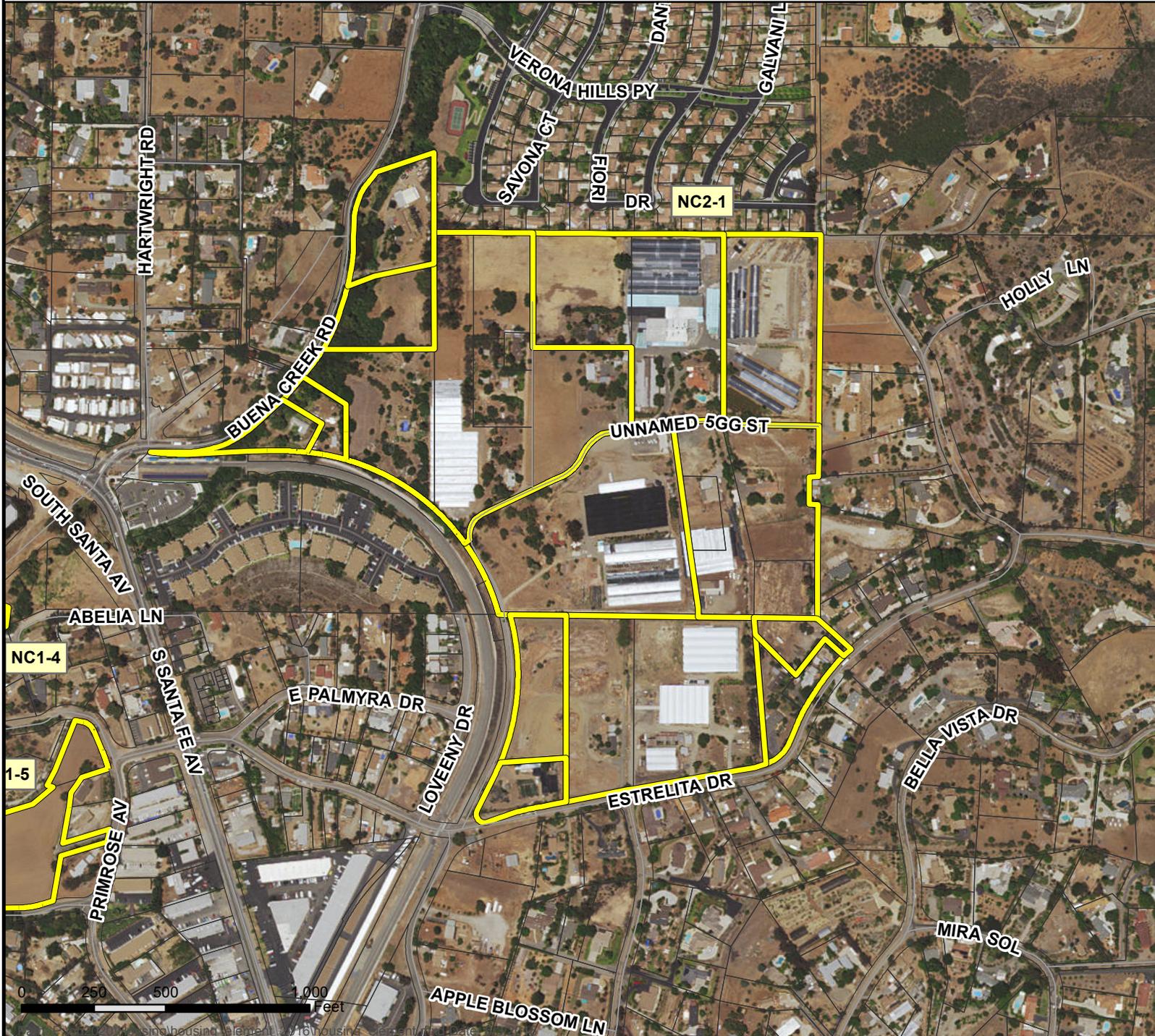


North County Metro Community Planning Area NC2 - Aerial

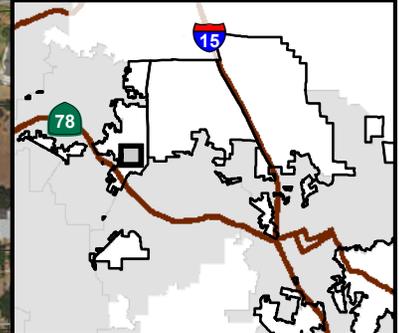
Housing Element Sites Inventory

Legend

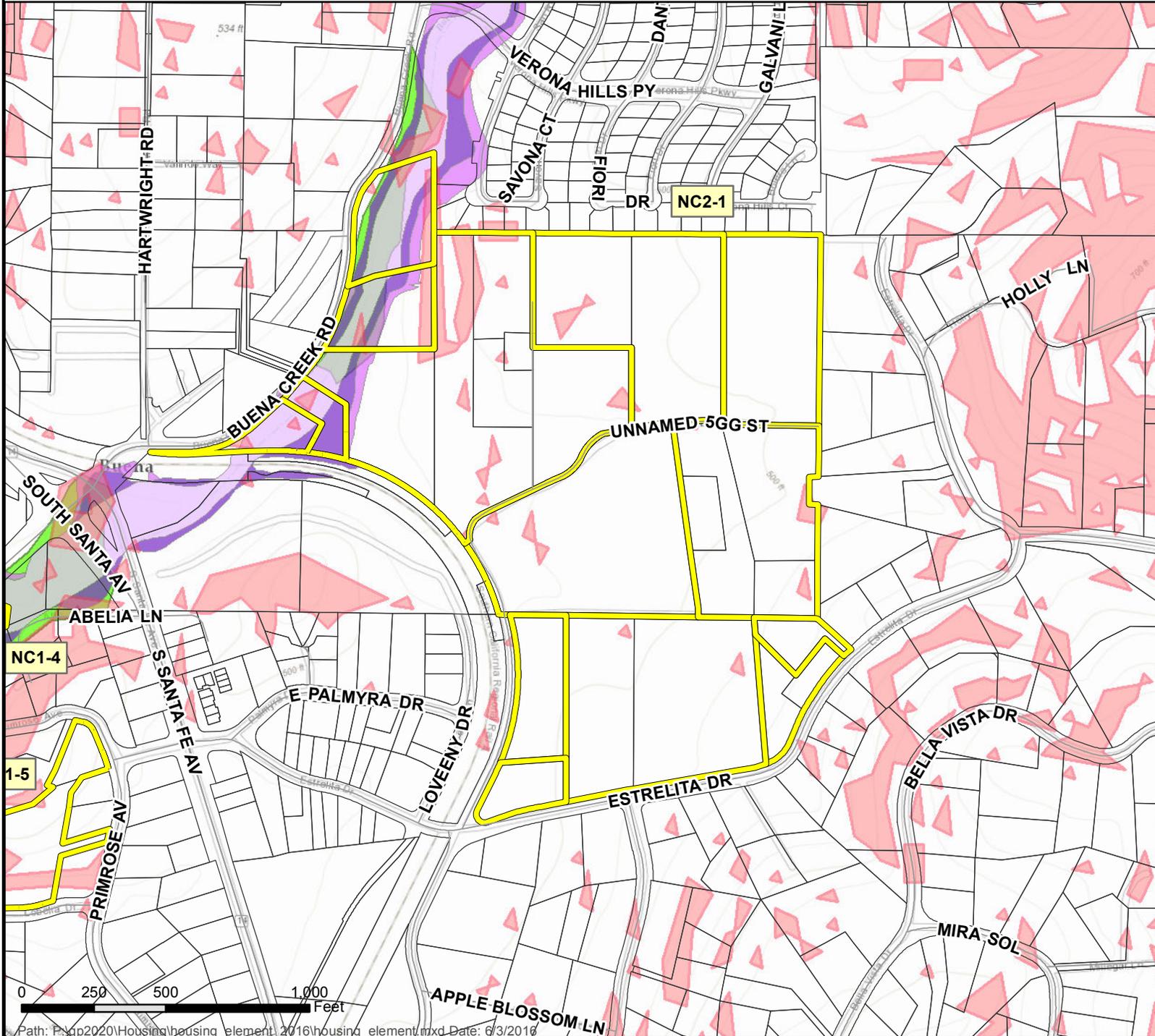
 Potential Sites



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North County Metro NC2 - Environmental Factors



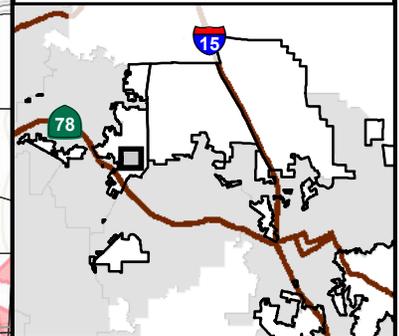
Housing Element Sites Inventory

Legend

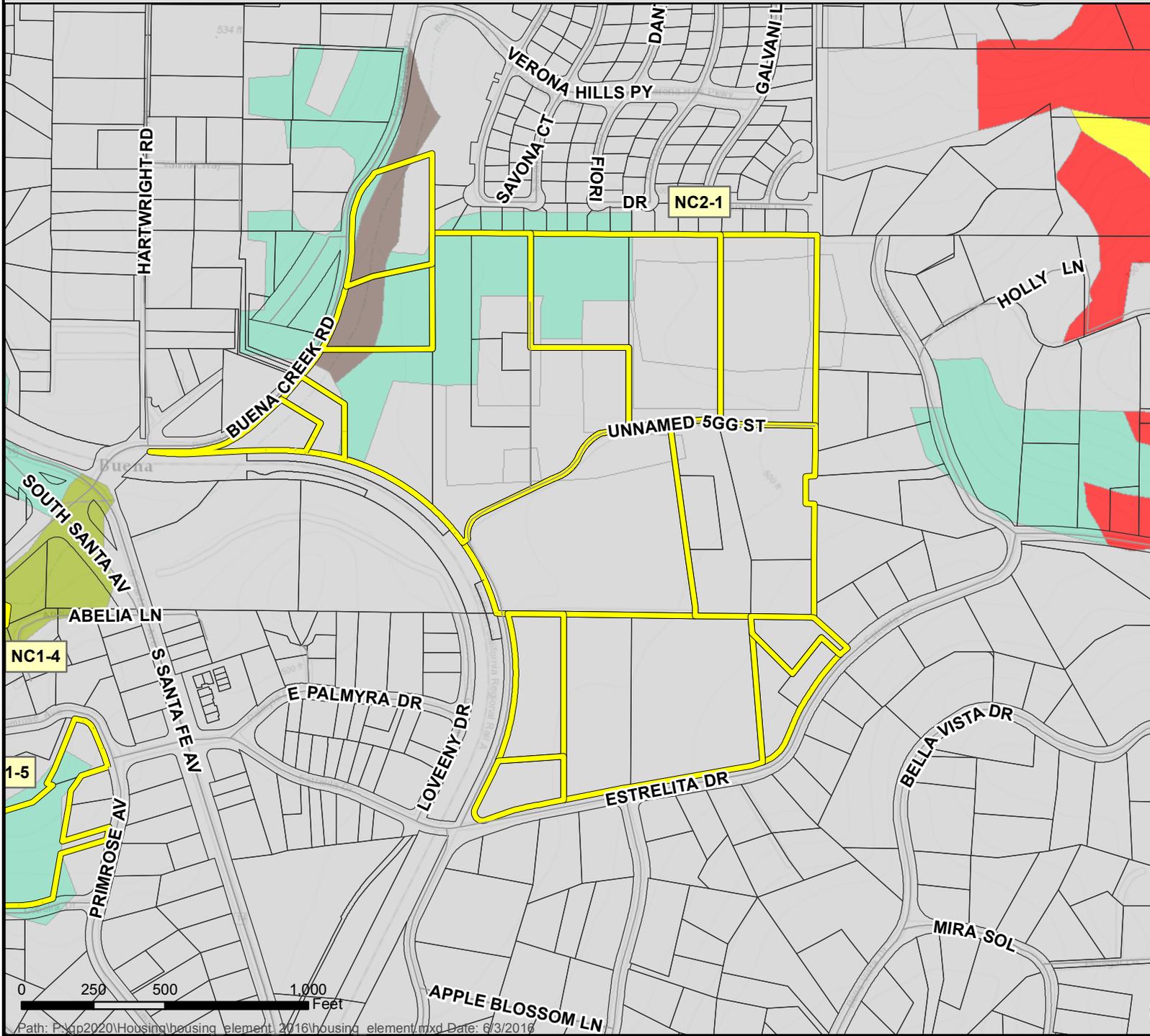
- Potential Sites
- Slope >25%
- FEMA Flood Hazard Zone**
 - 100 Year Flood Plain
 - 500 Year Flood Way
 - Flood Way
 - Wetlands (RPO)

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North County Metro Community Planning Area NC2 - Vegetation

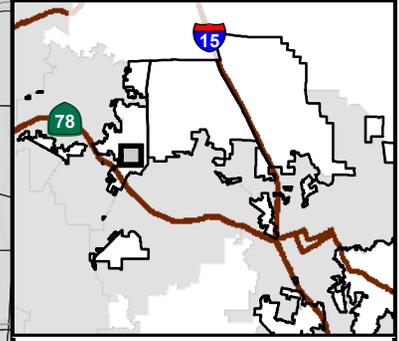


Housing Element Sites Inventory

- Legend**
-  Potential Sites
 -  Coastal Sage Scrub
 -  Chaparral
 -  Grassland
 -  Riparian Scrub
 -  Riparian Forest
 -  Disturbed Habitat, Agriculture, Eucalyptus Woodland

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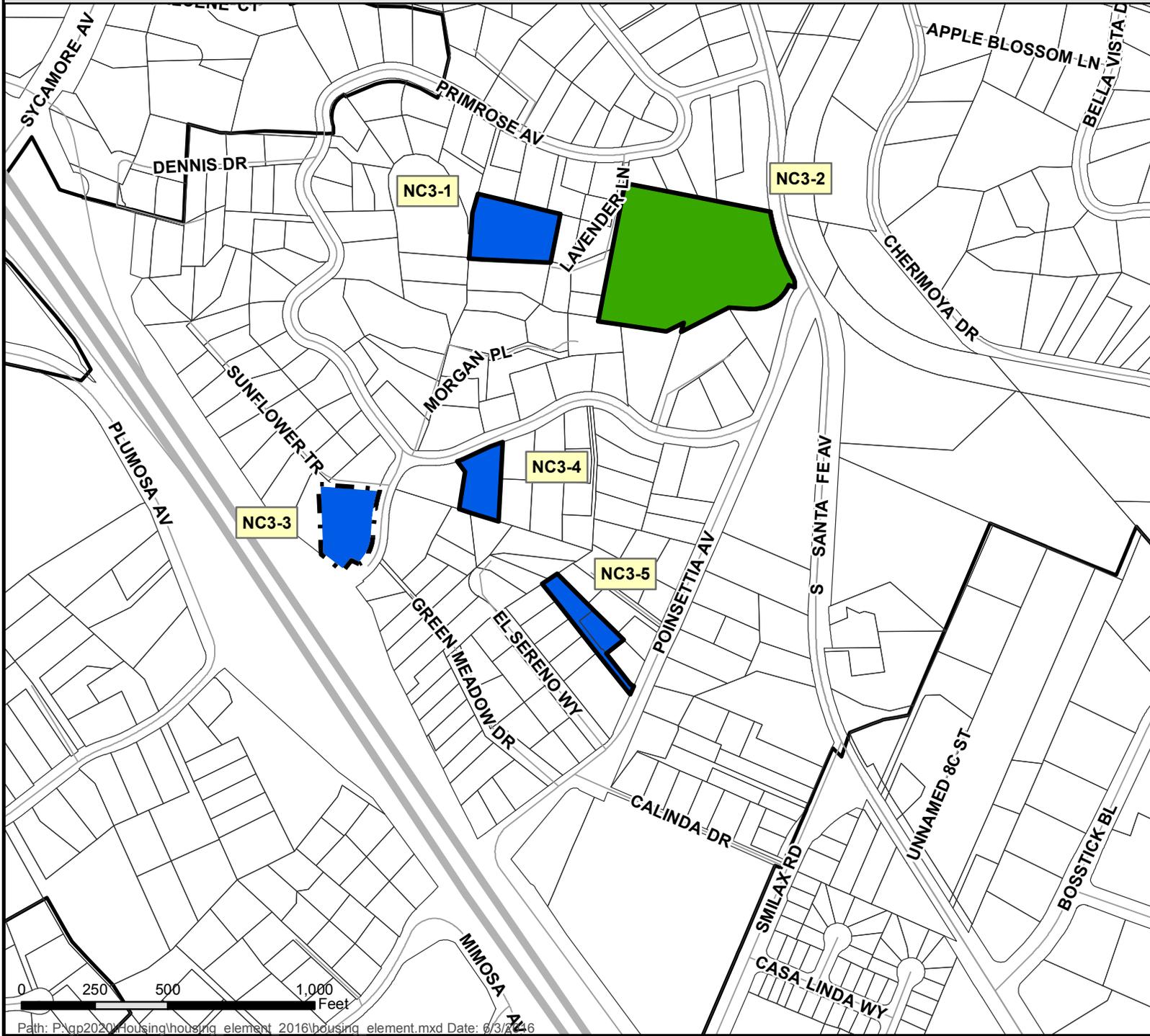


North County Metro Community Planning Area NC3

Housing Element Sites Inventory

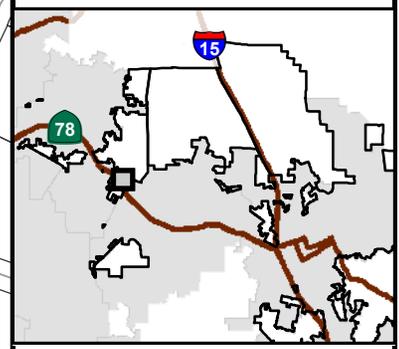
Legend

- 20 du/acre
- 15 du/acre
- Vacant Site
- Underutilized Site



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North County Metro Community Planning Area NC3 - Aerial



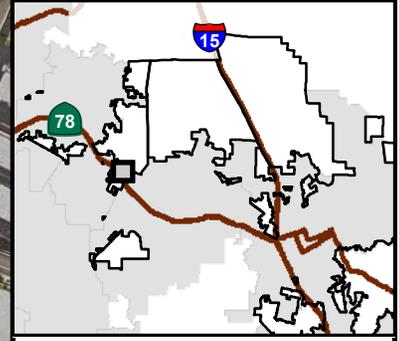
Housing Element Sites Inventory

Legend

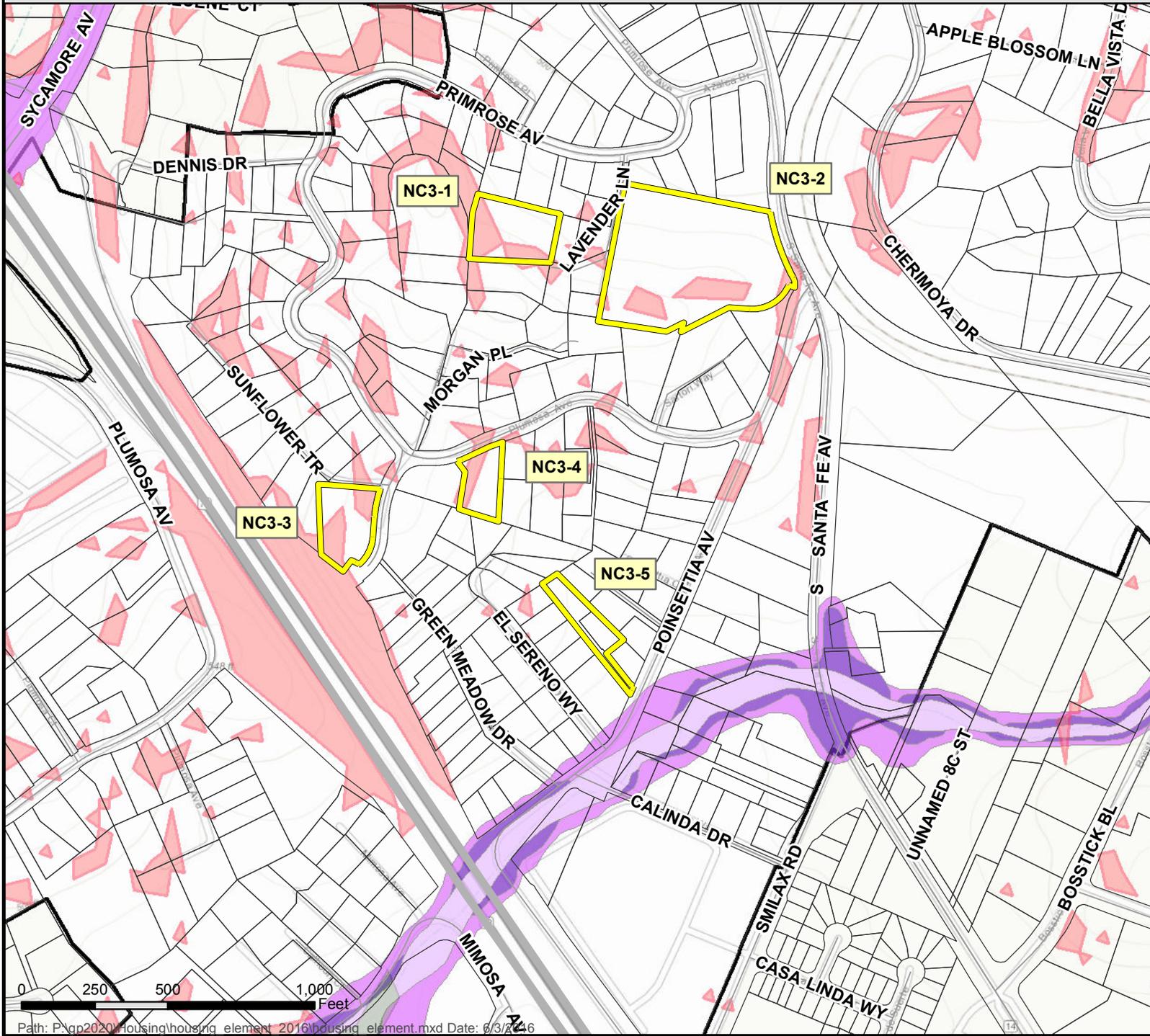
 Potential Sites

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North County Metro NC3 - Environmental Factors



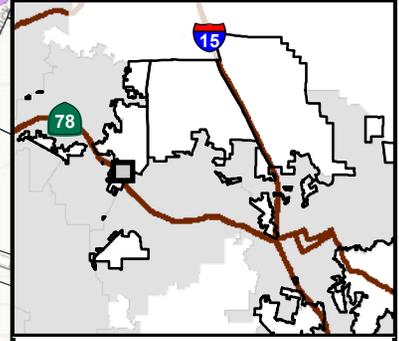
Housing Element Sites Inventory

Legend

-  Potential Sites
-  Slope >25%
- FEMA Flood Hazard Zone**
-  100 Year Flood Plain
-  500 Year Flood Way
-  Flood Way
-  Wetlands (RPO)

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North County Metro Community Planning Area NC3 - Vegetation



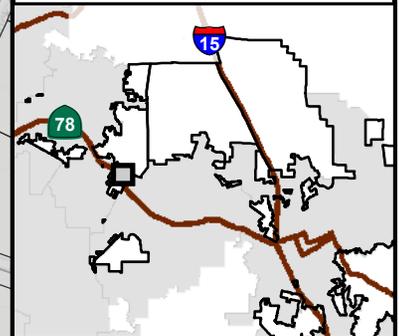
Housing Element Sites Inventory

Legend

-  Potential Sites
-  Grassland
-  Riparian Scrub
-  Disturbed Habitat, Agriculture, Eucalyptus Woodland

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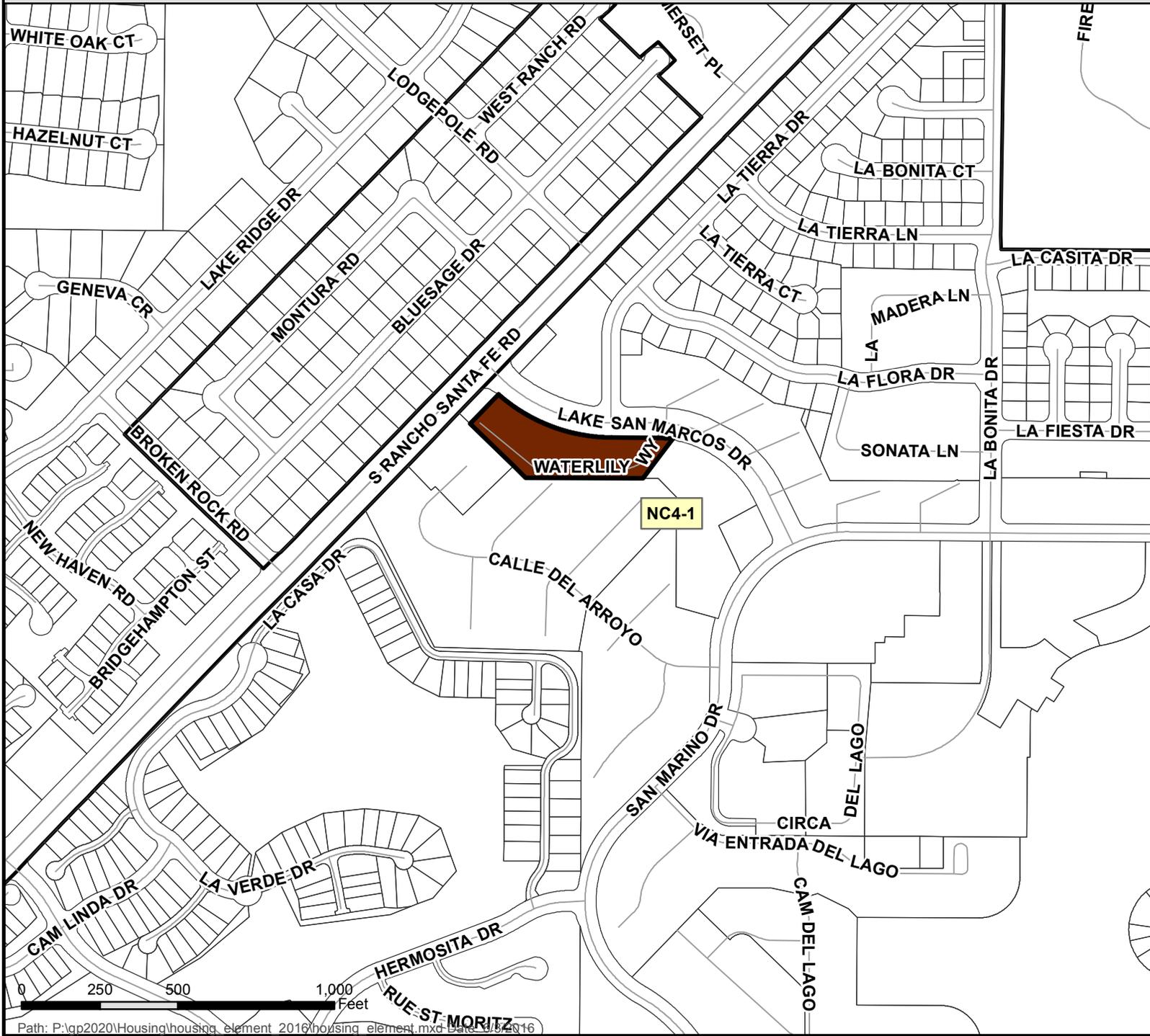


North County Metro Community Planning Area NC4

Housing Element Sites Inventory

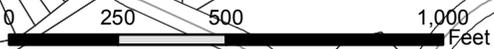
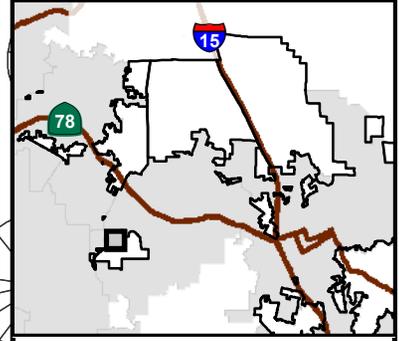
Legend

- 30 du/acre
- Vacant Site

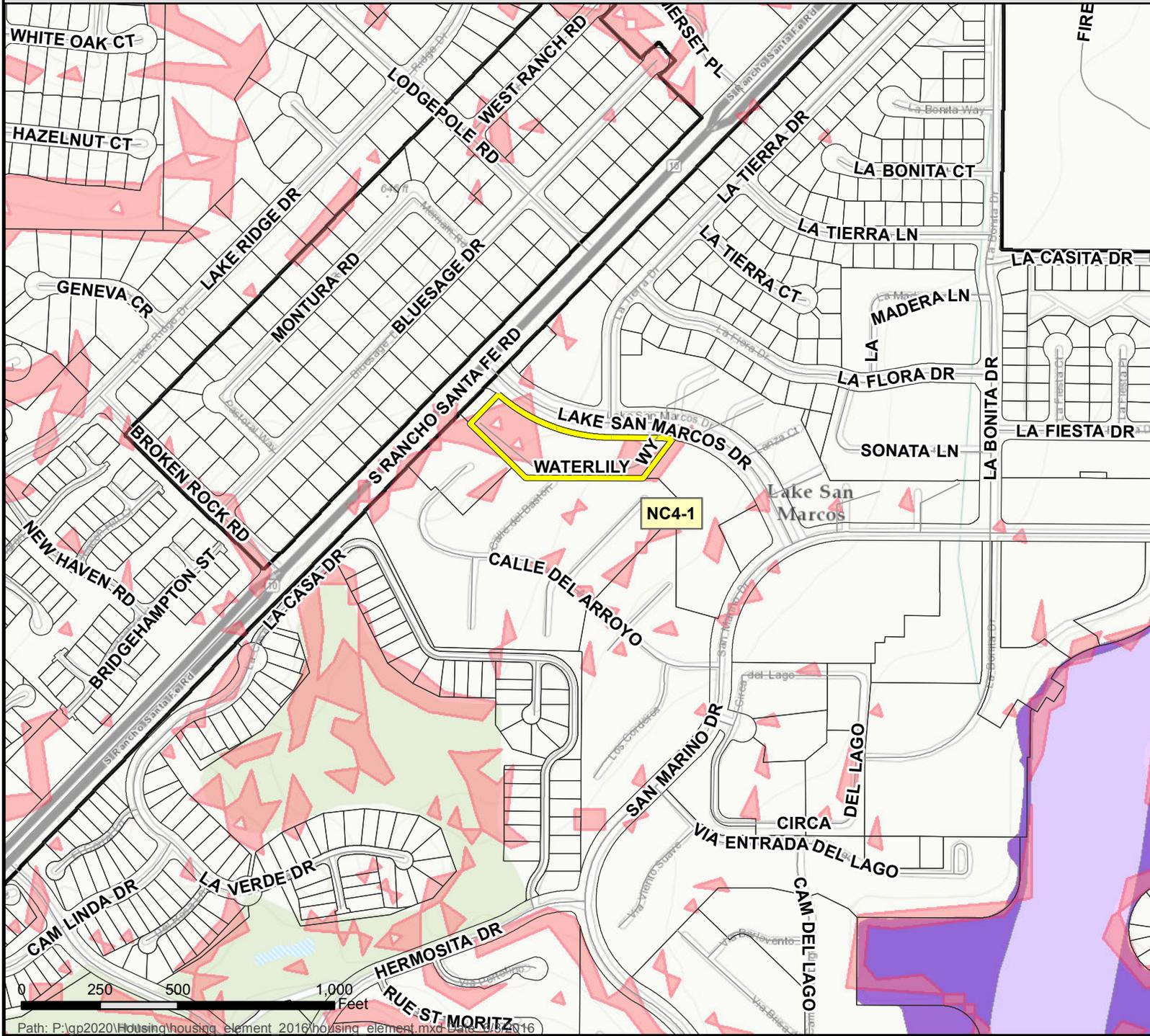


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North County Metro NC4 - Environmental Factors



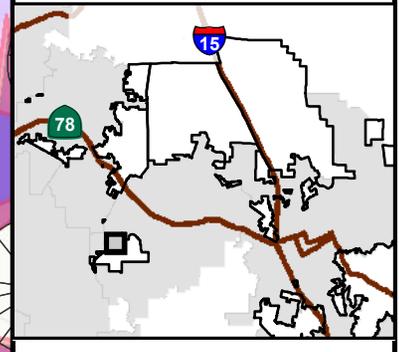
Housing Element Sites Inventory

Legend

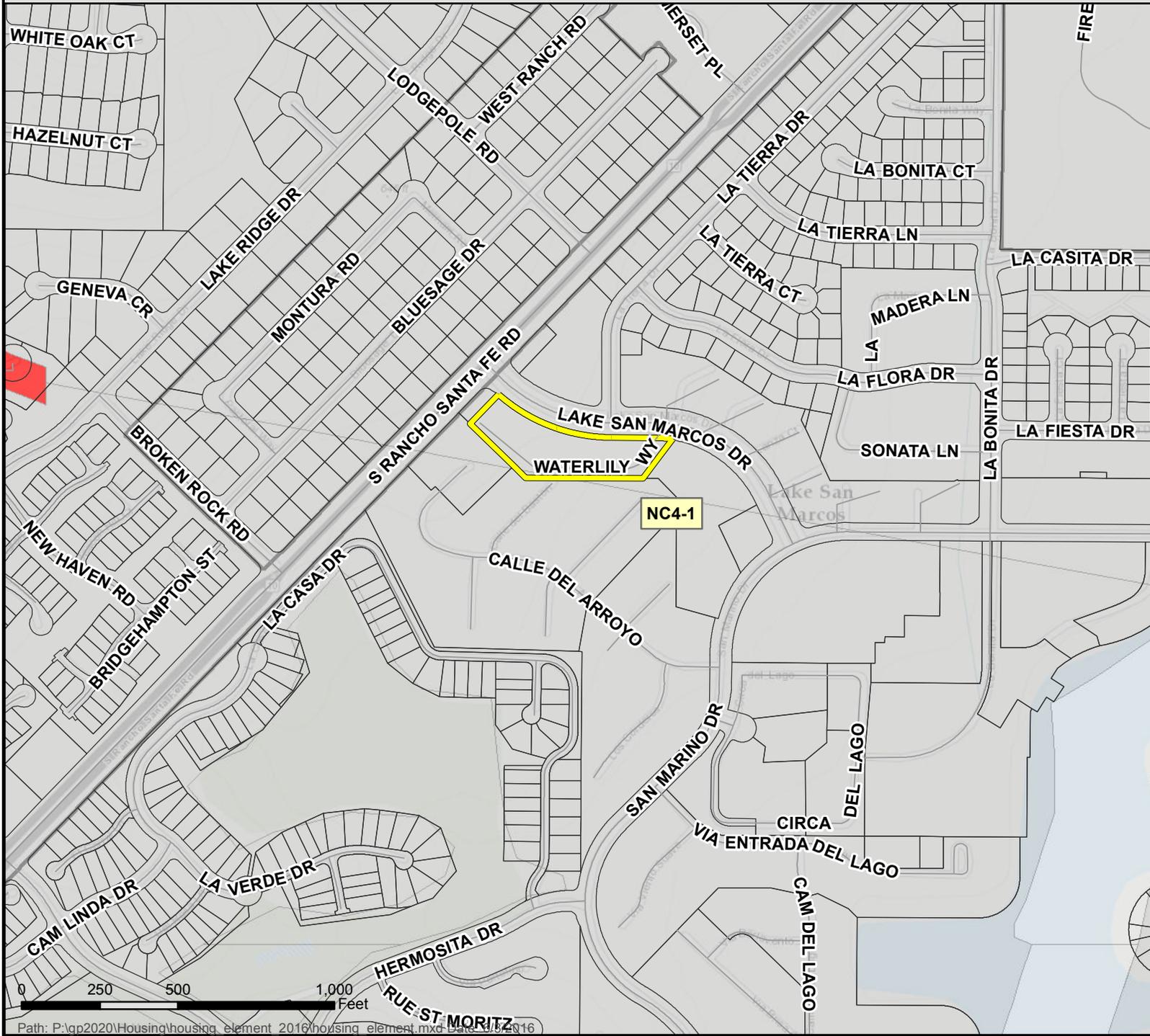
- Potential Sites
- Slope >25%
- FEMA Flood Hazard Zone**
- 100 Year Flood Plain
- Flood Way

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North County Metro Community Planning Area NC4 - Vegetation



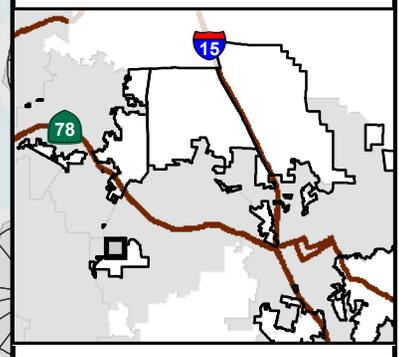
Housing Element Sites Inventory

Legend

-  Potential Sites
-  Coastal Sage Scrub
-  Water
-  Disturbed Habitat, Agriculture, Eucalyptus Woodland

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North County Metro Community Planning Area NC5

Housing Element Sites Inventory

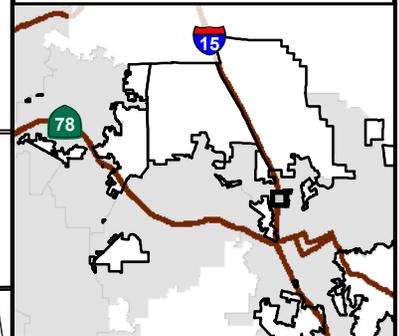
Legend

-  24 du/acre
-  Vacant Site
-  Underutilized Site

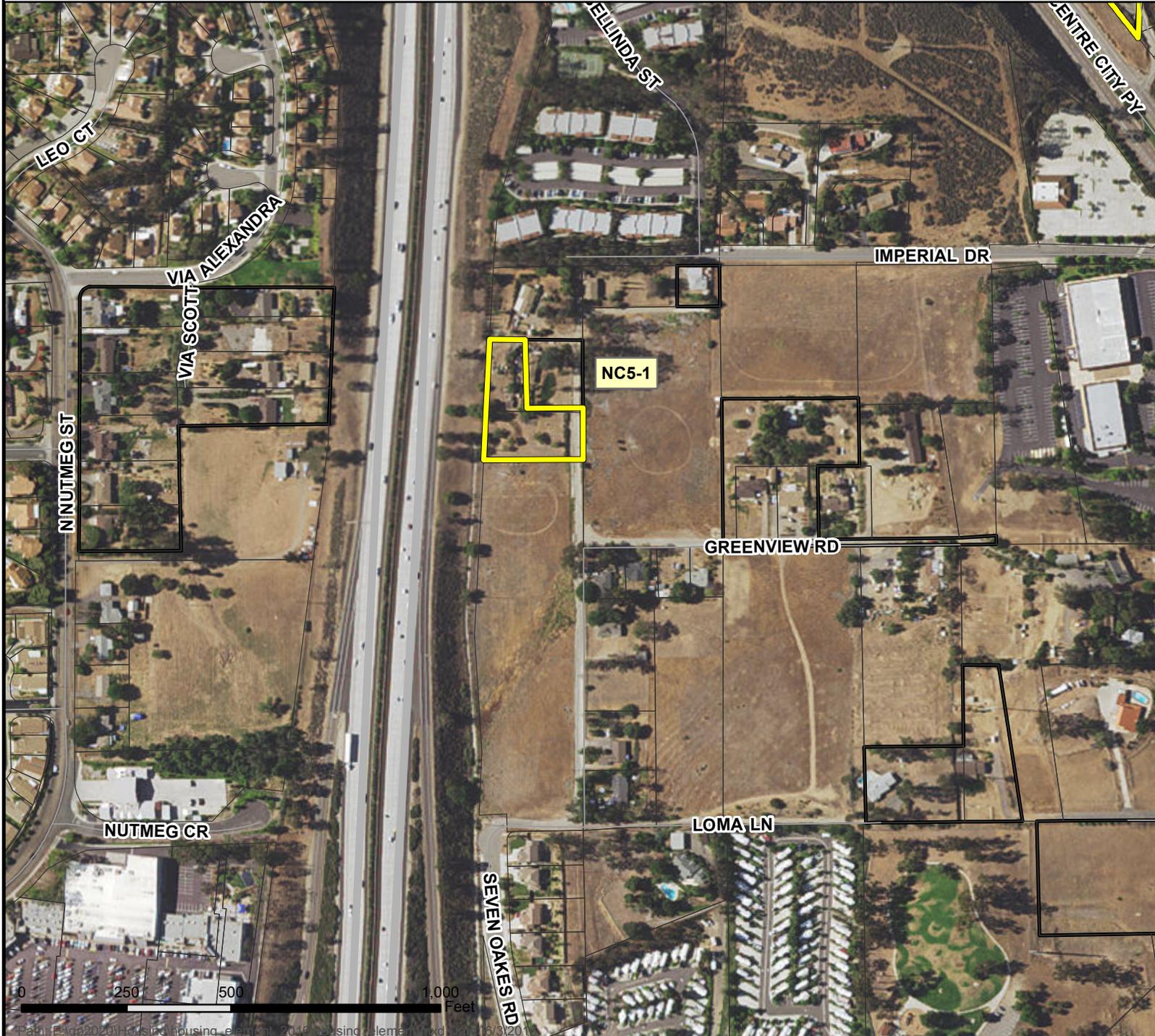


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North County Metro Community Planning Area NC5 - Aerial

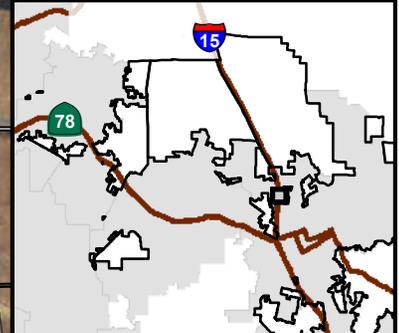


Housing Element Sites Inventory

Legend

 Potential Sites

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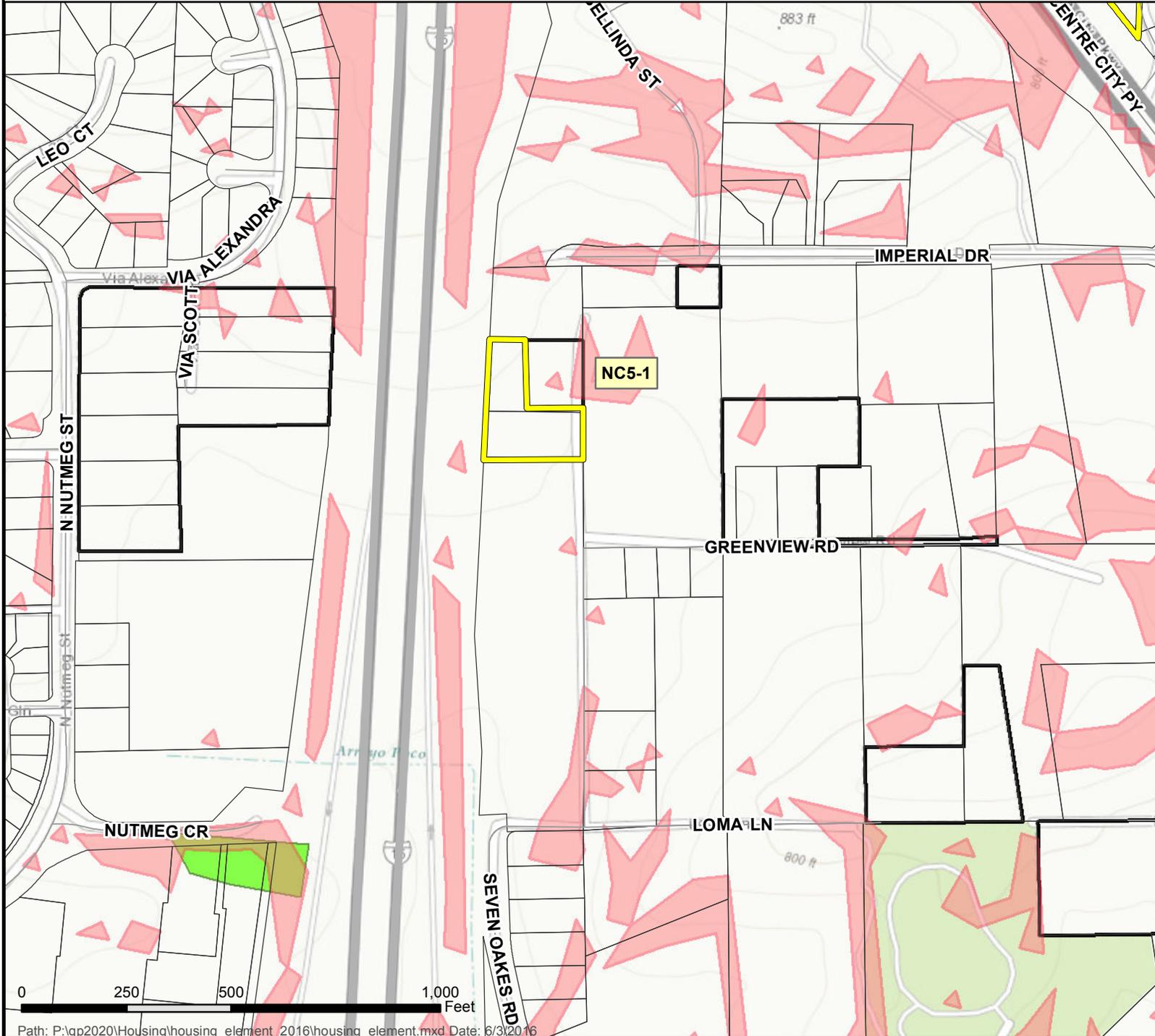


North County Metro NC5 - Environmental Factors

Housing Element Sites Inventory

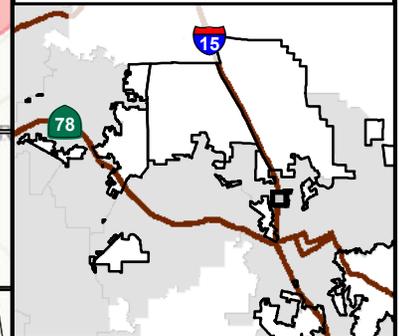
Legend

-  Potential Sites
-  Slope >25%
-  Wetlands (RPO)

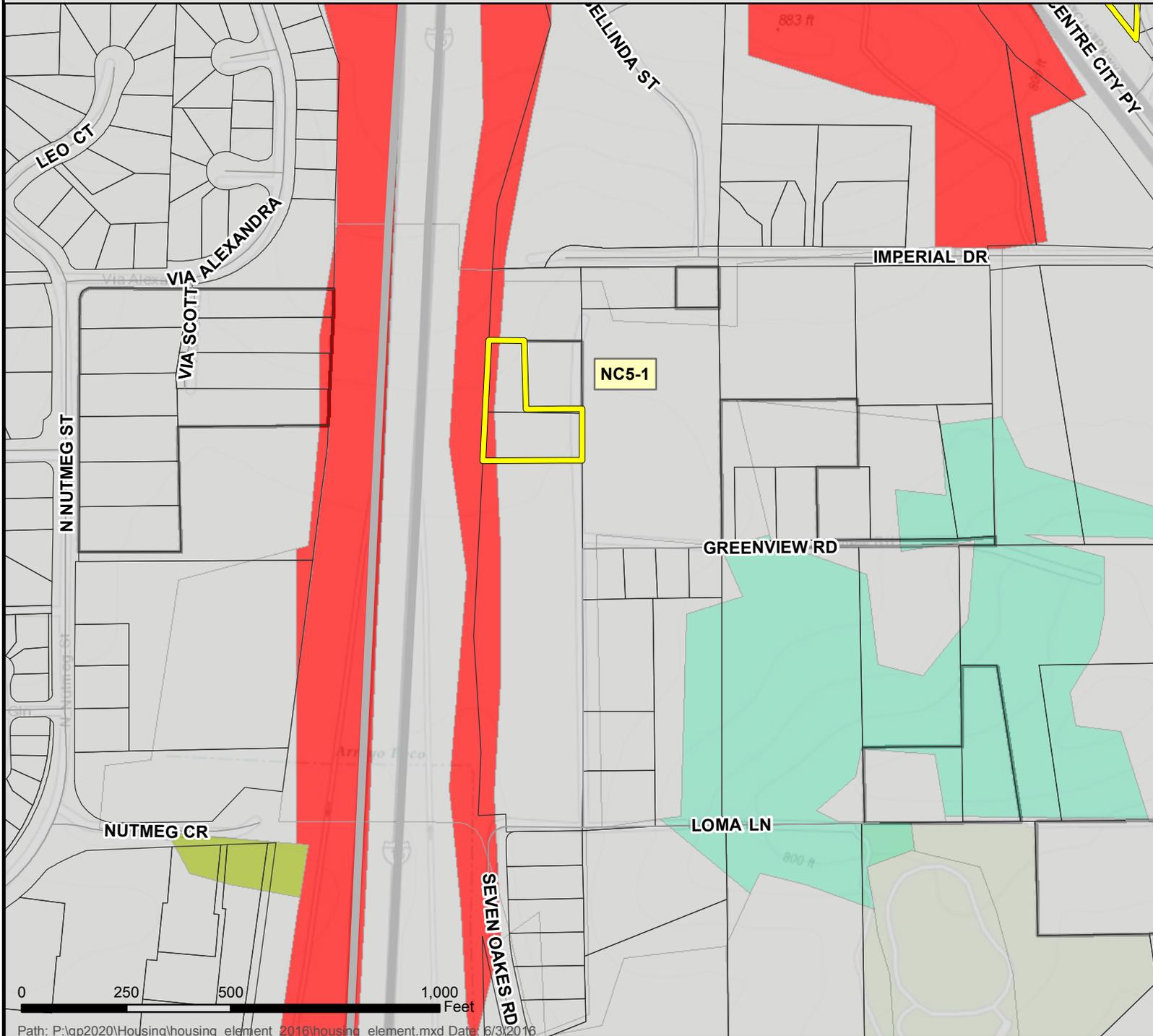


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North County Metro Community Planning Area NC5 - Vegetation



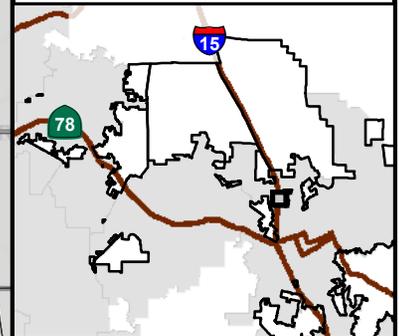
Housing Element Sites Inventory

Legend

-  Potential Sites
-  Coastal Sage Scrub
-  Grassland
-  Riparian Scrub
-  Disturbed Habitat, Agriculture, Eucalyptus Woodland

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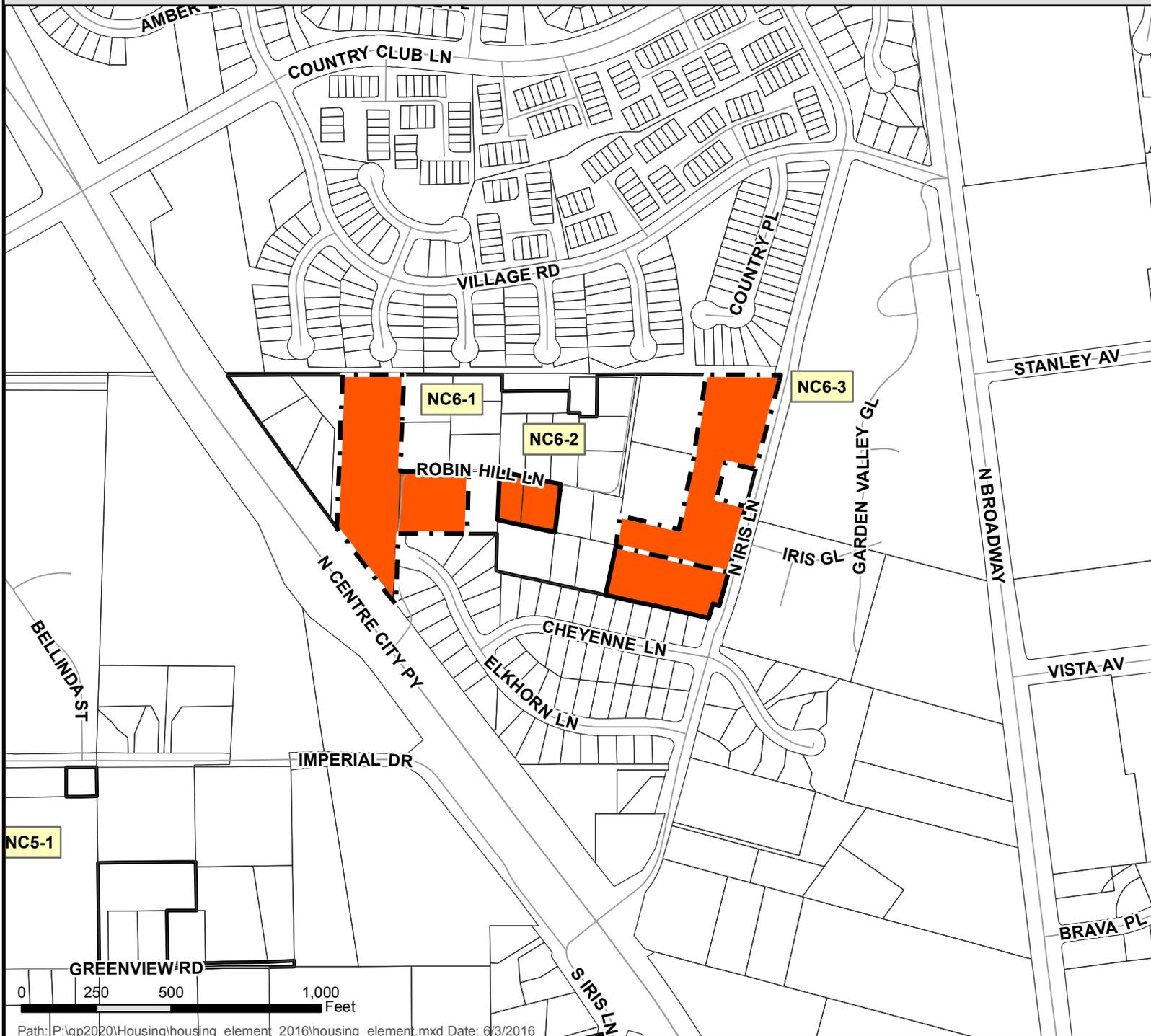


North County Metro Community Planning Area NC6

Housing Element Sites Inventory

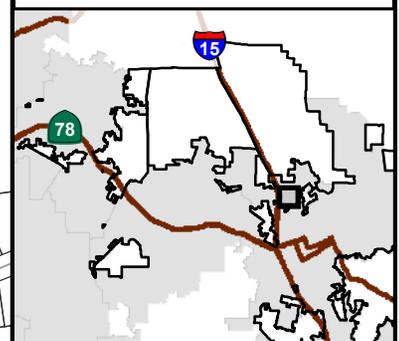
Legend

- 24 du/acre
- Vacant Site
- Underutilized Site



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North County Metro Community Planning Area NC6 - Aerial

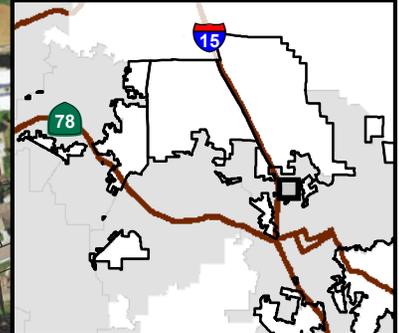
Housing Element Sites Inventory

Legend

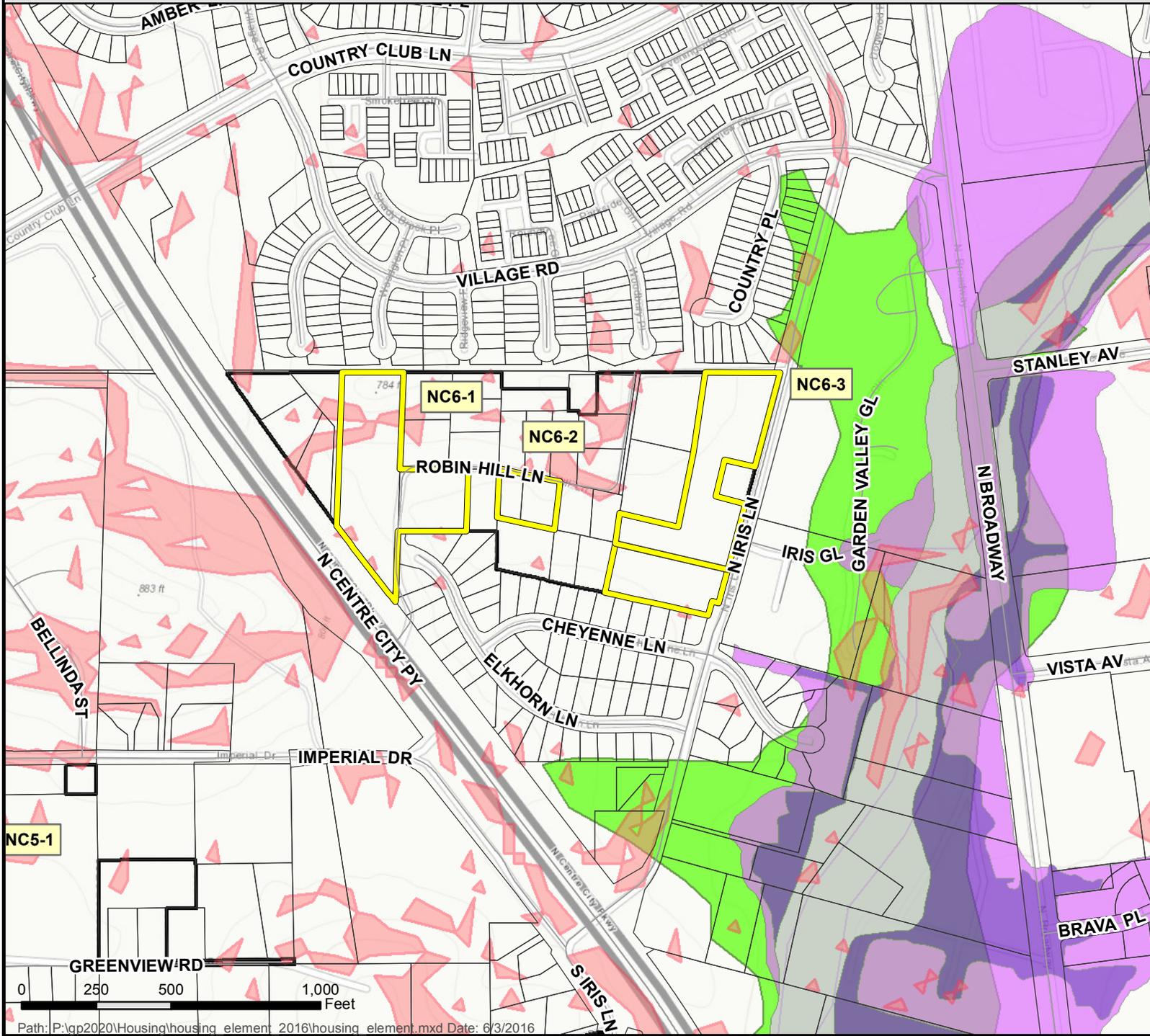
 Potential Sites



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North County Metro NC6 - Environmental Factors



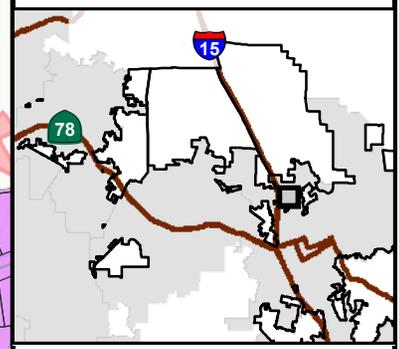
Housing Element Sites Inventory

Legend

- Potential Sites
- Slope >25%
- FEMA Flood Hazard Zone**
 - 100 Year Flood Plain
 - 500 Year Flood Way
 - Flood Way
 - Wetlands (RPO)

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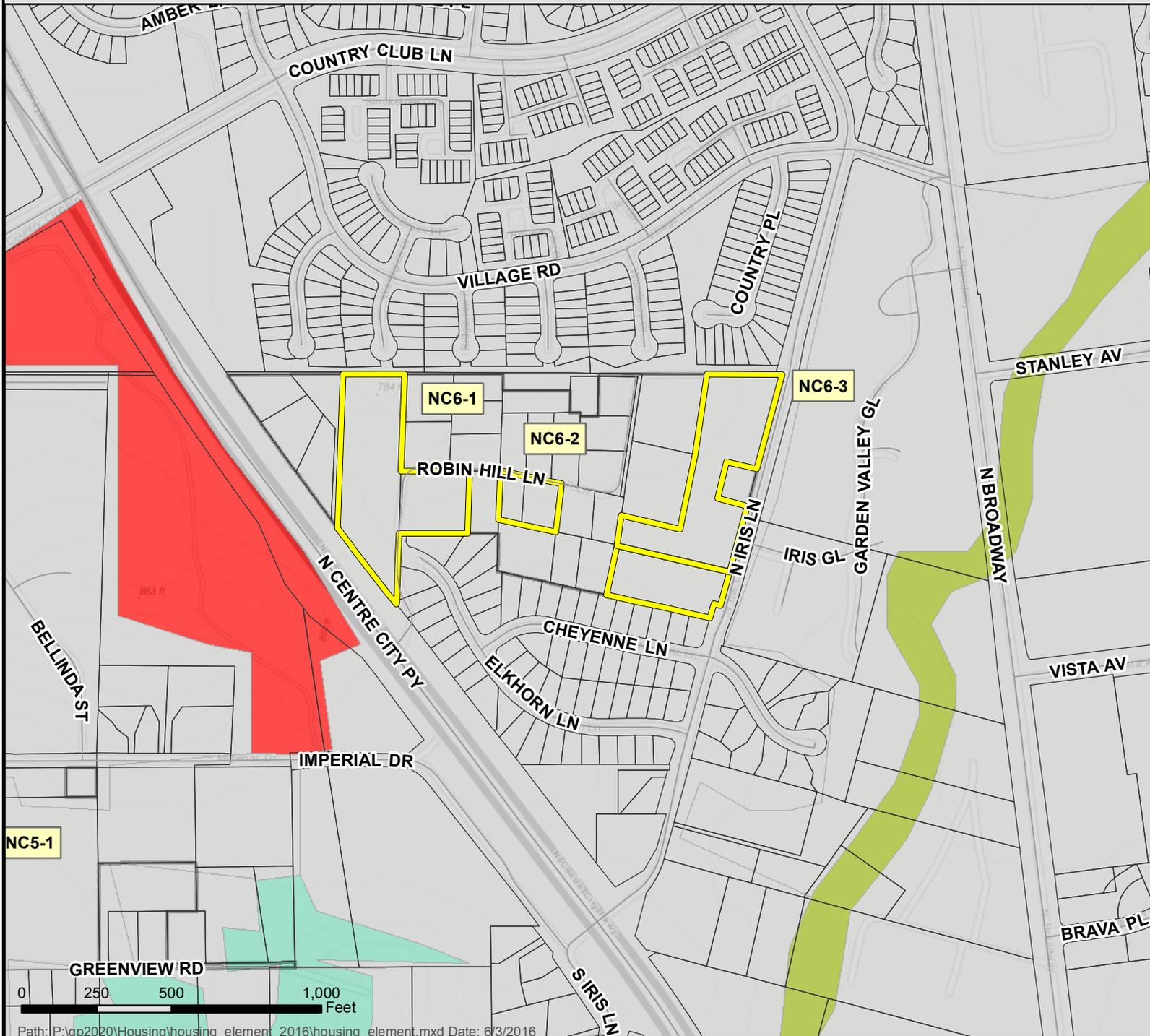


North County Metro Community Planning Area NC6 - Vegetation

Housing Element Sites Inventory

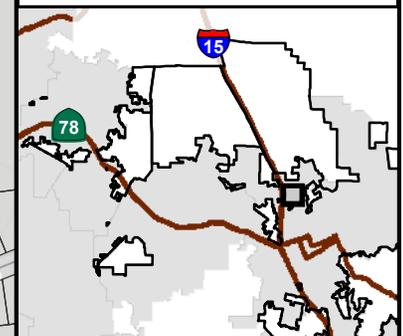
Legend

-  Potential Sites
-  Coastal Sage Scrub
-  Grassland
-  Riparian Scrub
-  Disturbed Habitat, Agriculture, Eucalyptus Woodland



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North County Metro Community Planning Area NC7

Housing Element Sites Inventory

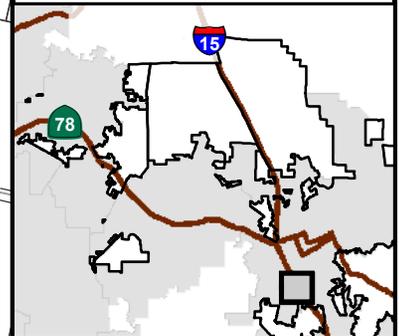
Legend

- 15 du/acre
- Vacant Site



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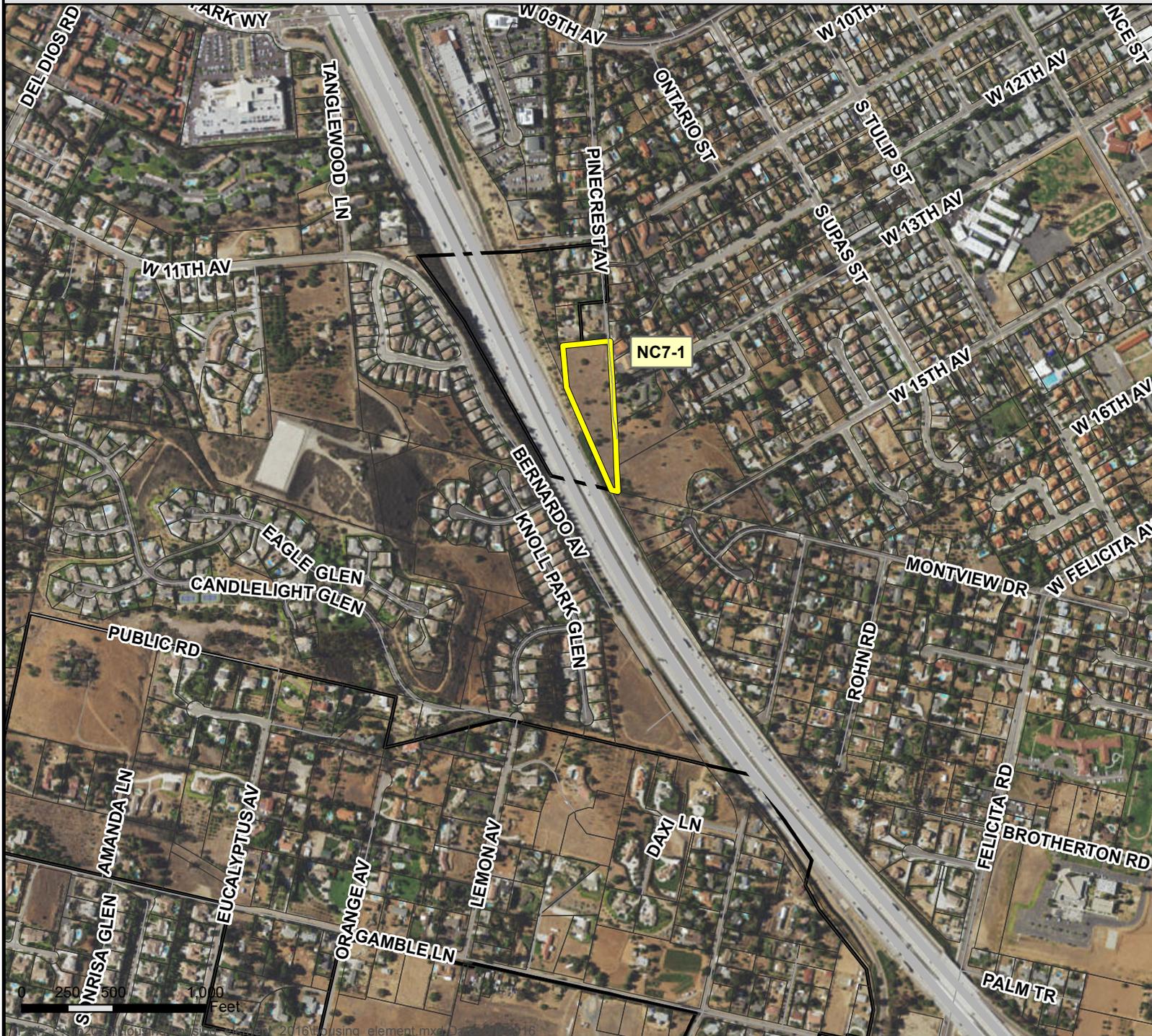


North County Metro Community Planning Area NC7 - Aerial

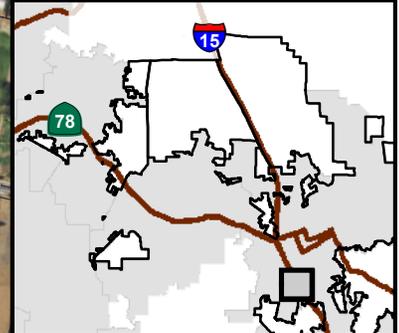
Housing Element Sites Inventory

Legend

 Potential Sites



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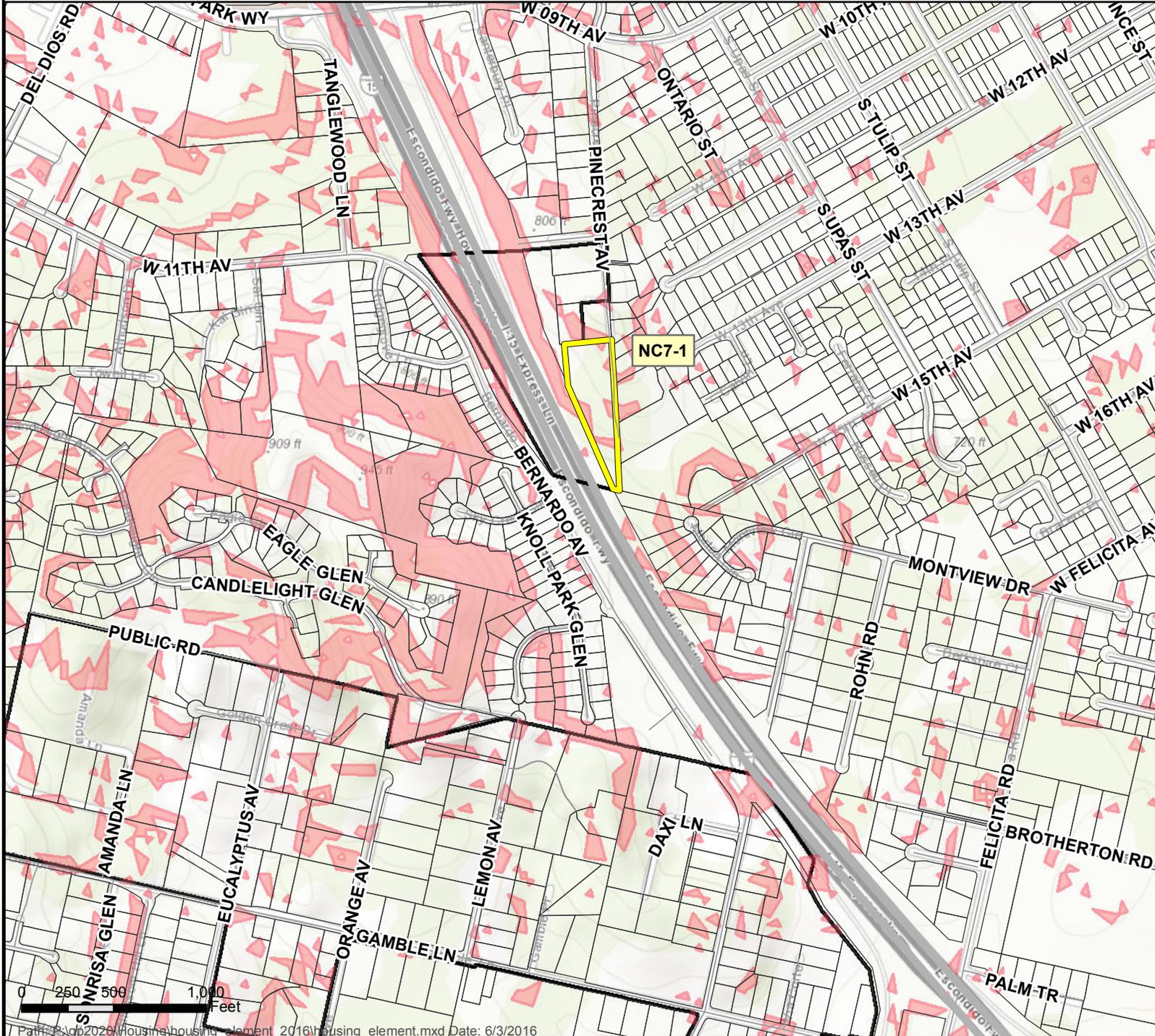


North County Metro NC7 - Environmental Factors

Housing Element Sites Inventory

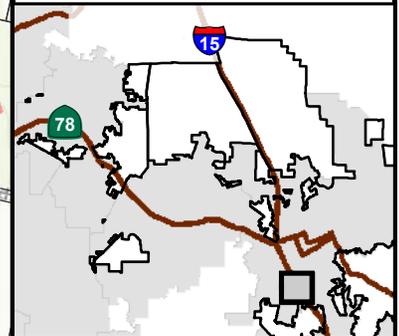
Legend

-  Potential Sites
-  Slope >25%



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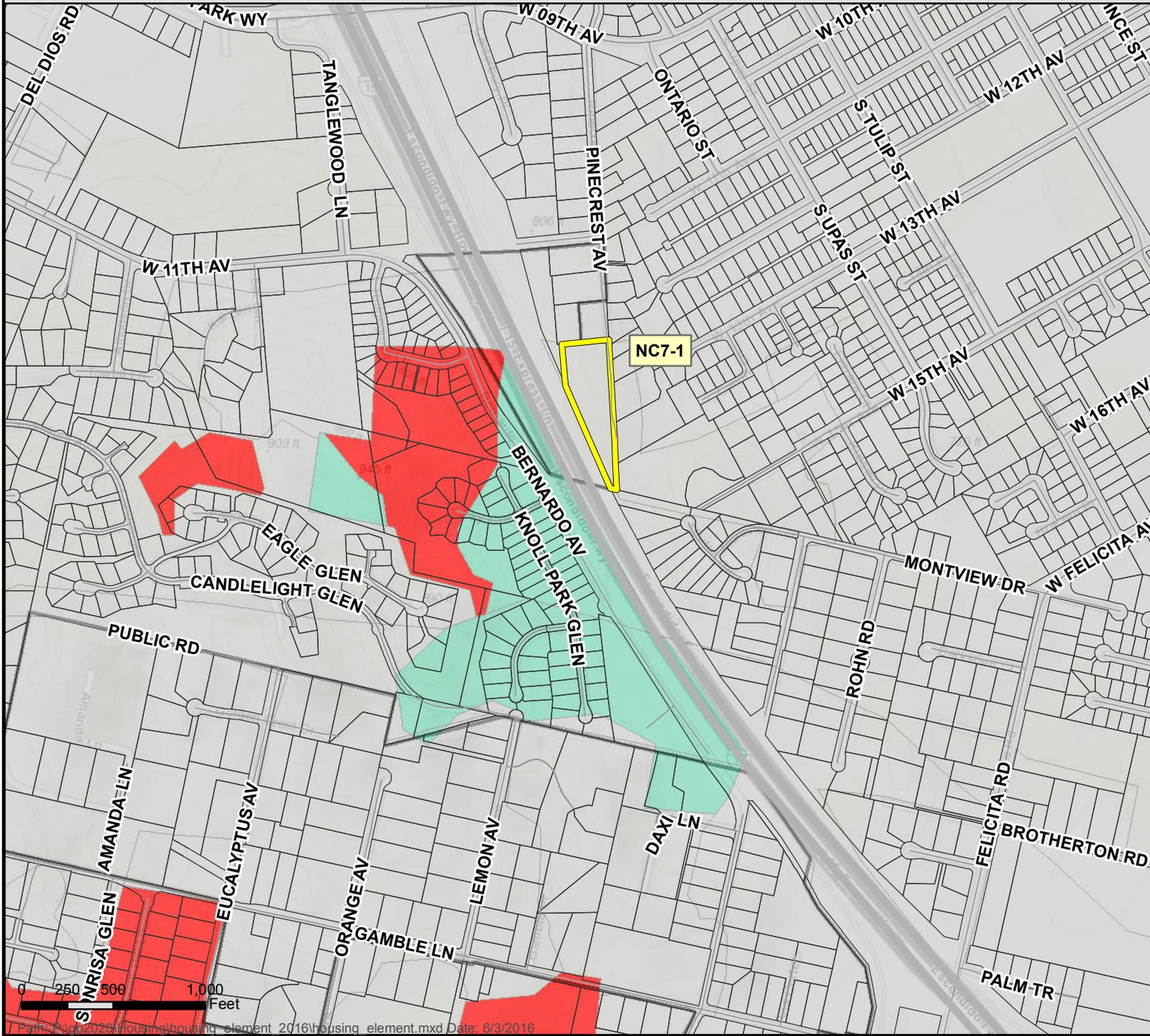


North County Metro Community Planning Area NC7 - Vegetation

Housing Element Sites Inventory

Legend

-  Potential Sites
-  Coastal Sage Scrub
-  Grassland
-  Disturbed Habitat, Agriculture, Eucalyptus Woodland



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