COMMERCIAL / RETAIL

Alessandro Plaza: 122,000 sq. ft. neighborhood shopping center along the north side of Alessandro between Graham and Heacock

- **Rising Stars Business Academy** – OPENED

Cactus Commerce Center: 53,420 mixed-use center on Cactus east of I-215. Development includes 2 restaurants, gas station / carwash, and a 46,000 sq. ft. industrial building - IN PLAN CHECK

Canyon Springs Plaza: 417,000 sq. ft. regional center at SR-60 and Day

- **Golden Corral** - IN PLAN CHECK
- **Realis Gymnastics** - EXPANSION UNDER CONSTRUCTION
- **Safe Haus Craft Beer & Kitchen** - UNDER CONSTRUCTION

Country Inn & Suites: 64-room hotel by Radisson at Sunnymead and Olivewood – IN PLAN CHECK

Lakeside Plaza: Anchored by Stater Bros. and Bank of America, this 143,000 sq. ft. shopping hub at the NWC of Iris & Lasselle serves students and residents of eastern Moreno Valley

- **Mountain Mike's Pizza** - OPENED

Moreno Beach Plaza: 259,165 sq. ft. of commercial space in two phases at the SEC SR-60 and Moreno Beach

- **America's Tire Store** - IN PLAN CHECK
- **Pottery Barn Warehouse Outlet** – OPENED

Moreno Marketplace: Neighborhood center of 80,000 sq. ft. at the NWC Moreno Beach and Cactus

- **Cosmic Handcrafted Ice Cream** - OPENED

Moreno Valley Mall: 1.1 million sq. ft. regional Mall anchored by Harkins Theatres, J.C. Penney, Macy's, and Sears

- **Arcadia Kid's Museum** - IN PLAN CHECK
- **Breakout Escape Room** - IN PLAN CHECK
- **La Michoacana Ice Cream** - UNDER CONSTRUCTON
- **Torrid -** EXPANSION UNDER CONSTRUCTION

Moreno Valley Plaza: 341,000 sq. ft. shopping center anchored by Office Depot, Superior Grocers, Big Lots, and Harbor Freight Tools at the SWC of Sunnymead and Heacock

- **Ark Homes Foster Family Agency** - OPENED
- **Golden State Staffing Services** - OPENED
- **Options for Youth Charter School** – OPENED

Moreno Valley Village: 110,000 sq. ft. center at NEC Perris / Hemlock

- **DaVita Dialysis** - UNDER CONSTRUCTION

MORENOVALLEY
ACCELERATING OPPORTUNITIES

COMMERCIAL / RETAIL

Plaza Del Sol: 56,000 sq. ft. center at the NEC Frederick and Alessandro

- **Woody's Brewhouse** – OPENED

Stoneridge Towne Centre: 579,000 sq. ft. center at the SEC of SR-60 and Nason, anchored by Super Target, Dress Barn, Kohl's, and Best Buy Outlet

- **West Elm Outlet** - OPENED

Sunnymead Blvd: NWC Sunnymead / Perris at 24966 Sunnymead

- **Alamilla's Mexican Food** - UNDER CONSTRUCTION

Sunnymead Plaza: 69,000 sq. ft. commercial center at the SWC Perris and Sunnymead

- **Black Bear Diner** - UNDER CONSTRUCTION
- **Time 2 Dance** - OPENED

The Quarter: Mixed-use project at the NEC of Day and Eucalyptus includes two 4-story hotels, a service station with convenience store, and a multi-tenant retail/restaurant building: ALL UNDER CONSTRUCTION

- **76 Union Beyond Station**
- **Alamilla's Mexican Food**
- **Coffee Bean & Tea Leaf**
- **Country Kitchen**
- **FatBurger**
- **Holiday Inn Express**
- **Residence Inn**
- **ZPizza & Tap Room**

TownGate Center: Expansive shopping center at Frederick south of SR-60. Anchors include TJ Maxx/Home Goods, Burlington Coat Factory, Polly's Pies, Acapulco, and Regency Theater

- **Gazpachos La Michoacana Ice Cream** - OPENED
- **Sherwin Williams** - UNDER CONSTRUCTION
- **State Farm Insurance Agency** - OPENED

TownGate Crossing: 237,000 sq. ft. shopping center at SR-60 and Day

- **Sit N Sleep** – UNDER CONSTRUCTION

TownGate Promenade: 353,000 sq. ft. shopping center at the SEC of Day and Campus. Anchored by Costco, Ayres Hotel & Spa and Hampton Inn

Shop H - 7,310 sq. ft. multi-tenant retail building

- **Red Wing Shoes** - IN PLAN CHECK

Shop L - 13,000 sq. ft. junior anchor – UNDER CONSTRUCTION

TownGate Square: A mixed-use development with 136,000 sq. ft. of retail / restaurant plus 170,000 sq. ft. of approved office / hospitality at the SEC of Gateway and Day

- **Fairfield Inn & Suites:**106 rooms by Marriott-UNDER CONSTRUCTION
- **Quick Quack Car Wash** - UNDER CONSTRUCTION

Walmart: new Walmart SWC Perris and Gentian – APPROVED

MEDICAL / OFFICE

Riverside University Health Systems:

- 200,000 sq. ft. medical building NWC Cactus & Nason - UNDER CONSTRUCTION
- 26,029 sq. ft. medical building NEC Cactus & Graham - COMPLETED
- 7,826 sq. ft. clinic at the SEC Cottonwood & Frederick - COMPLETED

MORENOVALLEY
ACCELERATING OPPORTUNITIES

Economic Development Summary *The Economic Development Summary* is intended only to keep the City Council and City Department Heads current concerning ongoing and potential future developments. Much of the information contained in this *Summary* is preliminary and subject to change. In particular, information concerning potential land use and/or economic development projects is to be considered tentative and preliminary (and in some cases may be speculative), subject both to change and to all future City review and approval processes. Nothing in this *Summary* constitutes, evidences, or implies City approval of any such project, nor City acceptance of any proposed terms of any agreement, contract or understanding referred to in this *Summary*. All such matters remain fully subject to all normal City approval processes, up to and including public meetings and/or public hearings before the Planning Commission and/or City Council, at future dates.

INDUSTRIAL

CENTERPOINTE INDUSTRIAL AREA

Home to Federal Mogul, Sherwin Williams, Harbor Freight Tools, Porvene Doors, ResMed, Serta Simmons, United Natural Foods, and US Postal Svc.

Core5 | Brodiaea Business Park: 99,978 sq. ft., SWC Brodiaea and Heacock - UNDER CONSTRUCTION, SOLD TO UNITED MATERIAL HANDLING

Prologis Centerpointe: 601,810 sq. ft. at NWC of Brodiaea and Graham – LEASED TO HARBOR FREIGHT TOOLS

MORENO VALLEY INDUSTRIAL AREA

An industrial specific plan with existing facilities for Amazon, Cardinal Glass, Floor & Decor, Harman Kardon, Karma Automotive, Lowe's Home Improvement, Masonite International, Minka Lighting, Modular Metal Manufacturers, O'Reilly Auto Parts, Philips Electronics, Procter & Gamble, Ross Dress for Less, and Walgreens

Alere Property Group | Modular Logistics Center: 1.1 million sq. ft. on +/- 50 acres at the NEC of Perris and Modular – UNDER CONSTRUCTION

First Industrial Realty Trust:

- **First Nandina Logistics Center:** 1.39 million sq. ft. on 72.9 acres at the SWC of Indian and Nandina – UNDER CONSTRUCTION

IDS Real Estate Group | Nandina Distribution Center: **Building A** 739,903 sq. ft. at NEC Heacock and Nandina – UNDER CONSTRUCTION

Duke Realty:

- **Moreno Valley Industrial Park:** 400,935 sq. ft. at NEC Heacock and Iris – AVAILABLE
- **San Michele Industrial Facility:** 241,666 sq. ft. on 10.85 acres at NWC San Michele and Perris - UNDER CONSTRUCTION
- **Nandina Industrial Center:** 336,010 sq. ft. southwesterly of Perris and Nandina - IN PLAN CHECK

March Business Center Building 2: 277,243 sq. ft. SEC Heacock and Iris – AVAILABLE

Prologis Moreno Valley Logistics Center: 1,736,180 sq. ft. in four buildings (97,222 to 1,351,763 sq. ft.) SWC Indian and Krameria - IN PLAN CHECK

Sares-Regis | Indian Street Commerce Center: 446,350 sq. ft. facility at SWC Indian and Grove View - UNDER CONSTRUCTION

SR - 60 CORRIDOR

Prologis Eucalyptus Industrial Park: 1.5 million sq. ft. proposed in four buildings (160,000 to 862,000 sq. ft.) on the south side of SR-60 east of the Auto Mall - Building 2 leased to Solaris Paper - UNDER CONSTRUCTION

World Logistics Center: 40.6 million sq.ft. logistics campus – APPROVED

MORENOVALLEY
ACCELERATING OPPORTUNITIES

ACCELERATING OPPORTUNITIES

DYNAMIC RETAIL DESTINATIONS

Two regional shopping destinations and over 40 shopping plazas with major tenants including Costco, SuperTarget, Home Depot, Lowe's, Macy's, Burlington Coat Factory, TJ Maxx/HomeGoods, Ulta, BevMo, and many more!

PRO-BUSINESS PHILOSOPHY

Pro-business development environment and concierge business service, able to fast track development and unparalleled plan check turn around.

STRATEGIC LOCATION

Centrally located in Southern California at the junction of SR-60 and I-215 - two major transportation corridors. More than 56.2 million trips per year along SR-60, with swift access to Los Angeles, Orange County, San Diego, Northern California, Arizona, and Nevada.

DEMOGRAPHIC STRENGTH

Average household income of $74,823 with more than 21,000 households at $75,000 or more; possess a highly educated workforce with 50% of residents in white collar jobs.

2nd largest city in Riverside County

21st largest city in CALIFORNIA

51.3 square MILES

5.04% annual growth RATE

210,639 Moreno Valley Population 2018

20-mile radius population **2,340,555**

Median AGE: **31.6**

Inland Empire ONE OF THE FASTEST GROWING REGIONS IN THE US

Home to numerous **Fortune 500** AND INTERNATIONAL COMPANIES

4500 businesses STRONG

TRANSPORTATION SERVED BY

CALIFORNIA STATE ROUTE 60 | INTERSTATE 215
METROLINK
MARCH INLAND PORT AIRPORT - CHARTER & CARGO FLIGHTS
INTERNATIONAL FLIGHTS FROM ONTARIO AIRPORT

Moving at the Speed of Business | 951.413.3460 | edteam@morenovalleybusiness.com