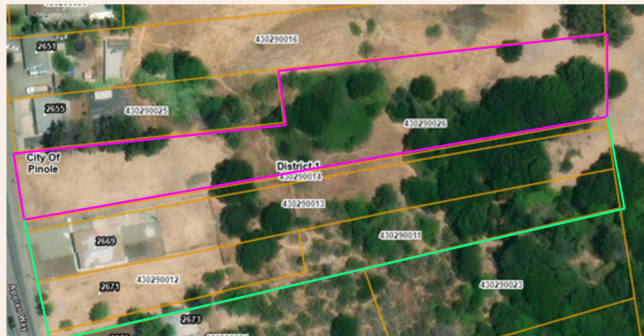


Quick Facts

- Vacant
- 1.63 acres (approximately 0.51 acres on RMU zoning)
- RMU and R zoning
- 20.1-35 units per acre in RMU zoning
- 35 foot standard height limit
- Located along Appian Way Corridor

Just around the corner: Shopping Center (0.3 mi), Daycare (0.3 mi), Grocery (0.5 mi), Park (1 mi), Elementary and High School (1.4 mi), and more!

Parcel boundaries indicated below in pink, with neighboring vacant and underdeveloped parcels in green.



Take the next step!

Want to be kept in the loop on opportunities to develop in Pinole? Contact us today!

Housing Development Staff

✉ housingdevelopment@pinole.gov

Pinole Planning Division

✉ planningquestions@pinole.gov

☎ 510-724-8912

More Information and Contacts Online

pinole.gov/departments/planning/



Last updated April 2026.

City of Pinole
2131 Pear Street
Pinole, CA 94564



EXPLORE

Site 6

Housing Element Site 6:
South of 2655 Appian Way
APN 430290026



A world of

POTENTIAL

The site is in proximity to **four additional vacant or underdeveloped lots**. A combined ~1.69 acres of RMU-zoned land makes this site a potential candidate for greater development opportunity if owners find a way to make a lot merger possible. With RMU zoning providing for 20.1-35 units per acre, this could be a big project.



APNs of neighboring lots:
430290014, 430290013,
430290012, 430290011



FAQ's



What is unique about housing element sites?

These sites have been identified in Pinole's Housing Element, where the potential for residential development was anticipated and residential use would be found consistent with the General Plan.



What is the Appian Way Corridor?

One of the major commercial corridors in Pinole – the City's Three Corridors Specific Plan provides for mixed-use development opportunities, including multifamily residential and various commercial uses.



How do I get in contact with the site owner?

Reach out to us! We've established paths for contact.



Have more questions? Reach out to us via our listed contacts!