

**Chapter 9.15**

**DEFINITIONS**

**Sections:**

- 9.15.010 Purpose and Intent
- 9.15.020 Applicability
- 9.15.030 Definitions

**Section 9.15.010 Purpose and Intent**

The purpose of this Chapter is to ensure precision in interpretation of this Title. The meaning and construction of words and phrases defined in this Chapter applies throughout this Title.

**Section 9.15.020 Applicability**

The following definitions set forth in Section 9.15.030 shall apply when interpreting the intent or meaning of the requirements and guidelines of this Title. The Community Development Director may add additional definitions or refine the definitions as necessary to improve clarity for the user. However, any change in the definitions which constitutes a substantial amendment to the intent of a regulation contained in this Title shall first follow the procedures outlines in Section 9.02.050.

**Section 9.15.030 Definitions**

**Abutting**

Having district boundaries or lot lines in common.

**Access Corridor**

A portion of the lot providing access from a street and having a minimum dimension less than the required lot width.

**Access Rights**

The right, claims, title, or privilege of access, by pedestrians or vehicles, to a public road or way.

**Access Road**

A graded road with such improvements and of such width as required in Chapter 9.14 of this Title which provides access from a division of land to an existing maintained street or highway.

**Accessory Building**

Any subordinate building or portions of the main building, the use of which is incidental to that of the main building on the same lot or premises, and which is used exclusively by the occupants of the main building.

**Accessory Structure Used for Living Purposes**

An accessory structure which is habitable space as defined by the Uniform Building Code.

*[Added by Ordinance 398, effective 5/27/93]*

**Accessory Use**

Any use customarily incidental to, related and clearly subordinate to a principal use established on the same lot or premises.

**Acreage (Adjusted Net)**

The land area which remains after dedication of ultimate rights-of-ways for 1) exterior boundary streets, 2) flood control rights-of-way, and 3) public parks developed to meet minimum standards. Major utility easements and rights-of-ways may not be counted as adjusted net acreage. Areas devoted to park land or active recreational uses may be counted as adjusted net acreage only if such public facilities are proposed over and above the minimum park land requirements.

**Active Recreational Uses**

Facilities occurring on level or gently sloping land to a maximum slope of 10 percent which are designed to provide individual or group activities of an active nature including, but not limited to, sports fields, court games, swimming pools, children's play areas, picnic areas, golf courses, and recreational community gardening. Active recreational uses do not include natural open space, nature study areas, open space for buffer areas, slopes greater than 10 percent, riding and hiking trails, scenic overlooks, water courses, drainage areas or water bodies.

**Adjoining**

District boundaries or lot lines in common.

**Adult Arcade**

Any establishment wherein coin or token-operated or electronically or mechanically controlled still or motion picture machines, projectors, or other image-producing devices are maintained to show images to five or fewer persons per machine at any one time, in which a substantial portion of the total presentation time of the images so displayed are distinguished or characterized by an emphasis on depicting or describing "Specified Sexual Activities" or "Specific Anatomical Areas."

**Adult Bookstore**

Any establishment selling or renting books, magazines, periodicals or other printed matter, photographs, films, motion pictures, slides, tapes, video cassettes, records or any other forms of visual or audio representation twenty-five (25) percent of which, by number, are characterized by an emphasis upon the depiction or description of "Specified Sexual Activities" or "Specified Anatomical Areas."

**Adult Cabaret**

Any nightclub, bar, restaurant, or similar establishment in which a significant portion of the entertainment presented features:

- a. Live performances which are distinguished or characterized by an emphasis on "Specified Sexual Activities" or "Specified Anatomical Areas";
- b. Films, motion pictures, video cassettes, or slides or other photographic reproductions whose dominant or predominant character and theme is the depiction of "Specified Sexual Activities" or "Specified Anatomical Areas" for the observation by patrons.

**Adult Entertainment**

See Section 9.09.030 Adult Entertainment Businesses

**Adult Model Studio**

Any establishment where for any form of consideration or gratuity, human models who display specified anatomical areas are provided to be observed, sketched, drawn, painted, sculpted, photographed, or otherwise depicted by persons other than the proprietor paying such consideration or gratuity. This provision shall not apply to any school of art, a firm which is operated by an individual, firm, association, partnership, corporation or an institution which meets the requirements established in the Education Code of the State of California for the issuance or conferring of a diploma.

**Adult Motel or Hotel**

A motel or hotel or similar commercial establishment offering public accommodations for any form of consideration which provides patrons with closed-circuit television transmissions, films, motion pictures, video cassettes, slides, or other photographic reproductions, a substantial portion of the total presentation time of which is distinguished or characterized by an emphasis upon the depiction or description of "Specified Sexual Activities" or "Specified Anatomical Areas" for observation by patrons.

**Adult Motion Picture Theater**

Any establishment, with the capacity of fifty or more persons where, for any form of consideration, films, motion pictures, video cassettes, slides, or similar photographic reproductions are shown and in which twenty-five percent or more of the total presentation time is devoted to the showing of material whose dominant or predominant character and theme is the depiction of "Specified Sexual Activities" or "Specified Anatomical Areas" for observation by patrons.

**Adult Newsstands**

- a. Any coin-operated machine or device which dispenses material substantially devoted to the depiction of "Specified Sexual Activities" or "Specified Anatomical Areas";
- b. Any shelf, countertop, or tack, indoor or outdoor, used for displaying, for sale, rental, or other use, to the public, magazines, newspapers, video cassettes, or other periodicals substantially devoted to the depiction of "Specified Sexual Activities" or "Specified Anatomical Areas" where twenty-five (25) percent of the area is devoted to said uses in non-adult businesses. This does not apply to interior display fixtures in approved adult entertainment businesses.

**Adult Theater**

A theater, concert hall, auditorium or similar commercial establishment either indoor or outdoor in nature which, for any form of consideration, regularly features live performances, a substantial portion of the total presentation time of which is distinguished or characterized by an emphasis on "Specified Sexual Activities" or "Specified Anatomical Areas" for observation by patrons.

**Advisory Agency**

The City of Moreno Valley Planning Commission for all tentative Schedule "A", "B", "C", "D", "E", "F", "G", "H", and "I" maps, and for such other purposes as the context so indicates.

**Alley**

A secondary means of access to property and is located at the rear or side of the property. Minimum right-of-way width shall be 20 feet.

**Alter**

To make a change in the supporting members of a structure, such as bearing walls, columns, beams or girders, that will prolong the life of the structure. In case of a sign, "alter" means a change of all or a portion of the copy, message or sign legend or face, except on signs designed to advertise changing messages.

**Ambient Level**

General noise level one finds in a certain area at a given time.

**Animal (Exotic or Wild)**

Exotic or wild animals include lions, tigers, bears, simians, cougars, badgers, wolves, coyotes, foxes, lynx, peacock, monkey or any venomous or otherwise dangerous reptile or any other dangerous or carnivorous wild animal, or any wild animal as defined in Section 2116 of the Fish and Game Code of the State of California, or any other animal determined to be dangerous or potentially dangerous by the City Community Development Director.

**Animal (Large)**

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Large animals include equine, bovine and similar sized animals as determined by the City Community Development Director.

**Animal (Medium)**

Medium animals include sheep, goats and similar sized animals as determined by the City Community Development Director.

**Animal (Small)**

Small animals include rabbits, chinchillas, guinea pigs and other similar sized animals as determined by the City Community Development Director.

**Antenna**

A device used to transmit and/or receive radio or electromagnetic waves between terrestrially and/or orbitally based structures.

*[Added by Ordinance No. 513, effective 3/11/97]*

**Antenna, Commercial.**

An antenna or satellite dish used in conjunction with a business, commercial enterprise, trade, calling, vocation, profession, occupation, or other means of livelihood, whether or not carried on for gain or profit including, but not limited to public utilities, wireless telephone communications or private-owned or publicly supported AM or FM radio stations, cable television operations or television broadcast stations, but excluding standard television receive only antennas.

*[Added by Ordinance No. 513, effective 3/11/97]*

**Antenna, Non-commercial.**

An antenna or satellite dish not used in conjunction with a business, or commercial enterprise.

*[Added by Ordinance No. 513, effective 3/11/97]*

**Antenna, Satellite Dish.**

A transmitting and receiving antenna, typically parabolic, disc or double convex shaped with an active element external to the disc that communicates

by line of sight with another similar antenna or an orbiting satellite.

*[Added by Ordinance No. 513, effective 3/11/97]*

**Apartment**

One or more rooms with private bath and kitchen facilities comprising an independent self-contained dwelling unit in a building containing more than two dwelling units.

**Approved Access**

One of the following:

- a. A dedicated right-of-way;
- b. An offer to dedicate to the City of Moreno Valley, or an offer to dedicate to the County of Riverside for which the City of Moreno Valley is a successor in interest, a width as established by the Circulation Element of the Moreno Valley General Plan or any adopted specific plan or highway right-of-way standards and a strip of land at least 12 feet in width which expressly grants to the owner of the subdivision or development and any successors in interest the right to use the easement without limit as to the quantity of vehicular traffic from each lot or use created by the owners or successors in interest to improved roadways in the City road system, both of which abut or connect to a publicly maintained roadway or connect to existing traveled roads where a prescriptive right by user exists for public use;
- c. An offer to dedicate to the City of Moreno Valley, or an offer to dedicate to the County of Riverside for which the City of Moreno Valley is a successor in interest, or to the public in general, an easement for public road, highway, and public utility purposes, of a width as established by the Circulation Element. The offer to dedicate to the public in general can be accepted by public use, but the easement for road construction thereon shall not become a City roadway until and unless the City Council, by appropriate resolution, has caused said roadway to be accepted into the City road system; or
- d. An existing traveled way where a prescriptive right by user has been established for public use by a Court decree.

**Approved Fire Hydrant**

An appliance meeting City of Moreno Valley standards and approved by the water company and fire department having jurisdiction for use as a fire hydrant.

**Arcades**

A place of business where more than four (4) electronic, video or coin operated games are operated for compensation.

**Architectural Features**

Any portion of the outer surface of a structure, including, but not limited to, the kind, color and texture of the building material, the type and style of all windows, doors, lights, signs, walls, fences, awnings and canopies, screens, sculptures, decoration, roof shape and materials, and other fixtures appurtenant to a structure.

**Architectural Projection**

A marquee, fireplace chimney, porch, canopy or similar projection of a building.

**Arterial**

A highway intended to serve through traffic, where access rights are restricted and intersections with other streets or highways may be limited. Minimum right-of-way width shall be 100 feet.

**Attendant Parking**

Parking facilities where a lot attendant parks vehicles for drivers. This term is used interchangeably with "valet parking."

**Authorized Agent**

A person bearing written authority from the property owner to act on behalf of and to bind the property owner.

**Automotive and Light Truck Repair (Minor)**

Activities including, but not necessarily limited to, automotive and light truck repair, the retail sale of goods and services for automotive vehicles and light trucks (less than 6000 lbs.), and the cleaning and washing of automotive vehicles. Uses typically include, but are not necessarily limited to, brake, muffler and tire shops and automotive drive-through car washes. Heavier automobile repair such as transmission and engine repair and auto body shops shall not be included in this land use type.

**Automotive and Light Truck Repair (Major)**

Activities typically including, but not necessarily limited to, automotive and light truck repair, heavy automobile and truck repair, such as transmission and engine repair, automotive painting and body work, and the installation of major accessories.

**Automobile Service Station or Gasoline Service Station**

A retail place of business engaged in supplying goods and services essential to the normal operation of automobiles, whose primary use is the dispensing of automotive fuel and motor oil.

**Aviary**

An outside enclosure within which small birds (excluding poultry or fowl as defined) are kept and raised.

**Awning**

A permanent or temporary structure attached to and wholly supported by a building, and installed over or in front of openings or windows in a building, and consisting of a fixed or movable frame and a top of canvas or other similar material covering the entire space enclosed between the frame and the building.

**Banner, Flag, Pennant or Balloon**

Any cloth, bunting, plastic, paper or similar material used for advertising purposes attached to, pinned on, or hung from any structure, staff, pole, line, framing, vehicle, or other object.

**Barrier Strip**

A strip of land one foot or more in width dedicated to the City of Moreno Valley for street purposes and access control at the end of a dead end street or along the side of a part-width dedicated street or other public right-of-way.

**Base Flood**

The flood having a one percent chance of being equaled or exceeded in any given year; this is sometimes referred to as a 100-year flood.

**Bicycle Locker**

A fully enclosed space accessible only to the owner or operator of the bicycle.

**Bicycle Check-In Parking System**

A parking system wherein the bicycle is delivered to, and left with, attendant(s) with provision for identifying the bicycle's owner. The stored bicycles are accessible only to the attendant(s).

**Bicycle Monitored Parking**

An area for the parking of bicycles which is under constant surveillance.

**Bicycle Restricted Access Parking**

Class 3 facilities within a locked room or locked enclosure accessible only to the owners or operators of bicycles parked within, or Class 2 facilities within the common locked garage area(s) of a multiple family residential development which is accessible only to residents of the units for which the garage is provided.

**Bicycle Way**

An area either within or outside the right-of-way of a dedicated street where bicycle travel is the designated use.

**Billboard**

See Outdoor Advertising Display.

**Boarding or Rooming House**

A building containing a dwelling unit where lodging is provided with or without meals for compensation for seven (7) or more persons.

**Bridge**

The construction of or addition to a bridge identified in the Circulation Element of the General Plan or is

part of a major thoroughfare and spans a waterway, railway, freeway or canyon.

**Building Face**

The area of a building elevation, front, rear, or side, in which a business is located.

**Building Frontage**

The side of a building which contains the main entrance for pedestrian ingress and egress. If more than one main entrance exists, the one that more nearly faces or is oriented to the street of highest classification as portrayed on the current General Plan of Circulation shall be considered the building frontage. If all streets are of the same classification, the side of the building with the smallest lineal dimension containing a main entrance shall be considered the building frontage.

**Building Height**

The vertical distance from the grade to the highest point of the coping of a flat roof or to the deck line of a mansard roof or to the highest point of the highest gable of a pitch or hip roof, but exclusive of vents, air conditioners, chimneys, or other such incidental appurtenances.

**Building Site**

A legally created parcel or contiguous parcels of land in single or joint ownership, which provides the area and the open spaces required by this Title for location of a building or structure, exclusive of all vehicular and pedestrian rights-of-way and all other easements that prohibit the surface use of the property by the owner thereof.

**Building Space**

Building or portion of a building used by one business or other user interest without direct interior connections to other business interests.

**Business Complex**

A group of buildings and/or parcels planned or constructed as an integrated entity, with shared access and internal circulation.

*[Added by Ordinance 398, effective 5/27/93]*

**Business Directory Sign**

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A sign located in a multi-tenant complex which lists each business and address located therein.

**Business Identification Sign**

An on-site sign which identifies the business located therein.

**Cabana**

Any portable, demountable, or permanent cabin, small house, room, enclosure, or other building or structure erected, constructed or placed on a mobile home space and used in conjunction with a mobile home. Said structure shall not be used for sleeping purposes.

**Canopy**

A small roof or awning attached to and supported by the wall of a structure.

**Canopy or Awning Sign**

A sign painted, placed or installed on any awning or canopy.

**Can Sign**

An internally illuminated sign consisting of a metal cabinet and a sign face(s) made, in part, of a translucent material such as plexiglass.

**Carport**

A permanently roofed structure with not more than three (3) enclosed sides used for automobile shelter and storage.

**Catteries (Commercial)**

Any building, structure, enclosure or premises whereupon, or within which five or more cats are kept or maintained primarily for financial profit for the purpose of boarding, breeding, training, marketing, hire or any other similar purpose.

**Catteries (Non-Commercial)**

Any building, structure, enclosure, or premises whereupon, or within which, five or more cats are kept or maintained, but not primarily for financial profit.

**Child Day Care Facility**

A facility, licensed by the State of California, which provides nonmedical care to children under 18 years of age in need of personal services, supervision, or assistance essential for sustaining the activities of daily living or for the protection of the individual on less than 24-hour basis. Child day care facility includes day care centers, and family day care homes.

**City**

The City of Moreno Valley.

**City Council**

The City Council of the City of Moreno Valley.

**City Standards**

Standard drawings as prepared or adopted by the Public Works Director/City Engineer, showing the nature of various items of improvement work to be constructed and/or made a part of the Improvement Agreement.

**Collector Street**

A street which is intended to serve intensive residential land use, multiple family dwellings, or to convey traffic through a subdivision to roads of equal capacity or greater. It may also serve as a cul-de-sac in industrial or commercial use areas but shall not exceed 660 feet in length when so used. Minimum right-of-way width shall be 66 feet.

**Collection Facility**

A center for the acceptance, by donation, redemption, or purchase, of recyclable materials from the public. Collection Facilities may include the following:

- a. Reverse Vending Machine(s).
- b. Small Collection Facilities which occupy an area of not more than 500 square feet, and may include:
  - (1) A mobile recycling unit;
  - (2) Bulk reverse vending machines or a grouping of reverse vending machines occupying more than 50 square feet;
  - (3) Kiosk type units, which may include permanent structures;
  - (4) Unattended containers placed for the donation of recyclable materials.
- c. Large Collection Facilities which may occupy an area of more than 500 square feet and may include permanent structures.

**Communication Facilities.**

Communication towers, equipment structures, monopoles, and the necessary appurtenances.

*[Amended by Ordinance No. 513, effective 3/11/97]*

**Community and Economic Development Director**

The Community and Economic Development Director of the City of Moreno Valley.

**Community Noise Equivalent Level (CNEL)**

The average noise level during a 24 hour day, in decibels, weighted to account for the lower tolerance of people to noise during evening (7:00 p.m. to 10:00 p.m.) and night (10:00 p.m. to 7:00 a.m.) hours relative to daytime hours, and shall be computed as prescribed by Title 25 of the Administrative Code of the State of California.

**Community Services District**

A community services district which has the power to construct and maintain streets, landscaping, or other public improvements as appropriate with the context used.

**Compatible**

The term compatible means capable of coexisting in harmony or without significant conflict. A compatible

land use will not cause a significant detriment to the use, economic value, habitability and enjoyment of residents, owners, workers, and/or patrons of any land uses in the surrounding and adjacent area. In terms of building design, compatible means consistent or in harmony with existing and planned development.

Elements to be considered in the evaluation of compatibility include without limitation by this enumeration style, mass, bulk, size, use, occupancy, improvements, character, scale, texture, color and other principles of design described in the City of Moreno Valley Design Guidelines.

*[Added by Ordinance 405, effective 8/12/93]*

**Comprehensive General Plan**

The Comprehensive General Plan of the City of Moreno Valley, including all elements thereof, as adopted by the City of Moreno Valley.

**Condominium**

An estate in real property consisting of an undivided interest in common in portion of real property, coupled with a separate interest in space called a unit, the boundaries of which are described on a recorded final map, parcel map or condominium plan in sufficient detail to locate all boundaries thereof, and as more specifically defined by California Civil Code Section 1351(f).

**Construction Sign**

A temporary sign announcing a future use or a project under construction and identifying parties participating in the project.

**Convalescent Home**

A facility licensed by the State Department of Public Health, the State Department of Social Welfare, or the County of Riverside, which provides bed and ambulatory care for patients with postoperative convalescent, chronically ill or dietary problems, and persons aged or infirm unable to care for themselves; but not including alcoholics, drug addicts, or persons with mental or contagious diseases or afflictions.

**Convenience Sign**

A sign which conveys information such as "restrooms", "no parking", "entrance", or minor business identification for directional purposes, and is designed to be viewed on site by pedestrians and/or motorists.

**Convenience Store**

Any retail establishment offering for sale prepackaged food products, household items, and other goods

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commonly associated with the same and having a gross floor area of less than 5,000 square feet.

**Copy**

Any words, letters, numbers, figures, designs or other symbolic representations incorporated into a sign.

**Copy Area**

See "Sign Copy Area"

**Cul-De-Sac Street**

A road open at one end only, with special provisions for turning around, and the further extension of which is precluded by the land division design.

**Day Care Center**

Any child day care facility, licensed by the State of California, other than a family day care home, and includes infant care centers, preschools, and extended day care facilities.

**dBA**

A number in decibels read from a sound level meter with the meter using the "A" weighting filter. The "A" weighting filter de-emphasizes very low and very high frequency sounds in a manner similar to the response of the human ear.

**Dead End Street**

A street open at one end only, without provisions for turning around and which may be further extended into adjoining property.

**Density**

The number of dwelling units per net acre.

**Department of Transportation**

The Department of Transportation of the State of California.

**Design (Land Divisions)**

For purposes of Chapter 9.14 of this Title, "Design" means:

- a. Street alignments, grades and widths;
- b. Drainage and sanitary facilities and utilities, including alignments and grades thereof;
- c. Location and size of all required easements and rights-of-way;
- d. Fire roads and firebreaks;
- e. Lot size and configuration;
- f. Traffic access;
- g. Grading;
- h. Land to be dedicated for park or recreational purposes; and
- i. Such other specific physical requirements in the plan and configuration of the entire land division as may be necessary to insure consistency with or implementation of the Comprehensive General Plan and any applicable specific plan.

**Directional Sign**

A sign used to direct and control vehicular or pedestrian traffic and is located upon the same parcel of land as the use that it is intended to serve. A subdivision directional sign shall not be included in this category.

**Discontinued Use**

A business or activity that has ceased operation at any given location for a continuous period of at least sixty days.

**District**

A portion of the City within which the use of land and structures and the location, height and bulk of structures are governed by this Title.

**Divided Arterial**

A divided highway primarily for through traffic to which access from abutting property shall be kept at a

minimum. Intersections with other streets or highways shall be limited to approximately one-quarter mile intervals. Minimum right-of-way width shall be 110 feet.

**Divided Highway**

A roadway with two roadbeds.

**Divided Major Arterial**

A six-lane divided highway primarily for through traffic serving property zoned for major industrial, commercial and multiple residential uses where anticipated traffic volumes exceed four-lane capacity. Access from other streets or highways shall be limited to approximately one-quarter mile intervals. Minimum right-of-way width shall be 134 feet.

**Dormitory**

A building intended or used principally for housing students, where such building is related to an educational institution.

**Dwelling (Multi-Family Attached)**

A building containing 2 or more dwelling units.

**Dwelling (Single-Family)**

A building containing one (1) dwelling unit.

**Dwelling Unit**

A building or mobile home or portion thereof, which contains living facilities for not more than one family, within which one family has interior access to all parts of the dwelling. In the case of residential care facilities with shared eating, cooking or sanitation facilities, a dwelling unit is a building or portion thereof that contains living facilities for 10 or less persons.

*[Amended by Ordinance 406, effective November 26, 1993]*

**Edge of a Right-of-Way**

A measurement from the limit of the public right-of-way measured along a line equidistant from and parallel to the centerline of the freeway or highway.

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**Educational Institutions**

Public and other institutions conducting regular academic instruction at kindergarten, elementary, secondary, or collegiate levels, and including graduate schools, universities, research institutions and religious institutions. Such institutions must either offer general academic instruction equivalent to the standards prescribed by the State Board of Education, or confer degrees as a college or university of undergraduate or graduate standing, or conduct academic or scientific research, or give religious instruction. The definition does not include commercial or trade schools.

**Entertainment (Live)**

This term, when used in this Title in connection with the performing arts and other methods of live performances by entertainers shall apply to the following activities where they occur on a scheduled basis 3 or more days during a calendar year on the site of a use other than a public or semi-public use:

- a. A musical, theatrical or dance recital performed by 1 or more persons, regardless of whether performers are compensated;
- b. Any form of dancing by patrons or guests at a business establishment; or
- c. A fashion show, except when conducted within an enclosed building used primarily for manufacture or sale of clothing.

**Environmental Constraint Note**

Any note or notes required by the conditions of approval to be shown on an Environmental Constraint Sheet and reference made thereto on the final map. This shall be required when constraints involving (but not limited to) any of the following are conditioned by the Advisory Agency or City Council: archaeological sites, geologic mapping, grading, building, building setback lines, flood hazard zones, seismic lines and setbacks, fire protection, water availability or sewage disposal, and signalization mitigation.

**Environmental Constraint Sheet**

A duplicate of the final map on which are shown the Environmental Constraint Notes. This sheet shall be filed simultaneously with the final map, with the City Engineer and labeled ENVIRONMENTAL CONSTRAINT SHEET in the top margin. Applicable items will be shown under a heading labeled Environmental Constraint Notes. The Environmental Constraint Sheet shall contain the statement: THE ENVIRONMENTAL CONSTRAINT INFORMATION SHOWN ON THIS MAP SHEET IS FOR INFORMATIONAL PURPOSES DESCRIBING CONDITIONS AS OF THE DATE OF FILING, AND DERIVED FROM PUBLIC RECORDS OR REPORTS AND DOES NOT IMPLY THE CORRECTNESS OR SUFFICIENCY OF THOSE RECORDS OR REPORTS BY THE PREPARER OF THIS MAP SHEET.

