



RANCHO MISSION VIEJO

FACT SHEET: The new ranch community of Rancho Mission Viejo

WHAT: The new ranch community of Rancho Mission Viejo is comprised of more than 17,000 acres of permanent open space and approximately 6,000 acres of future residential and mixed-use development. Encompassing nearly 23,000 acres owned by the O’Neill/Avery/Moiso family since 1882, Rancho Mission Viejo is Orange County’s last working ranch.

Pursuant to a comprehensive County of Orange-approved open space preservation and land use management plan, approximately 75% of the family ranchlands will be preserved as part of a larger habitat conservation area known as The Reserve at Rancho Mission Viejo and 25% will be developed into multiple villages. Combined with additional open spaces already dedicated by the Rancho Mission Viejo family, **The Reserve will grow over time to nearly 21,000 acres.** Ultimately, **The Reserve will be combined with County-owned lands to form the 33,000-acre Southern Subregion Habitat Reserve, one of California’s largest and most diverse habitat reserves.**

The multiple villages planned to be developed on the Ranch over the next two decades are expected to include the following:

- 14,000 homes (including 6,000 residences dedicated to active adult homebuyers)
- A wide variety of attached and detached homes as well as apartment homes designed and priced for a broad range of age groups and life stages
- Sites for clubhouses, schools, civic uses, child care centers and places of worship
- 5 million square feet of non-residential uses including shopping, dining and employment centers
- Community and neighborhood parks linked by inter-community trails
- Miles of hiking/biking/equestrian trails networked with regional trails adjacent to Rancho Mission Viejo
- An arterial roadway system designed to address both future Rancho Mission Viejo and other regional transportation needs

WHERE: Rancho Mission Viejo is located in the heart of south Orange County, just 2.3 miles from downtown San Juan Capistrano and five miles from San Clemente and Dana Point Harbor, with easy access provided to the employment and retail centers of Ladera Ranch, Mission Viejo, Rancho Santa Margarita and other Orange County areas.

WHO: The community of Rancho Mission Viejo is a development partnership between Rancho Mission Viejo, LLC (managing partner) and DMB Associates, an Arizona-based, diversified real estate company with holdings in Arizona, California, Hawaii and Utah. Rancho Mission Viejo, LLC is a privately held, family-owned and -operated company responsible for the ranching, farming, planning, development, and financial management of the 23,000-acre Rancho Mission Viejo.

WHEN/

WHY: Since 1882, members of the O’Neill/Avery/Moiso family have owned and managed the Ranch, which once exceeded 200,000 acres and now includes the family-developed cities and communities of Ladera Ranch, Las Flores, Mission Viejo and Rancho Santa Margarita as well as numerous regional parks, wilderness areas and Marine Corps Base Camp Pendleton.