



**City of Irvine 2015 Program Synopsis**

# **Orange County Great Park**





## **City of Irvine**

### **Program Synopsis: Orange County Great Park**

The construction of the Orange County Great Park is an ongoing development project which is set to provide the residents of Irvine, the region and the world with a world class park full of innovative and sustainable amenities. A major portion of the Great Park will be constructed in a public-private partnership over the next five years.

Through a unique public-private partnership that the City Council approved in November 2013 between the City and the private adjacent landowner and developer, FivePoint Communities, a 688-acre section of the approximate 1,300-acre publically owned Great Park will be developed in the next five years, with the timetable beginning as soon as Fall 2014. The acreage is more than one square mile and includes amenities for recreation, participation and other grand municipal park features. In park-rich Irvine, the 688 acres is larger than all existing Irvine community and neighborhood parks combined, creating a unique planning structure for one of the nation's premier master-planned communities.

This project has required coordination between the City and the private development manager, FivePoint Communities, to plan and now to execute what would be, if it stood alone, among the largest 200 parks in the U.S. The challenge for successfully implementing this program is on a scale that relatively few California cities have had the opportunity to accomplish.

The new development will dramatically expand the footprint of the already developed portion of the Great Park and requires close public-private coordination between the City and FivePoint Communities. The work will include a 175-acre sports park to complement the Great Park's existing North Lawn and South Lawn areas that already include competitive soccer fields, basketball courts, a permanent visitor center and the park's first permanent water feature. In addition, the development plan calls for a 185-acre golf course and golf practice facility and clubhouse, a 40-acre Bosque area near the Trabuco entrance, 36-acre Upper Bee Canyon area and other improvements that include a 178-acre wildlife corridor to complement already completed Great Park features such as the Great Park Balloon, the Palm Court art area, and historic Hangar 244 that hosts meetings and other large-group programs.

The agreement with FivePoint Communities, along with additional public benefits, has an estimated gross value to the City of Irvine of more than \$200 million. Among the public benefits, FivePoint Communities will provide an additional \$10 million to the City toward improvement of Marine Way, the main entrance into the Great Park. In return, the agreement allows FivePoint Communities to build an additional 4,606 dwelling units on its privately owned Great Park Neighborhoods development that is adjacent to the Great Park, while reducing more than 410,000 square feet of non-residential development. This plan provides the next important step to developing the Great Park as a public amenity of approximately 1,300 acres.

## **U.S. Department of Energy Solar Decathlon**

Even as construction is ongoing, the Orange County Great Park has already provided tangible benefits to City of Irvine residents, specifically in regards to hosting major national and international events within its enormous footprint that enhance environmental quality. The ability to use the Great Park as an incubator for environmental sustainability is nowhere more evident than being the host site for the biannual U.S. Department of Energy Solar Decathlon. The 2013 event was held for the first time outside of Washington D.C., as the City of Irvine won the application process over more than 20 other major U.S. cities; the event at the Great Park attracted 64,000 people over an eight-day public celebration.

University teams from around the world designed and built 19 solar houses that were set up along the former base's runways that promoted energy efficiency and the use of student-designed and newly invented energy-efficient products as well as recyclable materials. The Solar Decathlon was a perfect match for promoting energy-efficient living. The impressions from the event likely will influence homebuilders, who will be further influenced by consumer interest, education and demand promoted through the Solar Decathlon and the complementary, educational-focused XPO that created a full-day experience. The City of Irvine, and the destination location Orange County Great Park, will again host the Solar Decathlon in October 2015, providing continued support to the endeavors of sustainability and environmental stewardship.

Besides the Solar Decathlon, the park has hosted popular events such as concerts and educational workshops and has a working and hands-on urban agricultural component. Additional sports facilities will also provide residents more opportunities to live healthy, active lifestyles. These programs, events, and resources are certain to enhance the quality of life in one of the nation's premier master-planned communities for generations to come.

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