



WORK
PLAY
LEARN
CONNECT
LIVE
DEVELOP
CREATE
INNOVATE
ACCELERATE
DESIGN
RESEARCH
GROW
DISCOVER
BUILD
HIKE
SHOP
THINK
PARTNER
ENJOY

IT'S ALL HERE. IT'S ALL CLOSE.

WALK
SUPPORT
RUN
TEACH
SHARE
LEAD
SUCCEED
COLLABORATE

IT'S ALL
**ALISO
VIEJO**
C a l i f o r n i a

VIBRANT. DIVERSE. GROWING.

THIS IS ALISO VIEJO.

Encompassing approximately seven square miles, Aliso Viejo is situated at the southern end of Orange County, California, conveniently located less than five miles from the coastal communities and beaches found along the Pacific Ocean. Aliso Viejo has excellent schools, scenic bike paths and open space, workforce and executive homes, and a quality of life that attracts a dedicated, highly-educated workforce.

Here you'll find a balanced mix of high-profile corporate offices for fast-growing companies, young professionals at new technology and medical research firms, emerging entrepreneurs, as well as residents young and old enjoying a healthy, connected and sustainable community atmosphere.

While it enjoys the attributes of a Southern California location, Aliso Viejo combines the best of a thriving urban downtown with the quiet of a small town. Its smart-growth blueprint is a model for city planning as population growth encourages urban and suburban villages that combine high-density housing with retail and office space.

Aliso Viejo is a City of pride, involvement and community dedicated to excellence, innovation and sound fiscal policies.

This is a City of promise fueled by the spirit of its residents and businesses. In Aliso Viejo, it's all here and it's all close. We invite you to experience it all.



HERE

IT'S ALL HERE.

WORK & LIVE

“Aliso Viejo is at the center of technology innovation for Southern California. It offers businesses a strategic location between San Diego and Los Angeles, as well as access to a talented pool of skilled workers in the high technology industries.”

- Matthew Jenusaitis, President & CEO,
OCTANe

The advantages for businesses locating in Aliso Viejo are many. Its strategic location midway between Los Angeles and San Diego along the 5 Freeway and the 73 Toll Road puts companies within minutes of major business and education centers.

That access and convenience is important to both employers and their employees. The migration of residents to south Orange County has increased the amount of highly-skilled workers who live in the region and in the City making it the ideal location for employee retention and recruitment.

Aliso Viejo’s advantages are further enhanced with some of the finest office environments in the region. Summit Office Campus and Vantis have established a benchmark in Orange County for the successful integration of quality office space with housing, hotel, fitness, retail, dining and other service amenities. These projects also feature green building principles which are so important to business today.

The concept of balance is brought to life in these multi-use business districts that create the jobs component in the City’s jobs to housing balance. Many residents live within 2.5 miles of the City’s downtown core creating an estimated 22,000-strong local workforce.

Aliso Viejo today boasts a high concentration of regional and corporate headquarters and fast-growing entrepreneurial industries such as medical device, technology, biotechnology, pharmaceutical, software, electronic gaming, healthcare and insurance.



IT'S ALL CLOSE. **CLOSE**

“My father Carl Nolet Sr. wanted to locate the business in a community in which Nolet Spirits U.S.A. employees would feel comfortable calling home. He also saw the importance of establishing the business in a newer city that would be supportive of our growth.”

- Carl Nolet Jr., Executive Vice President,
Nolet Spirits U.S.A., 11th Generation

URBAN & SUBURBAN

“Aliso Viejo has such a unique combination of amenities. It’s great for raising a family. There’s affordable housing and a great business community. Here, you can find everything – it’s a city that helps us attract the talent we need to grow.”

- Julie Bassett, Co-Founder and VP, Corporate Marketing,
DATAlegro, a Microsoft company

With more than 35 percent of the community dedicated to residential neighborhoods, Aliso Viejo has a balanced mix of architectural styles and housing options to attract college graduates, young families and established executives looking to plant roots in a growing community.

More importantly, residential neighborhoods within the city are just a few miles from major retail, entertainment and job centers. It’s a sustainable quality of life woven into a maturing city environment.

Whether your choice is a master-planned community located along an 18-hole championship Jack Nicklaus-designed golf course or the vibrance of a live/work East Coast-style row house neighborhood within walking distance of the City’s primary commercial district, Aliso Viejo is a location that is well worth the investment.

Aliso Viejo provides a healthy balance of apartment, condominium and single-family lifestyle options interwoven amidst 23 parks and other community facilities. All told, 51 percent of the community is dedicated to parks, recreation, schools, open space and community facilities.

It is this innovative and forward-thinking planning that brings about the best of a small town atmosphere with the diversity of a growing urban environment.



“Aliso Viejo is a great example of a work, play, live environment. Our condominium communities house a dynamic diversity of people who locate here because of the business and lifestyle opportunities. It’s the best of Southern California living.”

- Geoffrey L. Stack, Managing Director and Principal,
Sares-Regis Group

ALL
EXPERIENCE IT ALL.

WIDE OPEN & WALKABLE

To create a sustainable, healthy and connected community, access to public and wilderness parks, trails and recreation areas is a City priority. While nearly 25 percent of the City is dedicated to open space, Aliso Viejo also benefits from adjacency to the Aliso and Wood Canyons Wilderness Park.

The 4,000 acres that comprise Aliso and Wood Canyons Wilderness Park are within a bike ride of most residents and businesses. More than 30 miles of interconnecting trails encourage hiking, equestrian uses and mountain biking. Hikers and bikers can also use the trails to connect to Laguna Beach, Dana Point and the Santa Ana mountains.

To complement its natural wilderness areas, the City features more than two dozen neighborhood parks and athletic fields with tennis, basketball, tot lots and more. Aliso Viejo is also home to the Aliso Viejo Aquatic Center, a resort-style swimming complex, one of Orange County's few year-round indoor ice rinks, and the Aliso Viejo Country Club featuring golf, dining and more.

To fulfill its healthy community commitment, the City encourages walkable neighborhoods and community centers. Walking is a natural part of Aliso Viejo's vibrant community life, enhancing its appeal to residents, businesses and visitors. Encouraging a walkable City builds community, addresses health issues, conserves energy, fosters civic engagement and encourages alternate transportation.



ALISO VIEJO

IT'S ALL ALISO VIEJO.

“Here you can experience a bustling urban center or the quiet of a wide open wilderness. That diversity creates value for both residents and businesses because they can enjoy the best of both worlds. It also encourages greater employee retention and recruitment for our tenants at Summit Office Campus in Aliso Viejo.”

- Lee Redmond, CEO,
Parker Properties

LOCAL & GLOBAL

“As a location for today and the future, Aliso Viejo provided the best strategic design and environment for our University. It is here where we prepare students for graduate studies and the world of work in an increasingly diverse and global society.”

- Wendy Harder, Director of Community Relations,
Soka University



Access to quality education for young people and adults is important to businesses that need to attract and retain a strong workforce as well as families who choose their communities based on a commitment to quality education and athletics.

Aliso Viejo's depth and breadth of resources provides a solid educational platform. The City has a public school system of "smart schools," featuring new, modern facilities, state-of-the-art technological systems and innovative curricula.

Aliso Viejo has five public elementary schools; two private schools; two middle schools; one high school; and Soka University of America, a beautiful 103-acre private liberal arts college and graduate school that attracts top students from around the world.

Within 10 minutes from Aliso Viejo, you'll find the University of California, Irvine (UCI). Ranked among the top 50 universities nationally and 10th among all public universities, UCI has a solid track record for teaching new business leaders. In addition to Soka University and UCI, residents and businesses are close to dozens of colleges and universities located throughout Orange County.

Businesses here benefit from the fact that a majority of Aliso Viejo residents hold a bachelor's degree or higher.



“Aliso Viejo is a blend of open space and development, a convenient and quiet location where students are connected to the local community and involved in global activities. We're part of an international community that provides a unique learning environment.”

- Doug Fleischli, Director, Marketing,
St. Mary and All Angels

IT'S ALL CLOSE.

CONVENIENT & CONTEMPORARY

“In Aliso Viejo we can serve the local community, local business and a high-profile demanding business and leisure traveler. Our business model provides another level of business and personal amenities so important to busy professionals today.”

- Derek Ellis, General Manager,
Renaissance ClubSport

In a vibrant and balanced community, the best of everything you need is close by so the need for driving is limited. Here it's easier for people to socialize with friends after work, attend after-school functions or watch the community's youth athletic teams.

In Aliso Viejo the public, retail, entertainment and open spaces at the City's core create inviting places for people to gather, enjoy and associate with co-workers and neighbors. Grab a coffee. Shop a boutique. See a movie. Relax by the fountain. Enjoy a musical performance in the park. It's all here.

Major retail centers include Aliso Viejo Town Center and The Commons, which are complemented by other local neighborhood grocery and convenience centers. These retail sites feature well-known casual and upscale eateries and several brands of hardware, clothing, pet care, décor, office supplies, as well as other major retailers.

The City is also home to Renaissance ClubSport, a unique blend of full-service hotel, day spa and a world-class sports club. At this suburban spa-style hotel and fitness resort guests enjoy complimentary access to a 75,000-square-foot fitness facility and 3,000 square feet of meeting space to accommodate corporate and community events.



HERE

IT'S ALL HERE.

“For over ten years now we've witnessed a neighborhood become a city. Today, Aliso Viejo is fully integrated with dynamic churches, schools, community organizations and a vital and growing corporate environment. We're fortunate to have the City leadership to pull this all together. And we're proud to be part of this City and to serve the wonderful families that reside here.”

- Dick Fisher, Co-Owner,
Cosmo's Italian Kitchen

VISION & COMMITMENT

Transforming prime land into new neighborhoods, business centers and recreational hubs is a task that Aliso Viejo's leadership has embraced and worked hard to achieve. City leaders have invested wisely in smart planning and the highest and best use of property to encourage balanced growth and civic engagement. That role also includes being a proactive business partner to the companies that invest within Aliso Viejo because a vibrant and growing business base is important to the City.

Looking ahead, the fulfillment of Aliso Viejo's General Plan will continue to follow its community vision. Aliso Viejo's vision encompasses these vital principles: a fiscally strong and stable community; a safe community; a community with natural and built resources; a family-oriented and active community of neighborhoods; and a balanced community with opportunity for housing, jobs, multi-modal transportation and recreation.

So whether the choice is corporate or community, vibrant or serene, local or global, urban or suburban, it's all here. It's all close. It's all Aliso Viejo, California.



CLOSE
IT'S ALL CLOSE.



12 Journey, Suite 100
Aliso Viejo, CA 92656-5335

(949)425-2500

www.cityofaliso Viejo.com

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