

A Collaborative Path Forward

Projects in Lake Forest benefit from early coordination, clear pathways and a focus on efficiency.

City staff provide guidance through zoning verification, entitlements and permitting, supported by a strong partnership with the Lake Forest Chamber of Commerce, offering additional resources that enhance visibility, performance and long-term success.

Connected by Design

Positioned at the center of South Orange County and spanning 16.6 square miles, Lake Forest offers immediate access to the region's primary transportation corridors:



This connectivity supports visibility, access and workforce reach across Los Angeles, San Diego and the Inland Empire, making Lake Forest a strategic location for destination retail, employment centers and innovation-driven uses.

Building Places People Return to

Development in Lake Forest complements a high quality of life and a regional draw that extends beyond city limits.

31 parks



9 hiking & biking trails



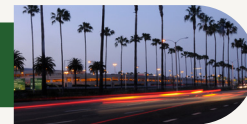
Etnies Skatepark



86-acre Sports Park & Recreation Center



Proximity to John Wayne Airport



Lake Forest supports development that strengthens daily life, encourages repeat visitation and contributes to a connected, growing community.



A centrally located Orange County community built for efficiency, access and sustained economic performance.

Built for Business. Designed for Momentum.

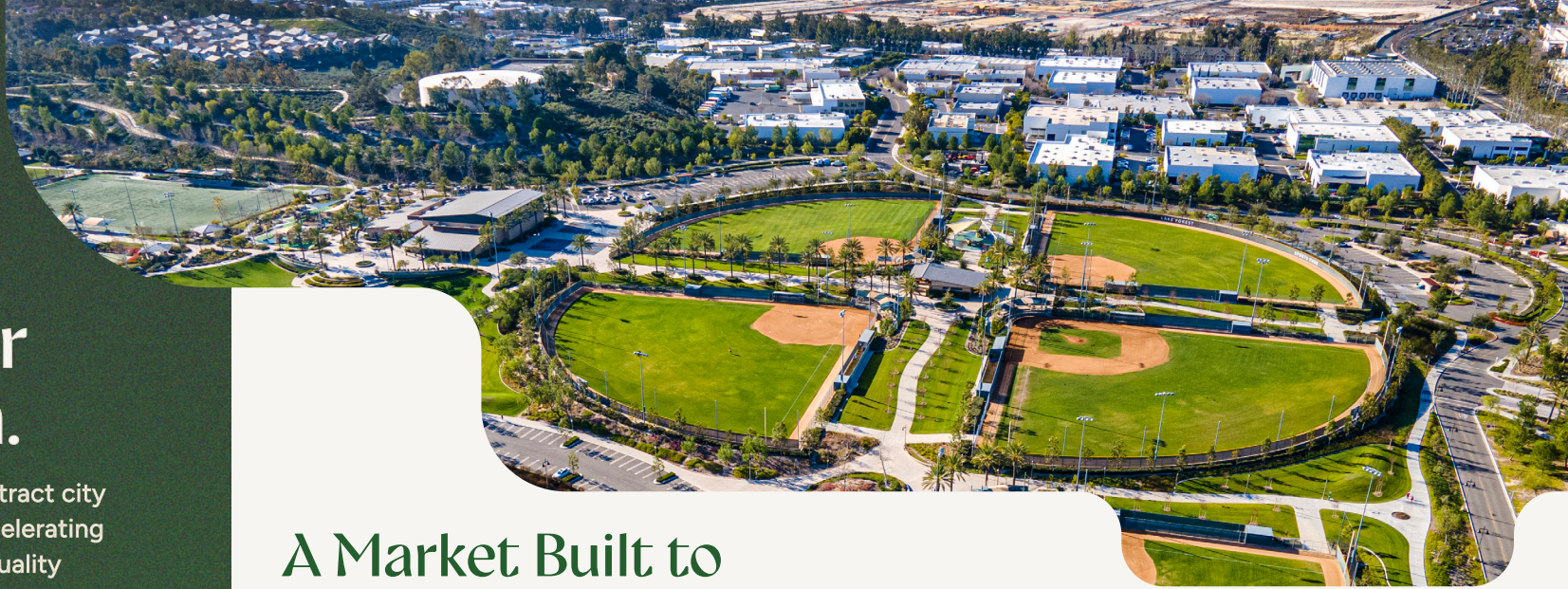
Lake Forest is a streamlined contract city focused on reducing delays, accelerating timelines and supporting high-quality development across commercial, retail, industrial and mixed-use projects.

A hands-on, business-forward approach ensures projects move efficiently from entitlement through construction, while maintaining the standards that protect long-term value.

DEVELOPMENT ADVANTAGES

- Expedited business assistance meetings
- Fast permit turnaround times
- No City-issued business license requirement
- Direct project coordination and business counseling

The City's Naturally Exceptional philosophy balances growth with open space, strong infrastructure and a community that supports thoughtful development.



A Market Built to Perform

Strong demographics and sustained residential growth support long-term stability and consistent demand.

POPULATION 85,858	MEDIAN AGE 40	HOUSEHOLDS 30,881
MEDIAN HOUSEHOLD INCOME \$140,661	BACHELOR'S DEGREE OR HIGHER 53.8%	NEW HOMES ADDED SINCE 2010 5,000+
UNEMPLOYMENT RATE		3.5%

Source: U.S. Census Bureau, 2020

Industry Strength that Endures

A diverse economic base supports prolonged market resilience and tenancy stability.

Apparel



Healthcare & Medical



Printing



Manufacturing



Technology



Proven by Industry Leaders

Lake Forest is home to globally recognized brands that value access, quality of life and a development-ready environment.



SUBARU



OAKLEY

Alcon®



Mercedes-Benz

Herbalife



Ethika



Kawasaki

