

LA FLORESTA

Brea, CA
Chevron Land & Development



20070960 - Photography © John Bare

Typology

Planning | Master Planning

Services

Master Planning
Entitlement
Government Relations
Community Outreach

Architecture by Others

Facts

Land Use: Retail, Single-Family Detached, Multifamily, Institutional, Office, Recreational

Density: 9.33 du/ac

Number of Units: 1,357 du

Plans: 1,415 - 3,289 sq. ft.

Site Area: 211 ac

Awards

2014 OC-APA Best Practices Outstanding Award

2011 Gold Nugget Award, On the Boards Site Plan

La Floresta is a 211 acre multi-generational, mixed-use community offering a variety of housing opportunities, jobs and amenities on an urban infill site, as well as a reconfigured golf course with workforce housing and a community center on another site. A variety of residential products responsive to local housing needs, including single family homes, apartments, townhomes, live/work condominiums and active adult enclaves. Public amenities include an expansive trail network linking regional and site amenities, a mixed-use village core, a linear park system, an 18-hole golf course and a community center. A village core serving as the community heart, with gateway public art and a mix of restaurants, retail, offices and residences complementing the multi-generational lifestyle and creating an interactive setting.

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SENIOR SECTION

- 178 Independent Units
 - 6 unit types 435 - 1260 sq. ft.
- 44 Assisted Living Units
 - 3 unit types 350 - 620 sq. ft.
- 240 Parking Spaces

40% of the site will be landscaped with courtyard gardens



- Age 55+
- 269 DU's max
- Dedicated Recreation Center
- Controlled Vehicular Access

99 Stacked Condos
1,460 - 2,335 sq. ft.

65 Detached Single Family Cluster
1,981 - 2,595 sq. ft.

105 SFD
2,155- 2,819 sq. ft.

