



Lagoon Valley

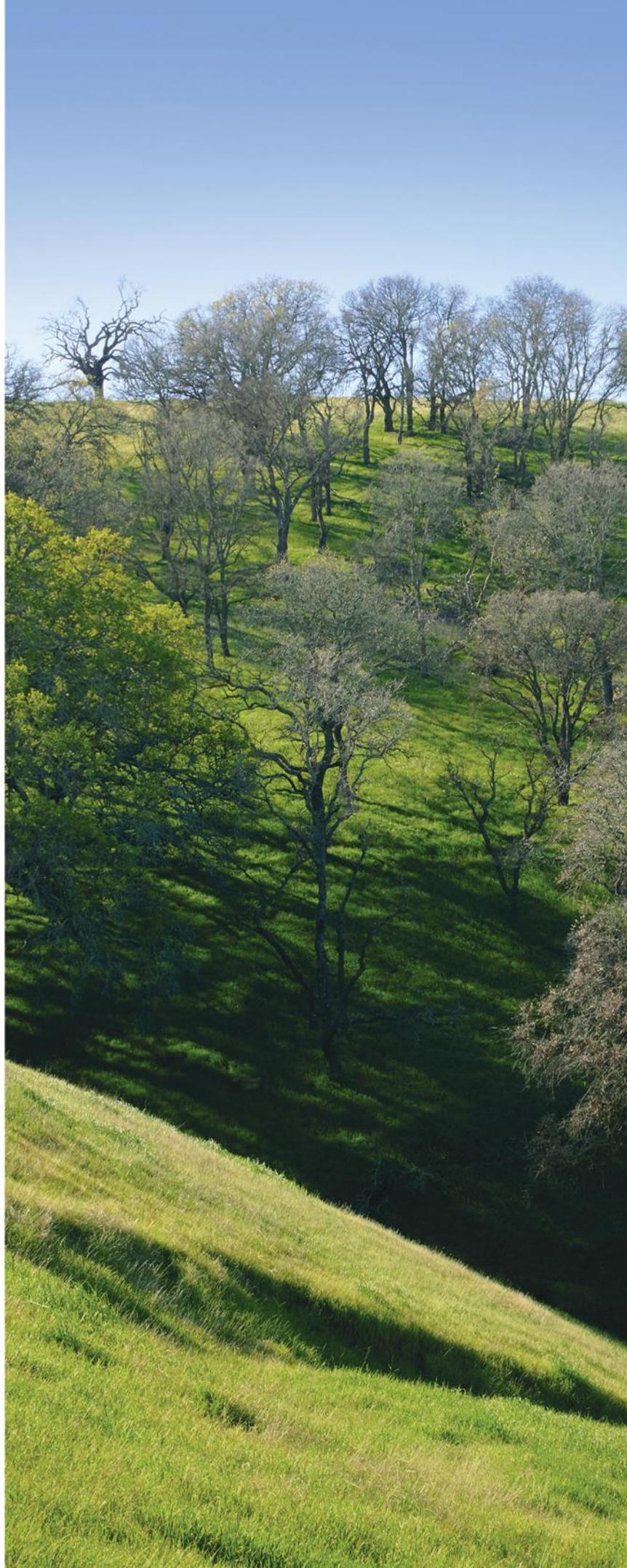
Where Livability Meets Sustainability

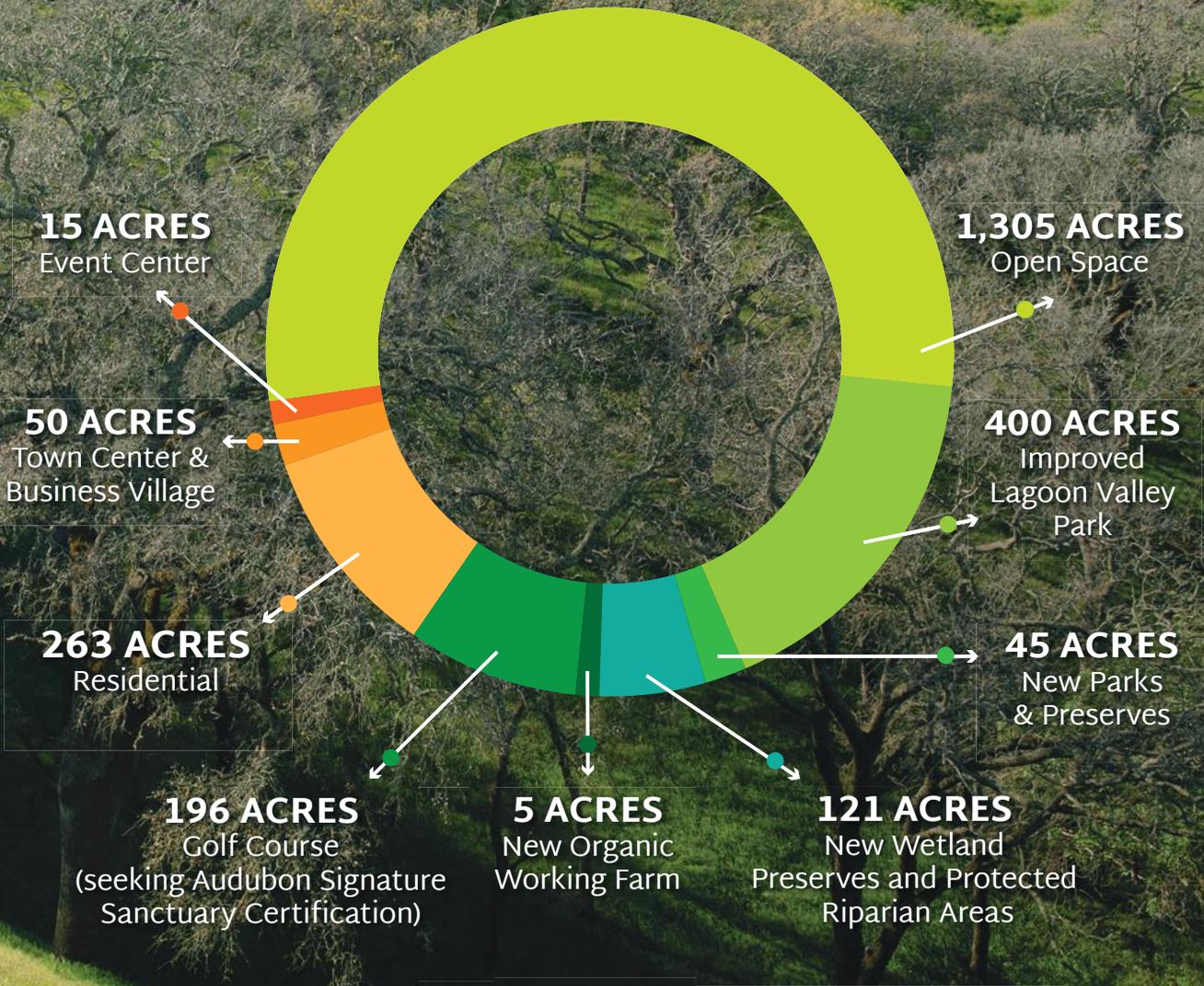




A secluded valley in balance with nature.

85% of Lagoon Valley's Specific Plan is dedicated to recreation and open space preservation. It's a live-work-play community where sustainable design principles are embedded throughout the valley. Here, there is a focus on preserving ecologically and culturally valuable lands; neighborhood design that maximizes linkages among people and open space; protection and preservation of land and natural resources by clustering housing and infrastructure so that residential neighborhoods sit lightly in the valley. Restoration and maintenance of open space includes protection of viewsheds; use of open space for ecosystem services such as habitat restoration; flood mitigation; passive and active recreation; wildfire buffers; and green building principles which conserve energy and water resources. Welcome to Lagoon Valley, a special place where livability meets sustainability.





Recreation abounds

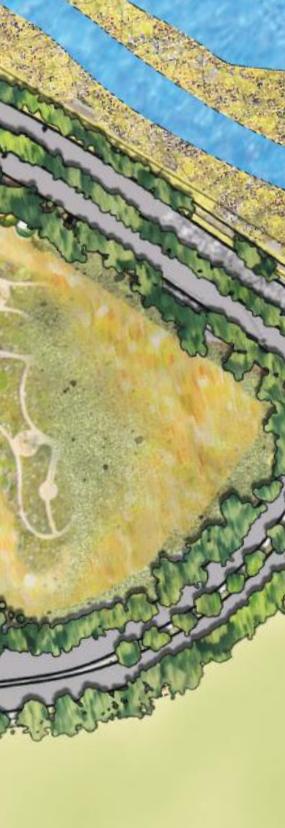
In addition to miles of hiking and biking trails on over 1,300 acres of preserved open space, the community recreation facilities offer nearly endless opportunities to play, relax and unwind. Enjoy an early morning round of golf, a sunny afternoon poolside, and an invigorating game of pickleball at the end of the day.



Hit the courts or relax by the pool

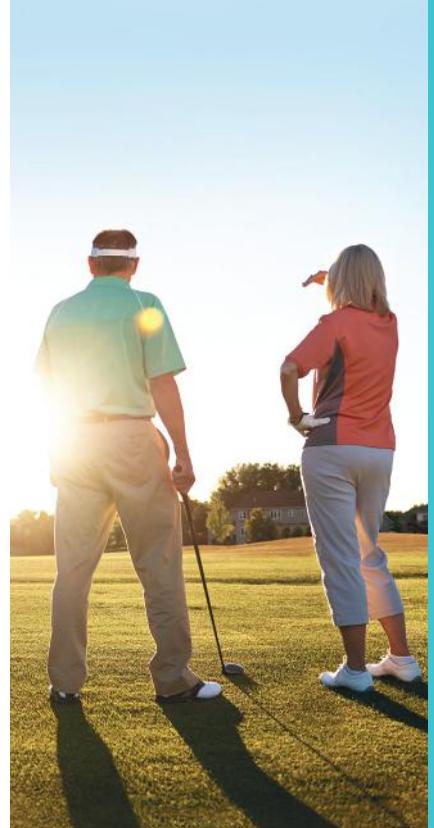
Plans include swimming pools, pickleball courts for community play, tennis courts, large fitness facilities, bocce ball courts, basketball courts, a multi-use soccer/lacrosse field, playgrounds for kids, beautifully landscaped passive parks for strolling and bird watching, barbeque picnic areas, concerts in the Town Center Plaza, a Community Garden, and hedge maze for the kids.

The pool and sports complex is conveniently located between the organic community farm and the Event Center - offering residents easy access.



The 18-hole championship golf course designed by Robert Trent Jones II

blends seamlessly into the surrounding open space and provides a stunning backdrop to the Town Center. Upon completion, the course, with its drought-tolerant landscape design, its stormwater storage and natural water filtering, and its expansive areas of wildlife habitat, will seek Audubon Signature Sanctuary Certification. With friendly accommodations for all players' skill levels, the golf course will surely be a good walk unspoiled.





Whether you are enjoying a family get-together or a poolside picnic, the Event Center and nearby amenities are designed as fabulous places to meet up and mingle.



The Lagoon Valley Event Center will provide a place for gatherings, large and small. From homeowner association meetings to weddings and art exhibitions, this is the heart and soul of community activities. It provides easy access to the Town Center, recreational facilities, and community gardens. The Event Center banquet rooms provide meeting space and food service facilities for smaller intimate meetings or parties and gatherings for up to 200 or more guests.



Here is where you will
find the heart and soul of
community activities.



*Visit the beautiful
Wildflower Meadow
adjacent to the
Event Center.*





A new, state-of-the-art, 2-bay fire station is fully staffed 24/7 and welcomes visitors at the entry just off Lagoon Valley Road. It will help protect the region from the hazards of wildfires and provide fire safety and emergency medical response for the entire community.

Everything is central for you

The Town Center will be the hub of daily activity in Lagoon Valley. Residents can enjoy access to small local businesses and services without an automobile. Grab a latte, drop off laundry or pick up groceries; the small-town charm is accented by a performance plaza and Village Green Park with sports courts and an innovative children's playground.



Building community in a pedestrian-friendly village.



*Meet a friend at the
Town Center for lunch,
then pick up a birthday gift
for your neighbor,
and stop by the park.*



It's green and serene, farm-to-table,
and in harmony with nature.



Welcome to The Farm

Homeowners and visitors will have access to fresh seasonal produce grown following organic standards. There will be numerous ways to enjoy homegrown vegetables, tree and vine-ripened fruit, and herbs—subscribe to a weekly box, which can be picked up at the farm; stop by the farmstand for a taste of the seasonal bounty; dine in the farm-to-table restaurants, or get your hands dirty by growing your own on a private plot. Whichever you choose, you'll enjoy the fruits of your labor.

The community will have direct access to locally grown food from the five-acre Lagoon Valley Organic Farm.



In Lagoon Valley's planted fields, the CSA's mission will include furthering environmental literacy by teaching school children and encouraging adults to cultivate, harvest, and grow their own food.



When you enter your gated neighborhood, the weight of the world begins to lift. You are home—nestled in a safe and secure private valley surrounded by rolling hills dotted with ancient oaks.



The homes at Lagoon Valley

are crafted by some of America's leading builders. The fourteen distinct neighborhoods will include a wide range of home sizes and designs, including townhomes, executive estates, age-qualified residences and below-market-rate homes. The 1,015 homes are expected to exceed California energy-saving mandates, including solar photovoltaic and battery storage options, and all Lagoon Valley homes will include grey water recycling system options to reduce home potable water consumption by up to 50%.



The Red-Tailed Hawk nests here comfortably. So can you.



The community is designed to include three distinct villages. Village 1 includes both residential and business village uses, along with the Town Center and the Village Green Park. Villages 2 and 3 are both private, gated residential villages with private streets.




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For more information and updates,
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