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**CITY OF ONTARIO AND OLIVER MCMILLAN MARK KEY MILESTONE FOR HISTORIC GUASTI  
DISTRICT DEVELOPMENT; TEAM MOVES FORWARD ON HISTORIC PRESERVATION EFFORTS ON  
SITE OF FORMER GUASTI WINERY**

***Owner Participation Agreement at Historic Guasti District Indicative of the City's Proactive  
Role to Support Developers Engaged in City's High Growth Area Projects***

**ONTARIO, Calif. (January XX, 2010)** The City of Ontario has announced that preservation work is now underway on nine buildings totaling approximately 175,000 square feet within the Historic Guasti District. These historic buildings, once part of a thriving winery town, will be an important component of the Historic Guasti District, a planned 55-acre adaptive reuse project that will ultimately provide a unique, destination-focused environment to include a dynamic mix of dining, entertainment, hospitality and lifestyle tenants within the city's Ontario Airport Metro Center submarket.

As part of an Owner Partnership Agreement that was unanimously approved by City Council on December 15, 2009, Guasti's owner, Oliver McMillan and the City of Ontario agreed on a first phase scope of work that incorporates protective measures for structures and artifacts that include the Guasti Villa, firehouse, five worker cottages and two residences.

"The City's vision for the Guasti District is to preserve its historic assets, while at the same time, striving to continue its goal to create, maintain and grow economic value," said Mayor Paul S. Leon. "Ultimately, we strive to build a complete community of residential,

commercial, entertainment and lifestyle developments to complement Ontario's strong Southern California location, diverse economy, and skilled workforce."

Mayor Leon added that this Owner Participation Agreement is the first of several aimed at promoting strategic development throughout the city.

Founded in 1904, Guasti Village was once a self-sufficient community that included the world's largest contiguous vineyard, encompassing over 5,000 acres. Oliver McMillan is responsible for covering and providing weather protection for the Guasti buildings' roofs and repairing any leaks, making structural assessments and immediate repairs, and providing overall site protection and barricades. Additionally, the developer has completed the task of safely removing murals and other artifacts from the Guasti Villa, which will be restored as needed and stored while the renovation is in process.

According to the Ontario Redevelopment Agency, the agreement sets a timeline for the initial scope of work to begin in February. This is the first step in a multi-phase revitalization effort of Guasti Village.

The City's proactive leadership is also demonstrated in its agreement with Ontario Airport Center, LLC, a partnership including developer PGP Properties and RREEF America LLC, to fund \$2.5 million, a portion of the development cost to improve Guasti Road, which is just north of the historic Guasti Villa.

The Historic Guasti District will ultimately include 400,000 square feet of retail and restaurants, 600,000 square feet of office, residential units and 2 hotels, further enhancing the City's already dynamic mix of lifestyle amenities, securing its role as Southern California's Next Urban Center.