

COMMERCIAL DEVELOPERS

	Last year's ranking	Corporate HQ Web site E-mail	Square feet developed in OC in 2006	Yearly % change	Square feet under development in OC in 2006	Number of OC projects started in 2006	Yearly % change	Dollar value of OC projects started in 2006	Yearly % change	Total square feet developed in OC (historically)	OC employees	Yearly % change	Notable OC projects	Top local official(s) Title Phone/Fax
1	7	BKM Development LLC Costa Mesa 3185 Pullman Ave. Costa Mesa 92627-3320 <i>bkmdevelopment.com</i> <i>info@bkmdevelopment.com</i>	776,400	240%	1,178,600	5	25%	\$92.5 million	24%	927,600	7	40%	Cypress Commerce Business Park, North Anaheim Industrial Center, BKM Corona Thomas Ranch	Brian Malliet managing partner (714) 557-4100/(714) 557-4114
2	5	The Irvine Company Newport Beach 550 Newport Center Drive Newport Beach 92660-7011 <i>irvinecompany.com</i>	681,000 ⁽¹⁾	152%	1,084,000 ⁽¹⁾	3 ⁽¹⁾	NA	NA	NA	27,181,000 ⁽¹⁾	2,700	2%	Discovery Business Center, Irvine Technology Center	Donald Bren chairman (949) 720-2000
3	10	Koll Co. Newport Beach 4343 Von Karman Ave., Ste. 150 Newport Beach 92660-2005 <i>koll.com</i> <i>info@koll.com</i>	434,717	211%	1,018,992	4	33%	\$120.4 million	4%	86,000,000	55 ⁽¹⁾	NA	Koll Center Irvine Spectrum Phases II & III	Donald Koll managing principal (949) 833-3030/(949) 833-3387
4	NR	Dorn Platz Pasadena 210 S. Orange Grove Blvd. Pasadena 91105-1705 <i>dornplatz.com</i> <i>info@dornplatz.com</i>	350,000	NA	125,000	1	NA	NA	NA	0	0	NA	Scholle Center	Greg Galletly president (626) 204-5200/(626) 204-5201
5	3	Burke Real Estate Group Costa Mesa 260 E. Baker St., Ste. 100 Costa Mesa 92626-4505 <i>burkegroup.net</i> <i>cdolan@burkegroup.net</i>	231,000	-23%	240,976	3	-25%	\$59.5 million	-1%	7,137,289	16	7%	Baker Redhill Office Park, The Citrus	Brian Burke principal (714) 824-6000/(714) 824-6001
6	6	Bacchus Development Irvine 8801/8821 Research Drive Irvine 92618 <i>bacchusdev.com</i> <i>szachan@bacchusdev.com</i>	210,000	-9%	935,394	2	100%	\$275 million	112%	750,000	14	8%	Bacchus Office Park, Bacchus Signature Series, Jeffrey Office Park	Jeffrey Bitteti executive vice president (949) 453-1000/(949) 453-1000
7	NR	Westrust Inc. Calabasas 18201 Von Karman Ave., Ste. 460 Irvine 92612-1080 <i>westrust.com</i>	182,204	90%	0	0	NA	\$0	NA	278,312	10 ⁽¹⁾	NA	The Orchard	Charles Smith co-managing partner (949) 468-1964/(949) 468-1983
8	9	Guthrie Development Co. Costa Mesa 3185 Airway Ave., Ste. F Costa Mesa 92626-4601 <i>guthriedevelopment.com</i> <i>llendzion@guthriedevelopment.com</i>	126,372	-14%	791,535	4	0%	\$87 million	7%	1,915,963	7	0%	Guthrie Lambert Business Center, Freeway Crossroads, Guthrie Alton Distribution Center	Robert Guthrie/John O'Brian CEO/president (949) 470-6183/(949) 470-6184
9	2	Centra Realty Corp. Irvine 3 Park Plaza, Ste. 1490 Irvine 92614-8588 <i>centrarealtycorp.com</i> <i>stemer@centrarealtycorp.com</i>	125,000 ⁽¹⁾	-76%	300,000 ⁽¹⁾	2 ⁽¹⁾	0%	\$100 ⁽¹⁾ million	-40%	3,154,000	25	0%	Ventanas Business Center, Centra Pointe	Keith Ross/George Peterson principals (949) 476-2246/(949) 476-8520
10	1	Voit Development Co. Woodland Hills 101 Shipyard Way, Ste. M Newport Beach 92663-4447 <i>voitco.com</i> <i>info@voitco.com</i>	121,000	-87%	760,000	3	50%	\$105 million	-6%	9,458,949	7	-22%	Voit Brea Business Park	Robert Voit president (949) 644-8648/(949) 644-8695
11	19	Shea Properties Aliso Viejo 26840 Aliso Viejo Parkway, Ste. 100 Aliso Viejo 92656-2624 <i>sheaproperties.com</i> <i>daniellet@amies.com</i>	110,000	NA	0	0	NA	\$0	NA	3,000,000	198	0%	Vantis Office Center, Bed, Bath & Beyond	Colm Macken CEO/president (949) 389-7000
12	28	Mammoth Equities Mission Viejo 20532 El Toro Road, Ste. 302 Mission Viejo 92692-5313 <i>mammothequities.com</i>	105,745	NA	0	0	NA	\$0	NA	532,647	20 ⁽¹⁾	NA	Mammoth Professional Office Park	Joseph Zummo regional director (949) 583-7158
13	4	Lutzky Associates Development LP Costa Mesa 2915 Red Hill Ave., Ste. C-104 Costa Mesa 92626-5930 <i>lutzky.com</i> <i>info@lutzky.com</i>	93,324	-66%	68,000	2	-33%	\$23.3 million	-31%	1,134,000	2	-50%	First American headquarters, Bowers Museum, Ladera Corporate Terrace	Richard Lutzky president (714) 641-6990/(714) 641-6991
14	16	Makena Properties Mission Viejo 26522 La Alameda, Ste. 285 Mission Viejo 92691-6393 <i>shellii@makenaprop.com</i>	90,000	NA	90,000	1	NA	\$16.2 million	NA	3,695,000	10	0%	wnd	Norm Nowell president (949) 348-3333/(949) 348-3334
15	NR	Operon Group Newport Beach 4 Upper Newport Plaza, Ste. 100 Newport Beach 92660-2679 <i>operongroup.com</i>	77,095	NA	77,095	1	NA	NA	NA	77,095	10 ⁽¹⁾	NA	Industrial complex-Fountain Valley	Don Russell project manager (949) 833-5400/(949) 833-5401
16	12	Acacia Real Estate Group Inc. Newport Beach 250 Newport Center Drive, Ste. 101 Newport Beach 92660-7517 <i>acaciareg.com</i> <i>david.pittman@acaciareg.com</i>	72,698	-17%	65,600	1	-50%	\$8.6 million	-54%	650,000	4	33%	Cypress Business Center, Acacia Irvine Business Center, Orchard Business Park	David Pittman president (949) 640-9955/(949) 640-9906
17	30	Werdin Corp. Newport Beach 4100 MacArthur Blvd., Ste. 310 Newport Beach 92660-2050 <i>werdin.com</i> <i>rwerdin@werdin.com</i>	67,000	18%	67,000	2	100%	\$20 million	43%	100,000	6	200%	Red Hill Technology Center, Dyer Business Center, Pacific Business Park	Russell Werdin president (949) 474-8600
18	24	Sares-Regis Group Irvine 18802 Bardeen Ave. Irvine 92612-1521 <i>sares-regis.com</i>	0	NA	5,800,000	0	NA	\$0	NA	2,000,000	210	5%	West County Commerce Center, Irvine Oaks	John Hagestad/William Thormahlen/Geoffrey Stack owners (949) 756-5959/(949) 756-5955
19	15	Opus West Corp. Phoenix 2020 Main St., Ste. 800 Irvine 92614-8201 <i>opuscorp.com</i> <i>daniellet@amies.com</i>	0	NA	1,263,000	2	NA	\$0	NA	5,698,228	72	11%	OCI III, The Plaza-Irvine, 3000 The Plaza	Paul Marshall division president, S. Calif. (949) 622-1950/(949) 622-1951
20	NR	Overton Moore Properties Inc. Gardena 1125 W. 190th St., Ste. 200 Gardena 90248-4337	0	NA	830,000	1	NA	NA	NA	0	0	NA	Pacific Gateway Business Center	Stanley Moore founder/CEO (310) 323-9100/(310) 608-7997
21	NR	Maguire Properties Inc. Los Angeles 3333 Michelson Drive, Ste. 350 Irvine 92612-0625 <i>maguireproperties.com</i>	0	NA	680,000	2	NA	NA	NA	NA	18	-18%	Park Place, Washington Mutual	Ted Bischak senior vice president, asset management (949) 428-8900/(949) 831-2321
22	NR	Caribou Industries Inc. Santa Ana 1200 N. Main St., Ste. 900 Santa Ana 92701-3627 <i>caribound.com</i>	0	NA	600,000	1	NA	\$300 million	NA	NA	130 ⁽¹⁾	NA	One Broadway Plaza	Michael Harrah president (714) 543-9484
23	17	Parker Properties Aliso Viejo 15 Enterprise, Ste. 450 Aliso Viejo 92656-2656 <i>summitoc.com</i> <i>kevinm@parkerprop.com</i>	0	NA	510,000	1	0%	wnd	NA	3,500,000	13	8%	Summit Office Campus	Lee Redmond/Kevin McKenzie CEO/president (949) 916-5100/(949) 916-5168
24	23	Birtcher Development & Investments Irvine 18201 Von Karman Ave., Ste. 1170 Irvine 92612-1093 <i>birtcherdevelopment.com</i>	0	NA	300,474	0	NA	\$0	NA	2,214,129	11	0%	South Coast Home Furnishings Centre	Brandon Birtcher founder/president (949) 502-5500/(949) 502-5505
25	31	Hines Interests LP Houston 18301 Von Karman Ave. Irvine 92612-1009 <i>hines.com</i> <i>susan_johnston@hines.com</i>	0	NA	260,000	2	100%	wnd	NA	260,000	16	100%	2211 Michelson-Irvine	Doug Holte Western regional partner (949) 313-2200/(949) 313-2201
26	NR	Master Development Corp. Newport Beach 1401 Quail St., Ste. 100 Newport Beach 92660-2744 <i>masterdevelopment.com</i>	0	NA	230,000	1	NA	wnd	NA	NA	11	0%	wnd	Bruce McDonald president (949) 724-8886/(949) 724-8887
27	NR	Makar Properties Newport Beach 4100 MacArthur Blvd., Ste. 150 Irvine 92660-2063 <i>makarproperties.com</i>	0	NA	191,000	1	NA	\$42 ⁽¹⁾ million	NA	NA	35	-13%	Pacific City	Paul Makarechian CEO/president (949) 622-8400/(949) 622-8404
28	NR	Accretive Realty Advisors Inc. Newport Beach 100 Bayview Circle, Ste. 505 Newport Beach 92660-2984 <i>accretiverealty.com</i>	0	NA	121,000	1	NA	\$50 ⁽¹⁾ million	NA	0	10 ⁽¹⁾	NA	Providence Center	Thomas LeBeau CEO (949) 856-1044/(949) 856-1045
29	NR	Citinvest Inc. Irvine 17461 Derian Ave., Ste. 108 Irvine 92614-5607	0	NA	110,000	NA	NA	wnd	NA	wnd	wnd	NA	1600 N. Broadway-Santa Ana	Dana Haynes president (949) 474-0440
30	11	Olen Properties Corp. Newport Beach 7 Corporate Plaza Newport Beach 92660-7904 <i>olenproperties.com</i> <i>info@olenproperties.com</i>	0	NA	0	0	-100%	\$0	NA	5,900,000	120	5%	NA	Igor Olenicoff/Natalia Olenicoff president/vice president (949) 644-6536/(949) 719-7250

Note: Companies that did not develop anything in OC in 2006 are ranked by square footage under development, where available, followed by historical square feet developed.

Abbreviations: NA: not applicable; wnd: would not disclose

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⁽¹⁾ Business Journal estimate

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