

Rancho Cucamonga's Transit-Oriented Development Opens Next Frontier for Southern California Business

The Inland Empire is the nation's 12th largest metropolitan area and is expected to continue to grow twice as fast as the rest of Southern California over the next 25 years. Since 2019, the Inland Empire has contributed 20% of California's job growth, adding more jobs than any other region. According to California Department of Finance projections, the region will grow by more than 20 percent, increasing in population by almost 970,000. This translates to San Bernardino and Riverside counties adding roughly the equivalent of the population of Austin, Texas, the 10th-largest metropolitan area in the U.S., to the region's current 4.73 million base.



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— L. Dennis Michael, *Mayor of Rancho Cucamonga*

Given this influx of residents and accompanying businesses, having a transportation infrastructure to support local, national, and global mobility is critical to ensuring smooth movement of people and goods throughout the Inland Empire. With a long history of planning for the future, the City of Rancho Cucamonga recognized the expansive population growth on the horizon and began planning multiple transformative developments in housing, retail, transportation, and office to optimally support current and prospective business growth in the region.

A cornerstone of the City's recent General Plan is the HART District, a new transit-oriented, mixed-use housing, retail, and commercial district designed to be a key economic catalyst in the region, creating a lifestyle and commerce hub unlike any other in the Inland Empire.

“The HART District and the adjacent Arena District in Ontario will make this area a ‘hot spot’ destination for business, entertainment, and living,” said City of Rancho Cucamonga Mayor L. Dennis Michael. “With more than 2,500 units of housing, and an additional several million square feet of non-residential retail, office, hospitality and manufacturing space being developed, the HART District area will be the largest transit-oriented city center and urban neighborhood in the entire Inland Empire.”

As a true transit-oriented development, HART District includes Cucamonga Station, a multi-modal transportation hub that will connect the first high-speed rail station in the U.S. directly to air, bus, and local passenger rail service.

Cucamonga Station currently provides service through Metrolink rail that connects San Bernardino County to downtown Los Angeles, Omnitrans buses, and ONT Connect, which provides shuttle service seven days a week

to Ontario International Airport. New services will include Brightline West, a 218-mile, fully electric high-speed passenger rail system connecting Las Vegas and Southern California; Omnitrans' West Valley Connector Bus Rapid Transit that will serve some of the most densely populated surrounding communities; and an underground tunnel to the airport — all coming online ahead of the Los Angeles 2028 Summer Olympics.

“Cucamonga Station and the HART District are key drivers in a bigger vision, creating a positive economic development ripple effect for the Southern California region,” added Mayor Michael. “As a result of our long-term investments, we are seeing more companies choose to locate their business in Rancho Cucamonga, including new industry sectors such as medical, high-tech, and advanced manufacturing, which are very exciting.”