

Buffalo Ranch (Urbanus Square), Garage (Bldg. A)  
2418 MacArthur Boulevard  
Irvine  
Orange County  
California

HABS No. CA-2395-A

HABS  
CAL  
30-IRV,  
2A-

**PHOTOGRAPHS**

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

**Historic American Buildings Survey  
National Park Service  
Western Region  
Department of the Interior  
San Francisco, California 94107**

# HISTORIC AMERICAN BUILDINGS SURVEY

## BUFFALO RANCH (Urbanus Square), Garage (Building A)

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Location: 2418 MacArthur Boulevard  
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U.S.G.S. Tustin Quadrangle (7.5)  
Universal Transverse Mercator Coordinates:  
11. 420,140E. 3721,240N

Significance: The prime period of significance of Buffalo Ranch (Urbanus Square) is 1962-1975, the period of its association with William Pereira. The prior use of the site was as part of the Buffalo Ranch theme attraction. As part of the Section 106 process, the site has been determined eligible to the National Register of Historic Places by the State Office of Historic Preservation. Though it is less than fifty years old, there is a sufficient body of knowledge to establish that it is of exceptional importance due to its association with architect and planner William Pereira and his planning efforts in Orange County. Pereira used this site to execute one of his most notable achievements, the planning of Irvine. While he worked at other sites in Southern California, Urbanus Square is the one most closely associated with Pereira's master planning work in Orange County. Pereira is recognized as one of the most prolific architects and planners in the last fifty years. His body of work includes major institutions throughout the nation and planning studies which changed the urban form of Southern California.

Description: Garage (Building A) is a one story vernacular structure of wood frame construction with multiple layers of wood siding on the exterior. The building is the southernmost part of the overall building assemblage of 15 buildings and is connected to Office Building (Building B) at its northwest corner. Square in plan, it is built on a concrete slab on grade. The structure has an overhanging gable roof with exposed rafter tails, an open soffit and fascia board. The roof and ridge cap are clad with composition shingles.

The exterior is clad with various types of siding, including board and batten; rough sawn and kerfed; and grooved wood. Fenestration includes a single pane fixed window, a pair of square aluminum sliding windows, and an aluminum sliding door. Openings are surrounded by thin, plain wood moulding. There is a wood deck with a trellis on the east elevation.

**Historical  
Context:**

Garage (Building A) is a component of the Urbanus Square complex created by William Pereira as his Orange County office. It is part of a significant site from which Pereira developed master plans for Irvine, UC Irvine, and other Orange County developments. The complex is irregular in plan, a configuration created by the addition of multiple buildings over the course of its development. This garage was one of four structures moved onto the site by Pereira. It was relocated from Los Alamitos Boulevard in 1967.

**Sources:**

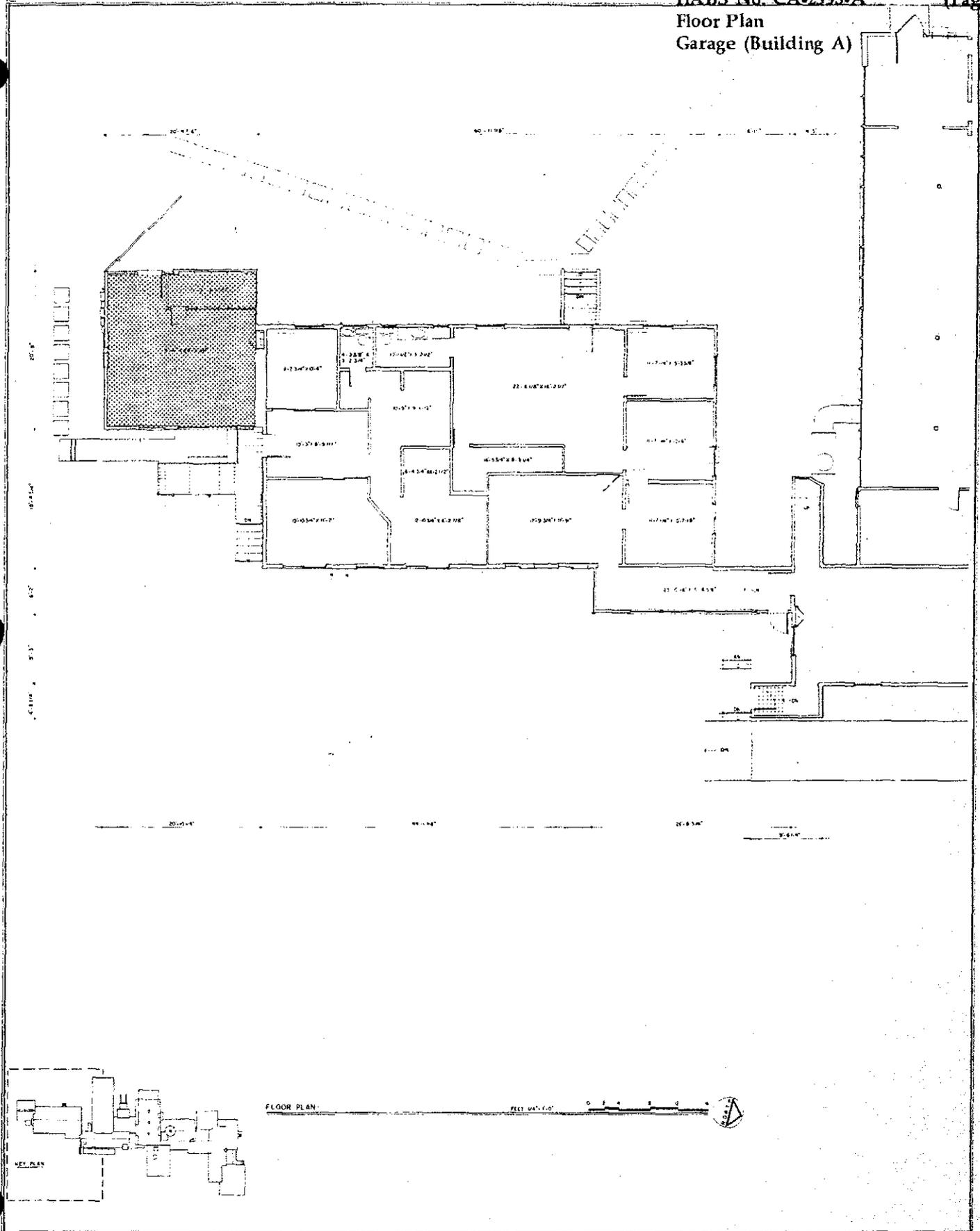
See Part III Sources of Information in HABS Narrative Report for Buffalo Ranch (Urbanus Square).

**Project  
Information:**

Garage (Building A) is being relocated on site as part of the Ford Road realignment Project by the Transportation Corridor Agencies (TCA) pursuant to a Memorandum of Agreement among the U.S. Army Corps of Engineers (ACOE), the Advisory Council on Historic Preservation (ACHP), and the California State Historic Preservation Officer (SHPO).

This HABS written report was prepared by Historic Resources Group in April 1994 for TCA and ACOE, based upon the Determination of Eligibility Report dated August 1993 which was submitted to the ACHP and SHPO. The Historic Resources Group team was led by principals, Christy Johnson McAvoy and William Delvac and included Timothy Brandt, AIA, Gordon Olschlager, AIA, Jorge Sein, and Andrea Humberger. Contextual research was performed by Steven Van Wormer and David Cameron. Large format photography was provided by William Manley.

Floor Plan  
Garage (Building A)



FLOOR PLAN

KEY PLAN