

ORANGE COUNTY

Westminster Mall to give way to 80+ acre mixed-use development

Plans call for housing, commercial space, a hotel, and open space

FEBRUARY 05, 2026, 6:15AM STEVEN SHARP



GALLERY 4

Architecture firm AO has unveiled renderings of Bolsa Pacific, a planned mixed-use development that will replace the former Westminster Mall.



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Rendering of Bolsa Pacific

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The project from **Shopoff Realty Investments**, which recently acquired the remaining components of the mall site, will span more than 83 acres. Plans call for the construction of:

- 2,250 residential units in a mix of for-sale homes, market-rate apartments, and affordable housing;
- approximately 220,000 square feet of retail space;
- a 120-room hotel; and
- 15 acres of parks and open spaces.

Renderings depict Bolsa Row with multiple buildings rising up to eight stories in height.



Rendering of Bolsa Pacific

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The project is currently in the entitlement stage, and is anticipated to secure approval in 2026. Demolition of the existing mall is also planned to commence this year, although an existing Target continuing to operate. Construction of the full project is set to begin in late 2026.

Shopoff has spent the past three years acquiring the Westminster Mall property, starting with approximately 26 acres of land that formerly housed a Sears and a Macy's in Summer 2022. The company had previously announced **plans for a smaller project on that section of the mall site**, including more than 1,000 homes, retail, and a hotel.



Rendering of Bolsa Pacific

AO

The project is part of a wave of large mixed-use developments slated to replace aging shopping centers in Orange County, **including large plans recently approved in Santa Ana.**