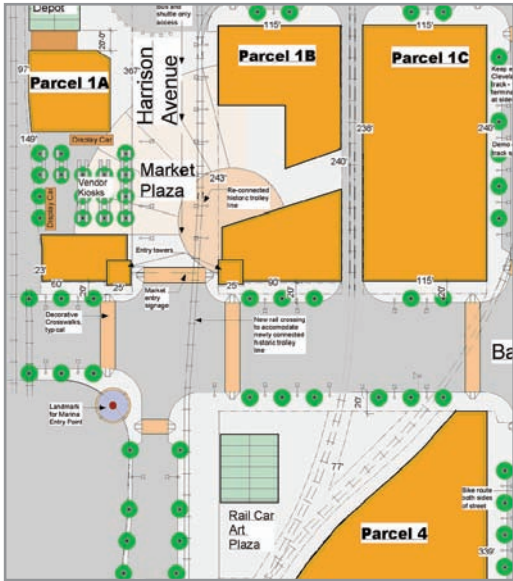


# National City Harbor District

## Master Plan, Gateway Plan and Design Guidelines



Enlarged Site Plan



Community Participating in Walking Tour



Gateway Entry Perspective

### Project Description:

The goal of the project was to gracefully join two seemingly different land uses - recreational uses and industrial uses.

The recreational area included the future development of a marina complimented by recent improvements such as a park, a restored nature preserve and streetscape improvements. The entry to this recreational area included a recently renovated historic train depot and mostly vacant land that used to house industrial uses. The area to the north of this entry area spanned for several blocks and included light industrial arts, heavy industrial, recycling, storage, harbor-related and residential uses.

With input from the community, the project team designed a transition zone between these two areas called the Gateway Area. A mixture of uses

would serve both the recreational users as well as the industrial, residential and office users in the area. In the northern sector, streetscape and facade improvements were planned. A trolley line was proposed that starts at a new plaza located at the historic train depot that would connect the district to San Diego's red trolley line. Recent work included additional studies for streetscape designs and design review for buildings proposed for the Gateway Area.

### Final Work Product:

Preliminary analysis report, recommendations report, urban master plan, design and development guidelines, developer RFQ package, project design review, streetscape design, community workshops and press and media coordination.

### Client:

Paul Desrochers, Executive Director

### Location:

National City, CA

### Size:

80 Acres

### Contact:

Laura Warner, Partner  
619.238.9091 X109

Catherine Smith, Partner  
619.238.9091 X112