

Development of the Year winners

by [Mike Stetz](#) September 29, 2017

One of the bigger complaints about San Diego is that nothing ever seems to get done. Critics point to the contentious battle over a new Chargers stadium and how it never got built. They point to SoccerCity, a \$4 billion redevelopment proposal for the Qualcomm site, which now appears to be on death's door. They point to One Paseo, a mixed-use development in Carmel Valley that had to be scaled back considerably to get approval ...

We beg to differ with that opinion, though.

Things do get built in San Diego. Wonderful things. Enchanting things. And we have proof. In Our City San Diego's second annual Development of the Year contest, we honor a number of progressive, eye-catching and economically stimulating projects that continue to help San Diego evolve.

The contest comes at an appropriate time, given how the above criticism seems to have ramped up of late. The football season has begun, and for the first time in more than a half-century, the Chargers are playing elsewhere.

However, San Diego has been on a building spree, particularly in downtown, where construction cranes dominate the landscape. More anticipated projects, such as the proposed redevelopment of Seaport Village, are in the works. And, as our contest shows, these developments are popping up countywide.

Some argue that this is a golden age for San Diego because developers, architects and planners are becoming increasingly aware that projects are more than just brick and mortar. Not only should they capture our imaginations with design but also they should enhance livability and be mindful of our environment. All of the projects we honor have many sustainability qualities.



Best Multifamily Project More Than 40 Units Runner up

Block C at North City

250 North City Drive, San Marcos

Developer: Sea Breeze Properties

Architect: Safdie Rabines Architects

Contractor: Leducor



North County is not exactly known for having dense, urban-style developments. When one thinks of North County, images similar to the Gaslamp or North Park don't spring to mind.

However, an ambitious mixed-use project called North City is being built near Cal State San Marcos. The developer calls it "an urban oasis." It will include apartments, townhomes, restaurants, student housing, entertainment and office space.

"We're moving our community forward and away from the mundane suburban lifestyle," the project website proclaims.

One of its first projects is Block C, a 197-unit, market-rate apartment complex, which opened last year.

"The product type is extremely different from every other multifamily project in North County – urban, condensed, parking in a structure, green walls, two-story gym, etc.," said Darren Levitt, one of the developers. "It's been amazing to watch how quickly it has filled up with young professionals and even some retirees."

It even has a pet grooming station. Come on. How much more urban can you get?