

Aesthetics: Rural Character of the Marine View Neighborhood

In working with the community there has been a lot of focus on designing a building that fits the character of the area, is not institutional in its aesthetics and makes a nice entry into Solana Beach. The neighborhood has also indicated that it wants to retain the rural character of Marine View. The developer has worked extensively on insuring the senior care community be as unobtrusive to the neighborhood as possible, blend into the rural character of the neighborhood, and have the look and feel of a number of large homes.

The placement of the building is such that the majority of the building will not be seen from Marine View. The front most section of the building is set back 230 feet from Marine View and will look similar to a single-family home.

The vacant area on the southwest corner of the intersection of Genevieve Street and Marine View Avenue will be landscaped as community open space with native plantings, a small sitting area and a DG path along both Marine View and Genevieve. With the landscaping and the downward slope to the building it will be nearly unseen as shown in the adjacent rendering.



From the freeway it will look like several homes near each other and have a Torrey Pines Lodge craftsman look. Much of the building will be below the freeway as seen in the rendering below. The building will make a great backdrop for the hillside to the east along I-5 for passing cars and reflect the quality of Solana Beach.

