

RIVIERA BEACH MARINA VILLAGE REVITALIZATION

**Riviera Beach Community
Redevelopment Agency**
200 E. 13th St., Riviera Beach 33404
(561) 844-3408

KEY PARTNERS

General contractor: The Weitz Co., D. Stephenson Construction and ClearSpan Structures

Architect: Song + Associates

MEP engineer: TLC Engineering

Structural engineer: Andrew Morgan Services

Civil engineering: Calvin, Giordano & Associates

Landscape architect: EDSA

Specialty consultant: Public Market Development

Insurance companies: Florida League of Cities and NSI Insurance Group

Financial provider: BB&T Bank

Marketing: O'Donnell Agency

The Marina Village Revitalization redevelopment effort enhanced a publicly owned people's place on the waterfront. The Marina Village's features include the Marina Event Center with affordable rental rates. On the site's north end is a large park with a public amphitheater and a splash pad. Along the seawall is a patio promenade overlooking the inlet that hosts a weekend green market.

This project was a complete remake of the marina, starting with completely new and upgraded infrastructure, and building a new marina complex on top of it. The Marina Village sits on prime real estate,



centrally located in Palm Beach County, with immediate access to Peanut Island and minutes away from the Lake Worth Inlet, which leads into the Atlantic Ocean.

The redevelopment was made possible by bringing together tax increment revenue leveraged with New Market Tax Credits, grants and debt; collaborative public/private partnerships, and a cohesive Master Plan.

Among the challenges was convincing residents of the benefits of transforming the marina and encouraging private development. (Two voter referendums to approve the redevelopment had failed.) This time, more effort was spent educating residents about the project and making sure they knew the marina would remain accessible. Public outreach workshops facilitated by Song + Associates for the Riviera Beach CRA were accompanied by mail campaigns and social media spearheaded by the O'Donnell Agency. The plan was approved with a 74 percent majority.