

RIO TOWN CENTER

Martin County CRA



02.23.2020

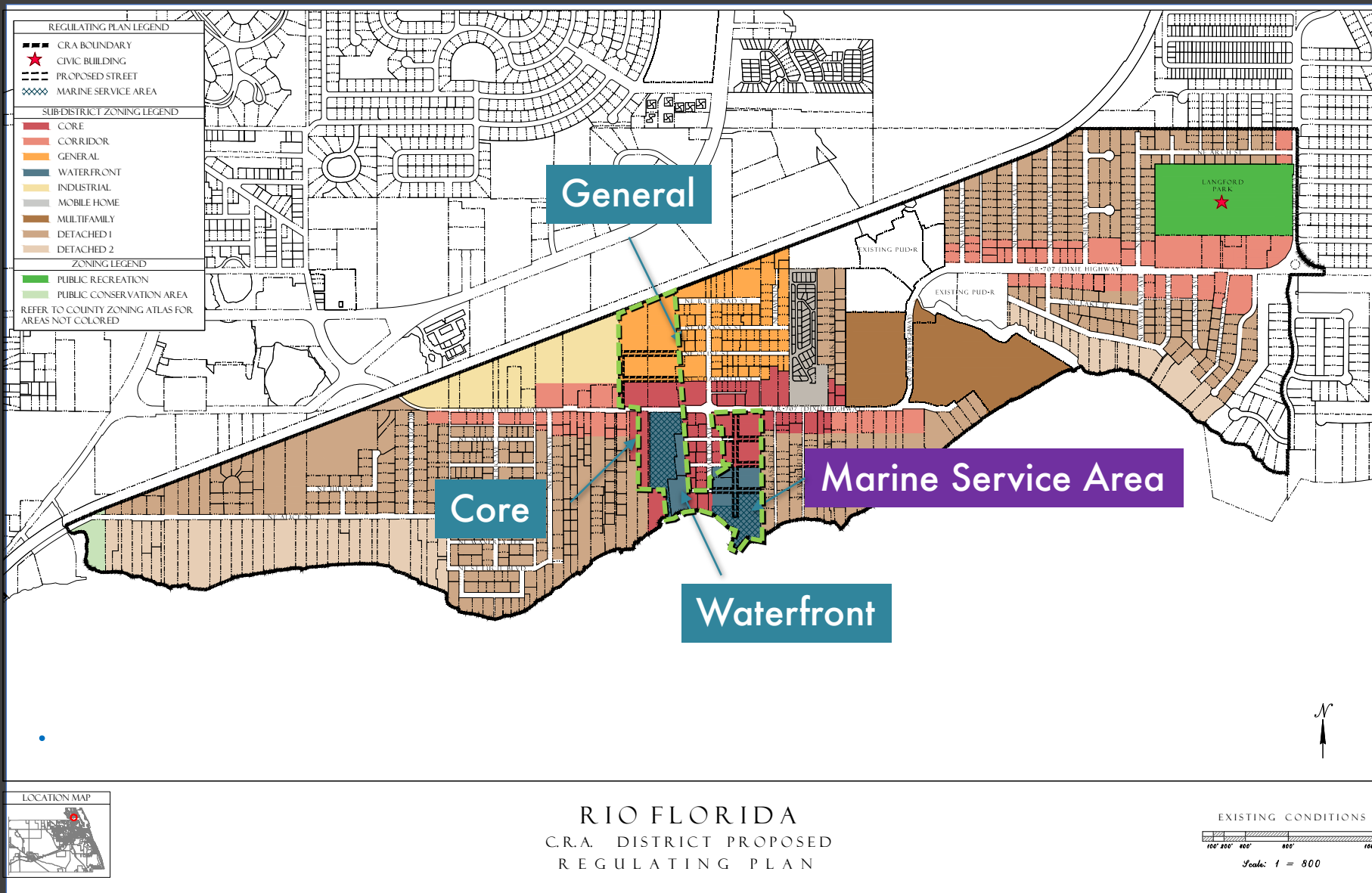
Project Team

- **Owner/ Applicant**
Rio South Dixie, LLC; Rio North Dixie, LLC;
- **Town Planner/Community Outreach**
Marcela Camblor & Associates
- **Planner/ Landscape Architect**
Cotleur & Hearing
- **Architect**
Charlan Brock & Associates, Inc.
- **Engineer**
The MilCor Group, LLC
- **Environmental**
Aquatic Research Monitoring Equipment
and Deployment LL



Figure R-1 Artist rendering of the future vision of Rio as established in the 2001 Vision Planning and updated in 2009 and 2015.

Rio Town Center | CRA DISTRICTS — Regulating Plan



Rio Marine Village

The Preserve at Rio

Implementing the Community's Vision



Rio Marine Village + The Preserve at Rio Marine Village

| Building Types & Uses

Residential

- Townhomes
- Live/ Work
- Multifamily

Commercial

- Retail
- Dining/ Cafes
- Business and Professional Offices

Recreational

- Public Parks and Greens
- Waterfront Access
- Public Outdoor Gathering Areas
- Preserve Area
- Dog Park
- Private Club House (2) and Pickle Ball Center

Marine

- Docks
- Boat Slips
- Marine Services



DRAFT

In progress

Rio Marine Village

Implementing the
Community's Vision

The Preserve at Rio Marine Village

Implementing the
Community's Vision



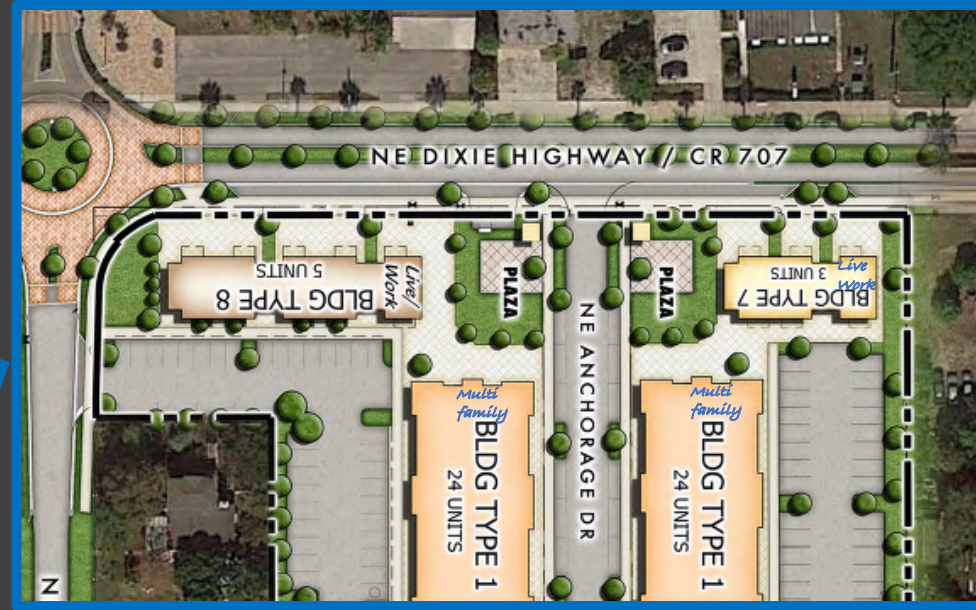
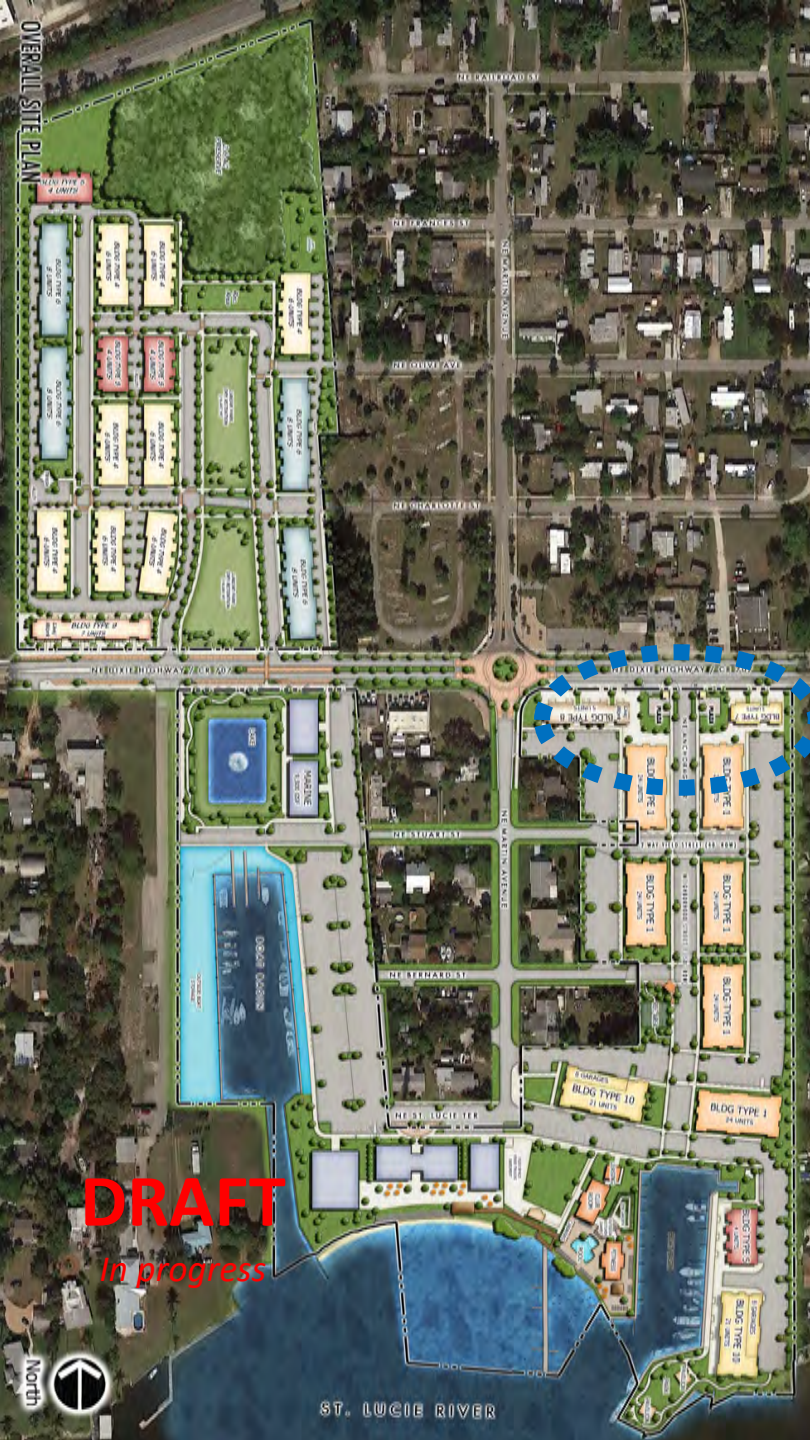
In progress



ST. LUCIE RIVER

Rio Marine Village

Implementing the Community's Vision



DRAFT

In progress



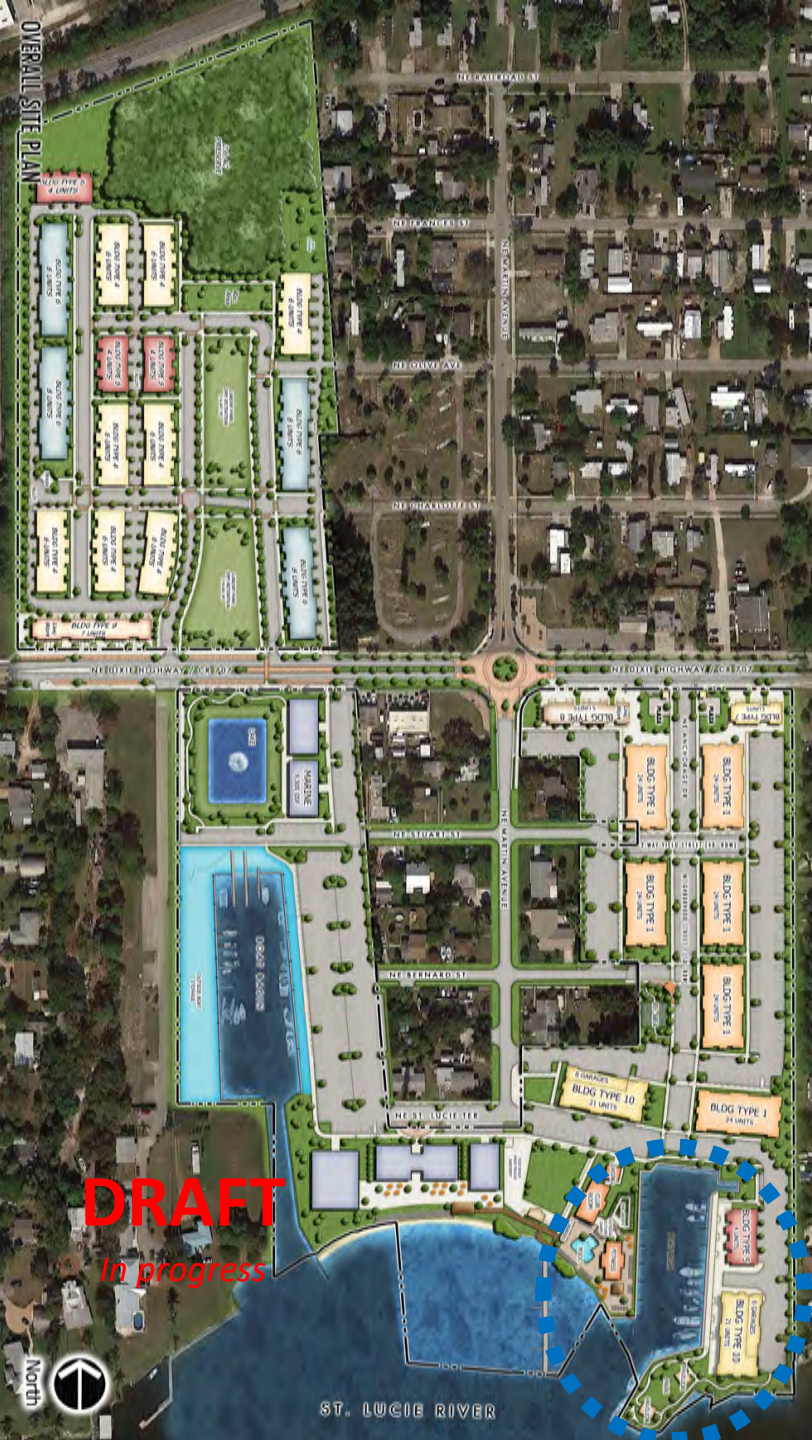
ST. LUCIE RIVER



Implementing the Community's Vision

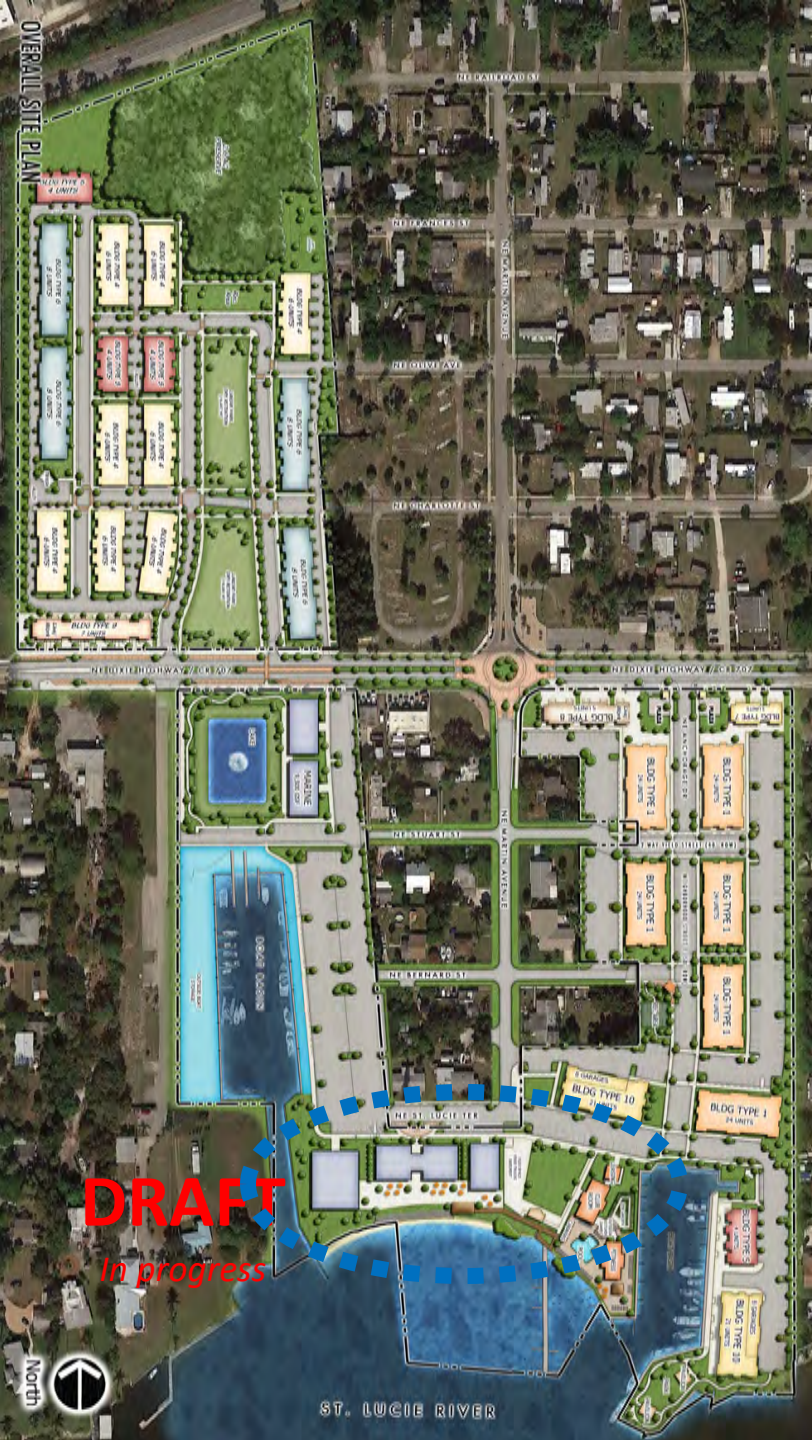


Implementing the Community's Vision



Rio Marine Village

Active, Public Waterfront



DRAFT

In progress



ST. LUCIE RIVER

Rio Marine Village

Active, Public Waterfront



Rio Marine Village

Active, Public Waterfront





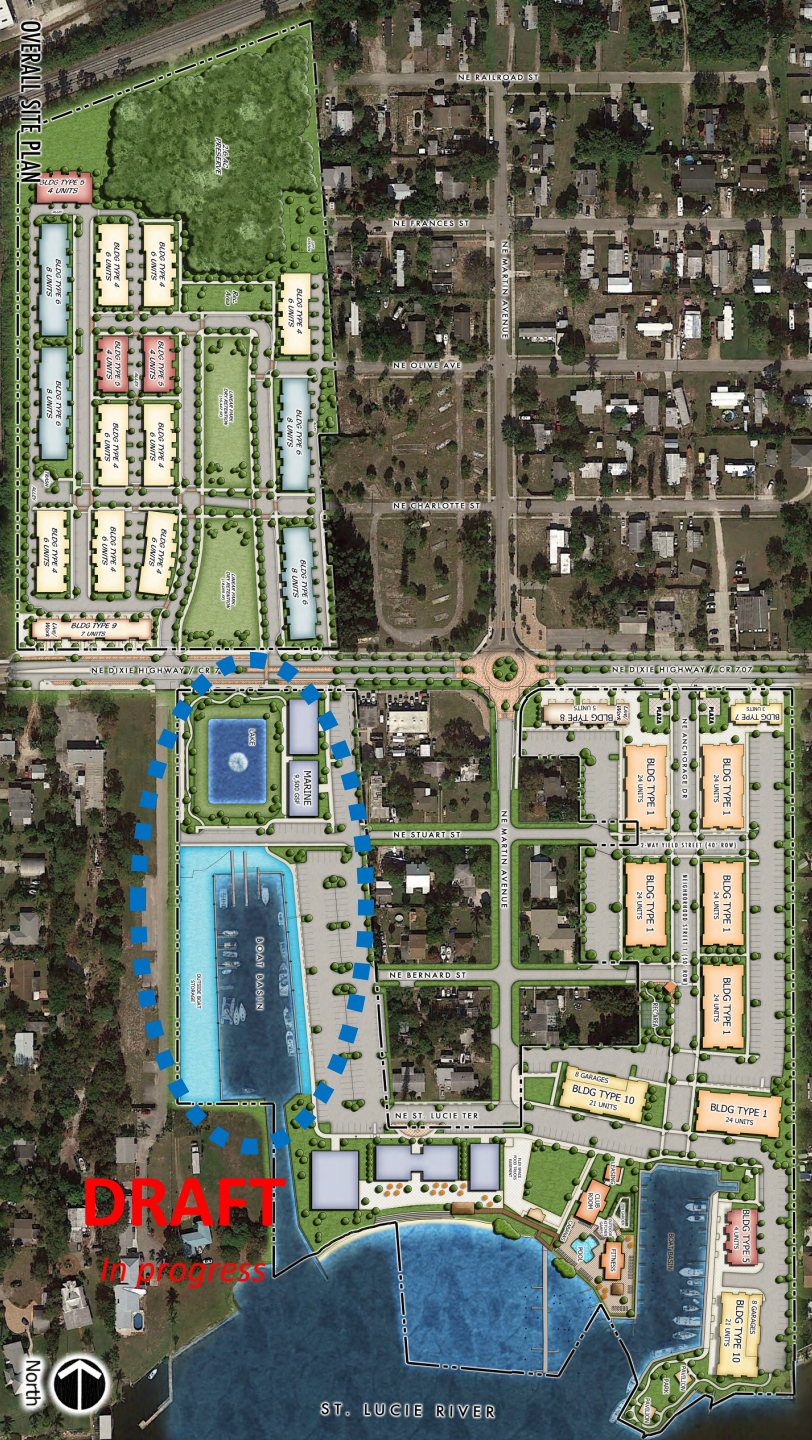






Rio Marine Village

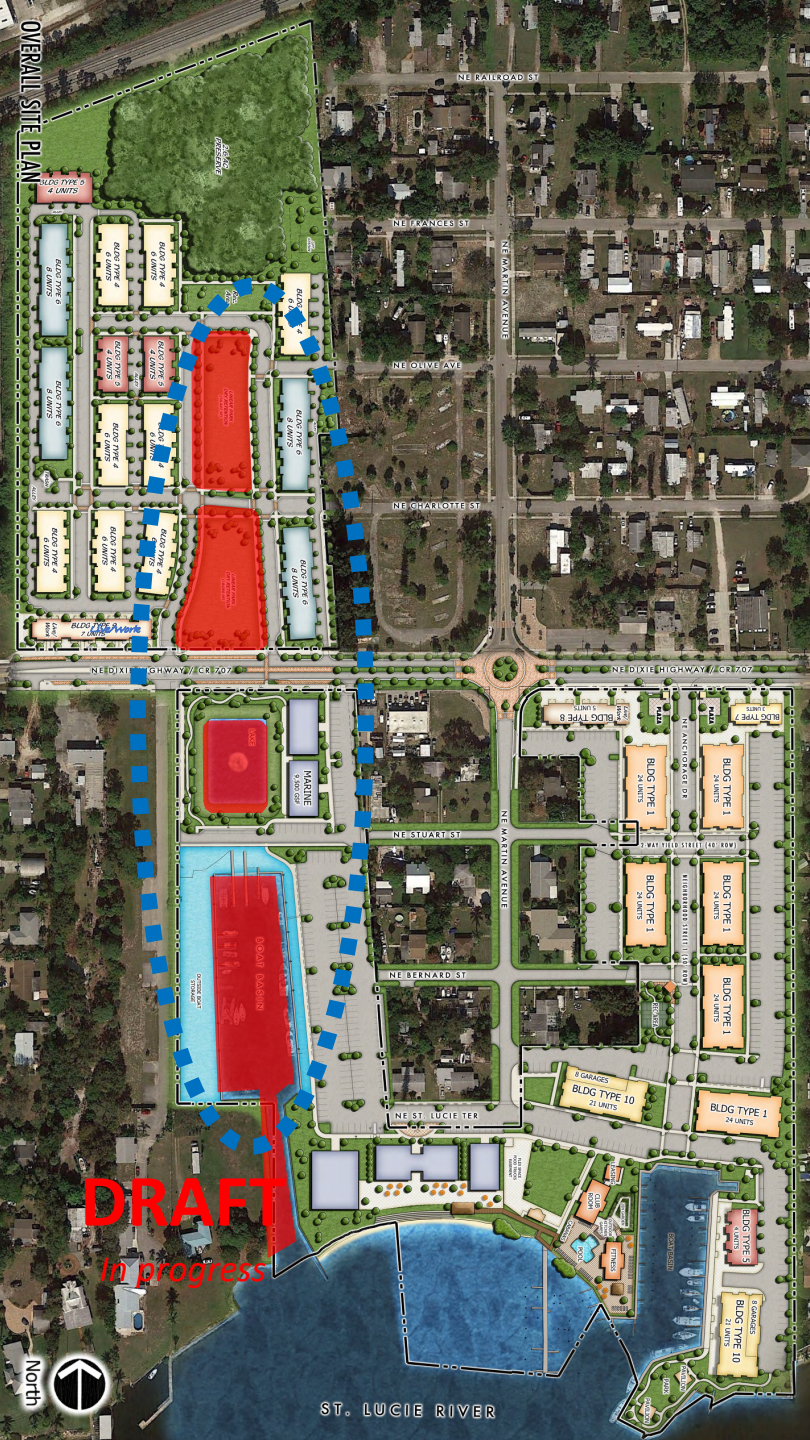
Active, Public Waterfront



Rio Marine Village +

The Preserve at Rio Marine Village

Integrating uses.
Creating a signature public space.





The Preserve at Rio Marine Village

Dry stormwater retention, active public space



Concept Rendering _subject to change





OVERALL SITE PLAN

DRAFT

In progress

ST. LUCIE RIVER

In progress



ST. LUCIE RIVER



Thank You!

