

# Shëngjin Marina Development

**WideLine s.r.l, Metropolis-**

DOI:

**Abstract-** *The National Territorial Plan foresees Lezha as a gateway city, which in close interaction with Shëngjin will play a crucial role in Albanias economic growth. In Shëngjini, apart from the existing port infrastructure, another marina is places to serve the touristic purpose and further support the local touristic vision of the city. The proposed project site fits within NTP proposals. The area in which the project will take place is also part of the Integrated Projections of the National Territorial Plan of the Cross Sectorial Plan for the Coastal Zone, drafted by the National Agency municipality of Lezha, in the structural unit with code for Territorial Planning, PINS-BREGDETI, approved on 07/03/2014 by the SHGJ-IN-001 where the study area lies, provides for the National Council of the Territory.*

*The purpose of this planning process is:*

*to identify the natural and added values of the Coastal Belt,*

*to create an action strategy, which will determine the most appropriate way of development, with a special focus on ecosystem care.*

*Projections of the National Territorial Plan of the municipality of Lezha, in the structural unit with code SHGJ-IN-001 where the study area lies, provides for the use of S4 land, hotel and any kind of development that promotes the growth of tourism. The development indicators capture maximum and minimum values such as: Intensity for construction max: 0.8; KSHT max: 50% and KSHP: 15%.*

**Keywords:** port, project design, resilience, residential edges.

**Introduction-** *The property in development, is a natural terrain by the sea, the terrain starts relatively flat and it rises immediately with an accidental massive rock system and continues in the form of a hill covered by high vegetation. The development of the surrounding area is characterized by the port "Shengjin" which is located at the east side of the property and has a special importance as it is the only port in the northern part of the Republic of Albania. In the west, there are a series of different businesses and activities where they mainly have a hotel character.*

series of services mainly dedicated to the needs of yachtmen and shipowners;

- A Hotel complex, consisting of a main building and a number of complementary buildings, service facilities, and outdoor circulation spaces;

- The Beach waterfront, including a large swimming pool area and an artificial beach, with related services and facilities.

- The Residential area

The Marina development includes four main functional areas:

- The Harbour area, with the infrastructures located along the marina waterfront and a



Fig.1/ 3D render of the project. Source/ Author



Fig.2/ 3D render of the project. Source/ Author

## TECHNICAL SPECIFICATIONS

The project site is mainly exposed to SW waves and prevailing wind condition is ENE. Maximum significant wave height reported in the last 40 years offshore Shengjin is 3.5 m (in deep water)

Maximum wind speed (geostrophic) reported in the same period is in the order of 50 Kn(NE)

Local phenomena, such as thunderstorms and tornados, are not taken into account.

After a short stretch, a roundabout allows you to head in three directions:

- The first exit leads to the road that runs along the north side of the hotel and the residential area, then rejoins the road that leads to the beaches west of Shengjin.

- The second exit leads to the interior of the Marina

- The third exit leads to the new beach to the east of the complex.

The marina can accommodate 100 boats, ranging from 8 to 40 m length.

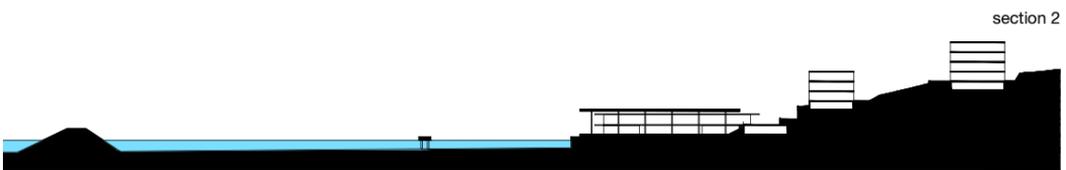
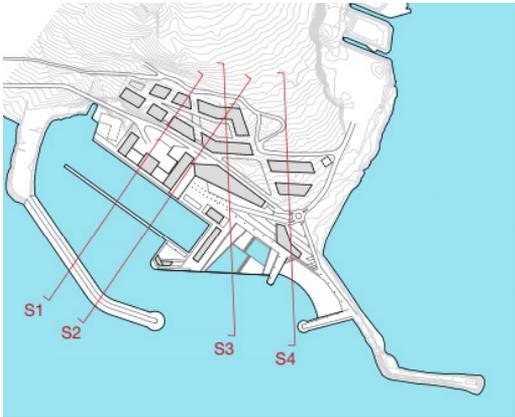
Water depth inside the port basin is -3.5 m m.s.l.

The central square is the heart of the complex; all the pedestrian paths that connect the different areas and services start from here, in particular:

- The Hotel which can be accessed both from the main entrance under the Loggia and from the south side where the covered spaces of the internal restaurant overlook;

- The Convention Center, whose entrance is on the opposite side of the main entrance of the hotel, and the restaurant overlooking the water- WDL front, both located in the two-level building parallel to the Loggia;

- The Quay area and the external pier.



section 2



section 3



section 4

Fig.3/ 3D render of the project. Source/ Author

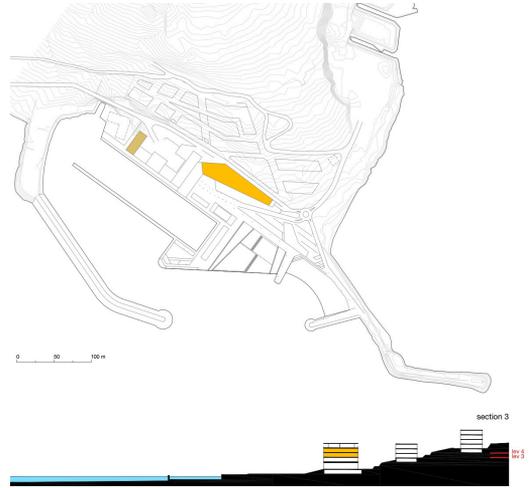
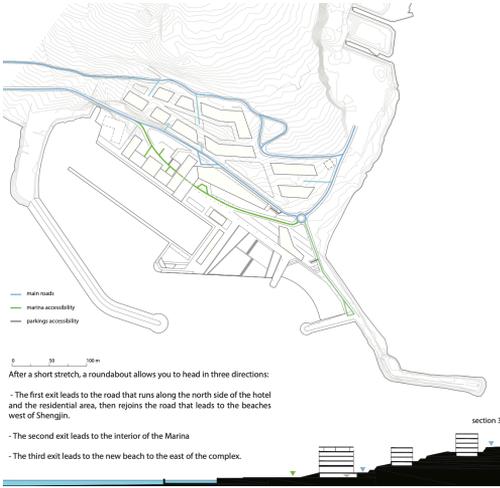
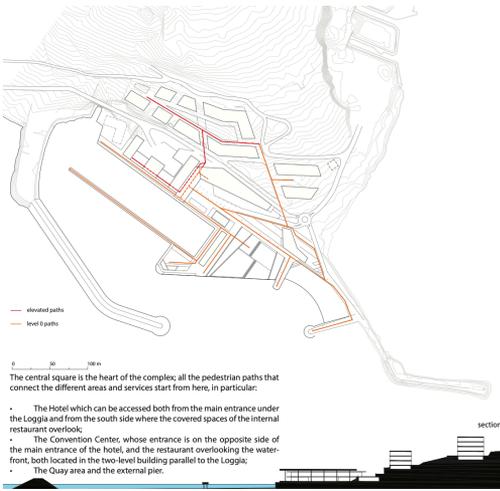
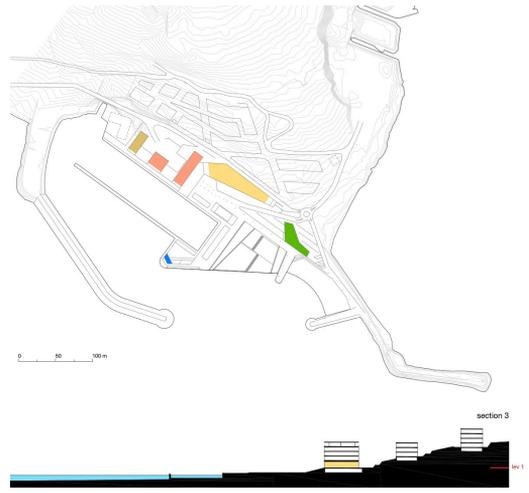


Fig.4/ 3D render of the project. Source/ Author



Fig.5/ 3D render of the project. Source/ Author

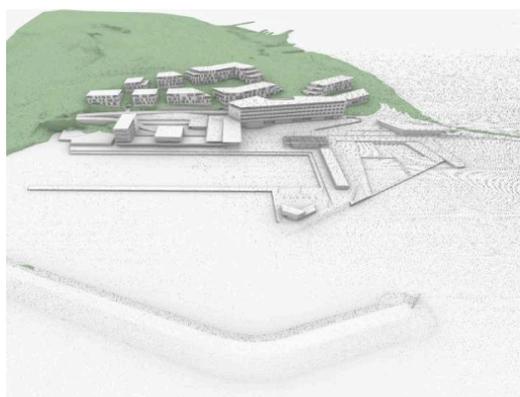
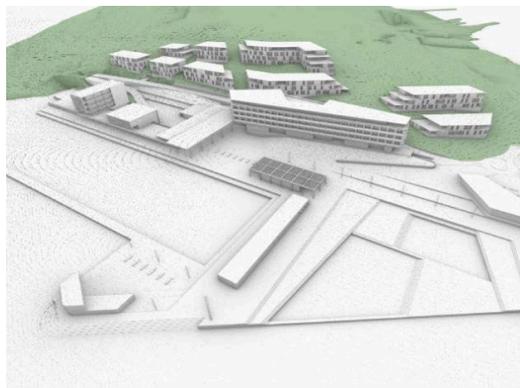




Fig.6/ 3D render of the project. Source/ Author



Fig.7/ 3D render of the project. Source/ Author

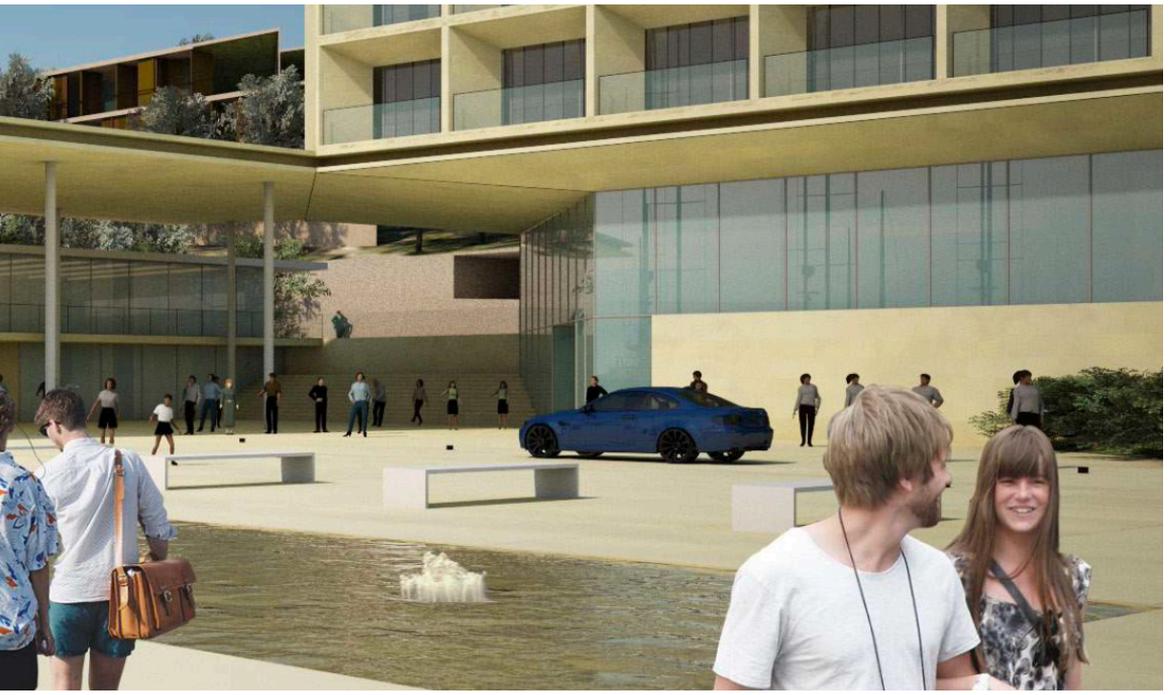




Fig.8/ 3D render of the project. Source/ Author



Fig.9/ 3D render of the project. Source/ Author

