

Comprehensive Policy Plan
"Working Spaces"

Policy Letter 108: Downtown Future Use and Development

BACKGROUND:

In the past, people seemed to more or less give up on the downtown as anything other than a center of government offices and a neighborhood based on service providers such as banks. Similar to other communities nationwide, civic leaders in Fargo realize that downtown redevelopment activity today must be more focused on a diversity of uses that promote retail, housing, entertainment, services, government and hotel/convention activities.

Retail and commercial development in Fargo has currently focused more on the edge of the City or new areas, with public financing of improvements and massive federal dollars put into corridors. This trend of fringe development should be balanced with downtown development by ensuring strong economic forces for the downtown are in place to utilize or take advantage of the already built infrastructure. All kinds of uses are important for future development in the downtown areas and any factors that have a limiting effect on downtown development may have a detrimental effect on the downtown neighborhood in the long term.

POLICY STATEMENT:

The City of Fargo should encourage downtown development of all types to include general merchandise retailers, financial institutions, office developments, full range residential housing, and social, cultural, and entertainment facilities. The Central Business District should be the mixed-use center of the City.

CONCLUSION:

For the Central Business District to be an active, diverse and prestigious downtown neighborhood for the community, it should collaborate with the economic development programs to get part of the economic development action downtown. As a vision for future use and development of the downtown area in Fargo develops, diverse and quality development is needed to ensure its success as the mixed-use center of the community.