

Comprehensive Policy Plan
"Working Spaces"

Policy Letter 120: South University Drive

BACKGROUND:

University Drive from 19th Avenue North to south of 52nd Avenue South is also known as U.S. 81. The section of this corridor from Main Avenue, south to the City limits, or South University Drive, has adjacent land uses ranging from highly residential to highly commercial in nature. Land use between Main Avenue and 13th Avenue South is predominantly residential along the corridor. Land use south of 32nd Avenue South to the southern City limits and beyond is a mixture of residential, commercial and public/semi-public uses. Finally, land use one mile to the north and to the south of the Interstate 94 interchange is predominantly commercial along the corridor.

U.S. 81 from 13th Avenue South extending south of the City is the East Side north to south arterial corridor of the City and traffic volume and demands have greatly increased. Traffic issues are being addressed through the Fargo-Moorhead Highway Plan Update, the University Drive Corridor Study, and other planning studies. Continual efforts are ongoing to improve public safety, expand traffic lanes, enhance aesthetics and landscaping, and provide functional access and parking to this area. Careful integration with diverse land uses is needed to ensure that access and service is provided to the public along with the preservation of this corridor's traffic potential.

POLICY STATEMENT:

The City of Fargo should encourage corridor development and adjacent land use development or redevelopment projects that are highly compatible with the existing land uses and do not limit the traffic capacity or capability of this corridor. Public safety is the priority in motorized and non-motorized movement along the South University Corridor.

CONCLUSION:

As land use development expands to the south, and east - west arterial corridors develop and intersect along South University Drive, development planning must ensure the corridor can grow to its fullest traffic capabilities. Additionally, traffic and land use friction must be avoided and compatibility maintained among these diverse uses. Through evaluation and review of existing development plans, and by enhancing the development process for proposed projects, the City of Fargo can meet the traffic and land use demands placed on the corridor.