



LEGEND

-  Downtown Gateway
-  Opportunity Sites
-  Natural Resource Connections
-  Shopping, Dining, Hospitality & Residential
-  Health & Professional Services
-  Office Employment & Government Services
-  Highway Oriented Services
-  Industrial Employment
-  Active Open Space



OS5 Block 36

Description: The City of Grand Rapids currently owns the southern half of Block 36 and is in use for public parking. M&H owns the northern half of the area, serving parking needs as well with their gas station located directly to the west.

Opportunities:	New Development:	The location and existing ownership of Block 36 creates a number of opportunities for redevelopment. However, coordination with M&H for a potential reconfiguration of ownership would create additional opportunities.
	Placemaking:	The location along US 2 creates an opportunity for this site to provide more connectivity between north and south downtown through infill development. Development can also support infrastructure to reinforce the physical connection between the two spaces.
	Reuse:	Explore market opportunities for future investment in the site as a city-leased or selling of the property.
Strategies:	Activation/ Programming:	Explore potential for activation as future uses are explored, including the location of uses that support activity and programming for the community.
	Economic Development Tools:	Conduct a reuse analysis, including a business plan, to identify sustainable solutions consistent with district and community goals. Work with funders and investors on financing packages, including local, regional and state economic development assistance, to help achieve district goals.

LEGEND

-  New Development Opportunity
-  Structure Investment Opportunity
-  New Development/Structure Investment Opportunity
-  Public Amenities
-  Placemaking
-  Reuse
-  Sidewalk
-  Highway Movement
-  Downtown Circulator
-  Active Alley
-  Pedestrian Crossing Improvement

