

# CREATING DOWNTOWN CLEARFIELD

---



# WHAT IS A VISION



If you don't  
know where  
you are going,  
you might  
wind up  
someplace else.

Yogi Berra

# WHY A DOWNTOWN?



# CREATING DOWNTOWN CLEARFIELD



# THE VISION



## *What can Downtown Become?*

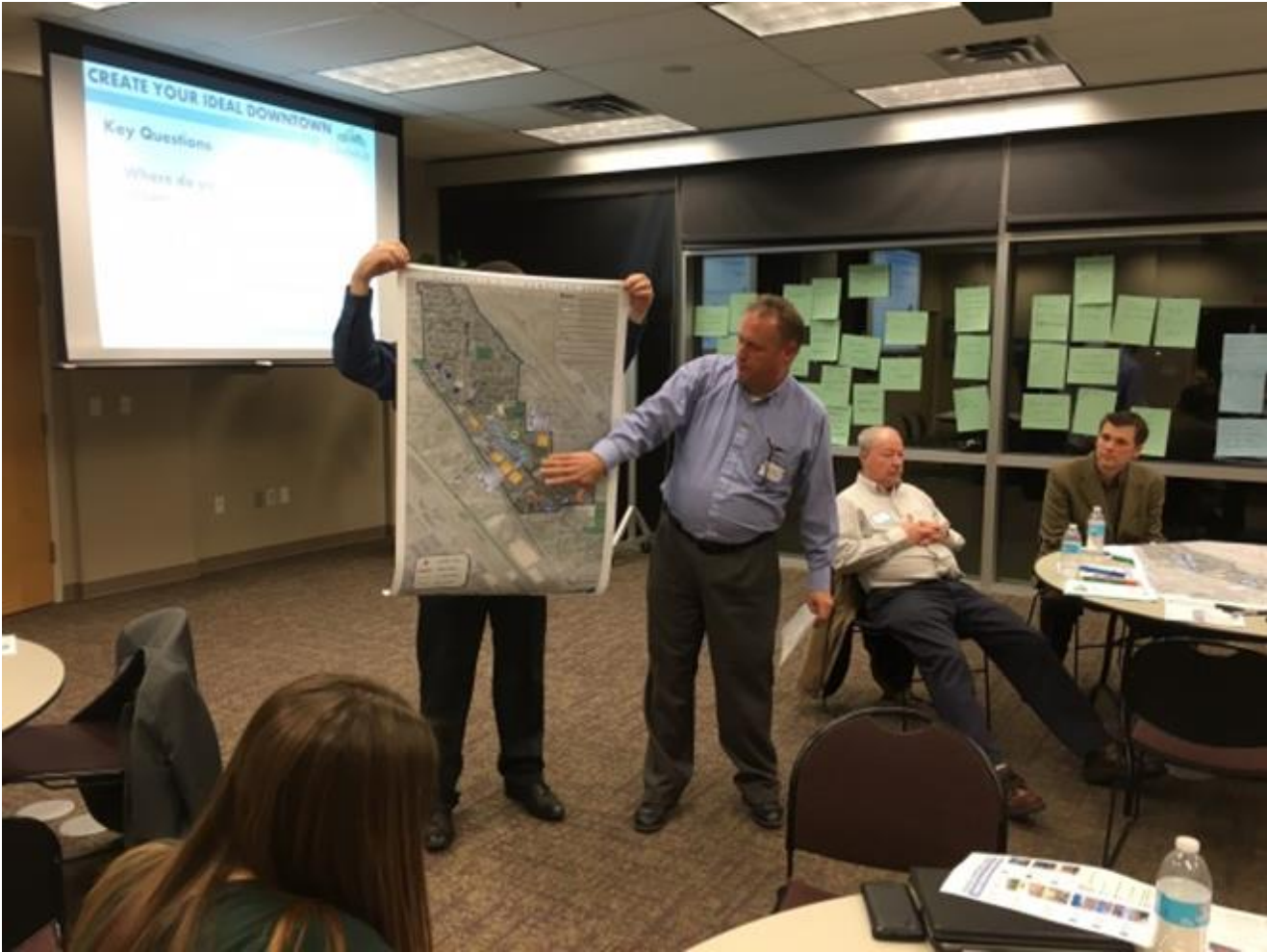
### Why Create a Downtown?

---

A Downtown serves several key purposes:

- » The economic driver for the city overall
- » The center of activity, jobs, and commerce for the community
- » A walkable and distinct part of the city
- » It is a destination, a place of civic pride where people want to spend time

# COMPREHENSIVE PUBLIC PROCESS



# MARKET STUDY: WHAT IS FEASIBLE?



- Focus on “strategic nodes” for retail
- For redevelopment to occur, the value of the new building must be about double



# The Downtown Principles



**Downtown should be...**

- **Walkable,**
- **Distinctive,**
- **Vibrant**
- **Destination**





# VISION

## URBAN



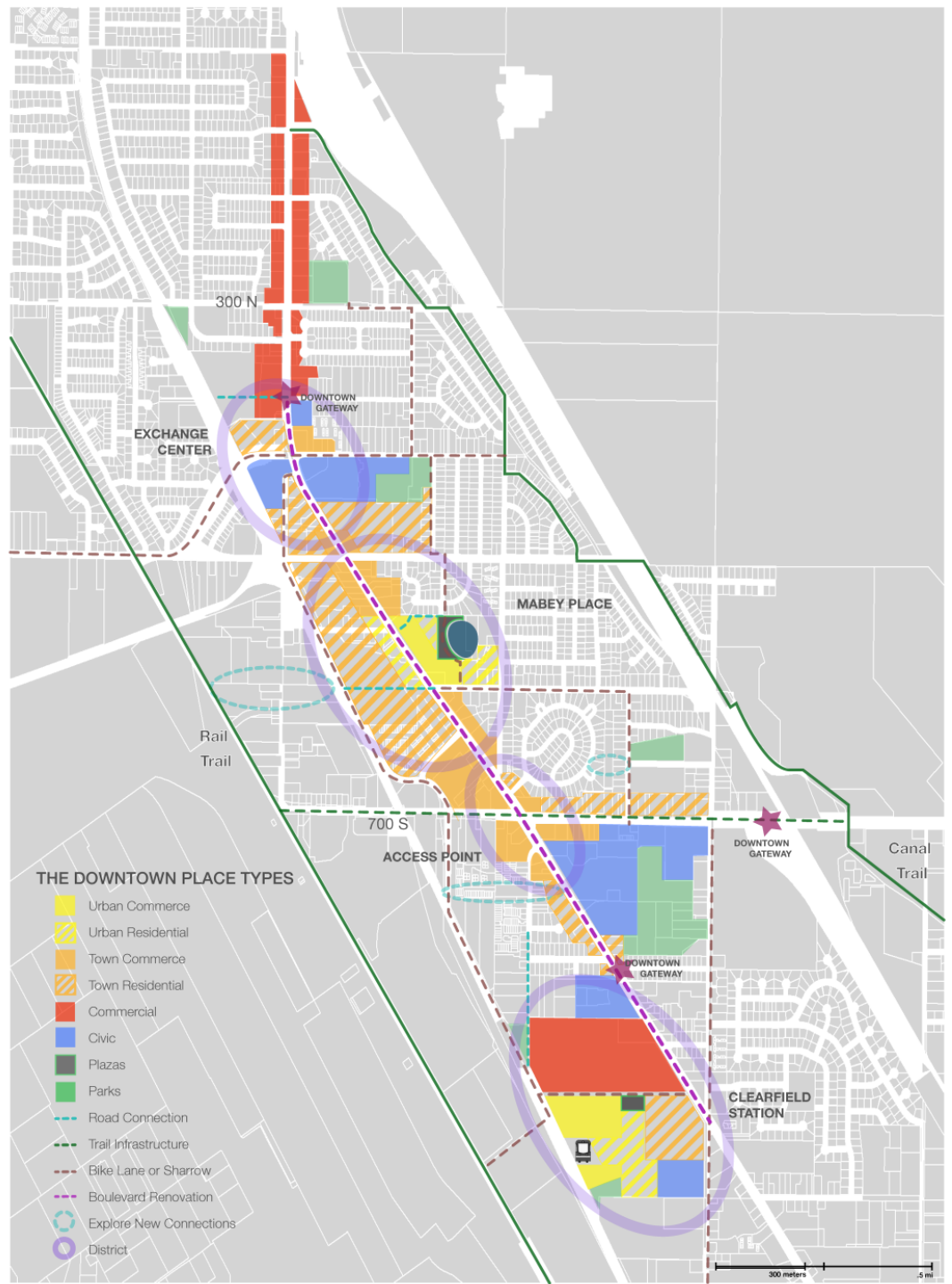
## TOWN



## COMMERCIAL



## CIVIC



# IMPLEMENTING THE VISION:



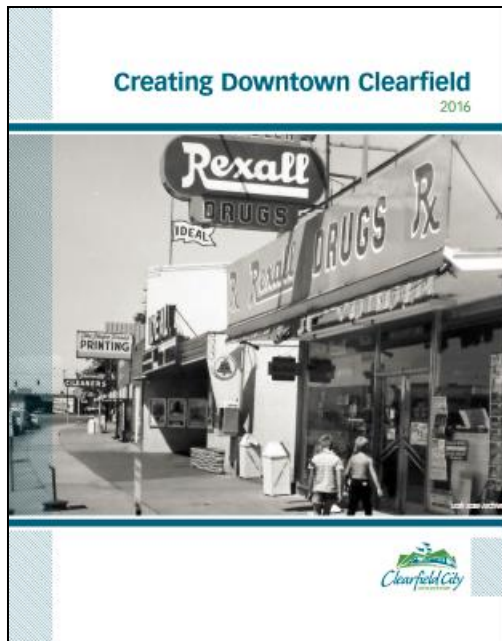
- **Design Guidelines**
- **Transportation Elements**
- **Recommendations and Strategies**



# KEY QUESTIONS



- Review and comment
- Other thoughts?





TRANSPORTATION  
AND  
LAND USE CONNECTION

# CREATING DOWNTOWN CLEARFIELD

