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City of Duluth - Communications Office

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SUBJECT: Duluth Economic Development Authority to Renew Marketing of Pastoret Terrace Property

BY: Pakou Ly, Communications Office

Duluth Economic Development Authority to Renew Marketing of Pastoret Terrace Property

[Duluth, MN] – The Duluth Economic Development Authority (DEDA) will consider a recommendation by the project Review Committee to renew marketing efforts for the Pastoret Terrace property in downtown Duluth.

A Review Committee made up of City and County economic development staff, DEDA Commissioners, a Duluth City Councilor, a representative of the Greater Downtown Council and an economic development consulting firm read and discussed three proposals submitted in January as part of a Request for Proposal process and determined that none of the three met the overall objectives for the redevelopment of the Pastoret site. The Committee determined that additional outreach and marketing is needed to attract a more diverse group of developers who will bring the financial capacity and experience necessary to redevelop the entire block as part of the Pastoret site development. DEDA will hold a special meeting on March 1st to consider the recommendation from the Review Committee.

“We are aware of the complexities of developing the Pastoret Terrace parcel,” said Heather Rand, Executive Director of DEDA. “The site has been problematic for years but is ripe for an exciting transformation, given the right partner. We are grateful for the work done by the Review Committee which reached their conclusions after extensively studying the proposals. The right redevelopment of this site can be the catalyst for future growth and restoration along First Street, and will be a key linkage between First Street and the Historic Arts and Theatre District along Superior Street.”

“This is an important block in our downtown that has been neglected for many years,” said Kristi Stokes, President of the Greater Downtown Council and member of the Review Committee. “It’s a site with great potential and we look forward to seeing a vision that will breathe new life and new housing opportunities into that entire block of First Street.”

The Duluth Economic Development Authority purchased the dormant Pastoret Terrace last year from St. Louis County as tax forfeit property after years of neglect and non-compliance with building codes by the former property owner. DEDA issued an RFP for redevelopment of the site, including the entire block west of the Pastoret, in November with proposals submitted in January 2017.

DEDA Commissioners will decide on the Review Committee’s recommendation at their upcoming meeting on March 1.

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