

The Detroit Opportunity Sites initiative focuses on the challenges and opportunities of redeveloping large-scale industrial vacant properties.

In Detroit, vacant industrial land and buildings cover 6.1 square miles of the city, a formidable obstacle to traditional development strategies. The reuse of these large-scale, vacant sites is a complex challenge, requiring time, resources, and a network of supporting actors. Nonetheless, this reuse could unlock a host of social, economic, and environmental opportunities. Redeveloped sites can also serve as focal points for surrounding neighborhoods, acting as vibrant hubs of activity and centers of recreation, employment, and research. Detroit Opportunity Sites explores key aspects of these redevelopment challenges and opportunities through a select number of successful European and U.S. case studies.

Activities in this initiative include:

- A workshop in Detroit featuring U.S. and European case studies (April 15-17, 2015)
- A study tour with key Detroit stakeholders of redeveloped European sites (summer/fall 2015)
- A follow-workshop in Detroit to ensure the relevancy and permanence of lessons learned (fall 2015)

GMF is pleased to partner with Detroit Future City on this initiative to support the implementation of the Detroit Strategic Framework, which sets out a planning vision for Detroit in areas such as neighborhoods, city systems, civic engagement, and importantly, how to take advantage of the city's existing land and building assets.

The German Marshall Fund of the United States (GMF) strengthens transatlantic cooperation on regional, national, and global challenges and opportunities in the spirit of the Marshall Plan. GMF's Urban and Regional Policy Program (URP) supports leaders, policymakers, and practitioners in the United States and Europe by facilitating the transatlantic exchange of knowledge for building inclusive, sustainable, and globally engaged cities.

The Detroit Future City Implementation Office (DFC) is a recognized center for thoughtful exchange regarding creative, impactful, and innovative ways to fulfill Detroit's positive transformation. Here, participation and innovation are integrated to develop pilot initiatives, inform decisionmaking, and strategically coordinate actions.

Detroit Opportunity Sites is made possible through the generous support of the Kresge Foundation.

Detroit Opportunity Sites: Transatlantic Workshop on Vacant Industrial Property Reuse
April 15-17, 2015
Full Agenda

Wednesday, April 15

Networking Breakfast and Opening Session

Wednesday, April 15, 2015 8:30 - 10:00 am

Location: The Garden Theater, 3929 Woodward Ave, Detroit, MI 48201

Please join us for a morning networking session and an opportunity to meet and chat with the invited national and transatlantic policy experts.

Speakers:

Geraldine Gardner, Director, Urban and Regional Policy, The German Marshall Fund of the United States

Dan Kinlead, Director of Projects, Detroit Future City

Jed Howbert, Executive Director, Jobs and Economy Team, Office of the Mayor, City of Detroit

William Jones, Chief Executive Office, Focus: HOPE

A light breakfast will be provided.

Transforming Industrial Sites Into New Public Assets

Wednesday, April 15, 2015 2:00 - 4:00 pm

Location: The Garden Theater, 3929 Woodward Ave, Detroit, MI 48201

Featured Case Studies:

Landscape Park Duisburg (Duisburg, Germany) by Arne Lorz, Project Manager, Duisburg 2027, Office for Urban Development and Project Management, City of Duisburg, Germany

Gas Works Park (Seattle, Washington, United States) by David Graves, Senior Planner, Seattle Parks and Recreation, City of Seattle

Presentations and facilitated dialogue will focus on reusing large industrial sites for a wide variety of recreational uses such as public spaces and parks, the financial viability of this transformation, and the potential to reuse or preserve site-specific industrial features.

Featured case studies include the Gas Works Park in Seattle, one of the first large-scale examples of the reuse of industrial sites in the United States, and the Landscape Park in Duisburg, a 570-acre park established on the site of a large steel plant.

Thursday, April 16

Repurposing for Prosperity: Economic Development in Post-Industrial Sites

Thursday, April 16, 2015 9:00 - 11:00 am

Location: The Garden Theater, 3929 Woodward Ave, Detroit, MI 48201

Featured Case Studies:

Hammarby Sjöstad (Stockholm, Sweden) by Erik Freudenthal, Head of Communications, GlashusEtt – Stockholm Vattens Environmental Information Centre

- *Holzmarkt, Kraftwerk, and Tresor* (Berlin, Germany) by Dimitri Hegemann, Tresor Berlin GmbH & Kraftwerk Berlin GmbH and Mario Husten, Chairman, Holzmarkt Cooperative

The focus of this session will be on understanding opportunities for the reuse of large industrial sites for economic development, especially for commercial/retail uses, innovation, research & development, and workforce development. Featured case studies include a disused harbor area that was transformed into a mixed-use area called Hammarby Sjöstad in Stockholm through a public-private partnership, and several projects in Berlin, including a waterfront area that will be transformed into a new urban quarter through a citizen-based planning effort.

How Energy Can Invigorate Industrial Sites

Thursday, April 16, 2015 1:30 - 3:30 pm

Location: The Garden Theater, 3929 Woodward Ave, Detroit, MI 48201

Featured Case Studies:

De Ceuvel (Amsterdam, the Netherlands) by Sanderine van Odijk, CFO, Metabolic and Project Manager, De Ceuvel

IBA Floating Docks (Hamburg, Germany) by Ulrich Hellweg, Managing Director, IBA Hamburg GmbH

This session will provide an understanding of the opportunity to redevelop large industrial sites with a lens toward innovative energy aspects. Points of discussion will include features such as energy production, alternative energy, and energy efficiency. Featured case studies include De Ceuvel, a temporary eco-community of refurbished houseboats built on a former brownfield in northern Amsterdam that is known for its many sustainability features, and IBA Hamburg, a building exhibition that is being transformed into a large-scale sustainability urban development project in Hamburg.

Friday, April 17

Finding Creative Opportunities for Adaptive Reuse

Friday, April 17, 2015 9:00 - 11:00 am

Location: The Garden Theater, 3929 Woodward Ave, Detroit, MI 48201

Featured Case Studies:

Manufaktura (Lodz, Poland) by Sławomir Murawski, Director, Manufaktura, Apys Management

Lingotto (Torino, Italy) by Giovanni Comoglio, Architect and PhD Candidate, Department of Architecture and Design, Politecnico Di Torino

The focus of this session is the potential to creatively rehabilitate large industrial structures for the reuse of industrial buildings for non-industrial uses. Participants and experts will engage in presentations and dialogue around these successful examples of

reuse and what this would look like in the Detroit context. Featured case studies include Lingotto, a large automobile factory transformed into a multipurpose building, and Manufacture, a large textile complex that has come back to life as a shopping and arts and culture center.

Networking Lunch and Closing Session

Friday, April 17, 2015 12:00 - 1:30 pm

Location: The Garden Theater, 3929 Woodward Ave, Detroit, MI 48201

Please join us for the closing lunch and the opportunity to highlight lessons learned from the two previous days of the workshop, as well as share some thoughts on how Detroit stakeholders can apply these lessons to the local context. A light lunch will be served.