This paper aims to clarify the birth and growth process of commercial clusters in Kobe city under occupation and grasp the tendency of continuance and disappearance, and the consider influence on urban structure in modern era. In this study, it was clarified that the formation dynamics of commercial clusters in Kobe, from viewpoint of organization, location, function. The initiative of street-stall keepers, repatriate organizations, and resident alien organization were seen in the formation of these commercial spaces. The area damaged by WWII was led to the business district by birth black-markets and new commercial spaces, for example the around railroad underpass and station area. It was intended that the barrack restaurant’s main function was support of needy person. But with the improvement of economic conditions, the function shifted to one factor of the local revitalization. It had been recognized that so many actors of variety in the transformation of central area, Kobe, and troubles occurred frequently between GHQ and local government and inhabitants.