

ANNUAL REPORT '10

Making Great Communities Happen



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Sustainability Committee Chair

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Sheena C. Collum, MPA

Message from the President

... a year in review filled with success stories

By Courtenay D. Mercer, PP, AICP



With a new Governor, a very active legislature and continued economic instability, 2010 proved to be another interesting year for the American Planning Association NJ Chapter (APA-NJ). Numerous policy issues critical to land use, arose throughout the year. The APA-NJ felt it important to become more vocal, as these policy decisions greatly affected our profession. The APA-NJ reached out to the new administration on several occasions to provide policy guidance, we also weighed in on the affordable housing and ARC tunnel debates. In addition, the APA-NJ has actively participated in several initiatives coordinated by NJ Future to advance State Planning and improve implementation of TDR. Our efforts have resulted in even more members volunteering for our legislative, topical and membership committees, for which we are thankful for their input and professionalism. The APA-NJ will continue to increase its voice in policy debates relevant to our members, and will be providing more opportunities in the coming year for members to participate in these policy discussions.

As a result of a significant restructuring in 2009, the APA-NJ Executive Committee welcomed several new faces, and shifts in responsibility for some veteran members. The dedication of the Chapter leadership helped us to bolster the services provided to members in 2010. In addition to the policy initiatives described above, we offered more AICP Certificate Maintenance (CM) credits than ever before and reinstated training for the AICP exam. In addition, we organized social activities to encourage networking amongst members, and with allied organizations.

The APA-NJ also saw several administrative changes in the past year. First, we moved our office from Newark to the Bloustein School of Planning & Public Policy in New Brunswick late in 2009. The APA-NJ and Bloustein have partnered for years on the conference and other activities—our new accommodations

have helped to strengthen this relationship. Our long-time Administrator, Michael Levine, retired this year. A special thank you to Michael for his service and dedication to the Chapter. Because the APA-NJ volunteers had been providing ever-expanding services to members in the past few years, the Executive Committee decided it was time to elevate our staff position to Executive Director. We welcomed Sheena Collum in July, who has done a phenomenal job enhancing the organization's image. She revamped our weekly e-mails, created a new, more user-friendly website, has been pivotal in advancing our policy message and raised the bar for conference promotion (just to name a few of her efforts). We look forward to many more great things from our new Executive Director in 2011.

It also brings me great pleasure to relay that the latest edition of *The Complete Guide to Planning in New Jersey* was completed and ready for release in October 2010. This comprehensive document was a long time coming, and only happened thanks to the many volunteers that helped supplement, revise and edit it. Since the legislature and courts do not seem to be slowing down any, we plan for the 2010 Edition to be a fluid document. We will issue CD up-dates as needed, to ensure the guide remains accurate and relevant.

As the out-going President, I would like to relay my deepest gratitude to everyone that helped move this organization forward in 2010 and in years past. Despite staffing enhancements, it is our members and many volunteers that keep this organization going. I am very proud to be a part of such a talented and giving group of professionals. Best wishes to my successor, Charles Latini, and the incoming Executive Committee for a successful 2011 and beyond.

SPECIAL THANKS TO COURTENAY FOR ALL HER YEARS OF DEDICATED SERVICE!

—FROM THE 2011 EXECUTIVE COMMITTEE



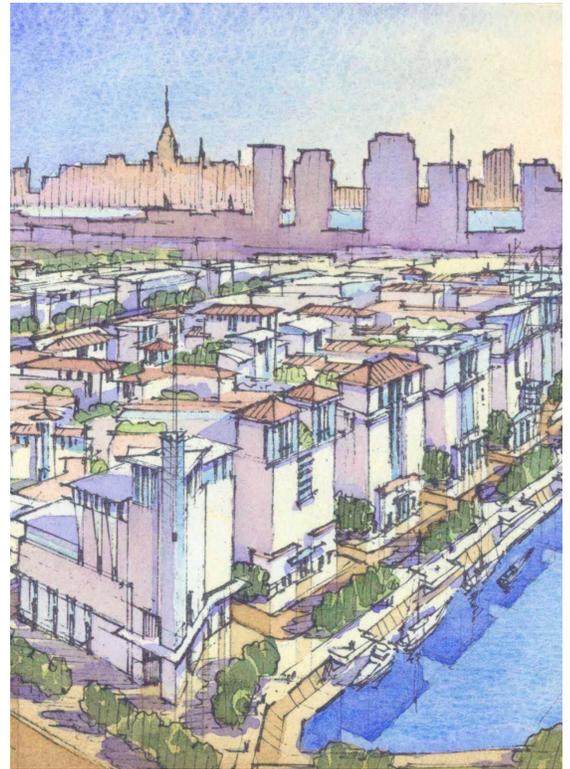
Exam Preparation

It's been a busy year preparing planners for the big day - test day. APA-NJ held 3 exam prep sessions - one PP prep in the Spring for the May exam followed by a PP and AICP prep in Fall for the November exams.

Special thanks to Amy Sarrinikolaou for her years of service as Professional Development Officer of Exam Preparation!

APA-NJ CM Opportunities at a Glance...

Planning for Sustainability - 12/14/2009 - Hackensack
Historic Preservation in Practice - 3/6/2010 - Madison
Webinar - Dev Finance and Pro Formas - 4/21/2010
Smart Transportation Guidebook Workshop - 4/23/10 - New Brunswick
Webinar on Design - 5/12/2010
 NJ Historic Preservation Conference - 6/2/10 - Elizabeth
Walking Tour in Morristown - 6/4/2010
Webinar - Instilling Public Confidence in Planners - 6/30/2010
Webinar - Planning Law Northeast - 6/30/2010 - Newark
Planning Law Speaker after the Webinar - 6/30/2010 - Newark
Webinar - Planning Law South - 6/30/2010 - Vineland
Planning Law Speaker after the Webinar - 6/30/2010 - Vineland
Walking Tour - Asbury Park - 7/24/2010
Downtown Revitalization & Management Institute Design - 8/17/2010- Trenton
Tour - HBLR - 8/20/2010 - Hudson County
Walking Tour - Hoboken Waterfront - 8/21/2010
Walking Tour - The Beacon in Jersey City - 8/25/2010
USGBC NJ - LEED ND Meeting - 9/13/2010 - Hackensack
Walking Tour - Salem, NJ - 9/17/2010
ABC Primer on Historic Preservation - 9/24/2010 - Newark
MAS URISA - 10/4/2010 - 10/6/2010 - Atlantic City
Complete Streets - 10/22/10 - New Brunswick



Professional Development continuing education

The APA-NJ Executive Committee enthusiastically supports continuing education and the Certificate Maintenance (CM) program, not only for the obvious self-growth aspect; but also because it gives our professional certification more credibility. To that end, the Chapter has gone to great lengths to provide educational opportunities in various venues and at various price points to assist its members in continuing to obtain their required CM credits. You will see evidence throughout this report of the many opportunities the Chapter provided in the past year.

The APA-NJ also worked with allied organizations to provide additional CM opportunities. Our usual partners, including NJ Future, PlanSmartNJ, HMFA, NJAFM, NJRA, RPA and

Rutgers helped us in this effort by providing valuable training. In addition, we formed new partnerships with organizations, like the USGBC-NJ, MAC URISA and the NJ Historic Trust. Finally, we partnered with a consortium of APA Chapters to provide free webinars that could be viewed from the comfort of your home or office.

The APA and other providers continue to offer a myriad of online continuing educational opportunities, many of which are free, for those that cannot get away from the office to pursue credits.

If you have any questions about CM or ideas for future programming, please contact office@njapa.org.

Northeast

In conjunction with North Jersey Transportation Planning Authority, APA-NJ hosted an APA Planning Law Review Webinar, followed by New Jersey Case Law Update by Louis P. Rago, Esquire of O'Donnell on June 30, 2010. The webinar addressed the national legal landscape of the past year. The New Jersey Case Law Update by Mr. Rago was a thorough review of New Jersey Land Use Case law for 2009 and part of 2010. Approximately 30 people attended.

A tour was held on August 25, 2010 entitled "The Beacon Condominiums: A Restoration of the Former Jersey City Medical Center." Ulana Zakalak, president of Zakalak Restoration Arts gave a tour of the converted Jersey City Medical Center highlighting the magnificent Art Deco restoration of the building of the largest historic tax credit project in the country. Approximately 13 people attended.

Historic Walking Tour of Downtown Newark: a Primer for Planners is an event that was also held in the Northeast area on October 15, 2010. Ulana Zakalak of Zakalak Restorative Arts gave the tour of downtown Newark with its rich architectural history and with a myriad of different architectural styles and materials used as a visual textbook for a lesson on historic commercial architecture.

Southern Shore

In June 2010 the APA audio/web conference entitled "2010 Planning Law Review" was hosted at the offices of the South Jersey Transportation Planning Organization (SJTPO) in Vineland. Sixteen APA-NJ members attended the webinar. After the APA presentation, local attorney Mr. Michael Gruccio, Esq. presented a very interesting program on land use issues as decided in the local courts, summarizing some of the land use law changes that have occurred in the past year. Some of the issues that Mr. Gruccio discussed were spot zoning, public hearing notice requirements, conditional use standards, time of decision rule change, the permit extension act and solar and renewable energy land use rulings.

A walking tour of Salem City was held in September 2010. The program was presented in two parts, first a presentation of

Northwest

A workshop/webinar was held on "Design Graphics for Planning" on May 12, 2010 at the Sussex County Community College. The webinar was attended by 7 planners.

On June 4, 2010, the Northwest Area, together with the Morristown Parking Authority and Morris County Planning Department, sponsored a walking tour of Morristown. The trip included an in-depth look at the LEED certified Morristown Parking Authority building, redevelopment in the vicinity of the Morristown train station and the square as well as activities along Morris Ave. This was a very well attended event with more than 20 participants.

Central

One of the requests frequently received is for more programs on understanding redevelopment financing. The interest is in learning what the real-world factors are that developers must consider in order to make a redevelopment project attractive and feasible to them. In addition to holding a well-attended session at the APA-NJ 2009 Annual Planning Conference, the Central Area decided to purchase an APA webinar session entitled "Development Finance and Pro Formas" to help educate members, at no charge, on that very question. On April 21, 2010,

the Salem Main Street Program followed by a report on the Salem Brownfield Development Area (BDA) initiative. Nine planners attended this session. Executive Director of Salem Main Street Chris Davenport described the City's efforts from the inception of the program to the present day. The group then proceeded to visit the successes that have been constructed in the Salem downtown area including a visit to the roof of the recently completed "Finlaw Building" for a birds eye view of Salem and the surrounding countryside. Salem Main Street activities can be reviewed at www.salemcitynj.com. Mick Meriney from Excel Environmental proceeded to report on the BDA program in the City. He presented a series of slides with pertinent information on brownfields in general. Specific sites in Salem were then described and before and after photos informed the group of the recent and ongoing successes in the Salem (BDA). The attendees finished the day on a self-guided tour of the brownfield sites.

AREA ACTIVITIES

Since the AICP certification maintenance program was launched in 2008, the APA-NJ

Area Representatives have made it a priority to offer our members quality CM opportunities, at low or no cost, throughout the year and across the state.

approximately 25 APA-NJ members gathered at the Bloustein School in New Brunswick to participate in the webinar, which included APA-NJ's very own Stuart Meck. As well, a discussion followed with Leslie Anderson, the Executive Director of the New Jersey Redevelopment Authority. The webinar focused on elements such as market analysis, public-private partnership, profit considerations and sample pro formas. Then Leslie Anderson talked about the realities on the ground when municipalities are looking at redevelopment. Developers know what they want to get out of a deal – it's up to municipalities to also have a set of well-defined goals, while realizing that municipal goals (i.e., community concerns such as affordable housing, PILOTs, infrastructure needs) need to be balanced with their goals (i.e., profit). And if our comments are any indication, Leslie will certainly be invited back to continue the discussion.

Policy and Legislative Affairs

advancing the planner's agenda

The Legislative Committee

Mirah Becker, PP, AICP-VP of Policy

Courtenay Mercer, PP, AICP-President

Charles Latini Jr., PP, AICP-President-Elect

Rebecca Hersh, PP, AICP-

VP of Public Relations

Carla L. Lerman, PP, AICP-

Housing Committee Chair

Robert Cotter PP, AICP-

Redevelopment Committee Chair

Bill Purdie, PP, AICP-

Sustainable Design Committee Chair

Raymond S. Tomczak, PP, AICP-

Transportation Committee Chair

Garrett Hincken- Student Rep.,

Bloustein School of Planning and Public Policy

Stuart Meck, FAICP, PP-Faculty Liaison,

Bloustein School of Planning & Public Policy

Keith Henderson, PP, AICP-

Housing Specialist, COAH

Brent Barnes, PP, AICP, NJDOT

The Legislative Committee focused its attention on key areas affecting our membership. Members of the committee reviewed and synthesized Governor Christie's Transition Reports that addressed proposed changes in the areas of economic

development, environmental preservation, housing and land use planning. In each case the committee supported recommendations that would make the decision making process more transparent and emphasized that land use and development decisions take existing infrastructure into account.

In addition to the strong work of the Housing and Transportation Committees, the Legislative Committee oversaw the development of a letter written to Governor Chris Christie and Lieutenant Governor Kim Guadagno from Courtenay Mercer, APA-NJ President, that proposes constructive implementation ideas that relate to the changes in state planning policy that are now underway, including the Lieutenant Governor's recent announcement of the creation of the Office of Planning Advocacy. The letter emphasizes the importance of the State Plan; professional qualification considerations for the Office of Planning Advocacy staff; and inter-agency coordination as a means to support sustainable growth in New Jersey.

Learn more about the Legislative Committee by contacting the Vice President of Policy, Mirah Becker, at mirah.becker@co.middlesex.nj.us.



Housing at a glance

The Housing Transition Report through Governor Christie's Administration recommended abolishing the Council on Affordable Housing (COAH). APA-NJ, through the good work of the Housing Committee and the Legislative Committee, provided testimony to the Senate Economic Growth Committee at hearings on February 1 and 8, 2010 on Senate Bill 1 that "Reforms procedures concerning the provision of affordable housing, and abolishes the Council on Affordable Housing." Senate Bill 1 is an outgrowth of the Transition Report.

APA-NJ through the Legislative Committee remains involved in the formulation of this important new housing bill and will continue to articulate that affordable housing be created in a socially equitable manner across the landscape of this state.

The Housing Committee held upwards of 15 meetings and/or conference calls this year.

Special Thanks to Carla Lerman for her service as Housing Committee Chairwoman.

Transportation at a glance

Turning to the Transportation Committee's work in 2010, the APA-NJ submitted testimony seeking alternative solutions to NJ Transit raising transit fares and cutting services. The Transportation Committee through the Legislative Committee is continuing to provide advocacy by recently joining with NJ Future and others in seeking various prescriptions for the State of NJ to continue to fund capital and operational improvements to our robust transportation network.

The Transportation Committee this year hosted a Smart Guide to Transportation Workshop on context sensitive design that is sweeping through both NJDOT and PADOT. This event was attended by close to 40 members and was well received.

Also, the group met for an informal gathering at the annual conference and conducted approximately 10 conference calls together throughout the year. The calls focused on the discussions of the latest transportation news sweeping the state and region.

The committee is looking forward to another very proactive year and additional opportunities to partner with various other advocacy groups throughout the region to help spread the word that transportation enhancements are vital to our continued quality of life in this region.

Redevelopment at a glance

This year was a year of transition for redevelopment. There was less discussion about the use and abuse of eminent domain and more about the use and misuse of tax abatements. The courts have addressed the interpretations of what constitutes an "area in need of redevelopment," and the position of the APA-NJ Redevelopment Committee has been to avoid radical changes in the definition of redevelopment need so as to not open up another round of trials over any new language. Accordingly, the committee did not testify in Trenton. The Redevelopment Committee is convinced the best redevelopment bill is no bill.

On August 20, 2010, the Redevelopment Committee held a light rail tour of the Hudson River Waterfront to assess the impacts that the Hudson Bergen Light Rail has had on communities from Bayonne to Union City. The tour was held on a light rail vehicle that was made available from NJ TRANSIT. The planners from each of the communities were on the tour to explain how the areas have changed since the line initiated service. The planners included John Fussa and Jesse Ann Ransom from Bayonne, Bob Cotter from Jersey City, Brandy Forbes from Hoboken, and Jill Hartman from Weehawken. The tour lasted 3 hours.

The committee's work on revisions to the Redevelopment Handbook has stalled due mostly to budget constraints. NJDCA in the past funded much of the work to develop this handbook, with APANJ and NJFuture adding funding. All of the above have become very budget-conscious.

At this juncture, a less costly alternative may be the preparation of a CD and/or digital synopsis of the court cases and an update on the relocation issues.



MEMBERSHIP SERVICES

Membership Services includes the Young Planners' Group and the Planning for Ethnic and Cultural Diversity Committee. Both committees are very active, providing outreach to planners from the demographics they serve.

Learn more about the Membership Services by contacting the Vice President of Membership Services, Brandy Forbes, at brandyforbes@gmail.com



American Planning Association
New Jersey Chapter

ETHNIC AND CULTURAL DIVERSITY COMMITTEE

VISIT US ONLINE: WWW.NJPLANNING.ORG

Ethnic and Cultural Diversity Committee

The Ethnic and Cultural Diversity Committee's (ECDC) mission for the year of 2010 was to provide the broad APA-NJ members with thought-provoking seminars that may challenge conventional wisdom for planners. The Committee fulfilled this mission with the following seminars co-sponsored by ECDC:

Education Equity and Regional Planning Forum (02/10 – 3CM Credits) – A focus on the difference between place-based initiatives, which seek to improve schools that exist in areas of concentrated poverty, and regional initiatives, which seek to reduce the concentration of poverty and increase access to high-performing schools within a region.

Building One New Jersey: State Planning for Inclusion, Sustainability and Economic Growth (07/10 – 4CM Credits) – The ECDC was a co-sponsor of PlanSmartNJ's dynamic exchange about the fiscal, economic and social crises facing the State today, and how to

change the trajectory of current trends to build a sustainable, integrated, and prosperous future for everyone in New Jersey.

The ECDC extends a special thank you to all individuals who volunteered their time and effort to help provide or collaborate on many seminars in 2010. The committee looks forward to the **2011 Challenge** to offer additional new cutting-edge and enlightening professional development and networking opportunities. ECDC remains connected on Facebook and through regular emails to network and knowledge share with one another.

Learn more about the Planning for Ethnic and Cultural Diversity Committee contact Chair, Jeffrey Wilkerson, at ecdc.nj@gmail.com, or follow the group on Facebook to learn more, join or collaborate with the committee.

Young Planners Group

The Young Planners Group (YPG) of APA-NJ is part of a national network of young planner groups within the APA. The APA-NJ YPG Committee encompasses talented planning professionals in their 20s and early 30s whose mission is to identify and implement ways to encourage young planners to become more involved in the profession in leadership roles in both the APA and the APA-NJ Chapter. The APA-NJ YPG provides greater networking opportunities for the younger generation of planners and provides a forum to discuss issues of impact and importance to them.

Formed by the APA-NJ in 2008, and launched in 2009, the APA-NJ YPG enjoyed a strong debut year with professional networking mixers, published newsletter articles, group pages on both LinkedIn and Facebook, and an APA-NJ 2009 Annual Planning Conference workshop panel discussion entitled: Professional Planning Insights & Navigating New Careers. The group, through consistent monthly in-person meetings, established a Committee with regularly involved members. The YPG has actively collaborated with the NY Metro Chapter young planners and the Philadelphia Chapter young planners on events.

In March 2010, the APA-NJ and the Rutgers Association of Planning and Public Policy Students (RAPPS) co-sponsored "Planning Reality 101" - a round-robin style group discussion program between young professional planners and planning students. In April, the APA-NJ YPG was invited as a participating group in the New Jersey Young Professionals Bi-Annual Multi-Group Mixer. This event featured a broad spectrum of professionals, notably architects, attorneys, non-profit employees, and engineers.

In the Summer of 2010, The APA-NJ YPG organized two Saturday morning



walking tours, respectively, in the City of Asbury Park and the City of Hoboken. Both tours introduced planners around the state to re-development projects and detailed the planning process involved for implementation.

In July 2010 the Asbury Park tour was led by Fred Heyer, AICP, P.P. of Heyer, Gruel and Associates, detailing the implementation of the planning efforts along the boardwalk, Central Business District and other areas in the City. The tour started near the train station then travel west along Cookman Avenue, north along Ocean Avenue and the boardwalk, ending at the senior housing project near Deal Lake. In addition to highlighting new development, the tour also recognized key historic sites such as the Carousel Building, Convention Hall, Palace Amusements and the Steinbach/ Cookman Building.

An August 2010 the Hoboken tour was led by Ron Hine, Executive Director of

the Fund for a Better Waterfront and Brandy Forbes, City of Hoboken Community development Director. The two-hour walking tour started in Hoboken's 'Pier A' park, addressing Hoboken's South Waterfront Redevelopment Area, including the balance of development with the public access to the waterfront. The tour continued along the waterfront to the Planned Unit Development of Maxwell Place. Discussions included the importance of clearly defining the public space, funding of maintenance of public spaces, and the differences between development and redevelopment.

Learn more about the APA-NJ Young Planners Group by contacting the Chair, Chris Brown at APA.NJ.YPG@gmail.com, or follow the group on Facebook and LinkedIn.



CONFERENCE SERVICES

The 2009 Annual Planning Conference was another successful two-day event, offering a plethora of educational and networking opportunities. With more workshops than ever, a Thursday night planning awards dinner, Anthony Flint as the Friday keynote, and almost 500 attendees, this year's Annual Planning Conference was one of the most informative and educational yet. The two-day conference, sponsored by the New Jersey Chapter of the American Planning Association and the Edward J. Bloustein School of Planning and Public Policy at Rutgers, was held at the Hyatt Regency Hotel in New Brunswick on November 5 and 6, 2009.



Conference Services

Thursday Sessions

On Thursday, planning law and ethics courses were offered in addition to three 190-minute sessions, a new feature at this year's conference: Testifying Effectively and Building a Record for Appeal; GIS and Internet Mapping for Planners; and Design for Planners.

Friday Sessions

On Friday, 20 sessions 90 minutes in duration were offered in a range of topics from the State Plan to transportation to planning ethics.

Luncheon Keynote: Anthony Flint

The Friday lunchtime keynote address was Anthony Flint. Mr. Flint, a 20-year journalist and author at the Lincoln Institute of Land Policy, a think-tank based in Cambridge, Mass., writes about cities and the built environment. A former reporter for The Boston Globe, Loeb Fellow, visiting scholar at Harvard Design School, and policy adviser in Massachusetts state government, he is the author of *Wrestling with Moses: How Jane Jacobs Took on New York's Master Builder and Transformed the American City*, a narrative nonfiction account of the clash of Jane Jacobs and Robert Moses in New York City in the 1950s and 60s, published by Random House (July 2009). Mr. Flint's keynote addressed trends in planning, infrastructure, density, and NIMBYism as cities confront the challenges of energy and climate change. More information on Mr. Flint can be found at: <http://www.anthoniflint.net/>.

Planning Awards '09

congratulations to the honorees

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Leadership Awards

Distinguished Civic Leadership Award,
Recognizing an elected official or citizen planner who has advanced sound planning in the public arena.

Ingrid Reed

Elwood "Woody" Jarmer Award for Environmental Achievement

Recognizing a professional planner, elected official or citizen that has demonstrated exceptional creativity in balancing environmental concerns with the realities of real estate development.

Rick Brown

APA-NJ Distinguished Service Award

Recognizing an APA-NJ member who has advanced the mission of the Chapter by consistently and freely giving of themselves and their services.

Deborah Alaimo Lawlor, PP, AICP

Budd Chavooshian Award for Outstanding Professional Planner

Recognizing a planner for sustained contributions to the profession through distinguished practice, teaching or writing.

Kim Warker Ayres, PP, AICP

Project Awards

Smart Growth Award

Recognizing a plan, project or initiative of unusually high merit that advances sustainable principles.

Haddonfield Downtown Code Borough of Haddonfield, DVRPC and Brown & Keener Urban Design

Outstanding Plan Award

Recognizing a plan of unusually high merit, including, but not limited to neighborhood, economic development, conservation, transportation and other comprehensive plans.

Jersey City Circulation Element Jersey City Division of City Planning, Jersey City Department of Housing, Economic Development and Commerce, T&M Associates, Medina Consultants, Eastland Systems Group, and TechniQuest

Outstanding Community Engagement or Education Award:

Recognizing a planning project or initiative that has involved, or resulted in significant advancement of community comprehension of planning issues or outcomes.

Box & Beyond: A New House for Newark City of Newark Division of Planning and Community Development, ULI and RPA

