

# THE JERSEY PLANNER



American Planning Association  
New Jersey Chapter

Making Great Communities Happen

A Publication of the New Jersey Chapter of the American Planning Association

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September — October 2008

## First Ever Two-Day NJ Planning Conference: November 6th & 7th, 2008

By Rebecca Hersh, AICP/PP

For the first time, the Annual Planning Conference is a two-day affair, with more planning education and networking opportunities than ever. The conference, which will be held at New Brunswick's Hyatt Regency Hotel, is sponsored by the American Planning Association NJ Chapter and the Edward J. Bloustein School of Planning and Public Policy at Rutgers.

### Thursday November 6: Walking Tour & Workshops

The program begins at 11:30am on Thursday November 6 with a walking tour of downtown New Brunswick's redevelopment, followed by a panel discussion that will delve into how some of the city's major mixed-use projects came to fruition – from planning and zoning to financing and tenancy. At-

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## The Candidates Speak: Obama & McCain on the Issues

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*The interview was conducted by Robert Freedman, a senior editor at REALTOR Magazine. He can be contacted at [rfreedman@realtors.org](mailto:rfreedman@realtors.org). For more information, visit <http://realtor.org/realtormag>*

The Republican and Democratic candidates for president share a belief in the private sector's ability to lift the economy back into growth mode. But their paths diverge on how the federal government should contribute to this goal.

For example, both Sen. John McCain and Sen. Barack Obama embrace the need to close the health insurance gap. Sen.

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## Cotters Way to be Cast in Aluminum

Jersey City's long time Planning Director (and APA-NJ's longtime Redevelopment Committee Chair) Bob Cotter, was recognized by Jersey City Mayor Jerramiah Healy at a ceremony in City Hall naming a new street in Liberty Harbor Redevelopment Area in Bob's honor. Developer Peter Mocco, agreed to name the street "Cotters Way" upon suggestion from the Jersey City Redevelopment Agency's Executive Director, Bob Antonicello.

The APA-NJ Award winning "Liberty Harbor" redevelopment plan was the work of the city's planning staff and the New Urbanist design firm of Duany Plater-Zyberk. The first residents moved this past spring. The Liberty Harbor Redevelopment Plan is located just north of Liberty State Park. The 70 acre site contains two light rail stations and is just 500 yards from the Grove Street Path Station. When complete, it will contain more than 5,000 dwellings in mixed use structures ranging from four to 32 stories high.

Pictured from left to right are the Jersey City planners: Kristin Russell, Joey Ann Morales, Tanya Marione-Stanton, Claire Davis, Sandra Sung, Guy Catrillo, Mayor Jerramiah Healy, Maryann Bucci-Carter, Jed Gallagher, Bob Cotter, Jeff Wenger, and Jeannine Zampella.



## THE JERSEY PLANNER

A Publication of the New Jersey Chapter of the American Planning Association

*The Jersey Planner* is a bi-monthly publication of the New Jersey Chapter of the American Planning Association. This publication is available only to members of the New Jersey Chapter.

The APA-NJ Bulletin committee welcomes submission of original articles, editorial letters, photographs, news items, and classified advertisements. The committee reserves the right to only publish submissions that are deemed appropriate for this publication. The views published in the bulletin are not necessarily those of the APA-NJ.

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Or online at: [www.planning.org](http://www.planning.org)

## PRESIDENT'S CORNER: PLANNERS PROMOTING PLANNING

*By Courtenay Mercer, APA-NJ Chapter President*

Did you know that October is National Community Planning Month? That's right, we have our own month! Every year, APA promotes and publicizes the important role of planners and planning. This year, the APA aptly chose "Green Communities" as the month's theme, which dovetails nicely with all the publicity "green" has received in the past year. The APA-NJ is participating in this effort in a number of ways and I hope you, the member's of APA-NJ, can also assist in promoting our too often overlooked profession.

The APA created a website describing the many opportunities to promote planning (<http://www.planning.org/ncpm/index.htm>). They suggest ways to engage students, elected officials, planning boards and the general public. The APA also produced a number of Public Service Announcements (PSAs) that were distributed to radio stations across the country. In addition, the APA will announce the 10 "Great Places in America" during Community Planning Month.

The APA-NJ will also participate in activities to promote Community Planning Month. We will be following up with radio stations and distributing the PSAs to local stations that APA missed. We will also hold our inaugural pro bono Planning Assistance Program in October, in hopes to garner publicity for planning and the APA-NJ. In addition, we are working to have New Jersey communities and organizations adopt proclamations in support of planning. For example, the New Jersey Meadowlands Commission will soon adopt a resolution in support of community planning, and is holding a Sustainable Communities Planning Seminar in line with this year's APA Green Communities theme.

We hope that our members will support this effort in any way possible. Probably the easiest way you can assist, is by asking communities you work and/or live in to adopt a resolution in support of com-

munity planning. A sample proclamation can be found at <http://www.planning.org/ncpm/proclamation.rtf>. If you are feeling particularly ambitious, you could reach out to a local school about doing a presentation. Or, if you know of a local festival during the month of October, create a display. Take a look at the APA website for other ideas, and whatever you do, don't forget about the press release to publicize the activity. Also, please keep us informed of anything you do to promote planning during October and feel free to contact me if you need assistance.

This is a great opportunity to promote our profession and show that we really do have an impact on quality of life. I thank you in advance for anything you do to make this a successful Community Planning Month.

As always, I welcome your thoughts. Please contact me at [pres@njapa.org](mailto:pres@njapa.org).

***The President's Corner reflects the President's opinion and not necessarily that of the NJAPA Executive Committee or NJAPA membership.***

## Write for The Jersey Planner!

The APA-NJ Bulletin welcomes planning-related articles, editorials, event announcements, and photos. E-mail submissions and questions to APA-NJ Bulletin Editor Rebecca Hersh at: [rebeccamhersh@aol.com](mailto:rebeccamhersh@aol.com)

### Upcoming Deadlines:

- **Friday October 24** for the November-December 2008 issue
- **Friday December 19** for the January-February 2009 issue
- **Friday February 27** for the March-April 2009 issue

## APA Forms Young Planners Task Force

By Megan Cummings, AICP, Chair, Young Planners Group

In between the students and the upper-management professionals, there's a cross-section of APA members who are relatively new to full-time planning work. They are the leaders of tomorrow, and they are often from different generations than the leaders of today. In the summer of 2007, APA President Bob Hunter commissioned a diverse task force of 15 planners in their 20s and early 30s to serve as the Young Planners Group, in order to address the growing needs of young planners within the APA as well as provide a forum for young planners to be a resource to the organization.

APA has recognized that great shifts are occurring in the profession. There is a need to reach out to the next generation of planners as a service to these members, to sustain the organization, to provide services to a changing professional demographic, and to cultivate the

next generation of leaders. The YPG is an advisory group to the APA Board with an eye and an ear toward issues of importance to young planners. After several conference calls, we developed a report to APA's Board of Directors that identifies needs, strategies, and other things vital to the future of APA and the next generation of leaders. We also hosted a session at the 2008 national conference in Las Vegas to present the findings of the report. The discussion following the presentation was lively, insightful, and inspiring.

Part of our charge is to identify ways to get young planners more involved in the profession both in leadership roles and among our local chapters and sections. There are many ways young planners can become more involved in their profession. Contact your chapter president and let them know you would be interested in organizing lunch 'n learns, helping at the state conference, updating the website, or serving on a committee. The YPGs also see a greater role for networking within our generation to discuss issues important to us such as career development, moving into management positions, and balancing careers and families.

We want to hear from you! If you are interested in helping shape the future of the planning profession, if you want to be more involved, or if you want to be a part of a support group for young professionals like you, let us know. Some of our goals for the upcoming year include organizing a mentoring program, forming local and regional groups of young planners, and finding ways to be more active in national APA programming and policy decisions. Reyna Alorro and David L. Butcher are on the YPG and are within Region I – APA. Feel free to contact me ([plannermegan@hotmail.com](mailto:plannermegan@hotmail.com)), Reyna Alorro ([alorro@hpd.nyc.gov](mailto:alorro@hpd.nyc.gov)), David L. Butcher ([dave.butcher@comcast.net](mailto:dave.butcher@comcast.net)) or your Chapter President and let us know if you are interested in becoming more involved. We can't wait to hear from you.

### Outstanding Young Planners: Call for Nominations

We want to see the faces of planning's future in New Jersey. Are you a young or new planner making your mark in the New Jersey planning world? Do you know of a young or new planner whose dedication to the field of planning has impressed you? If so, please submit a profile for a special upcoming issue of *The Jersey Planner*. To be eligible, nominees must be working in the planning field for five years or less. To submit a profile, email [rebeccam-hersh@aol.com](mailto:rebeccam-hersh@aol.com).

## Young Planners Group Reports to the APA Board

At the Las Vegas conference this past April, the Young Planners Group made a presentation to the APA Board of Directors. The report is printed below in its entirety.

### EXECUTIVE SUMMARY

In 2007, APA President Bob Hunter appointed the Young Planners Group Task Force (YPG), in order to address the growing needs of young planners within the APA as well as provide a forum for young planners to be a resource to the organization. APA has recognized that great shifts are occurring in the profession. There is a need to reach out to the next generation of planners as a service to these members, in order to sustain the organization, in order to provide services to a changing professional demographic, and in order to cultivate the next generation of leaders. The YPG has defined young planners as planning professional under the age of 35. The purpose of this report is to provide insights and recommendations on:

- Demographic shifts within the profession
- What APA can do for Young Planners
- What Young Planners can do for APA

The YPG is comprised of a diverse collection of energetic young planners. We were appointed to serve on the group by APA's national leaders. Some of us work in private practice, while others work for local governments. We are active in our communities and our profession, and we enthusiastically accepted the challenge to address the needs and qualities that make young professionals unique in the community of professional planners.

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## ...Planning Conference: November 6 & 7

tendees will hear how the planners and redevelopers who helped make it happen and from the City and community organizers about how New Brunswick's neighborhoods can benefit from it, and see first-hand the new and planned mixed-use projects.

Starting at 3:45pm, two workshops will be offered: New Jersey Planning Law and Planning Ethics. New Jersey Planning Law will focus on state Supreme Court and lower state appeals court cases on planning and zoning decided during 2007-2008. The Planning Ethics class will review the Standards and Procedures under the AICP Code of Ethics and Professional Conduct, including hypothetical and actual case studies and scenarios. Participants will have an opportunity to debate ethical conduct. Thursday evening also includes dinner. APA-NJ is seeking Certification Maintenance credits for the walking tour, the Planning Law session, and the Planning Ethics session.

### Friday November 7: Workshops Galore

Friday's all-day program includes 18 sessions, breakfast, lunch, a keynote ad-

dress, and an afternoon cocktail reception and networking hour. APA-NJ will be seeking Certification Maintenance (CM) credits for all workshop sessions, including the keynote address. This year's keynote speaker is Dr. Ken Reardon, who will be giving a talk entitled, "Natural Disasters and Rebuilding Communities: Planning Lessons from New Orleans." Dr. Reardon is Director of the Graduate Program in City & Regional Planning at the University of Memphis and is a nationally renowned expert in community organizing, community-based neighborhood planning, and university-community partnerships. He led a team of planners to prepare the community-based comprehensive recovery plan for New Orleans' 9th Ward.

The 18 workshops offered on Friday are:

- Smart Housing Zones: Old Problem, Innovative Solution?
- Smart Growth & Mega Projects: Perfect Together?
- Regional Planning & Plan Conformance in New Jersey's Highlands
- Mortgage Foreclosure in New Jersey and Essex County
- Form-Based Codes, NJ Style

- Using the New Web Soil Survey for Community Planning
- Reconnecting Jobs & Transit
- Zoning in a Post-RCA New Jersey
- Managing Neighborhood Change: A Framework for Planners
- Global Climate Change at the Local Level: What Planners Can Do
- Infrastructure Bones, Market Muscle, and Other Plan Implementation Body Parts
- Transfer of Development Rights: Lessons from Around New Jersey
- Low-Carbon Towns: How & When?
- Public Participatory GIS (PPGIS): Using Technology to Enhance the Planning Process
- The Greenest Building is Already Built: Improving Sustainability and Efficiency of Affordable Housing Through Preservation & Rehab
- What's Next for TOD?
- Design, Landscape Architecture, and Regenerative Land Use
- Customize a Your SRTS Program

**For more information on the two-day program, including registration information and full descriptions of each workshop session, visit [www.njapa.org](http://www.njapa.org).**



### Conference Spotlight: HOUSING

By Vito A. Gallo, APA-NJ Housing Committee Chair

Addressing the mandates for affordable rental and owner-occupied housing and the impacts of the dramatic rise in home mortgage foreclosures are currently "front burner" concerns for New Jersey planners.

Planners are struggling to understand the rapidly changing affordable housing regulatory environment as COAH revises its Third Round Rules, the New Jersey Legislature revises the Fair Housing Act and the New Jersey courts consider legal challenges. At the same time, New Jersey planners are witnessing a no-growth economy with deflating housing prices and a dramatic increase in home foreclosures that raise concerns about neighborhood and community stability.

The Chapter's recently established Housing Committee has worked with the conference planning committee and key housing professionals - affordable housing advocates, academic scholars and researchers and housing providers - to present a timely array of housing sessions. Planners interested in staying current on housing issues and initiatives will have five sessions to choose from:

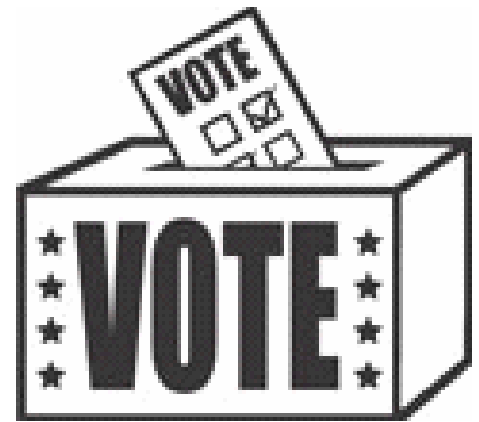
1. Smart Housing Zones: Old Problem, Innovative Solution
2. Mortgage Foreclosures in NJ and Essex County
3. Zoning in a Post-RCA New Jersey
4. Managing Neighborhood Change: A Framework for Planners
5. The Greenest Building is Already Built: Improving Sustainability & Efficiency of Housing Through Preservation & Rehabilitation



## VOLUNTEERS WANTED!

APA-NJ is seeking a small number of enthusiastic volunteers to *actively* participate in the Newsletter Committee. The APA-NJ newsletter, *The Jersey Planner*, is published six times per year. Among other things, Newsletter Committee members would be responsible for either writing or soliciting at least one article for each issue and brainstorming about content, design, topical issues, and outreach possibilities for *The Jersey Planner*.

If you are interested in joining the Newsletter Committee, please contact the Newsletter Editor, Rebecca Hersh, at [rebeccamhersh@aol.com](mailto:rebeccamhersh@aol.com).



## Don't Forget to Vote! 2008 APA-NJ Elections

The Executive Committee election is open until October 10, 2008. Ballots can only be submitted online.

Please visit <http://survey.planning.org/njelection20083.htm> to cast your vote.

You can view the newly revised version of the APA-NJ bylaws here: [http://njapa.org/proposed\\_bylaws2008.pdf](http://njapa.org/proposed_bylaws2008.pdf)

## ...Young Planners Group Reports to the APA Board

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### DEMOGRAPHIC SHIFTS

In 2008, the US News and World Report, ranked the planning profession as a rising profession with strong outlooks and high job satisfaction.<sup>2</sup> Yet, if the profession seeks to retain its competitive advantage as a rising profession, it will need to address the changing demographic needs. According to the U.S. Census, the share of the Baby Boomers, the generation born between 1946 and 1964 is the largest demographic cohort in the work force today and will enter into the retirement in unprecedented numbers as they come of age. The nation's shifting demographic patterns will be also be reflected within the planning profession. Other professions have also made note of changing demographics. The International City/County Managers Association (ICMA) has an initiative called Next Generation in order to promote the profession and cultivate the next generation of leaders. The planning workforce is changing with pending mass retirements of the Baby Boom generation and APA also needs to recognize that its membership is changing as well.

Other organizations have conducted studies to find out the impact these demographic shifts will have on their profession. In 2002, the Council of State Governments (CSG) and the National Association of State Personnel Executives (NASPE) conducted a workforce survey of all state agencies. The resulting report noted that state governments could lose more than 30% of their workforce to retirement, private sector employers, and alternative careers by 2006. (The same study found that the average age of a state government workforce is 44.5.) The planning workforce is changing with pending mass retirements of the Baby Boom generation a changing membership, and a succeeding generation of workers that is significantly smaller. The APA needs to recognize and embrace these changes and provide new alternatives to outreach and training of young planners to address the challenges the organization will quickly face. Part of the

demographic shift relates to differences between the newest generation joining the workforce and older generations. Planners entering the work force now are shaped by different events and cultural circumstances than their Baby Boom predecessors. They have different skill sets and work expectations as a result. The challenge to the planning profession and to young planners is the ability attract and retain the necessary capacity to fill the positions left by retiring baby boomers, while transforming the profession to meet the changing needs of all its members. Younger workers want flexible schedules, they multitask, they feel hindered by bureaucracy.

Younger planners want career advancement and they aren't afraid of changing jobs to find it. They want to be supervisors. They want to be challenged. Challenge us. The nation will also experience an increase in ethnic minorities, especially in the Hispanic population. The planning profession seems to be in constant struggle with our mission and professional composition. The profession is dominated by white, middle-class, and highly educated men and women. Less than 10% of APA members are minorities compared with over 30% of in the general population. Historically, men have dominated the profession. We need to look for ways to engage all communities and strengthen efforts to diversify the planning community. The APA started addressing this shift through the APA Diversity Task Force appointed in 2005 to specifically address an increase in diversity to the profession. Yet when combined, the ability to target changing face of the young planner, the organization will not only have to tailor its outreach strategies to attract these young planners but to effectively outreach and retain young minority planners.

### WHAT CAN APA DO FOR YOUNG PLANNERS?

**1. Succession Planning** – Employers and APA need to be prepared for the upcoming demographic shift which will leave many leadership positions open.

Mentorship is key to individual and professional development. APA could adapt programs used by other organizations, such as Urban Land Institute (ULI), to structure in time for mentorship and succession planning. The ULI program is designed to match up a small group of young professionals (5-10) with a seasoned professional in the field, who meets with them on a quarterly basis in an informal setting, say over dinner. Local APA chapters could assist in developing this informal mentorship program by identifying experienced professionals and young planners to participate as well as marketing the program via the local chapter website and newsletter. The rest is up to the mentorship group. It is an excellent way for young planners to learn more about the profession, leadership development and work/life balance. In addition, the program provides an avenue for young planners to network with one another and experienced professionals who they may otherwise not meet. Succession planning is also critical for planning agencies and private firms to understand and to begin to develop strategies to address this shift. APA could develop sessions for the national and chapter conferences on this topic. Perhaps it would be appropriate to publish articles in various APA publications to help educate directors and managers on how to cope with pending retirements and changing demographics.

**2. Planning.org** – The website can be difficult to navigate, and not too visually interesting. There is a lot of information available but it is difficult to tell what is new.

a. **Paid Access:** Many employers, local governments in particular, subscribe to supplemental APA services, such as the Planning Advisory Service (PAS). Many young planners are not aware that these resources are available to them, as employees of the subscribing firm or agency. Anyone working for a subscribing organization can get access to PAS resources online. Instructions are online at [www.planning.org/pas/pasforall.htm](http://www.planning.org/pas/pasforall.htm).

## ...Young Planners Group Reports to the APA Board

b. **Networking:** Add an optional field in the member database for undergraduate and graduate school. APA already has this information for AICP planners who registered online. This field should be searchable in the membership database to aid with networking and mentorship matchups. A young planner might be more likely to contact someone out of the blue if they had the same alma mater.

### 3. Other Communication Mediums

– Did you know there is a Facebook, an internet social networking page, group of planners that call themselves “Friends of the American Planning Association”? This is an interesting tidbit – it seems to have been started by planning students who wanted to create a forum for like-minded Facebookers. The members of this social networking page appear to be students in Planning programs and people who are generally interested with urban planning and design. As of April 8, 2008, there were 670 members. When the page was initially created, it was simply called American Planning Association. Since it was not an official APA site, the name was soon changed to “Friends of the American Planning Association”. Many other organizations like APA are now using social networking sites. In March the Congress of New Urbanism launched a Facebook page for their members to encourage more interaction among its members. It would be interesting to see how CNU and other membership organizations have handled their relationship with social networking internet sites. APA has had a page on MySpace, since mid-2007.

4. **Targeted Outreach** – The New Professional (NP) membership designation does not accurately capture young professionals as they have been defined in this report. Other allied organizations allow members to self-identify to a young professional group. For example, the Urban Land Institute has a Young Leaders designation that affords members reduced rates for membership. Members who have selected this designation also receive notices for events

specifically targeted to them such as networking events and educational opportunities. APA’s Early Career program is a good start in bringing young professionals into the fold, but it does have limitations. Students can register at the student rate for a maximum of three years. When the student eligibility ends, the membership becomes NP. The NP designation can be used for two additional years. The NP designation relates more to recent graduates than the generation – they may overlap but they might not. The lack of targeted outreach makes it difficult to reach out to the next generation of planners.

5. **Recruit Young Planners** – APA should actively seek young planners to serve on committees and task forces organized by the National APA. Chapters and Divisions could also dedicate efforts to recruit young planners for their activities.

6. **Recognition at Conferences** – Planners with the NP or STU member designations (or another form of targeted outreach as explained above) should get name flags that recognize them as such. It would be a simple way to aid with networking among young planners and between generations.

7. **Poster Sessions** – While poster sessions are for students to showcase their work, students are also young planners. The poster sessions allow for structured networking which, perhaps, is what this generation is looking for. Perhaps APA should send notification if the poster sessions (and awards program) at the beginning and towards the end of the semester (January, March, September, November) so that students can be thinking about these programs as the start of the semester and work on class projects. Perhaps there could be an informal poster session section – an impromptu gathering of students who could bring items at the last minute. APA would need to provide space and a time slot; students would provide everything else. Informalizing the Poster Session might allow additional participation by

students at the national conference.

## WHAT CAN YOUNG PLANNERS DO FOR APA

1. **Reception at the Annual APA National Conference for YP/NP** – Young planners could work with the national APA to organize a networking event at the National (or Chapter) conference. This would be similar to the student event although it should be separate.

2. **Targeted mentoring with students** – Since many of us are recent students ourselves, we should be actively engaging with local universities to provide mentoring for students. There are items of interest to young planners in particular such as issues of work/life balance, how to be a planner and a parent, the differences between public and private sector employment, and how to effectively network.

3. **Outreach to Universities** – Young planners should make themselves available to universities to serve on jury panels, to speak about the profession, and for mentoring as previously mentioned.

4. **Get Involved!** – The YPG has prepared a list of ways young planners, and any members, can get involved in APA at their local levels. Contact your chapter president or chapter administrator if you have one. There are many ways to be involved, the chapters just don’t know you are interested!

## List of Volunteer Activities for Young Planners

1. **Newsletter** – statewide or regional
  - Write articles – it could either be about a topic of interest, an opinion piece, or an interview of a professional. The interview bit is nice because it serves as an entrée to meet a professional perhaps admired.
  - Find advertisers – this could be a good fundraiser for motivated student chapters. Students can take a

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## ...Young Planners Group Reports to the APA Board

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percentage of the ad sold: the chapter gets money and ads, the student organizations get money and individuals can start networking with professionals.

- Layout – APA Colorado did this as a fundraiser too; we contracted with the student chapter to do the layout work and provide 1-2 articles per issue
- Editing

### 2. Website

- Serve as a webmaster: update jobs page, membership database, etc.
- Redesign the website

### 3. Chapter Elections

- Nominations Committee: Nominate qualified co-workers/former classmates to Chapter leadership positions
- Teller Committee: Count ballots

### 4. Other

- Offer to take minutes at meetings
- It would help if you didn't offer sporadically and you did a good job at providing timely minutes back to the board or committee. Otherwise you could be burning some bridges...

### 5. Volunteer at a State Conference

- even if you can't attend. There are many opportunities to help out that can be done remotely or in advance of the conference itself.
- Help stamp/label mailings
  - Help design postcard "teasers," conference program
  - Help prepare materials to be handed out such as info packets, gifts, etc.

**6. Organize social events** – you don't have to have an officially sanctioned networking event to get together with co-workers, former classmates, and other

planners. Take some initiative, pick a spot and tell people to go there on a certain day after work, tell them to pass it on to other planner friends.

### CONCLUSION

Changing demographics will impact many professions in the next few years and APA has made a good first step by appointing the YPG and allowing us to present our findings to the Board of Directors. However, this is just a first step. The organization and many of its long time members (read: our bosses) must adapt to the changing demographic. We aren't asking for foosball tables in the break room. We do seek a work environment and a professional organization where we are challenged and where we can thrive. The members of this committee are eager to continue this work and assist with the implementation of our recommendations or any further charge from President Hunter.



## October is National Community Planning Month! This Year's Theme: Green Communities

Celebrate the achievements of planning this October during National Community Planning Month. Each year APA, its members, chapters, divisions, and professional institute sponsor National Community Planning Month to raise the visibility of the important role of planners and planning in communities across the U.S.

Planners address both the existing and future needs of a community. This year's theme, Green Communities, recognizes the role planners have in helping ensure our communities are environmentally-friendly and sustainable.

From alternative energy sources to reducing automobile dependence, planners can have key role in changing how our communities work, function, and impact the earth. You're invited to celebrate how your town, neighborhood, or community already is or working to become a green community

this October. If you have plans to celebrate National Community Planning Month this October, share your event. E-mail [ncpm@planning.org](mailto:ncpm@planning.org).

### Help Celebrate National Community Planning Month in Your Community

From now until October APA will be providing resources and suggested activities on how to incorporate National Community Planning Month into your local activities. Whether you're garnering support for a neighborhood plan, advocating for complete streets, or boosting awareness about the health and sustainability of your community, we encourage you to use the resources APA has available during National Community Planning Month to help you promote and advance your local planning efforts. Visit <http://www.planning.org/ncpm/> for more information.



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## Upcoming Events

### Governor's Conference on Housing and Community Development September 23 & 24 Atlantic City, NJ

Sponsored by the New Jersey Department of Community Affairs and the New Jersey Housing & Mortgage Agency, this conference will discuss topics critical to you and your goals with the state's most distinguished housing professionals, planners, government officials, lenders, developers, non-profit and consultants. Explore neighborhood revitalization, property management, green building, housing for special populations, financial resources and more. The conference has been approved for AICP CM credit. More information at [www.njhousingconference.com](http://www.njhousingconference.com).

### Urban Universities Conference September 25, 2008 NJIT, Newark, NJ

The link between urban universities and the cities they inhabit will be explored during a first-of-its kind forum titled "ULI: Urban Universities: Catalysts for Urban Economic Development." Convened by the Urban Land Institute, Urban Universities will feature design experts and higher education leaders from major universities within and beyond New Jersey. In addition to NJIT, Rutgers, Princeton, Montclair State, and Seton Hall will be taking part in a panel focused on New Jersey. Preceding that discussion will be presentations by panelists from Yale, University of Pennsylvania, and NYU. For information, contact Mark Devaney at 201.398.4527 or [mdevaney@langan.com](mailto:mdevaney@langan.com).

### Vertical Density, Sustainable Solutions October 16 - 18, 2008 New York, NY

In conjunction with the [Vertical Cities: Hong Kong | New York](#) exhibition, The Skyscraper Museum has organized an international symposium examining the dramatic vertical urbanism of Hong Kong and exploring comparisons with New York City. Three separate programs will be held in partnership with The Regional Plan Association, The New School's India China Institute and The Tishman Environment and Design Center.

1. **Thursday October 16:** Using the Venturi and Scott-Brown provocative model study *Learning from Las Vegas*, this program will examine Hong Kong's extreme density and development model of trans-

sit and towers and ask: "What can New York learn?" This program will bring together the RPA's constituency of professionals in the business community, planners, public officials and academics for a high-level discussion of transit-based economic and urban development.

2. **Friday October 17:** Developers love density: urban activists generally decry it. Government officials try to find a balance between revenues generated by private development and the high costs of infrastructure and public amenities. Does density pay? Or does it cost? Hong Kong and New York leaders from development, design, and government discuss the private and public infrastructures that allow the city to function at its extreme levels of density.
3. **Saturday October 18:** In *Delirious New York*, Rem Koolhaas admired Manhattan's "culture of congestion." Hong Kong has had the most densely inhabited districts in the world, first by lack of regulation, then by design. An afternoon of discussion among academics and architects examines concepts of density and extreme urbanism in theory and practice.

More information can be found at [www.skyscraper.org/verticaldensity](http://www.skyscraper.org/verticaldensity).

### 2008 Federal Policy & Program Briefing October 19-20, 2008 Washington, DC

Decisions made on Capitol Hill affect your plans for housing, infrastructure, open space preservation, transportation, and more. Come to the American Planning Association's 2008 Federal Policy & Program Briefing to find out what you can expect from Congress on these issues. And learn how the elections in November might affect your work next year. The program will feature a special focus on infrastructure investment in America. Sessions will examine the upcoming surface transportation authorization and its connection to climate change, as well as state and local ballot issues, the impact of the foreclosure crisis on housing and community development programs, new directions in water legislation, and the farm bill. Questions? Visit <http://www.planning.org/policyconference/> or email [govtaffairs@planning.org](mailto:govtaffairs@planning.org).

### 2008 Planners' Day on Capitol Hill October 21, 2008 Washington, DC

The public policies forged in Congress become the framework for your planning decisions. You have the power to persuade your congressional representatives to vote for policies that preserve and strengthen planning. This advocacy day will bring you face to face with your representatives and give you the tools to convince them to support good planning. Questions about Planners' Day on Capitol Hill? Visit <http://www.planning.org/policyconference/plannersday.htm> or e-mail [govtaffairs@planning.org](mailto:govtaffairs@planning.org).

### 2008 National AICP Symposium Making a Difference with Green Community Strategies October 22, 2008 Washington, DC

Environmental sustainability and climate change issues are consuming the nation's attention. As of February 2008, nearly 800 mayors have pledged to "meet or beat" the Kyoto Protocol greenhouse gas emission reduction target for the United States. Local leaders of cities and regions are adopting a wide array of green community strategies: "green" municipal operations and construction standards, alternative forms of transportation, and "energy smart" growth. Come hear about these and other innovative implementation strategies. For information, visit <http://www.planning.org/symposium/2008.htm> or contact Rosemary Regalado at [confregistration@planning.org](mailto:confregistration@planning.org) or 312-334-1250.4

### A Vision for the Future: Reducing Flood Impacts in the Garden State October 21-22, 2008 Crowne Plaza Hotel, Cherry Hill, NJ

This two-day conference will cover information important for engineers, floodplain managers, emergency management officials, code officials, planners and other professionals involved in floodplain management. The plenary and concurrent sessions will address many topics of importance to New Jersey, including both riverine and coastal issues. To be considered for a presentation at one of the concurrent sessions, please see the Call for Presentations form at [www.njafm.org/NJAFMCall2008.pdf](http://www.njafm.org/NJAFMCall2008.pdf). Sponsorship and exhibitor opportunities are also available. This event is seeking AICP Certification Maintenance credit. For information, visit: [www.njafm.org/AnnualConference.html](http://www.njafm.org/AnnualConference.html).

## Upcoming Events

**Common Ground Leadership Seminar:  
WALKING, BICYCLING, AND COMMUNITY TRAILS**  
October 29 & November 13, 2008  
New Brunswick, NJ

This fall the Alan M. Voorhees Transportation Center will host a series of three Common Ground Leadership Seminars. The seminars explore how community design can support healthy lifestyles, specifically through the advancement of biking and walking. Each event will feature a presentation by a national expert on the topic, followed by a local panel discussion. The seminars are intended to empower local officials, municipal staff, and advocates with the knowledge to address common political, design, and funding barriers to creating active, healthy communities. These free events are sponsored by the New Jersey Department of Transportation.

1. October 22: Walkability, 9am to 12pm.
2. October 22: Bicycling, 1pm to 5pm
3. November 13: Community Trails, 9am to 1pm

**October 22 Keynote speaker:** Michael Ronkin. Michael Ronkin is a nationally-recognized expert on bicycle and pedestrian design. Formerly the Bicycle and Pedestrian Program Manager at the Oregon Department of Transportation, he is currently an independent consultant, working on everything from individual sites to state and national guidelines. He is a frequent speaker on roadway safety, aesthetics and health, and forgotten elements of highway design in America.

**November 13 Keynote speaker:** Craig Della Penna. Craig Della Penna is the Executive Director of Northeast Greenway Solutions, a consulting firm that specializes in helping communities develop rail-trails and greenways. He is also a realtor specializing in properties near rail-trails and greenways, the owner of a bed and breakfast in Northampton, MA, the general manager of a land conservancy, an author and a lecturer on the topic of rail trails and greenways.

Space is limited for these exciting events! For more information, please contact [bikeped@rci.rutgers.edu](mailto:bikeped@rci.rutgers.edu) or (732) 932-6812. RSVPs must be received by October 15.

**New Jersey: A Cultural Garden of Eden or an Artistic Desert?**  
October 14, 2008  
New Brunswick, NJ

Join a panel of academics, state leaders and cultural activists on October 24 when we will candidly explore the improvements New Jersey has made over the past 50 years to strengthen cultural offerings and organizations. At the forum, you'll find out:

- How big New Jersey's cultural economy has grown, where it has flourished and how it has changed over past decades.
- How the cultural economy works. How do cultural producers obtain jobs and interact with each other?
- What is the impact of the arts on the economy of the state and its effect on New Jersey's competitiveness.
- What are the roles of state and local government in promoting the cultural economy.
- How do cultural activists assess progress. Is New Jersey doing as well as it could?

For more information, contact Stuart Meck at [stumeck@rci.rutgers.edu](mailto:stumeck@rci.rutgers.edu) or 732-932-3640, ext. 640, or visit [www.policy.rutgers.edu/cgs/CulturalEconomy.php](http://www.policy.rutgers.edu/cgs/CulturalEconomy.php)

**2008 Annual Planning Conference**  
November 6 & 7, 2008  
New Brunswick, NJ

The APA-NJ and the Edward J. Bloustein School of Planning & Preservation at Rutgers, the State University of New Jersey, are hosting this year's planning conference. For more information, visit [www.njapa.org](http://www.njapa.org).

**2009 National Main Streets Conference**  
Becoming Main Street 2.0  
March 1-4, 2009  
Chicago, Illinois

The 2009 conference will focus on how technology can enhance the Main Street approach, including: how to use new technologies to manage programs and engage constituents; what is social networking and how it applies to Main Street; how to get local businesses to take advantage of e-commerce; and how to recruit volunteers online. For information, visit [www.mainstreet.org](http://www.mainstreet.org).

## PP Exam Review Course: October 11

The PP Exam Review Course, offered by APA-NJ, for the November 2008 test period will be held on Saturday October 11 from 8:30 am to 4:00 pm at the Edward J. Bloustein School of Planning and Public Policy in New Brunswick. To register, email Amy Sarrinikolaou at [asarrini@hotmail.com](mailto:asarrini@hotmail.com). The cost is \$75 for Chapter members, and \$100 for Non-Chapter members. **Please register no later than September 27 to guarantee a spot.**

In addition to this exam review course, there are courses (i.e. Planning Law) offered through Rutgers University and the Bloustein Online Continuing Education for Planners (BOCEP). For information, visit: <http://policy.rutgers.edu/bocep/>.

To become a certified licensed planner, one must submit an application meeting certain education and experience requirements, and pass both the New Jersey Professional Planners (PP) exam and the American Institute of Certified Planners (AICP) examination. To assist aspiring planners in their quest for stardom, APA-NJ offers an Exam Review assistance throughout the year. Review courses for both the AICP Exam and the PP Exam are routinely offered in a seminar format where professional from New Jersey's Planning Community come and provide you with their knowledge on the exam topics as well as test taking tips. Testing windows for both the AICP and PP examinations will occur during the weeks of November 3 - 17, 2008. Exams are offered electronically at testing sites that will be disclosed to you upon acceptance of your application at AICP and the NJ Board of Professional Planners respectively.

The NJPP Exam includes: MLUL, COAH, CAFRA, Pinelands Commission, Meadowlands Commission, Highlands Commission, Wetlands and other environmental regulations, and The State Development and Redevelopment Plan.

Additional exam information can be found at <http://www.planning.org/certification/>.

**To include an event on this calendar, e-mail [rebeccamhersh@aol.com](mailto:rebeccamhersh@aol.com)**

## ...Obama & McCain on the Issues

(Continued from page 1)

Obama would take an aggressive approach by creating a national health insurance exchange; Sen. McCain favors providing a tax credit for households who purchase individual coverage.

To see where the candidates stand on issues vital to real estate practitioners, REALTOR® magazine went to the sources.

**Q: What's the most important action the federal government can take to ease the mortgage crisis and prevent a recurrence?**

**Sen. Barack Obama:** For the short term, the housing relief legislation [signed by Pres. George W. Bush July 30] authorizing the FHA to refinance the mortgages of struggling homeowners is the right approach. I've also called for the creation of a \$10 billion foreclosure prevention fund that works in tandem with state, local, and community non-profit efforts to help households facing foreclosure renegotiate with lenders or put their homes on the market. We also need to expand the mortgage revenue bond program to give state housing agencies \$10 billion in new resources to help struggling homeowners. For the long term, the Stop Fraud Act that I introduced two years ago would create criminal penalties for mortgage professionals found guilty of fraud and increase funding for federal and state enforcement of antifraud programs. I also want to see a simplified, standardized metric for calculating the costs of a home mortgage, similar to the annual percentage rate used by banks to identify the effective interest rate a borrower ends up paying on a loan.

**Sen. John McCain:** First, we need to boost the economy to help borrowers in economically challenged states like Michigan. To this end, we need to keep tax rates low and increase business investment incentives while arming households with tools like middle-class tax cuts. Second, we need to help borrowers in fast-growth states forced into risky mort-

gages refinance into safe FHA financing through the housing relief bill. But it's important that borrowers, not lenders, be the ones to initiate the restructuring process. That way, undeserving lenders can't try to use the FHA as a dumping ground for all of the bad loans they made. We also need to crack down on unprofessional conduct among lenders and advance greater transparency about the risk of new mortgage securities that the market has developed. We also need to give the new national mortgage standards developed by banking regulators a chance to work.

**Q: What role should the federal government play in reducing gridlock and carbon emission and in promoting livable communities?**

**Sen. McCain:** We need to work with cities to help them grow—and downsize—effectively. Cities that are losing population have an opportunity to downsize in a smart way by converting obsolete areas into green space that can increase the quality of life for the people there. For growing cities, it's important not to stand in the way of local governments using federal community development block grants to grow in a sustainable way. That said, it's clear that allocations of CBDGs and other federal grants should be made based on need rather than size, with rich cities getting less and struggling cities getting more.

**Sen. Obama:** Our long-term competitiveness depends on the development of new transportation networks that reflect our increasingly mobile society. That's why a strengthened transportation system is a priority for me. We must renew the federal government's commitment to high-speed rail and take steps at the front end of planning processes for many transportation options. For example, I support a measure by Sen. Tom Harkin (D-Iowa) to require states and metropolitan planning organizations to adopt policies that incentivize bicycle and pedestrian use of roads. I'll double the federal Jobs Access and Reverse Commute program to ensure that additional federal public transportation dollars flow to

the highest-need communities and that urban planning initiatives take this aspect of transportation policy into account.

**Q: Even though prices have been easing for the last two years, housing affordability remains a challenge for many people. What can the federal government do to improve this situation?**

**Sen. Obama:** I've proposed a universal mortgage interest tax credit for families that aren't benefiting from the mortgage interest deduction. They would get an average credit of \$500 a year. And I worked to pass the bipartisan homeownership tax credit. That's a strong incentive because it gives developers a credit to bridge the gap between the cost of building a house and a sale price that's affordable to low- and moderate-income households.

**Sen. McCain:** Housing affordability is really a question of good-paying jobs and making sure wages aren't eaten up by taxes and escalating costs like health insurance. If wage earners have to sink all their money into health care, they can't save for a down payment or meet a monthly mortgage payment.

**Q: What's the federal government's role in promoting energy efficiency in commercial properties?**

**Sen. Obama:** I'll establish a goal of making all new buildings carbon-neutral by 2030 and work to improve new building efficiency by 50 percent and existing building efficiency by 25 percent over the next decade. To achieve that, I'll seek to make federal buildings zero-emission by 2025, starting with a goal to make them 40 percent more efficient in five years. I'll create a competitive grant program to recognize states and localities that take the first steps in implementing new building codes that prioritize energy efficiency. I'll also seek to provide a federal match for states with public benefits funds that support energy-efficiency retrofits of existing buildings. In addition, I'll invest in green-collar



job training programs and create a "Green Jobs Corps" to connect disadvantaged youth with job skills in high-growth clean-energy industries.

**Sen. McCain:** Government can encourage developers to make buildings more efficient with incentives for using what's already available—such as energy-efficient lightbulbs. But there shouldn't be a mandate. It's appropriate to use the White House as a bully pulpit on green building, motivating the private sector to migrate to a smarter way of doing things. What we don't want to do is go into a building and start measuring its carbon footprint.

**Q: What IRS code changes are needed to spur growth while ensuring tax burdens are spread evenly?**

**Sen. McCain:** We have to keep tax rates low because that's what spurs business expansion. I would reduce the corporate tax rate to 25 percent from 35 percent, keep taxes on dividends and capital gains low, and allow for immediate deductibility of business equipment. We also should scale back the estate tax and eliminate the alternative minimum tax. The mortgage interest deduction should be left alone; it's embedded in the U.S. tax code.

**Sen. Obama:** We need to reform our tax code so that it's simple and fair and advances opportunity rather than loopholes for special interests. I'll end tax breaks for companies that ship jobs overseas and reward companies that create good jobs here. I'll encourage innovation and entrepreneurship by extending the research and development and renewable energy production tax credits and eliminating capital gains taxes for small and start-up businesses. And I'll provide broad middle class tax relief—a "Making Work Pay" \$500 tax credit, among other things—to help working families struggling with stagnant wages and skyrocketing energy and health costs.

## More on the Issues

From about.com, [http://architecture.about.com/od/communitydesign/Urban\\_Design\\_and\\_New\\_Urbanism.htm](http://architecture.about.com/od/communitydesign/Urban_Design_and_New_Urbanism.htm).

### BARACK OBAMA'S VIEWS ON...

#### ...Urban Development:

The issues page on Obama's campaign site includes a [position paper on urban policy](#). Obama's proposal includes plans to create a White House Office on Urban Policy, facilitate funding for strengthening urban infrastructure, restore funding for public works projects, and re-evaluate the transportation funding process with an eye toward smart growth.

#### ...Railways:

Obama says he favors government funding for Amtrak, which is currently the only provider of passenger rail service in the USA. Barack Obama supported the 2008 [Passenger Rail Investment and Innovation Act](#) which promises a long-term financial commitment to Amtrak. However, Obama proposes making reforms to the Amtrak rail system. Obama's running-mate Joe Biden commutes by train between Washington DC and his home in Delaware. He has been a vocal supporter of Amtrak.

#### ...Transportation Infrastructure:

Obama says he places a high priority on strengthening railways, highways, bridges, airports, and city streets. To ease street congestion, Obama wants to require states to create more bike lanes and pedestrian-friendly roads. Obama proposes government funding to encourage the development of pedestrian-friendly infrastructure. Obama's views are outlined in his position paper, [Investing in 21st Century Transportation](#).

#### ...Levees and Flood Control Projects:

Obama supported the 2007 [Water Resources Development Act](#), a \$23 billion bill to fund various improvements to rivers and harbors, including levee and flood control projects. Congress voted to pass the bill, President Bush vetoed it, and Congress voted to override the veto.

#### Some Key Votes:

- 07/29/2005 Transportation Equity Act: **Voted YES** Supported a bill to authorize \$286.5 billion in appropriations for highways, public transit, safety programs, and other public works, over a six year period.
- 05/17/2005 Transportation Equity Act: **Voted YES** Supported a bill to appropriate \$295 billion to transportation projects including highway construction, infrastructure repair, safety programs, and mass transit for the fiscal years 2004-2009.

### JOHN MCCAIN'S VIEWS ON...

#### ...Urban Development:

McCain's [issues page](#) does not specifically mention infrastructure, transportation, or urban policy.

#### ...Railways:

McCain opposes government funding for Amtrak, which is currently the only provider of passenger rail service in the USA. In 2002, John McCain proposed abolishing Amtrak and privatizing America's rail system.

#### ...Transportation Infrastructure:

McCain wants to reduce oil dependency by making cars more efficient. McCain's [policy paper on the transportation system](#) does not discuss mass transportation systems.

#### ...Levees and Flood Control Projects:

McCain opposed the 2007 [Water Resources Development Act](#), a \$23 billion bill to fund various improvements to rivers and harbors, including levee and flood control projects. President Bush, McCain, and other critics said that the bill was too costly. They claimed that the bill did not prioritize between national emergencies like the Hurricane Katrina and wasteful local projects. President Bush vetoed the bill, but Congress voted to override his veto and the bill passed. McCain co-sponsored an amendment that would prioritize flood control spending, but Congress voted No.

#### Some Key Votes:

- 07/29/2005 Transportation Equity Act: **Voted NO** Opposed a bill to authorize \$286.5 billion in appropriations for highways, public transit, safety programs, and other public works, over a six year period.
- 05/17/2005 Transportation Equity Act: **Voted NO** Opposed a bill to appropriate \$295 billion to transportation projects including highway construction, infrastructure repair, safety programs, and mass transit for the fiscal years 2004-2009.

**To learn more about the candidates' views, visit their websites:**

**Barack Obama:**  
[www.barackobama.com](http://www.barackobama.com)

**John McCain:**  
[www.johnmccain.com](http://www.johnmccain.com)

# Planetizen's Top 25 Schools for Urban Planners

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**The Planetizen 2009 Guide to Graduate Urban Planning Programs -- the essential resource for prospective planning students -- is now available. Covering 100 programs in the United States and Canada, the Guide features detailed program profiles, listings of the best schools and the insights of current students and planning professionals. To purchase the guide, visit <http://www.planetizen.com/guide>.**

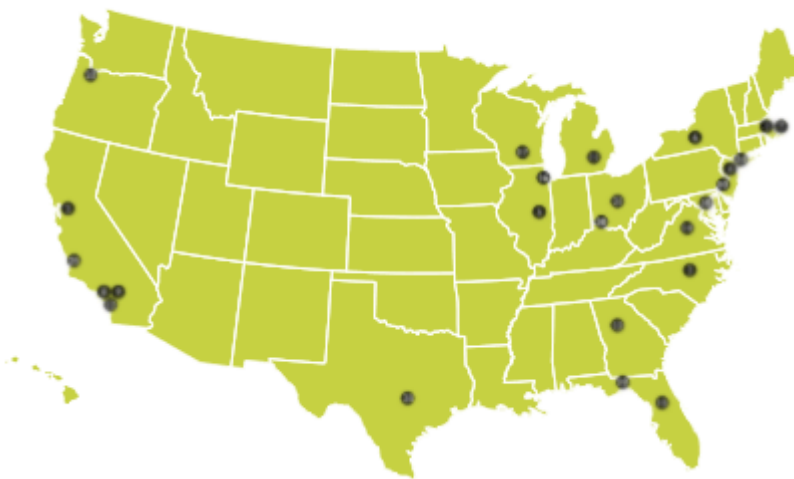
Planetizen has released its latest list of the top graduate programs in urban planning as part of its 2009 edition of the Guide to Graduate Urban Planning Programs -- with the Massachusetts Institute of Technology, the University of California, Berkeley, and the University of North Carolina, Chapel Hill coming in at the top three spots.

With detailed profiles of 100 programs in the U.S. and Canada, the 2009 Guide is the most thorough and comprehensive resource covering master's degree programs in urban planning, and is an essential tool for anyone considering graduate study in urban planning and closely related fields.

In addition to the list of the top 25 programs as ranked by the editors of Planetizen, the 2009 Guide also features a list of the

top planning programs according to educators and practitioners, rankings by region, tuition, and financial aid, and listings of the best schools by academic specialty. Profiles of current graduate planning students and professionals in the field give prospective students a better idea about what it means to study planning and the professional opportunities it can provide. Inside information from experts in the field will help prospective students better understand whether planning is the right field for them, which schools might be a good fit, and how they can improve their graduate school applications.

The Best Graduate Urban Planning Programs  
Overall Top 25



To produce the second edition of the Guide to Graduate Urban Planning Programs, Planetizen enlisted the help of the professional opinion research firm Davis, Hibbitts, and Midghall, Inc., based in Portland, Oregon. During the Fall of 2007, Planetizen surveyed hundreds of professionals, educators and students -- along with the schools themselves -- to gather information about what makes a good planning school, and to find

out which schools meet those criteria.

First published in 2006, the Planetizen Guide to Graduate Urban Planning Programs has been widely praised by prospective planning students as being the single most important tool used in deciding which schools they would apply to and attend. This new edition of the Guide includes even more information previously unavailable to prospective planning students. In addition, Planetizen consulted with a special committee of the Association of Collegiate Schools of Planning (ACSP) during the production of the Guide to ensure that the 2009 edition met the needs and expectations of students, planning programs and faculty alike.

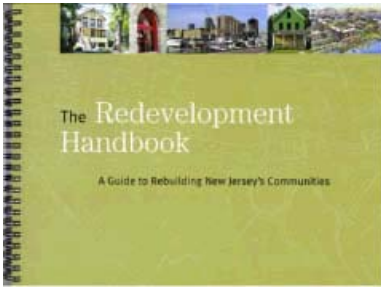
Rounding out Planetizen's list of the top ten programs are Rutgers, the State University of New Jersey, the University of Illinois at Urbana-Champaign, Cornell University, Harvard University, the University of California, Los Angeles, the University of Southern California, and the University of Pennsylvania.

**For more information, or to order a copy of the 2009 Planetizen Guide To Graduate Urban Planning Programs, visit [www.planetizen.com/guide](http://www.planetizen.com/guide).**

## 2009 Guide - Top 10 Planning Programs

- 1 Massachusetts Institute of Technology
- 2 University of California, Berkeley
- 3 University of North Carolina, Chapel Hill
- 4 Rutgers, the State University of New Jersey
- 5 University of Illinois at Urbana-Champaign
- 6 Cornell University
- 7 Harvard University
- 8 University of California, Los Angeles
- 9 University of Southern California
- 10 University of Pennsylvania

# Redevelopment Handbook: A Guide to Rebuilding NJ's Communities



by Stan Slachetka and David G. Roberts © 2003. This *Handbook* has been jointly published by the NJ Department of Community Affairs and the NJ Chapter of the American Planning Association. This book "is an easy-to-understand, practical guide that will help municipalities that are considering redevelopment."

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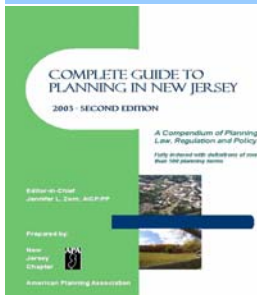
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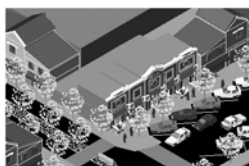
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