

## FOSTERING SMART GROWTH IN OUR COMMUNITIES:



### LESSONS LEARNED

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Municipal Land Use Center at the College of New Jersey

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## SMART GROWTH PRINCIPLES:

- Create range of housing choices
- Create walkable neighborhoods
- Encourage community and stakeholder collaboration
- Foster distinctive, attractive communities
- Make predictable, fair and cost effective development decisions
- Mix land uses
- Preserve land
- Provide varied transportation choices
- Direct development toward existing communities
- Take advantage of compact building design

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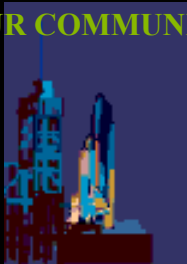
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## FOSTERING SMART GROWTH IN OUR COMMUNITIES:



### LESSONS LEARNED

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**Lesson #1:  
Build local trust  
(put yourself in their shoes)**

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**Lesson #2:  
Don't march in with a finished  
product!**

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## Lesson #3: Show, don't (just) tell

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## Smart growth principles:

- Create range of housing choices
- Create walkable neighborhoods
- Encourage community and stakeholder collaboration
- Foster distinctive, attractive communities
- Make predictable, fair and cost effective development decisions
- Mix land uses
- Preserve land
- Provide varied transportation choices
- Direct development toward existing communities
- Take advantage of compact building design

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- Preserved land
- "Mixed use"
- Pedestrian paths
- Compact housing

*...Hmm, and this smart growth?*

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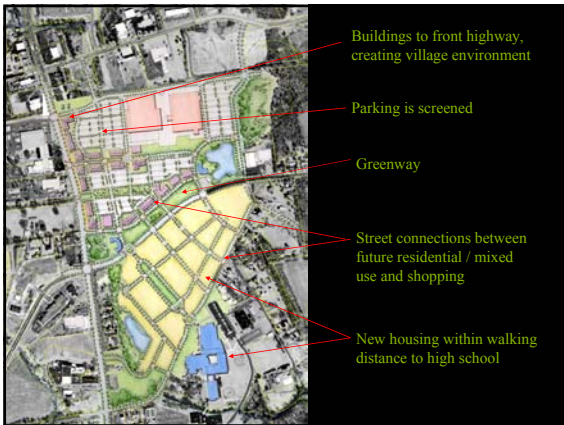
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**Lesson #4:**  
**Listen, respond and be flexible**

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*Did you get the answer  
you were really looking  
for?*



*Did you ask the right  
question?*

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**Lesson #6:  
Admit mistakes  
and move on**

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**Lesson #7:  
Respect local context**

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**Lesson #8:  
Exploit local champions**

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**Lesson #9:  
Don't forget about land use!**

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**Lesson #10:**  
**Keep the conversation regional**

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**Lesson #11:  
Share success stories from  
elsewhere...**

**(don't make 'em feel like  
the guinea pigs)**

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**Lesson #12:**  
**Deliver the facts and be transparent about it**

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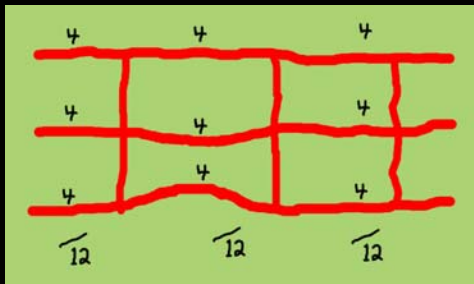
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**Lesson #13:**  
**Be bold with your solutions!**

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**Lesson #14:**  
**Don't just talk the talk...  
walk the walk!**

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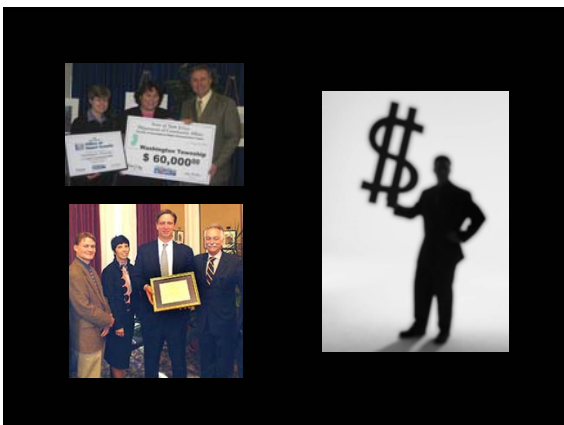
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**NEW JERSEY  
SMART CHOICES**

A program that promotes coordinated land use  
and transportation to achieve smart growth  
solutions in Central NJ



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**MUNICIPAL LAND USE CENTER AT  
THE COLLEGE OF NEW JERSEY**

**609.771.2865, [carmstro@tcnj.edu](mailto:carmstro@tcnj.edu)**

**[www.njsmartchoices.org](http://www.njsmartchoices.org)**

**[www.tcnj.edu/~mluc](http://www.tcnj.edu/~mluc)**

**[www.pps.org](http://www.pps.org)**

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