

52:18A-196 et seq.

LEGISLATIVE HISTORY CHECKLIST

NJSA: 52:18A-196 et seq

(State Planning  
Committee and  
Office of State  
Planning--establishes)

LAWS OF: 1985

CHAPTER: 398

Bill No: S1464

Sponsor(s): Stockman and others

Date Introduced: March 1, 1984

Committee: **Assembly:** Revenue, Finance and Appropriations; Housing and Urban  
Planning.

**Senate:** State Government, Federal and Interstate Relations and  
Veterans's Affairs.

Amended during passage: Yes      Substituted for A1810 (not attached  
since identical to A1810).  
Amendment during passage  
denoted by asterisks.

Date of Passage: **Assembly:** June 27, 1985

**Senate:** June 25, 1985

Date of Approval: January 2, 1986

Following statements are attached if available:

Sponsor statement: Yes

Committee Statement: **Assembly:** Yes      9-13-84 to 6-24-85

**Senate:** Yes

Fiscal Note: No

Veto Message: No

Message on signing: Yes

Following were printed:

Reports: No

Hearings: Yes

(OVER)

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New Jersey. Legislature. Senate. State Government, Federal and  
Interstate Relations and Veteran's Affairs.  
Public hearing on S1464, held 4-5-84.  
Trenton, 1984.

1-2-86

[SECOND OFFICIAL COPY REPRINT]

## SENATE, No. 1464

## STATE OF NEW JERSEY

INTRODUCED MARCH 1, 1984

By Senators STOCKMAN, LYNCH, DALTON, VAN WAGNER,  
PALLONE, LESNIAK, BROWN, GORMLEY, McMANIMON,  
RAND, GRAVES, CAUFIELD, LIPMAN and CONTILLO

Referred to Committee on State Government, Federal and Interstate  
Relations and Veterans Affairs

AN ACT establishing a State Planning Commission and an Office of  
State Planning in the Department of the Treasury, supplement-  
ing Title 52 of the Revised Statutes, amending P. L. 1975, c. 208  
*\*and P. L. 1975, c. 291\**, **\*\*[and]\*\***repealing sections **\*\*1, 13,\*\***  
14 **\*\*[and]\*\*** **\*\*,\*** 15 *\*\*and 16\*\** of P. L. 1961, c. 47 and  
**\*[section]\*** *\*sections\** 26 *\*and 27\** of P. L. 1966, c. 293 *\*\*and  
making an appropriation therefor\*\**.

1 BE IT ENACTED *by the Senate and General Assembly of the State*  
2 *of New Jersey:*

1 1. (New section) The Legislature finds and declares that:

2 a. New Jersey, the nation's most densely populated State, re-  
3 quires sound and integrated Statewide planning and the coordi-  
4 nation of Statewide planning with local and regional planning in  
5 order to conserve its natural resources, revitalize its urban centers,  
6 protect the quality of its environment, and provide needed housing  
7 and adequate public services at a reasonable cost while promoting  
8 beneficial economic growth, development and renewal;

9 b. Significant economies, efficiencies and savings in the develop-  
10 ment process would be realized by private sector enterprise and by  
11 public sector development agencies if the several levels of govern-  
12 ment would cooperate in the preparation of and adherence to sound  
13 and integrated plans;

14 c. It is of urgent importance that the State Development Guide  
15 Plan be replaced by a State Development and Redevelopment Plan

**EXPLANATION**—Matter enclosed in bold-faced brackets [thus] in the above bill  
is not enacted and is intended to be omitted in the law.

Matter printed in italics *thus* is new matter.

Matter enclosed in asterisks or stars has been adopted as follows:

\*—Senate committee amendments adopted June 18, 1984.

\*\*—Assembly committee amendments adopted June 24, 1985.

16 designed for use as a tool for **\*\*[determining]\*\*** **\*\***, *assessing*  
 17 *suitable* **\*\*** locations for **\*\*[capital facilities]\*\*** **\*\*** *infrastructure* **\*\***,  
 17A housing, economic growth and conservation;

18 d. It is in the public interest to encourage development, redevel-  
 19 opment and economic growth in locations that are well situated with  
 20 respect to present or anticipated public services and facilities **\*\***,  
 21 *giving appropriate priority to the redevelopment, repair, rehabili-*  
 22 *tation or replacement of existing facilities* **\*\*** and to discourage  
 23 development where it may impair or destroy natural resources or  
 23B environmental qualities that are vital to the health and well-being  
 23C of the present and future citizens of this State;

24 e. A cooperative planning process that involves the full participa-  
 25 tion of State, county and local governments as well as other public  
 26 and private sector interests will enhance prudent and rational de-  
 27 velopment, redevelopment and conservation policies and the formu-  
 28 lation of sound and consistent regional plans and planning criteria;

29 f. Since the overwhelming majority of New Jersey land use plan-  
 30 ning and development review occurs at the local level, it is im-  
 31 portant to provide local governments in this State with the technical  
 32 resources and guidance necessary to assist them in developing land  
 33 use plans and procedures which are based on sound planning in-  
 34 formation and practice, and to facilitate the development of local  
 35 plans which are consistent with State plans and programs;

36 g. An increasing concentration of the poor and minorities in  
 37 older urban areas jeopardizes the future well-being of this State,  
 38 and a sound and comprehensive planning process will facilitate the  
 39 provision of equal social and economic opportunity so that all of  
 40 New Jersey's citizens can benefit from growth, development and  
 41 redevelopment;

42 h. An adequate response to judicial mandates respecting housing  
 43 for low- and moderate-income persons requires sound planning to  
 44 prevent sprawl and to promote suitable use of land; and

45 i. These purposes can be best achieved through the establishment  
 46 of a State planning commission consisting of representatives from  
 47 the executive and legislative branches of State government, local  
 48 government, the general public and the planning community.

1 2. (New section) There is established in the Department of the  
 2 Treasury a State Planning Commission, to consist of **\*\*[21]\*\***  
 3 **\*\*17\*\*** members to be appointed as follows:

4 a. The State Treasurer and four other cabinet members to be  
 5 appointed by and serve at the pleasure of the Governor. Each  
 6 cabinet member serving on the commission may be represented by  
 7 an official designee, whose name shall be filed with the commission.

8 All other members of the cabinet, or their designees, shall be en-  
9 titled to receive notice of and attend meetings of the commission  
10 and, upon request, receive all official documents of the commission.

11 b. Two other members of the executive branch of State govern-  
12 ment\***[**, at least one of whom shall represent the Office of the Gov-  
13 ernor,**]**\* to be appointed by and serve at the pleasure of the Gov-  
13A ernor;

14 c. Four persons, not more than two of whom shall be members of  
15 the same political party, who shall represent municipal and county  
16 governments, and at least one of whom shall represent the interest  
17 of urban areas, to be appointed by the Governor with the advice and  
18 consent of the Senate for terms of four years and until their re-  
19 spective successors are appointed and qualified, except that the first  
20 four appointments shall be for terms of one, two, three and four  
21 years, respectively. In making these appointments, the Governor  
22 shall give consideration to the recommendations of the New Jersey  
23 League of Municipalities, the New Jersey Conference of Mayors,  
24 the New Jersey Association of Counties, and the New Jersey Fed-  
25 eration of Planning Officials.

26 **\*\*[d.** Two members of the Senate to be appointed by the Presi-  
27 dent thereof and two members of the General Assembly to  
28 be appointed by the Speaker thereof, who shall serve during the  
29 two-year legislative term during which they are appointed. Not  
30 more than one of each group of two shall be of the same political  
30A party.**]\*\***

31 **\*\*[e.]\*\* \*\*d.\*\*** Six public members, not more than three of whom  
32 shall be of the same political party, and of whom at least one shall  
33 be a professional planner, to be appointed by the Governor with  
34 the advice and consent of the Senate for terms of four years and  
35 until their respective successors are appointed and qualified, ex-  
36 cept that of the first six appointments, one shall be for a term of  
37 one year, one for a term of two years, two for a term of three  
38 years and two for a term of four years.

39 Vacancies in the membership of the commission shall be filled for  
40 the unexpired terms only in the same manner as the original ap-  
41 pointments were made. Members shall receive no compensation for  
42 their services but shall be entitled to reimbursement for expenses  
43 incurred in the performance of their official duties.

44 *\*\*Members of the commission shall be subject to the provisions*  
45 *of the "New Jersey Conflicts of Interest Law," P. L. 1971, c. 182*  
46 *(C. 52:13D-12 et seq.).\*\**

1 3. (New section) The commission shall meet for the purpose of  
2 organization as soon as may be practical after the appointment of

3 its members. The Governor shall select a chairman, who shall serve  
 4 at the pleasure of the Governor, from among the public members  
 5 and the members of the commission shall annually select a vice-  
 6 chairman from among the representatives of the public or municipal  
 7 or county governments. **\*\*[Eleven]\*\*** *\*\*Nine\*\** members of the  
 8 commission shall constitute a quorum and no matter requiring  
 9 action by the full commission shall be undertaken except upon the  
 10 affirmative vote of not less than **\*\*[eleven]\*\*** *\*\*nine\*\** members.  
 11 The commission shall meet at the call of its chairman or upon the  
 12 written request of at least **\*\*[eleven]\*\*** *\*\*nine\*\** members.

1 4. (New section) The commission shall:

2 a. Prepare and adopt within 18 months after the enactment of  
 3 this act, and revise and readopt at least every three years there-  
 4 after, the State Development and Redevelopment Plan, which shall  
 5 provide a coordinated, integrated and comprehensive plan for the  
 6 growth, development, renewal and conservation of the State and its  
 7 regions and which shall identify areas for growth, agriculture, open  
 8 space conservation and other appropriate **\*\*[designations]**. The  
 9 plan shall incorporate State, county and municipal land use, en-  
 10 vironmental, capital and economic development plans and pro-  
 11 grams, including any existing State master plans concerning na-  
 12 tural resources or infrastructure elements, to the extent that the  
 13 plans and programs are consistent with the provisions of section 5  
 13A of this act**\*\*;**

14 b. Prepare and adopt as part of the plan a long-term **\*\*[Capital**  
 15 **Improvement]\*\*** *\*\*Infrastructure\*\** Needs Assessment, which  
 16 shall provide information on present and prospective conditions,  
 17 needs and costs with regard to State, county and municipal capital  
 17A *facilities\*\**, including water, sewer, transportation, solid waste  
 17B *drainage, flood protection, shore protection and related capital*  
 17C *facilities\*\**;

18 c. Develop and promote procedures to facilitate cooperation and  
 19 coordination among State agencies and local governments with  
 20 regard to the development of plans, programs and policies which  
 21 affect land use, environmental, capital and economic development  
 22 issues;

23 d. Provide technical assistance to local governments in order to  
 24 encourage the use of the most effective and efficient planning and  
 25 development review data, tools and procedures;

26 e. Periodically review State and local government planning pro-  
 27 cedures and relationships and recommend to the Governor and the  
 28 Legislature administrative or legislative action to promote a more  
 29 efficient and effective planning process;

30 f. Review any bill introduced in either house of the Legislature  
 31 which appropriates funds for a capital project and *\*\*may\*\** study  
 32 the necessity, desirability and relative priority of the appropria-  
 33 tion by reference to the State Development and Redevelopment  
 34 Plan, and *\*\*may\*\** make recommendations to the Legislature and  
 35 to the Governor concerning the bill; and  
 36 g. Take all actions necessary and proper to carry out the pro-  
 37 visions of this act.

1 5. (New section) The State Development and Redevelopment  
 2 Plan shall be designed to *\*\*represent a balance of development  
 2A and conservation objectives best suited to meet the needs of the  
 2B State. The plan shall\*\**:

3 a. Protect the natural resources and qualities of the State<sup>\*\*</sup>[. The  
 4 resources shall include]<sup>\*\* \*\*</sup>, *including, but not limited to,\*\** agri-  
 5 cultural development areas, fresh and saltwater wetlands, flood  
 6 plains, stream corridors, aquifer recharge areas, steep slopes, areas  
 7 of unique flora and fauna, and areas with scenic, historic, cultural  
 7A and recreational values;

8 b. Promote <sup>\*\*</sup>[economic]<sup>\*\*</sup> development and redevelopment in  
 9 <sup>\*\*</sup>[locations where highway and transit capacity, sewerage, water  
 10 supply, and other physical infrastructure facilities and public  
 11 services are available or can be provided at the least public cost]<sup>\*\*</sup>  
 12 *\*\*a manner consistent with sound planning and where infrastruc-  
 13 ture can be provided at private expense or with reasonable ex-  
 14 penditures of public funds. This should not be construed to give  
 15 preferential treatment to new construction\*\**;

16 c. <sup>\*\*</sup>[Eliminate to the maximum extent practical any conflicts  
 17 and inconsistencies between the development and conservation  
 18 objectives of adjoining municipalities and counties, or between de-  
 19 velopment, conservation, and the general welfare of counties and  
 20 other special purpose or regional agencies;]<sup>\*\* \*\*</sup>*Consider input  
 21 from State, county and municipal entities concerning their land  
 22 use, environmental, capital and economic development plans, in-  
 23 cluding to the extent practicable any State plans concerning na-  
 24 tural resources or infrastructure elements;\*\**

25 <sup>\*\*</sup>[d. Reflect the adopted functional plans of other State agen-  
 26 cies to the maximum extent practical;]<sup>\*\*</sup>

27 <sup>\*\*</sup>[e.]<sup>\*\* \*\*</sup>*d.\*\** Identify areas for growth, limited growth, agri-  
 28 culture, open space conservation and other appropriate designa-  
 29 tions that the commission may deem necessary;

30 <sup>\*\*</sup>[f.]<sup>\*\* \*\*</sup>*e.\*\** Incorporate a reference guide of technical plan-  
 31 ning standards and guidelines used in the preparation of the plan;  
 32 *\*\*and\*\**

33 . **\*\*[g.]\*\* \*\*f.\*\*** Coordinate planning activities and establish  
 34 Statewide planning objectives in the following areas: land use,  
 35 housing, economic development, transportation, natural resource  
 36 conservation, agriculture and farmland retention, recreation, urban  
 37 and suburban redevelopment, historic preservation, public facili-  
 38 ties and services, and intergovernmental coordination**\*\*[;]\*\* \*\*.\*\***

39 **\*\*[h.** Include quantitative current estimates and Statewide fore-  
 40 casts for population, employment, housing and land needs for de-  
 41 velopment and redevelopment; and

42 i. Set forth alternate growth and development strategies which  
 43 are likely to produce favorable environmental, social and economic  
 44 results. **\*\*]**

1 6. a. (New section) There is established in the Department of  
 2 the Treasury the Office of State Planning. The director of the  
 3 office shall be appointed by and serve at the pleasure of the Gov-  
 4 ernor. The director shall supervise and direct the activities of the  
 5 office and shall serve as the secretary and principal executive officer  
 6 of the State Planning Commission.

7 b. The Office of **\*\*State\*\*** Planning shall assist the commission  
 8 in the performance of its duties and shall:

9 (1) Publish an annual report on the status of the State Develop-  
 10 ment and Redevelopment Plan which shall describe the progress  
 11 towards achieving the goals of the plan, the degree of consistency  
 12 achieved among municipal, county and State plans, the capital needs  
 13 of the State, and progress towards providing housing where such  
 14 need is indicated;

15 (2) Provide planning service to other agencies or instrumentali-  
 16 ties of State government, review the plans prepared by them, and  
 17 coordinate planning to avoid or mitigate conflicts between plans;

18 (3) Provide advice and assistance to county and local planning  
 19 units; **\*\*[and]\*\***

20 (4) Review and comment on the plans of interstate agencies  
 20A where the plans affect this State**\*\*[.]\*\* \*\*,\*\***

21 **\*\* (5) Compile quantitative current estimates and Statewide fore-  
 21A casts for population, employment, housing and land needs for  
 21B development and redevelopment; and**

21C **(6) Prepare and submit to the State Planning Commission, as  
 21D an aid in the preparation of the State Development and Redevel-  
 21E opment Plan, alternate growth and development strategies which  
 21F are likely to produce favorable economic, environmental and social  
 21G results.\*\***

22 c. The director shall ensure that the responsibilities and duties  
 23 of the commission are fulfilled, and shall represent the commission



24 and promote its activities before government agencies, public and  
 25 private interest groups and the general public, and shall undertake  
 26 or direct such other activities as the commission shall direct or as  
 27 may be necessary to carry out the purposes of this act.

28 d. With the consent of the commission, the director shall assign  
 29 to the commission from the staff of the office at least two full-time  
 30 planners, a full-time liaison to local and county governments, and  
 31 such other staff, clerical, stenographic and expert assistance as he  
 32 shall deem necessary for the fulfillment of the commission's re-  
 33 sponsibilities and duties.

1 7. a. (New section) In preparing, maintaining and revising the  
 2 State Development and Redevelopment Plan, the commission shall  
 3 solicit and give due consideration to the plans, comments and advice  
 4 of each county and municipality\*\*, *State agencies designated by*  
 5 *the commission\*\** and other local and regional entities. Prior to  
 6 the adoption of each plan, the commission shall prepare and dis-  
 7 tribute a preliminary plan to each county planning board, municipal  
 8 planning board and other requesting parties\*\*, *including State*  
 8A *agencies and metropolitan planning organizations\*\**. Not less  
 8B than 45 nor more than 90 days thereafter, the commission shall  
 9 conduct a joint public informational meeting with each county plan-  
 10 ning board in each county for the purpose of providing information  
 11 on the plan, responding to inquiries concerning the plan, and re-  
 12 ceiving informal comments and recommendations from county and  
 13 municipal planning boards, local public officials and other interested  
 14 parties.

15 b. **\*[A]\*** *\*The commission shall negotiate plan cross-acceptance*  
 15A *with each county planning board, which shall solicit and receive*  
 15B *any findings, recommendations and objections concerning the plan*  
 15C *from local planning bodies. Each\* county planning board \*[may*  
 15D *elect to assume the affirmative responsibility for the negotiating]\**  
 15E *\*shall negotiate\* plan \*[and policy]\* cross-acceptance among the*  
 16 *local planning bodies within the county, \*[and]\* \*unless it\* shall*  
 17 *notify the commission in writing \*within 45 days\* of the \*[assump-*  
 18 *tion of]\* \*receipt of the preliminary plan that it waives\* this re-*  
 19 *sponsibility\*, in which case the commission shall designate an*  
 19A *appropriate entity, or itself, to assume this responsibility\**. Each  
 19B board *\*[which so elects]\* \*or designated entity\* shall, within six*  
 20 *months of receipt of the preliminary plan, file with the commission*  
 21 *a formal report of findings, recommendations and objections con-*  
 22 *cerning the plan, including a description of the degree of consis-*  
 23 *tency and any remaining inconsistency between the preliminary*  
 23A *plan and county and municipal plans. \*\*In any event, should any*

23B *municipality's plan remain inconsistent with the State Develop-*  
 23C *ment and Redevelopment Plan after the completion of the cross-*  
 23D *acceptance process, the municipality may file its own report with*  
 23E *the State Planning Commission, notwithstanding the fact that the*  
 24 *County Planning Board has filed its report with the State Plan-*  
 24A *ning Commission.\*\* \*The term cross-acceptance means a process*  
 24B *of comparison of planning policies among governmental levels*  
 24C *with the purpose of attaining compatibility between local, county*  
 24D *and State plans. The process is designed to result in a written*  
 24E *statement specifying areas of agreement or disagreement and areas*  
 24F *requiring modification by parties to the cross-acceptance.\**

25 c. Upon consideration of the formal reports of the county plan-  
 26 ning boards, the commission shall prepare and distribute a final  
 27 plan to county and municipal planning boards and other interested  
 28 parties. The commission shall conduct not less than six public hear-  
 29 ings in different locations throughout the State for the purpose of  
 30 receiving comments on the final plan. The commission shall give at  
 31 least 30 days public notice of each hearing in advertisements in at  
 32 least two newspapers which circulate in the area served by the hear-  
 33 ing and at least 30 days notice to the governing body and planning  
 34 board of each county and municipality in the area served by the  
 35 hearing.

36 d. Taking full account of the testimony presented at the public  
 37 hearings, the commission shall make revisions in the plan as it  
 38 deems necessary and appropriate and adopt the final plan by a  
 39 majority vote of its authorized membership no later than 60 days  
 40 after the final public hearing.

1 8. (New section) The commission shall adopt rules and regula-  
 2 tions to carry out its purposes, including procedures to facilitate  
 3 the solicitation and receipt of comments in the preparation of the  
 4 preliminary and final plan and to ensure a process for comparison  
 5 of the plan with county and municipal master plans, and procedures  
 6 for coordinating the information collection, storage and retrieval  
 7 activities of the various State agencies.

1 9. (New section) The commission shall be entitled to call to its  
 2 assistance any personnel of any State agency or county, munici-  
 3 pality or political subdivision thereof as it may require in order to  
 4 perform its duties. The officers and personnel of any State agency  
 5 or county, municipality or political subdivision thereof and any  
 6 other person may serve at the request of the commission upon any  
 7 advisory committee as the commission may create without forfei-  
 8 ture of office or employment and with no loss or diminution in the  
 9 compensation, status, rights and privileges which they otherwise  
 10 enjoy.

1 10. (New section) Each State agency or county, municipality or  
2 political subdivision thereof shall make available to the commission  
3 any studies, surveys, plans, data and other materials or informa-  
4 tion concerning the capital, land use, environmental, transportation,  
5 economic development and human services plans and programs of  
6 the agency, county, municipality or political subdivision.

1 11. (New section) Nothing in this act shall be construed to affect  
2 the plans and regulations of the Pinelands Commission pursuant to  
3 the New Jersey Pinelands Protection Act (P. L. 1979, c. 111), the  
4 Hackensack Meadowlands Development Commission pursuant to  
5 the Hackensack Meadowlands Development Act (P. L. 1968, c. 404),  
6 or the Department of Environmental Protection pursuant to the  
7 Coastal Area Facilities Review Act (P. L. 1973, c. 185). The State  
8 Planning Commission shall rely on the adopted plans and regula-  
9 tions of these entities in developing the State Development and Re-  
10 development Plan.

1 12. (New section) Sections 1 through 12 of this act shall be known  
2 and may be cited as the "State Planning Act."

1 13. Section 3 of P. L. 1975, c. 208 (C. 52:9S-3) is amended to  
2 read as follows:

3 3. a. The commission shall each year prepare a State Capital  
4 Improvement Plan containing its proposals for State spending for  
5 capital projects, *which shall be consistent with the goals and pro-*  
6 *visions of the State Development and Redevelopment Plan adopted*  
7 *by the State Planning Commission.* Copies of the plan shall be sub-  
8 mitted to the Governor and the Legislature no later than De-  
9 cember 1 of each year. The plan shall provide

10 (1) A detailed list of all capital projects of the State which the  
11 commission recommends be undertaken or continued by any State  
12 agency in the next three fiscal years, together with information as  
13 to the effect of such capital projects on future operating expenses  
14 of the State, and with recommendations as to the priority of such  
15 capital projects and the means of funding them;

16 (2) The forecasts of the commission as to the requirements for  
17 capital projects of State agencies for the four fiscal years next  
18 following such three fiscal years and for such additional periods, if  
19 any, as may be necessary or desirable for adequate presentation of  
20 particular capital projects, and a schedule for the planning and  
21 implementation or construction of such capital projects;

22 (3) A schedule for the next fiscal year of recommended appro-  
23 priations of bond funds from issues of bonds previously authorized;

24 (4) A review of capital projects which have recently been imple-  
25 mented or completed or are in process of implementation or  
26 completion;

27 (5) Recommendations as to the maintenance of physical prop-  
28 erties and equipment of State agencies;

29 (6) Recommendations which the commission deems appropriate  
30 as to the use of properties reported in subsection b. (6) of this  
31 section; and

32 (7) Such other information as the commission deems relevant  
33 to the foregoing matters.

34 b. Each State agency shall no later than August 15 of each year  
35 provide the commission with

36 (1) A detailed list of capital projects which each State agency  
37 seeks to undertake or continue for its purposes in the next three  
38 fiscal years, together with information as to the effect of such  
39 capital projects on future operating expenses of the State, and  
40 with such relevant supporting data as the commission requests;

41 (2) Forecasts as to the requirements for capital projects of such  
42 agency for the four fiscal years next following such four fiscal years  
43 and for such additional periods, if any, as may be necessary or  
44 desirable for adequate presentation of particular capital projects,  
45 and a schedule for the planning and implementation or construction  
46 of such capital projects;

47 (3) A schedule for the next fiscal year of requested appropria-  
48 tions of bond funds from issues of bonds previously authorized;

49 (4) A report on capital projects which have recently been imple-  
50 mented or completed or are in process of implementation or  
51 completion;

52 (5) A report as to the maintenance of its physical properties  
53 and capital equipment;

54 (6) Such other information as the commission may request.

55 c. Each State agency shall, when requested, provide the com-  
56 mission with supplemental information in addition to that to be  
57 available to the commission under the computerized record keeping  
58 of the Department of the Treasury, Bureau of Real Property  
59 Management, concerning any real property owned or leased by the  
60 agency including its current or future availability for other State  
61 uses.

62 d. A copy of the plan shall also be forwarded to the Division of  
63 Budget and Accounting each year upon its completion, and the  
64 portion of the plan relating to the first fiscal year thereof shall, to  
65 the extent it treats of capital appropriations in the annual budget  
66 constitute the recommendations of the commission with respect to  
67 such capital appropriations in the budget for the next fiscal year.

1 \*14. Section 3.1 of P. L. 1975, c. 291 (C. 40:55D-4) is amended  
2 to read as follows:

3 3.1. "Days" means calendar days.

4 "Density" means the permitted number of dwelling units per  
5 gross area of land to be developed.

6 "Developer" means the legal or beneficial owner or owners of  
7 a lot or of any land proposed to be included in a proposed develop-  
8 ment, including the holder of an option or contract to purchase,  
9 or other person having an enforceable proprietary interest in such  
10 land.

11 "Development" means the division of a parcel of land into two  
12 or more parcels, the construction, reconstruction, conversion, struc-  
13 tural alterations, relocation or enlargement of any building or other  
14 structure, or of any mining, excavation or landfill, and any use or  
15 change in the use of any building or other structure, or land or  
16 extension of use of land, for which permission may be required  
17 pursuant to this act.

18 "Development regulation" means a zoning ordinance, subdivi-  
19 sion ordinance, site plan ordinance, official map ordinance or other  
20 municipal regulation of the use and development of land, or amend-  
21 ment thereto adopted and filed pursuant to this act.

22 **["Division" means the Division of State and Regional Planning  
23 in the Department of Community Affairs.]**

24 "Drainage" means the removal of surface water or groundwater  
25 from land by drains, grading or other means and includes control  
26 of runoff during and after construction or development to minimize  
27 erosion and sedimentation, to assure the adequacy of existing and  
28 proposed culverts and bridges, to induce water recharge into the  
29 ground where practical, to lessen nonpoint pollution, to maintain  
30 the integrity of stream channels for their biological functions as  
31 well as for drainage, and the means necessary for water supply  
32 preservation or prevention or alleviation of flooding.

33 "Environmental commission" means a municipal advisory body  
34 created pursuant to P. L. 1968, c. 245 (C. 40:56A-1 et seq.).

35 "Erosion" means the detachment and movement of soil or rock  
36 fragments by water, wind, ice and gravity.

37 "Final approval" means the official action of the planning board  
38 taken on a preliminarily approved major subdivision or site plan,  
39 after all conditions, engineering plans and other requirements have  
40 been completed or fulfilled and the required improvements have  
41 been installed or guarantees properly posted for their completion,  
42 or approval conditioned upon the posting of such guarantees.

43 "Floor area ratio" means the sum of the area of all floors of  
44 buildings or structures compared to the total area of the site.

45 "Governing body" means the chief legislative body of the mu-

46 nicipality. In municipalities having a board of public works, "gov-  
47 erning body" means such board.

48 "Historic site" means any building, structure, area or property  
49 that is significant in the history, architecture, archeology or culture  
50 of this State, its communities or the nation and has been so desig-  
51 nated pursuant to this act.

52 "Interested party" means: (a) in a criminal or quasi-criminal  
53 proceeding, any citizen of the State of New Jersey; and (b) in the  
54 case of a civil proceeding in any court or in an administrative pro-  
55 ceeding before a municipal agency, any person, whether residing  
56 within or without the municipality, whose right to use, acquire, or  
57 enjoy property is or may be affected by any action taken under  
58 this act, or whose rights to use, acquire, or enjoy property under  
59 this act, or under any other law of this State or of the United  
60 States have been denied, violated or infringed by an action or a  
61 failure to act under this act.

62 "Land" includes improvements and fixtures on, above or below  
63 the surface.

64 "Lot" means a designated parcel, tract or area of land estab-  
65 lished by a plat or otherwise as permitted by law and to be used,  
66 developed or built upon as a unit.

1 15. Section 7.1 of P. L. 1975, c. 291 (C. 40:55D-12) is amended  
2 to read as follows:

3 7.1. Notice of applications. Notice pursuant to subsection a.,  
4 b., d., e., f. and g. of this section shall be given by the applicant  
5 unless a particular municipal officer is so designated by ordinance;  
6 provided that nothing contained herein shall prevent the applicant  
7 from giving such notice if he so desires. Notice pursuant to sub-  
8 sections a., b., d., e., f. and g. of this section shall be given at least  
9 10 days prior to the date of the hearing.

10 a. Public notice of a hearing on an application for development  
11 shall be given except for (1) conventional site plan review pursuant  
12 to section 34 of this act, (2) minor subdivisions pursuant to section  
13 35 of this act or (3) final approval pursuant to section 38 of this  
14 act; provided that the governing body may by ordinance require  
15 public notice for such categories of site plan review as may be  
16 specified by ordinance; and further provided that public notice  
17 shall be given in the event that relief is requested pursuant to  
18 section 47 or 63 of this act as part of an application for develop-  
19 ment otherwise excepted herein from public notice. Public notice  
20 shall be given by publication in the official newspaper of the  
21 municipality, if there be one, or in a newspaper of general circula-  
22 tion in the municipality.

23 b. Notice of a hearing requiring public notice pursuant to sub-  
24 section a. of this section shall be given to the owners of all real  
25 property as shown on the current tax duplicate, located in the State  
26 and within 200 feet in all directions of the property which is the  
27 subject of such hearing; provided that this requirement shall be  
28 deemed satisfied by notice to the (1) condominium association, in  
29 the case of any unit owner whose unit has a unit above or below  
30 it, or (2) horizontal property regime, in the case of any coowner  
31 whose apartment has an apartment above or below it. Notice shall  
32 be given by: (1) serving a copy thereof on the property owner as  
33 shown on the said current tax duplicate, or his agent in charge of  
34 the property, or (2) mailing a copy thereof by certified mail to the  
35 property owner at his address as shown on the said current tax  
36 duplicate.

37 Notice to a partnership owner may be made by service upon  
38 any partner. Notice to a corporate owner may be made by service  
39 upon its president, a vice president, secretary or other person  
40 authorized by appointment or by law to accept service on behalf  
41 of the corporation. Notice to a condominium association, horizontal  
42 property regime, community trust or homeowner's association,  
43 because of its ownership of common elements or areas located  
44 within 200 feet of the property which is the subject of the hearing,  
45 may be made in the same manner as to a corporation without  
46 further notice to unit owners, coowners, or homeowners on account  
47 of such common elements or areas.

48 c. Upon the written request of an applicant, the administrative  
49 officer of a municipality shall, within seven days, make and certify  
50 a list from said current tax duplicates of names and addresses of  
51 owners to whom the applicant is required to give notice pursuant  
52 to subsection b. of this section. The applicant shall be entitled  
53 to rely upon the information contained in such list, and failure to  
54 give notice to any owner not on the list shall not invalidate any  
55 hearing or proceeding. A sum not to exceed \$0.25 per name, or  
56 \$10.00, whichever is greater, may be charged for such list.

57 d. Notice of hearings on applications for development involving  
58 property located within 200 feet of an adjoining municipality shall  
59 be given by personal service or certified mail to the clerk of such  
60 municipality.

61 e. Notice shall be given by personal service or certified mail to  
62 the county planning board of a hearing on an application for  
63 development of property adjacent to an existing county road or  
64 proposed road shown on the official county map or on the county  
65 master plan, adjoining other county land or situated within 200  
66 feet of a municipal boundary.

67 f. Notice shall be given by personal service or certified mail to  
68 the Commissioner of Transportation of a hearing on an applica-  
69 tion for development of property adjacent to a State highway.

70 g. [Notice shall be given by personal service or certified mail  
71 to the director of the division of a hearing on an application for  
72 development of property which exceeds 150 acres or 500 dwelling  
73 units. Such notice shall include a copy of any maps or documents  
74 required to be on file with the municipal clerk pursuant to sub-  
75 section 6 b. of this act.] **\*\*[(Deleted by amendment, P. L. . . . .,**  
76 **c. . . . .)]\*\*** *\*\*Notice shall be given by personal service or certified*  
77 *mail to the State Planning Commission of a hearing on an applica-*  
78 *tion for development of property which exceeds 150 acres or 500*  
79 *dwelling units. The notice shall include a copy of any maps or*  
80 *documents required to be on file with the municipal clerk pursuant*  
81 *to subsection b. of section 6 of P. L. 1975, c. 291 (C. 40:55D-10).\*\**

82 h. The applicant shall file an affidavit of proof of service with  
83 the municipal agency holding the hearing on the application for  
84 development in the event that the applicant is required to give  
85 notice pursuant to this section.

86 i. Notice pursuant to subsections d., e., **\*\*[and]\*\*** f. [ , and g.]  
87 **\*\*and g.\*\*** of this section shall not be deemed to be required,  
88 unless public notice pursuant to subsection a. and notice pursuant  
89 to subsection b. of this section are required.

1 16. Section 19 of P. L. 1975, c. 291 (C. 40:55D-28) is amended  
2 to read as follows:

3 19. Preparation; contents; modification. a. The planning board  
4 may prepare and, after public hearing adopt or amend a master  
5 plan or component parts thereof, to guide the use of lands within  
6 the municipality in a manner which protects public health and  
7 safety and promotes the general welfare.

8 b. The master plan shall generally comprise a report or state-  
9 ment and land use and development proposals, with maps, dia-  
10 grams and text, presenting, where appropriate, the following  
11 elements:

12 (1) A statement of objectives, principles, assumptions, policies  
13 and standards upon which the constituent proposals for the physi-  
14 cal, economic and social development of the municipality are based;

15 (2) A land use plan element (a) taking into account the other  
16 master plan elements and natural conditions, including, but not  
17 necessarily limited to, topography, soil conditions, water supply,  
18 drainage, flood plain areas, marshes, and woodlands; (b) showing  
19 the existing and proposed location, extent and intensity of develop-  
20 ment of land to be used in the future for varying types of residen-



21 tial, commercial, industrial, agricultural, recreational, educational  
22 and other public and private purposes or combination of purposes,  
23 (c) showing the existing and proposed location of any airports  
24 and the boundaries of any airport hazard areas delineated pur-  
25 suant to the "Air Safety and Hazardous Zoning Act of 1983," P. L.  
26 1983, c. 260 (C. 6:1-80 *et seq.*), and (d) including a statement of  
27 the standards of population density and development intensity  
28 recommended for the municipality;

29 (3) A housing plan element, including but not limited to, residen-  
30 tial standards and proposals for the construction and improvement  
31 of housing;

32 (4) A circulation plan element showing the location and types  
33 of facilities for all modes of transportation required for the effi-  
34 cient movement of people and goods into, about, and through the  
35 municipality;

36 (5) A utility service plan element analyzing the need for and  
37 showing the future general location of water supply and distribu-  
38 tion facilities, drainage and flood control facilities, sewerage and  
39 waste treatment, solid waste disposal and provision for other re-  
40 lated utilities;

41 (6) A community facilities plan element showing the location  
42 and type of educational or cultural facilities, historic sites, libraries,  
43 hospitals, firehouses, police stations and other related facilities,  
44 including their relation to the surrounding areas;

45 (7) A recreation plan element showing a comprehensive system  
46 of areas and public sites for recreation;

47 (8) A conservation plan element providing for the preservation,  
48 conservation, and utilization of natural resources, including, to  
49 the extent appropriate, open space, water, forests, soil, marshes,  
50 wetlands, harbors, rivers and other waters, fisheries, wildlife and  
51 other natural resources;

52 (9) An energy conservation plan element which systematically  
53 analyzes the impact of each other component and element of the  
54 master plan on the present and future use of energy in the munici-  
55 pality, details specific measures contained in the other plan ele-  
56 ments designed to reduce energy consumption, and proposes other  
57 measures that the municipality may take to reduce energy con-  
57A sumption and to provide for the maximum utilization of renewable  
58 energy sources; and

59 (10) Appendices or separate reports containing the technical  
60 foundation for the master plan and its constituent elements.

61 c. The master plan and its plan elements may be divided into

62 subplans and subplan elements projected according to periods  
63 of time or staging sequences.

64 d. The master plan shall include a specific policy statement indi-  
65 cating the relationship of the proposed development of the munici-  
66 pality, as developed in the master plan to (1) the master plans of  
67 contiguous municipalities~~[,]~~ **\*\*[and]\*\*** **\*\*,\*\*** (2) the master plan  
68 of the county in which the municipality is located **\*[and]** (3) any  
68 comprehensive guide plan pursuant to section 15 of P. L. 1961, c. 47  
70 (C. 13:1B-15.52)**]** **\*\*and (3) the State Development and Redevel-**  
71 **opment Plan adopted pursuant to the "State Planning Act," P. L.**  
72 **....., c. .... (now pending before the Legislature as Senate Bill**  
73 **No. 1464)\*\*.**

1 **\*\*17. There is appropriated from the General Fund to the De-**  
2 **partment of the Treasury the sum of \$750,000.00 to effectuate the**  
3 **purposes of this act.\*\***

1 **\*[14.] \* \*\*[\*17\*]\*\* \*\*18.\*\* Sections **\*\*1, 13,\*\*** 14 **\*\*[and]\*\***  
2 **\*\*,\*\*** 15 **\*\*and 16\*\*** of P. L. 1961, c. 47 (C. **\*\*[13:1B-15.51 and**  
3 **C. 13:1B-15.52]\*\*** **\*\*13:1B-5.1 and C. 13:1B-15.50 through C.**  
4 **13:1B-15.53\*\***) and **\*[section]\* \*sections\* 26 \*and 27\*** of P. L.  
5 1966, c. 293 (C. 52:27D-26 **\*and C. 52:27D-27\***) are repealed.**

1 **\*[15.] \* \*\*[\*18.]\* \*\*19.\*\*** This act shall take effect immedi-  
2 ately **\*\*but shall remain inoperative until the "Fair Housing Act,"**  
3 **P. L. ...., c. .... (now pending before the Legislature as Senate**  
4 **Committee Substitute for Senate Bills Nos. 2046 and 2334) becomes**  
5 **operative\*\*.**

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37 seeks to undertake or continue for its purposes in the next three  
 38 fiscal years, together with information as to the effect of such  
 39 capital projects on future operating expenses of the State, and  
 40 with such relevant supporting data as the commission requests;

41 (2) Forecasts as to the requirements for capital projects of such  
 42 agency for the four fiscal years next following such four fiscal years  
 43 and for such additional periods, if any, as may be necessary or  
 44 desirable for adequate presentation of particular capital projects,  
 45 and a schedule for the planning and implementation or construction  
 46 of such capital projects;

47 (3) A schedule for the next fiscal year of requested appropria-  
 48 tions of bond funds from issues of bonds previously authorized;

49 (4) A report on capital projects which have recently been imple-  
 50 mented or completed or are in process of implementation or  
 51 completion;

52 (5) A report as to the maintenance of its physical properties  
 53 and capital equipment;

54 (6) Such other information as the commission may request.

55 c. Each State agency shall, when requested, provide the com-  
 56 mission with supplemental information in addition to that to be  
 57 available to the commission under the computerized record keeping  
 58 of the Department of the Treasury, Bureau of Real Property  
 59 Management, concerning any real property owned or leased by the  
 60 agency including its current or future availability for other State  
 61 uses.

62 d. A copy of the plan shall also be forwarded to the Division of  
 63 Budget and Accounting each year upon its completion, and the  
 64 portion of the plan relating to the first fiscal year thereof shall, to  
 65 the extent it treats of capital appropriations in the annual budget  
 66 constitute the recommendations of the commission with respect to  
 67 such capital appropriations in the budget for the next fiscal year.

1 14. Sections 14 and 15 of P. L. 1961, c. 47 (C. 13:1B-15.51 and  
 2 C. 13:1B-15.52) and section 26 of P. L. 1966, c. 293 (C. 52:27D-26)  
 3 are repealed.

1 15. This act shall take effect immediately.

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#### STATEMENT

This bill establishes a State Planning Commission and an Office of State Planning in the Department of the Treasury. The principal duty of the commission, which would be staffed by the Office of Planning, would be to develop a State Development and Redevelopment Plan to serve as a coordinated and comprehensive guide

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for policies dealing with economic development, urban revitalization, natural resource conservation, land use planning, transportation improvements and capital expenditures. The commission would be composed of cabinet officials, representatives of county and municipal governments, legislators and members of the public. The bill requires an extensive process for consultation with county and municipal governments in the preparation of the plan.

There is currently no active unit of State government with a responsibility to undertake long range planning for State development and redevelopment, to coordinate the planning and development efforts underway in State agencies and the hundreds of local jurisdictions throughout the State, and to communicate State policies to local governments, the private sector and the general public.

Planning is an important function of State government. This bill seeks to ensure that New Jersey approaches the 21st century with a recognized and effective process with which it can chart the future.

The bill also repeals the statutory authorization for the Division of State and Regional Planning in the Department of Community Affairs. The division's mission will be continued under the new State Planning Commission.

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ASSEMBLY HOUSING AND URBAN POLICY  
COMMITTEE

STATEMENT TO

**SENATE, No. 1464**

with Senate committee amendments

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**STATE OF NEW JERSEY**

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DATED: SEPTEMBER 13, 1984

This bill would establish, in the Department of the Treasury, a State Planning Commission, the primary function of which would be to prepare, adopt and from time to time revise and update a "State Development and Redevelopment Plan". This plan is conceived of as a multi-purpose document intended to establish Statewide planning objectives, coordinate planning activities and guide policies concerning economic development, urban renewal, natural resource preservation, land use, transportation improvements and capital expenditures. The bill requires that the initial plan be adopted within 18 months of the effective date of the bill, and that it be updated "at least" every three years.

In addition to the formulation of this Plan — in which provision is made for consultation with county and local governments — the commission is also charged with the following responsibilities: (1) to prepare and adopt a long-term Capital Improvement Needs Assessment; (2) to develop and promote procedures to facilitate cooperation among State agencies and local governments; (3) to review State and local government planning procedures; and (4) to review any legislation which appropriates funds for a capital project.

To assist in the work of discharging these various responsibilities, the bill creates an Office of State Planning in the Department of the Treasury. The division would be headed by a director appointed by the Governor and serving during his pleasure, who would also be "secretary and principal executive officer" of the commission. This office would be required to publish annually a report on the status of the State Development and Redevelopment Plan.

The commission would consist of 21 members, as follows:

- (1) the State Treasurer and "four other cabinet members" appointed by the Governor and serving at his pleasure;
- (2) two "other members of the executive branch of State Government" appointed by and serving at the pleasure of the Governor;

(3) four persons — not more than two to be of the same political party — to represent county and municipal governments, at least one of whom shall represent the interest of urban areas, to be appointed by the Governor, with the advice and consent of the Senate. These are to serve four-year terms, except that the initial appointments shall be staggered to result in the expiration of one term in every year;

(4) two members of the Senate and two members of the General Assembly, to serve during the two-year legislative term in which they are appointed. The representation of each House must be bipartisan;

(5) six public members, not more than three of whom may be of the same political party, to be appointed by the Governor with the advice and consent of the Senate, and to serve for terms of four years, except that the initial appointments shall be staggered so that not more than two terms expire in any one year. It is required that one of these members be a professional planner.

Prior to adopting a State Development and Redevelopment Plan, the commission is required, first, to distribute the preliminary plan to local and county planning boards; second, to follow this distribution with a “public information meeting” in each county; and third, after receiving responses to its preliminary plan, to hold at least six public hearings on the final version of its proposed plan. After the hearings, the commission shall proceed to make any revisions it deems necessary, and to adopt the final plan — adoption requiring a majority vote of the authorized membership of the commission.

This bill repeals (in section 17) four statutory sections that relate to the establishment and functions of the former Division of State and Regional Planning in the Department of Community Affairs, the functions of which the commission and office created by the bill are designed to supersede. It also amends several other statutes to delete mention of or reference to that division.

Senate Bill No. 1464 with Senate committee amendments is reported favorably, without amendment, upon motion of Mr. Watson, seconded by Mr. Charles, and adopted by the following vote: Aye — Mr. Schwartz, Mr. Watson, Mr. Charles, Mrs. Cooper (4); Nay — Mr. Miller (1).

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ASSEMBLY REVENUE, FINANCE AND APPROPRIATIONS  
COMMITTEE

STATEMENT TO

**SENATE, No. 1464**

[OFFICIAL COPY REPRINT]

with Assembly committee amendments

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**STATE OF NEW JERSEY**

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DATED: JUNE 24, 1985

PROVISIONS

As amended by the committee, this bill establishes a 17-member State Planning Commission and an Office of State Planning, both in the Department of the Treasury. The bill appropriates \$750,000.00 to the Department of the Treasury for implementation.

The commission would be composed of cabinet officials, representatives of county and municipal governments and public members. The commission's primary function is to prepare, adopt, and, as needed, revise and update a "State Development and Redevelopment Plan." This plan, when adopted, will replace the existing "State Development Guide Plan." The new plan is to be formulated and maintained in consultation with local governments and is intended to establish State-wide planning objectives; coordinate planning activities; and guide policies concerning economic development, urban renewal, natural resource preservation, land use, other infrastructure improvements and capital expenditures.

Other functions assigned to the commission include:

- (1) Preparing and adopting a long-term Infrastructure Needs Assessment;
- (2) Developing and promoting procedures to facilitate planning and policy cooperation among State agencies and local governments;
- (3) Providing technical assistance to local governments; and
- (4) Reviewing any legislation which appropriates funds for a capital project.

The Office of State Planning, which shall provide staff services to the State Planning Commission, is headed by a director to be appointed by the Governor. The director will also serve as secretary and principal executive officer of the commission. The Office of State Planning, in assisting the commission, shall publish an annual report on the status of the State Development and Redevelopment Plan; provide planning services to other State agencies; advise and assist local planning units;

review plans of interstate agencies affecting New Jersey; compile data to estimate and forecast population, employment, housing and land needs; and design alternate growth and development strategies.

The bill repeals several sections of law and amends several others relating to the establishment and functions of the former Division of State and Regional Planning in the Department of Community Affairs. The State Planning Commission and the Office of State Planning are to replace the former division in conducting those functions outlined in the bill.

#### COMMITTEE AMENDMENTS

At the sponsor's request, the committee amended the bill to incorporate certain provisions of a companion bill, Senate Bill No. 2030 (OCR). This latter bill was drafted solely to amend and supplement Senate Bill No. 1464 (OCR) and the committee amendments combine the substance of the two bills into one. The major provisions of Senate Bill No. 2030 (OCR) added by amendment are:

- that a municipality may file its own report with the State Planning Commission, even if its plan is inconsistent with the State Development and Redevelopment Plan after completion of the cross-acceptance process, notwithstanding that the county planning board has filed its report with the commission;
- that various technical and reporting changes be made in certain sections of Senate Bill No. 1464 (OCR); and
- that an appropriation of \$750,000.00 be made to support the activities of the State Planning Commission and Office of State Planning.

Other committee amendments include the following:

- There will not be legislative representation on the State Planning Commission, reducing commission membership from 21 to 17;
- Commission members will be subject to the New Jersey Conflicts of Interest Law;
- An affirmation that the commission promote all aspects of development and redevelopment, with priority given to the rehabilitation of existing capital facilities; and
- The bill will become operative when the "Fair Housing Act," now pending as Senate Committee Substitute for Senate Bill No. 2046 and 2334, becomes operative.

The committee favorably reports this bill, which is identical to Assembly Bill No. 1810 (OCR), also amended and reported favorably.

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SENATE STATE GOVERNMENT, FEDERAL AND  
INTERSTATE RELATIONS AND VETERANS AFFAIRS  
COMMITTEE

STATEMENT TO  
**SENATE, No. 1464**  
with Senate committee amendment

**STATE OF NEW JERSEY**

DATED: JUNE 11, 1984

This bill establishes a 21-member State Planning Commission in the Department of the Treasury. The commission would be composed of cabinet officials, representatives of county and municipal governments, legislators, and public members. The commission's main function is to prepare, adopt, and revise a State Development and Redevelopment Plan. The plan is a multipurpose document intended to establish State-wide planning objectives, coordinate planning activities, and guide policies concerning economic development, urban renewal, natural resource preservation, land use, transportation improvements and capital expenditures. The legislation provides for consultation with county and municipal officials in the preparation of the plan. In addition to promulgating the plan, the commission shall:

- (1) prepare and adopt a long-term Capital Improvement Needs Assessment;
- (2) develop and promote procedures to facilitate cooperation and coordination among State agencies and local governments;
- (3) provide technical assistance to local governments;
- (4) review State and local government planning procedures; and
- (5) review any legislation which appropriates funds for a capital project.

To assist the commission in the performance of its duties, an Office of State Planning is established in the Department of the Treasury. The office shall publish an annual report on the status of the State Development and Redevelopment Plan, coordinate planning, and provide advice and assistance to county and local planning units.

This bill repeals the statutory authorization for the Division of State and Regional Planning in the Department of Community Affairs.

The committee amended the bill to provide for plan cross-acceptance with county planning boards and to eliminate references to the Division of State and Regional Planning in existing laws.



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# OFFICE OF THE GOVERNOR

## NEWS RELEASE

**CN-001****Contact:** CARL GOLDEN  
609-292-8956**TRENTON, N.J. 08625****Release:** THURS., JAN. 2, 1986

Governor Thomas H. Kean today signed legislation establishing a 17-member State Planning Commission and an Office of State Planning to develop a coordinated, integrated and comprehensive plan for the growth and development of the State.

Kean signed the bill, S-1464, at a public ceremony in his office. The legislation was sponsored by Senator Gerald Stockman, D-Mercer.

The major function of the Commission will be the development of a State Development and Redevelopment Plan to serve as the basis for identifying areas of growth, limited growth, agriculture, open space designations and any other areas the Commission deems necessary.

The plan will also coordinate the State's planning activities and provide planning objectives in the areas of housing, land use, economic development, transportation, natural resource conservation, agriculture and farmland retention, recreation, urban and suburban redevelopment, historic preservation and public facilities and services.

The plan will also serve as the basis for determining low and moderate income housing obligations under the Mount Laurel court decisions through its designation of the State's growth areas.

The Commission is also required to adopt a long-term infrastructure needs assessment to provide information on water, sewer, transportation, solid waste, drainage, flood protection, shore protection and related capital facilities.

- more -

The Commission membership is comprised of five Cabinet officers to be designated by the Governor, two other members of the Executive Branch, four representatives of municipal and county governments, and six public members to be appointed by the Governor and confirmed by the Senate.

The Office of State Planning created by the legislation is to be located in the State Department of the Treasury and to serve as a research and strategy agency for the Commission.

# # # #

OFFICE OF  
NEW JERSEY STATE PLANNING

STATE DEPARTMENT OF THE TREASURY  
TREASURY BUILDING  
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