



**March 14, 2013**

# **Making the Land Use- Sustainability-Economic Development Connection: Policies and Projects**

- Paul Beyer, New York State Department of State
- Chris Carrick, CNY Regional Planning and Development Board
- Ben Sio, CenterState Corporation for Economic Opportunity

# Plan for the Day

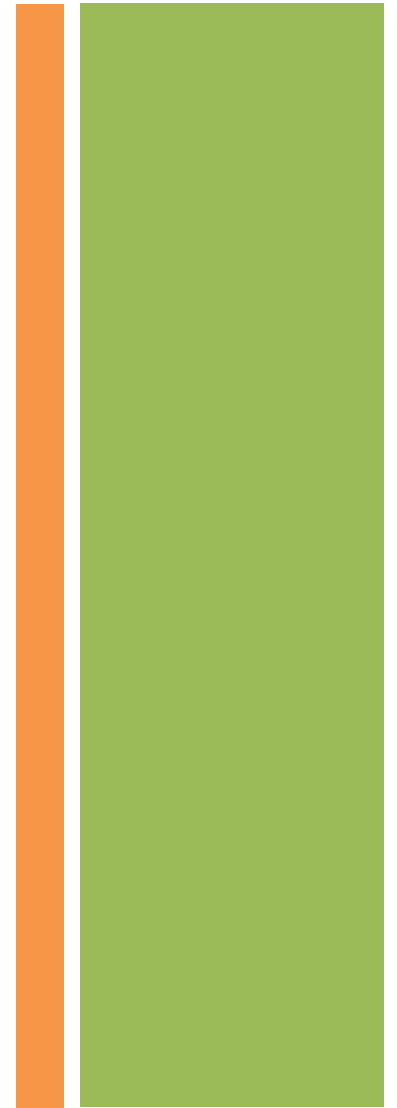
- I. Priorities
- II. Projects
- III. Interactive Exercise

*Outcome for Today: To give participants tools and understanding of local and state planning principles*



# State Priorities

- Economy
- Environment
- Equity



The “Three E’s” of Smart Growth

# State Priorities

“Smart growth is development that serves the economy, community, and the environment. It provides a framework for communities to make informed decisions about how and where they grow. Smart growth makes it possible for communities to grow in ways that support economic development and jobs; create strong neighborhoods with a range of housing, commercial, and transportation options; and achieve healthy communities that provide families with a clean environment. In so doing, smart growth provides a solution to the concerns facing many communities about the impacts of the highly dispersed development patterns characteristic of the past 50 years.”

Smart Growth Network

Smart Growth Defined

# State Priorities

- Compact Development
- Mix of Land Uses
- Concentrated Development (infill/re-development) in “Municipal Centers”
- Walkable/Bikable/Transit-Accessible Design – “Complete Streets”
- Variety of Housing Options – different ages, incomes, household composition
- Safe, Accessible Public Spaces
- Street Connectivity
- Strategically-Preserved Open Space/Agricultural Land/Natural Habitats

Planning Principles of Smart  
Growth

# State Priorities

## The Land Use/Transportation Infrastructure Connection

### A 'CHICKEN-AND-EGG' DEBATE

On the relationship between land use and transportation, the late Senator Moynihan said:

“Highways determine land use, which is another way of saying they settle the future of the areas in which they are built.”

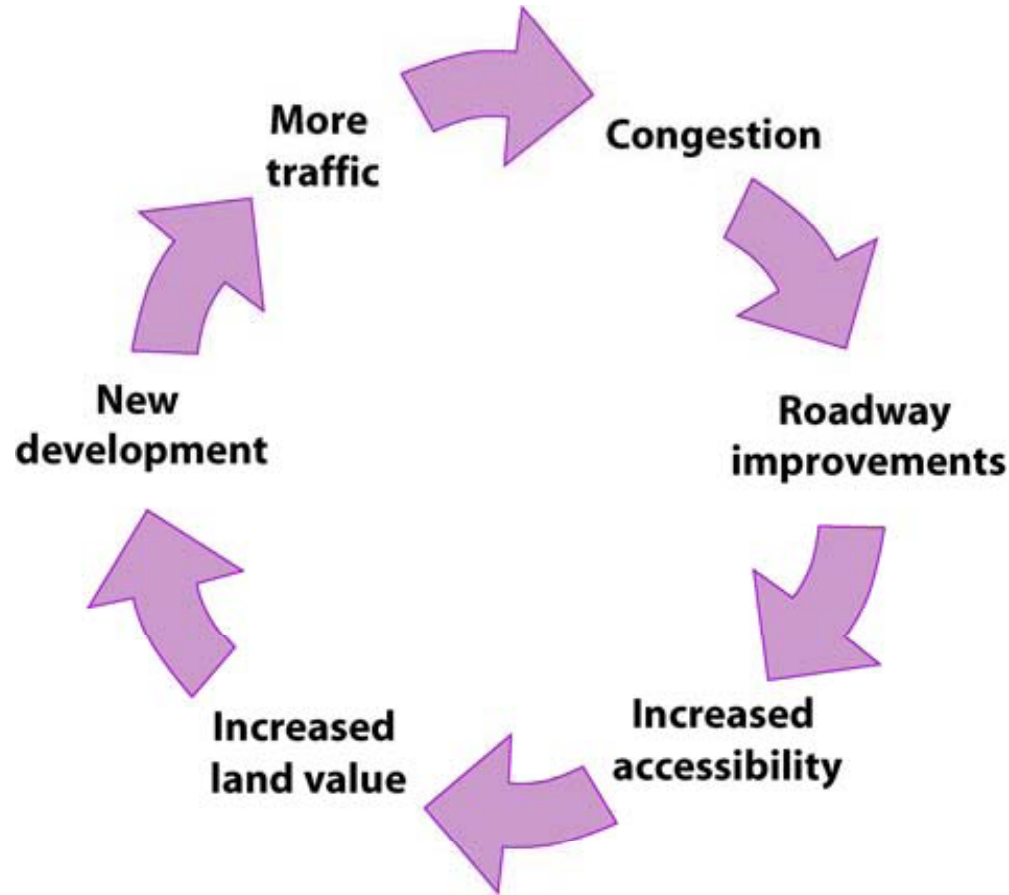
The American Planning Association went a step further:

“No single force has had a greater impact on the pattern of land development in American cities in this century [Twentieth] than highways.”



Smart Growth Infrastructure Act

# State Priorities



(Source: Syracuse Metropolitan Transportation Council Long Range Plan 2011)



# The Land Use-Transportation Cycle

# State Priorities

Smart Growth  
Public Infrastructure Policy Act  
(2010)

Complete Streets Act (2011)



**SUPPORTIVE PUBLIC POLICY**



# State Priorities

## TEN CRITERIA -- TWO BROAD CATEGORIES

“WHERE” – LOCATION

“HOW” – DESIGN; PROCESS; ENVIRONMENTAL FACTORS; SUSTAINABILITY

### ***NJ Future*** Smart Growth Scorecard:

“How do you know Smart Growth when you see it? Smart Growth has two primary features: the “where” and the “how.” It happens “where” development can be accommodated with minimal adverse impact to the environment, and in places where development takes maximum advantage of public investments already made. Smart Growth also addresses “how” the finished development will work with neighboring development to restore choices that are missing in places marked by sprawl: such as the choice to walk or use public transit, the choice to meet neighbors in attractive common spaces, or the choice to live in an apartment, a house, or a condominium.”

# SMART GROWTH CRITERIA

# State Priorities

## EXISTING INFRASTRUCTURE

“Fix-it-First”

## MUNICIPAL CENTERS

“areas of concentrated and mixed land uses that serve as centers for various activities”

- Environmental Justice Areas
- Transit-Oriented Development (TOD)
- Hardship Areas
- Brownfield Opportunity Areas
- Local Waterfront Revitalization Program Areas
- Downtowns/Main Streets
- Central Business Districts
- Areas Adjacent to Municipal Centers

## DEVELOPED AREAS/INFILL

- Municipal Plans, BOAs, LWRPs

**WHERE/LOCATION**

# State Priorities

## Complete Streets

### MOBILITY CHOICES

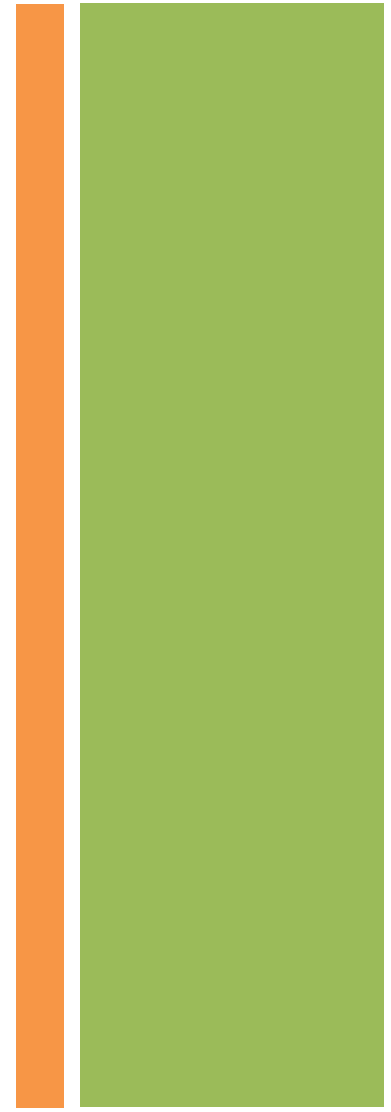
- Reduced Auto Dependency (Walkable, Bikable)
- Public Transportation



**HOW**

# State Priorities

One Mobility Option -- Cars



**COMPLETE STREETS**

# State Priorities

Several Mobility Options -- Car, Bike,  
Pedestrian, Transit



(Source: Project for Public Spaces -- Vision for a road remake in Orange Beach, Alabama)

**COMPLETE STREETS**

# State Priorities

Porous/Pervious Pavement



(Source: NYS DEC)



**COMPLETE STREETS**

# State Priorities

NYS DOT *GreenLITES* Program  
(Leadership in Transportation Environmental Sustainability)

<https://www.dot.ny.gov/programs/greenlites>



Source: NYS DOT

**COMPLETE STREETS**

# Regional Economic Development Councils

- \$1.5 billion has been distributed to projects in 2011 and 2012
- CNY Region has won **\$197.5 million** over first two rounds for 147 projects. Projects estimate to create over **3,000 jobs in 5 years**

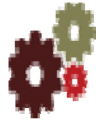




# CNY Regional Economic Development Council



# Key Strategies



Strengthen Targeted Industry Concentrations that Leverage Unique Economic Assets



Improve Competitiveness in, and Connections to, the Regional, National, and Global Economies



Revitalize our Region's Urban Cores, Main Streets, and Neighborhoods



# Vision CNY



- Regional sustainability plan
  - \$100 million available from RGGI funds
  - Phase I (planning) funding through the Cleaner Greener Communities Program for each region of NYS to develop a comprehensive sustainability plan
  - The plan addresses: energy, waste, infrastructure, land use, environment, economic development, and climate adaptation

**Cleaner Greener Communities Program**

# Vision CNY



- Regional sustainability plan
  - Plan includes a regional greenhouse gas inventory, baseline assessment of existing conditions, sustainability indicators and targets, identification of strategies and projects
  - Plan will enable communities to compete for implementation funds to be made available in 2013 and beyond through Phase II of the Cleaner Greener Communities Program

**Cleaner Greener Communities Program**

# Vision CNY



- Sustainability Vision:

- Encourage a reasonable increase in the region’s population from 791,500 people in 2012 to one million residents by 2050
- Enhance economic development, community vitality, and environmental stewardship
- Promote the wise use of the region’s energy resources
- Support New York State’s long-term goals of reducing GHG emissions by 80% by 2050, with a mid-term goal of reducing emissions by 40% by 2030

**Regional Sustainability Plan**

# Vision CNY



- Sustainability Projects Criteria:

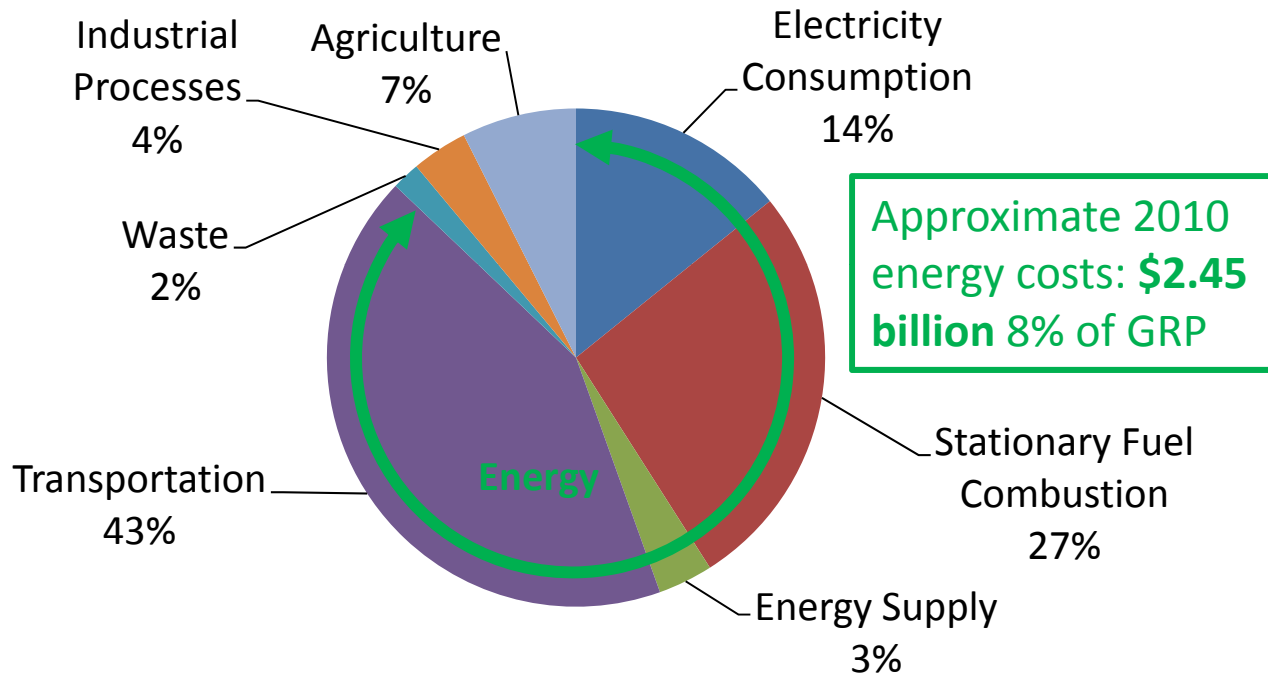
- Is it consistent with VisionCNY and other regional and local plans including REDC Strategic Plan?
- Will it support reasonable population, job and income growth?
- Does it result in significant GHG reductions and efficient energy use?
- Does it have a project sponsor and is it ready for implementation?
- Can it be replicated in communities?
- Can it leverage public and private sector investment?
- Does it provide geographic balance and representation?
- Does it strengthen the region’s resiliency?

**Regional Sustainability Plan**

# Vision CNY



## 2010 Central New York Emissions by Sector



# Regional GHG Inventory

“To the extent to which good, public infrastructure lays the foundation for future development,... we’ve laid the most important foundation for continued development in the district.”

-- Buffalo Developer Howard Zemsky

Larkin District -- Buffalo



Before...



Larkin District -- Buffalo

During...



Larkin District -- Buffalo

After...



Larkin District -- Buffalo

## Seneca Street Before...



Larkin District -- Buffalo

## Seneca Street After...



Larkin District -- Buffalo



Larkin District -- Buffalo



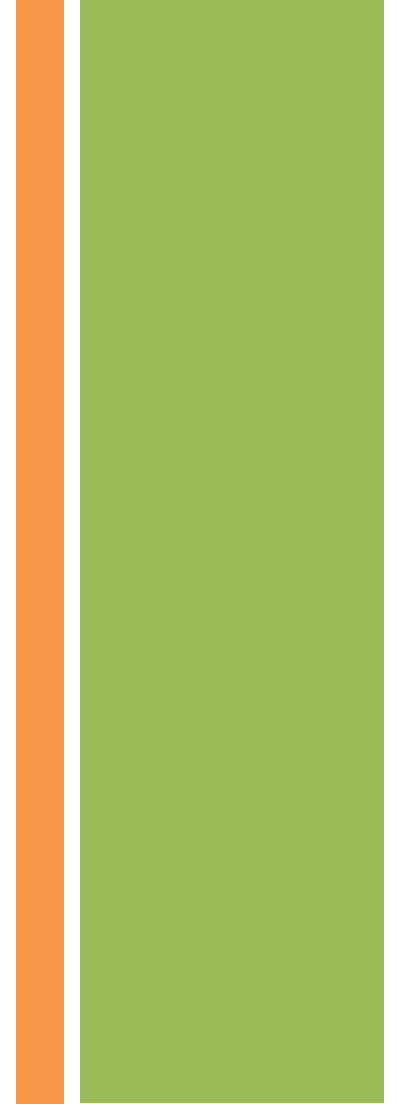
# Larkin District -- Buffalo

# Final Product – “Larkinville”/Larkin Square Buffalo, NY



Larkin District -- Buffalo





# Larkin District -- Buffalo



\$3 million  
awarded in  
Round 1  
\$1.5 million  
in Rnd 2  
Funding

Inner Harbor



\$4.3 million  
USDA award  
to SUNY-ESF

3,500 acres of  
marginal  
farmland

ReEnergy  
partnership

biomass to  
energy  
facilities

# SUNY-ESF Shub Willow Demonstration



\$420,000  
awarded in  
Round 2  
Funding

Inland Port



Over \$4  
million  
awarded in  
Round 1  
Funding

Cayuga Ingredients, LLC



\$1.75 million  
awarded in  
REDC Round  
II Funding

East Terminal  
Intermodal  
Connector  
project

further  
rail/site  
upgrades  
needed

1 MW solar  
PV and  
portside  
electrification



# Port of Oswego



\$3.6 million  
awarded in  
Round 1 \$1  
million in  
Round 2  
Funding

Kennedy Square



33 energy efficient, right-sized houses located on a 6.5 acre parcel on the east side of Syracuse

efficient urban design

management of energy and water resources

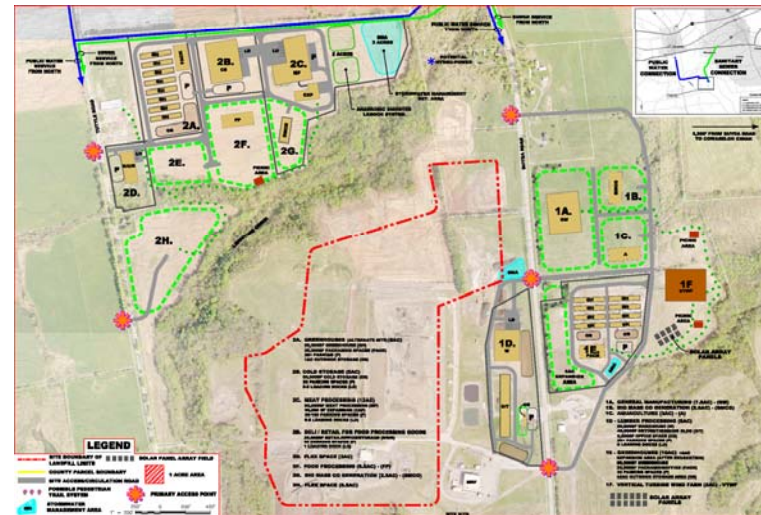
# Xavier Woods





\$837,500  
awarded in  
Round 1 \$1  
million in  
Rnd 2  
Funding

Merchants Commons



LFGTE

solar PV  
flexible  
landfill cap

sewer line to  
Oneida  
WWTP

water line

agricultural  
plastics  
recycling/  
renewable  
diesel fuel  
facility

# Madison County ARE Park

# Exercise

## Ground Rules:

1. Designate reporter
2. Review sample project or determine another example project
3. Determine how project fits within REDC strategies, State policies, and Vision CNY plan
4. Prepare 2-3 minute presentation on the project and how it fits within the framework

## Group Discussion

# Follow Up

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