

BRINGING SMART GROWTH TO THE TRI-STATE REGION

**Regional Plan Association's
9th Annual Regional Assembly**
Thursday, April 29, 1999
The Sheraton New York Hotel & Towers

FEATURING PRINCIPAL SPEAKERS
Mayor William A. Johnson, Jr.
City of Rochester, New York
and
Richard Moe
President, National Trust for Historic Preservation



JOHN H. BIGGS
Chairman, 1999 Regional Assembly
Chairman, President and Chief Executive Officer
Teachers Insurance and Annuity Association-College Retirement Equities Fund

Peter W. Herman, Esq.
Partner, Milbank, Tweed, Hadley & McCloy
Chair, Regional Plan Association

H. Claude Shostal
President
Regional Plan Association

P R O G R A M

7:30 AM	REGISTRATION AND CONTINENTAL BREAKFAST
8:15 AM	WELCOME <i>H. Claude Shostal, President, Regional Plan Association</i>
8:20 AM	“WHAT IS SMART GROWTH?” <i>Robert D. Yaro, Executive Director, Regional Plan Association</i>
8:30 AM	KEYNOTE ADDRESS <i>Mayor William A. Johnson, Jr.</i> <i>City of Rochester, New York</i> • Introduction by <i>Mark Green, NYC Public Advocate</i>
9:15 AM	WORKSHOP SESSION I
10:45 AM	WORKSHOP SESSION II
12:15 PM	NETWORKING/COCKTAIL HOUR
1:00 PM	LUNCHEON PROGRAM <i>Richard Moe</i> <i>President, National Trust for Historic Preservation</i> • Introduction by <i>Nancy Campbell, Chair, National Trust for Historic Preservation</i>
2:30 PM	SPECIAL AFTERNOON SESSION ON Y2K AND INFRASTRUCTURE

• • SESSION I - 9:15 to 10:35 AM • •

THE MTA CAPITAL PROGRAM: A YEAR OF DECISION

• Location: Princess Ballroom, 2nd floor •

This year is a critical one for the Region's transit system, the lifeline for our economy. Every five years the Metropolitan Transportation Authority develops a five-year capital program. The program determines how much and for what projects funds are to be spent to repair, upgrade and expand the network, and determines how those funds will be raised. The last three five-year programs, which invested \$20 billion, have been responsible for the remarkable turnaround of the system. The restoration of our existing system must continue, but we must now also invest in new capacity: the Long Island Railroad-Grand Central connection and **MetroLink**, the new rapid transit system that RPA recently announced. This panel, which has wide-ranging experience with transit in both the private and public sectors, will discuss the prospects for the MTA capital program. **This workshop will be repeated at Session II.**

MODERATOR: **Elliot Sander**, Director, Council on Transportation, NYU

PANELISTS: **Francis X. McArdle**, Managing Director, General Contractor's Association; **Gene Russianoff**, Staff Attorney, Straphangers Campaign; **Jeffrey M. Zupan**, Senior Fellow, RPA

SMART CORPORATE LOCATION: WHO IS COMING; WHO IS LEAVING

• Location: Versailles Ballroom, 2nd floor •

If we are to compete successfully with other world cities and regions, we need to understand our strengths and weaknesses. A panel of experts in corporate location decision-making will explore what kinds of companies are choosing to come to the Tri-state Region and what kinds of companies are leaving, and most importantly, why companies are making these decisions. Specific cases will be discussed. What is our image, how has it changed, and why? How important are high taxes and other costs of doing business? What do case examples tell us and how do we stack up against the competition? What trends can we identify and what industries appear to hold the most promise to insure our continued growth?

MODERATOR: **Peter H. Nachtwey**, Partner, Real Estate Solutions, Deloitte & Touche, LLP

PANELISTS: **Michael R. Cowan**, Senior Vice President, Corporate Real Estate & Purchasing, Merrill Lynch & Co.; **Joseph Ripp**, Chief Financial Officer, Time, Inc.; **Stevan A. Sandberg**, Executive Managing Director, Cushman & Wakefield, Inc.; **James Schriener**, Principal, Deloitte & Touche, Fantus Consulting

REGIONAL COMPACTS FOR SMART GROWTH

• Location: Royal Ballroom B, 2nd floor •

From Eastern Long Island to the Connecticut River Estuary to the Hudson River Valley, area-wide growth management and land conservation initiatives, many of them involving locally-initiated "compacts," are being implemented. Similar programs are being contemplated in the New Jersey Highlands and other special areas across the Tri-state Region. This panel will look at the success of these efforts, how they emerged and how they could be replicated in other parts of the Region.

MODERATOR: **Patricia Salkin**, Director, Government Law Center, Albany Law School

PANELISTS: **Tim Dillingham**, Executive Director, Highlands Coalition; **Kevin McDonald**, Vice President, Group for the South Fork, **David S. Sampson**, Executive Director, Hudson River Valley Greenway Communities Council

CUTTING EDGE IN SOMERVILLE: FROM EDGE CITY TO SUBURBAN CENTER

• Location: Liberty Suite 3, 3rd floor •

How do you transform a suburban landscape into a new pattern that can sustain the environment, promote economic development and reinforce the sense of identity for an eleven square mile area? Somerset County, identified by Joel Garreau as one of the prototype "Edge Cities," presents a unique problem. While it is considered a "Center" as defined in the New Jersey State Plan, it is actually three distinct sub-centers, the last two—Somerville and the Bridgewater Commons Mall—are linked by Route 22. Teams of landscape architects and urban designers will present the results of an intensive four-day workshop that demonstrates how regional highways, which are typically magnets for dislocated, automobile-oriented environments, can become corridors of sustainable growth.

MODERATOR: **Philip Langdon**, Author, "A Better Place to Live"

PANELISTS: **Patrick Condon**, James Taylor Chair in Landscape and Livable Environments, University of British Columbia; **Robert Bzik**, Director of Planning, Somerset County; **Stephen Dragos**, President, Somerset Alliance for the Future; **Robert Lane**, Director, Regional Design Program, RPA; **Carlos Rodrigues**, Manager, Special Projects, NJ Office of State Planning

• • SESSION I - 9:15 to 10:35 AM • •

STRENGTHENING NEW JERSEY'S STATE PLAN

• Location: Versailles Terrace, 2nd floor •

New Jersey is alone among the three states in the Region in having a state growth management plan. Governor Whitman has made improving the effectiveness of New Jersey's State Development and Redevelopment Plan one of her top priorities. Preparation of the new plan is well underway, and this panel will discuss ways that the plan can do a better job of guiding the investment and permitting decisions of state agencies, communities and developers.

MODERATOR: **Joseph J. Maraziti**, *Chairman, NJ State Planning Commission*

PANELISTS: **Candace Ashmun**, *Member, Pinelands Commission*; **Peter Reinhart**, *Vice President & General Counsel, K. Hovnanian Enterprises, Inc.*; **Richard W. Roper**, *Principal, The Roper Group*

WILL SMART GROWTH BENEFIT LOW-INCOME COMMUNITIES AND A DIVERSE POPULATION?

• Location: Royal Ballroom A, 2nd floor •

The "Smart Growth" movement contains both promise and questions for low-income communities and persons of color. By increasing the incentives to locate and invest in cities, smart growth can build on the recent revival of downtown economies and successful efforts by community-based organizations to revitalize depressed neighborhoods. However, it is unclear how the backlash against suburban sprawl will affect housing choices for African-Americans, Latinos and Asians who are moving to the suburbs in record numbers. Will it improve housing quality and values for residents of low-income neighborhoods and expand the number of transit-accessible communities or will it reduce the supply of affordable housing and the residential choices for low-income residents, immigrants and minorities? The panel will assess the potential impact of smart growth policies on low-income communities and the region's increasingly diverse population. Questions to be addressed include: Are smart growth strategies beneficial or harmful to poor neighborhoods and various racial and ethnic communities? How can we make a regional smart growth effort attractive to a racially and economically diverse constituency?

MODERATOR: **Hooper Brooks**, *Program Director, Surdna Foundation*.

PANELISTS: **Constance Beaumont**, *Director of State & Local Policy, National Trust for Historic Preservation*; **Raymond Ocasio**, *Executive Director, La Casa de Don Pedro*; **Philip Thompson**, *Associate Professor of Political Science Columbia University*; **Dennis Walcott**, *Executive Director, NY Urban League*.

CREATING PARKS AND PUBLIC SPACES IN THE NY/NJ HARBOR

• Location: Riverside Suite, 3rd floor •

Encompassing 1,500 square miles of open waters and 800 miles of urban waterfronts, the New York-New Jersey Harbor is poised to become one of the region's great open spaces. Thanks to billions of dollars invested in sewage treatment plants, the Harbor's water is now the cleanest it has been in 90 years. While persistent problems remain, it is clear that the days when the Harbor was considered only as an industrial waterway are long gone. There are still large numbers of underutilized industrial properties on the waterfront that could be used for new parks, wildlife habitat or water-enhanced development efforts. Governors Island and the proposed Brooklyn Bridge Park are just two of the many opportunities in NY & NJ where new parks could help transform the relationship that people have with the Harbor.

MODERATOR: **Kent L. Barwick**, *Director, The Waterfront Project*

PANELISTS: **Leah C. Healey**, *Trustee, Hudson River Park Conservancy and Partner, Maraziti, Falcon & Healey*; **Marc Matsil**, *Chief, Natural Resources Group, NYC Parks Department*; **Robert Pirani**, *Director, Environmental Programs, RPA*; **Warrie Price**, *Executive Director, Battery Park Conservancy and Harbor Park Administrator*

Y2K: THE REGIONAL PICTURE

• Location: Riverside Ballroom, 3rd floor •

The Year 2000 computer "bug" known as Y2K affects computer hardware, software and embedded processors that are unable to handle dates after December 31, 1999. Many of these devices, some of them critical to the region's transportation, information, financial and other systems, could fail on or before New Year's Day 2000, unless corrective actions are taken. This panel brings together Y2K experts from major institutions in the Region, all members of RPA's Y2K Task Force, to discuss the regional Y2K picture: what has been accomplished, what work remains to be done, and where the remaining risks lie.

PANELISTS: **Charles B. Conn**, *Director of Technology and Planning, Metropolitan Transportation Authority*

Michael Donnelly, *Year 2000 Program Customer Liaison, AT&T*; **Robert Green**, *Manager, Project 2000, Public Service Electric & Gas*

• • SESSION II - 10:45 AM to 12:05 PM • •

THE COSTS OF SPRAWL: WHAT ARE ITS FISCAL, TRANSPORTATION AND LAND USE IMPACTS?

• Location: Royal Ballroom A, 2nd floor •

An underlying assumption of Smart Growth is that unchecked sprawl saps economic strength by requiring additional spending on infrastructure, and by encouraging the inefficient use of scarce natural resources. Recently, the Transportation Research Board has issued *The Costs of Sprawl-Revisited*, a critical review of about 500 studies that have examined different aspects of the impacts of sprawl. In addition, several states and regions have had experience with smart growth strategies that have attempted to limit suburban and exurban growth. The panel will discuss what recent literature and experience tells us about what we know and do not know concerning the following questions: How does sprawl affect the costs of infrastructure, housing, transportation and public services? How does it affect our consumption of land, energy and other natural resources?

MODERATOR: Harriet Tregoning, Director of Urban & Economic Development Division, U.S. Environmental Protection Agency

PANELISTS: Thomas Condon, Columnist, *The Hartford Courant*; Robert Burchell, Professor, Center for Urban Policy Research; Julia Freedgood, Director of Farmland Advisory Services, American Farmland Trust; Ethan Seltzer, Director, Institute for Portland Metropolitan Studies

SMART CORPORATE LOCATION II: WHAT DO WE HAVE TO DO TO COMPETE MORE EFFECTIVELY?

• Location: Versailles Ballroom, 2nd floor •

Which smart growth strategies can make the Region more attractive to new and expanding companies and industries? What taxes and business costs are most important to address? How important is “quality of life,” and what does it mean to corporate location managers? What can we do to improve our quality of life rating? What transportation and other infrastructure investments are most critical? What workforce and education reforms would be most meaningful? Can the private sector be enlisted in advocating these investments in light of their high costs? Are there industry-specific initiatives that would help to attract and retain our key growth industries?

For moderator & panelists, refer to “Smart Corporate Location I” in Session I.

ADVANCING SMART GROWTH INITIATIVES IN NEW YORK AND CONNECTICUT

• Location: Versailles Terrace, 2nd floor •

Connecticut has just updated its advisory Conservation and Development Plan, but has no process to encourage consistent plans in the state’s 169 municipalities. New York has no state planning process of any kind, a distinction shared only with New Hampshire in the Northeast. RPA led unsuccessful efforts to create new incentive-based plans in both states in the early 1990s. This panel will discuss ways that emerging coalitions of business, environmental and civic groups can build on growing public concerns about sprawl and congestion to create “smart growth” plans for New York and Connecticut.

MODERATOR: Hon. Thomas A. DiNapoli, NYS Assembly

PANELISTS: Edward C. Farrell, Executive Director, NYS Conference of Mayors; James Findley, Associate Director of Public Policy & Advocacy, CT Conference of Mayors; David J. Miller, Executive Director, National Audubon Society of New York; Robert A. Wieboldt, Executive Vice President, Long Island Builders Institute

REGIONAL DOWNTOWN SUCCESS STORIES

• Location: Royal Ballroom B, 2nd floor •

RPA’s Third Regional Plan calls for attracting half the Region’s future employment growth into twelve “regional downtowns” and a network of revitalized suburban centers. New Jersey’s State Plan also calls for revitalization of that state’s urban centers. This panel will look at the success stories unfolding in several regional downtowns through case studies on revitalization efforts in Bridgeport, Stamford, Newark and Downtown Brooklyn.

MODERATOR: Thomas K. Wright, Deputy Director, NJ Office of State Planning

PANELISTS: Michael Friemuth, Director of Planning & Economic Development, City of Bridgeport; Marilyn Gelber, Executive Director, Independence Community Foundation; Mayor Dannel Patrick Malloy, City of Stamford, CT; Gail L. Thompson, Vice President of Design & Construction, NJ Performing Arts Center

Y2K FOR LOCAL GOVERNMENT

• Location: Riverside Ballroom, 3rd floor •

With only seven months to go before New Year’s Eve 1999, contingency planning and final remediation steps should be at the top of any local government unit’s agenda. In Session II, panelists with broad experience in helping local governments prepare for Y2K will share their insights on how best to use the time remaining. Refer to workshop description in Session I

MODERATOR: Hon. Andrew S. Eristoff, NYC Council

PANELISTS: Barbara Butler, Philmont Software Mill; John Gibb, Deputy Director, NY State Office Of Energy Management; Marc Pfeiffer, Deputy Director, NJ Division of Local Government Services

RPA

Regional Y2K Initiative

SPECIAL AFTERNOON SESSION ON Y2K AND INFRASTRUCTURE

Immediately after lunch, there will be a special meeting at which preliminary findings of three Y2K research papers will be discussed in public for the first time.

- A survey of **water, waste water, and solid waste systems** by former New York City DEP Commissioner Albert F. Appleton. Mr. Appleton is currently a Senior Fellow of RPA;
- An overview of **transportation systems** by RPA Senior Fellow Jeffrey M. Zupan and Eva Lerner-Lam, President of the Palisades Group;
- A report on **health care** by former Wall Street Journal health writer Alan Otten. Mr. Otten is now a staff writer for the Milbank Memorial Fund.

The special afternoon session will run from 2:30 to 4:45 and will be divided into two panels, one on health care alone and the other on water, waste water, solid waste and transportation. On both panels, the authors of the research papers will be joined by experts from the fields covered and there will be ample opportunity for questions from the audience.