

## **Ordinance Review Utilizing the Center for Watershed Protection's Code & Ordinance Worksheet**

The following ordinance reviews were conducted on six towns from the New Jersey Highlands and Kirkwood-Cohansey Clusters. This includes Lopatcong, Hampton, and Newton Townships from the New Jersey Highlands cluster and Bridgeton Township, Elmer, and Upper Deerfield Township from the Kirkwood-Cohansey Cluster. In this review, all chapters of town codes and ordinances were accessed via an online service, either eCode360.com or clerkshq.com. For this set of reviews, the Center for Watershed Protection's Code & Ordinance Worksheet was used. This worksheet is set up for ease of use so that, ideally, each community could fill it out as a self-evaluation. Each classification, suburban, rural, etc., has a list of questions divided into categories like "Street Width" or "Tree Conservation." Some town types have adjusted lists to either include or exclude different topics, like "Structured Parking," which is open for answer on the Urban and Highly Urban lists but is shaded gray on the other lists to mark it as something to ignore. This way the person or entity filling out the form will not have to spend time searching for code that does not exist.

To answer all of the questions, each town's code was read through to identify the chapters that would be relevant. All questions were answered with "yes," "no," "not applicable," or "codes are silent." If a town did not mention anything related to a question on the worksheet, the question was marked "codes are silent." If a question refers to the subject of another question that was previously answered with "codes are silent," then the answer is "N/A." Some answers were blocked off on certain questions, and if that interfered with the previous methods, then the next best answer was selected and reasoning noted. For each "yes" a town earns some amount of points depending on the importance of that question. Most of the questions are worth one (1) point, while some are worth two (2), and others worth 0.5. For answering "no," "N/A," or "codes are silent," no points are received, and at the end of the worksheet a percentage is calculated from how many points were earned out of the total possible points. For all six towns, the percentage range was 21% - 37%, so there is room for improvement everywhere.

For example, Hampton Township was completely silent on code related to the questions in the "Sidewalk" category. All rural towns have the same "Vegetated channel" answers. For all of the towns, their code was almost completely silent when it came to parking related questions. This may be due to that information being located in a source that was not available online. The worksheet describes questions (or principles) 26-94 as related to runoff reduction, and the percentage range for those questions is 20% to roughly 34%. Many of the local ordinances can be updated to encourage such activities as encouraging:

- the use of landscape features to manage stormwater runoff from parking lots
- more flexible development designs to utilize open space and cluster options
- encouraging the use of green infrastructure to disconnect rooftop runoff

- requiring the planting of trees at sites where none exist

While the municipalities are complying with existing regulations, local ordinances can be changed to encourage and/or require the use of green infrastructure techniques and low impact development practices to reduce the water quality impact from new development. These techniques and practices can also be applied to redevelopment areas. The next step should be to work with the municipalities to begin crafting more low impact development/green infrastructure friendly ordinances. The Association of New Jersey Environmental Commissions (ANJEC) may be a group that could provide assistance in this endeavor.

Question		Yes	No	N/A	Codes are Silent
<b>Lopatcong Township, Warren County</b>					
<b>Street Width</b>					
1	Is the minimum roadway width allowed for streets in neighborhoods with low volume roads (less than 400 average daily trips according to AASHTO, 2001) between 18-22 feet (where bicycle lanes are not present)?		X		
2	Are curb extensions that narrow the roadway (such as pinchpoints, gateways, and chicanes) permissible?				X
3	Are permeable paving materials allowable on low-use streets and/or parking lanes?				X
<b>Street Length</b>					
4	Does the subdivision, Planned Unit Development, or Unified Development ordinance identify reducing street length as a goal of neighborhood street design?				X
<b>Right-of-Way Width</b>					
5	Is the recommended right-of-way width for a low-volume residential street less than 45 feet?		X		
6	Does the code allow utilities to be placed under the paved section of the right-of-way to limit clearing and allow compact development footprint?				X
7	If street trees are required, is the planting area required to be at least 6 feet to provide sufficient rooting space to support large trees?		X		
<b>Cul-de-Sacs</b>					
8	Do the street or subdivision standards allow street layouts that minimize the use of cul-de-sacs?	1			
9	Is the minimum radius for cul-de-sacs 48 feet or less?	1			
10	Can a landscaped island be created within the cul-de-sac?				X
	<i>Yes, and the cul-de-sac must be graded to the island with an overflow to the storm drain system, so that it can be used for stormwater treatment (2 pts.)</i>				
	<i>Yes, but curbing is required or the island must be raised, limiting its use for stormwater treatment (1 pt.)</i>				
11	Are alternative turnarounds such as hammerheads and loop roads allowed?				
	<i>Yes, alternative turnarounds are specifically mentioned in the ordinance with specific design/construction guidance provided by reference</i>				
	<i>Yes, alternative turnarounds are allowed, but no specific guidance provided on design</i>	0.5			
<b>Vegetated Open Channels</b>					
12	Are open section vegetated channels allowed where density, topography, soils, and slope permit?				X
13	Are runoff reduction practices permissible within curb extensions or landscape strips?				X
<b>Parking Ratios</b>					
14	Do parking ratios reflect local parking demand?				
	<i>Yes, they are based on a local study of parking demand, or are based on ITE or ULI values and adjusted for local conditions.</i>				
	<i>No, we simply use the ITE or ULI values, base them on a neighboring community's standards, or we do not know where they came from.</i>				
15	Are parking requirements set as maximums?				X
<b>Parking Codes</b>					
16	Are shared parking arrangements allowed?				X
	<i>Yes, shared parking is allowed by-right (2 pts.)</i>				X
	<i>Yes, shared parking is allowed with special exception (1 pt.)</i>				X
17	Are parking ratios reduced if shared parking arrangements are in place?				X
18	Is the parking ratio reduced when multi-modal transit (e.g., mass transit, bike share or car share programs) is provided?				X
19	Can the number of parking spaces be reduced and additional parking be maintained as green space until needed for redevelopment projects?				X
20	Are parking credits provided when nearby on-street parking is available?				X
<b>Parking Lots</b>					
21	Is the minimum stall width for a standard parking space 9 feet or less?	1			
22	Is the minimum stall length for a standard parking space 18 feet or less?	1			
23	Is a fixed proportion (eg., 15%) of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?		X		
24	Can pervious materials be used for parking areas, including spillover or special event parking? (2 pts.)				X
<b>Structured Parking</b>					
25	Are there any incentives for developers to provide parking within garages rather than surface parking lots?				
<b>Parking Lot Runoff</b>					
26	Is a minimum percentage of a parking lot required to be landscaped? (2 pts.)	2			
27	Is the use of runoff reduction practices within landscaped areas, setbacks, or parking areas allowed? (give yourself 2 pts.)				X
28	Are flush curbs and/or curb cuts and depressed landscaped areas allowed so that runoff can be directed into vegetated landscaped islands or runoff reduction practices?	1			
29	Are dimensions for landscaped areas sufficient to plant large trees?				X
	<i>Yes, a minimum width 6 feet or greater is specified</i>				
	<i>No, a minimum width less than 6 feet is specified</i>				
30	Do vegetated stormwater management areas count toward required landscape minimums?				X
<b>Open Space Design</b>					
31	Do the ordinances require or allow open space subdivisions?				X
	<i>Yes, they are required in a designated open space zoning district (2 pts.)</i>				
	<i>Yes, open space designs are an allowable option (through an overlay zone) (1 pt.)</i>				
32	Is land conservation or impervious cover reduction a major stated goal or objective of the open space design ordinance?				
33	Is a minimum percentage of the buildable portion of the site required to be set aside as open space?		X		
	<i>Yes, at least 50% (2 pts.)</i>				
	<i>Yes, less than 50% (1 pt.)</i>				
34	Is the open space determined through a stepwise design process where open space is identified first?			X	
35	Is open space design a by-right form of development versus a more burdensome conditional use or warrant?			X	

## Notes

Width of streets is required to be at least 30ft, Chapter 203-4. Minimum width of local streets listed as 25ft, Chapter 243-45.

The only relevant language is that block dimensions are limited to 2,000ft, Chapter 243-45.

The current minimum right-of-way width for "local" streets is 50ft, Chapter 243-45.

Planting trees is encourage, with appropriate shade trees being provided, Chapter 243-46. The chapter of code related to trees does not specifically mention planting area sizes, but does say that the minimum distance trees must be from curbs and sidewalks is 1.5ft, so the minimum square footage of planting area would be 2.25 sqft, Chapter 219-10.

There is wording in the code saying dead end streets cannot be longer than 1,500 feet or contin 25 lots, which may act as a deterrent to cul-de-sacs, Chapter 243-45.

The minimum turnaround radius is 50ft, however the outside curb radius is minimum 40ft, Chapter 243-45.

Street name definitions dictate "court, crescent, or terrace" as loop streets, Chapter 243-45.

This section seems to be catered towards a town employee answering the questions, information on parking ratios are not located in the town code related to parking regulations.

Minimum is 9 ft for one passenger vehicles, minimum is 10 ft where shopping carts will be utilized, Chapter 243-49.

Minimum is 18 ft, Chapter 243-49.

"The minimum area of open space — in square feet — shall be calculated by multiplying the total number of parking spaces by 100. The required open space shall be distributed within the boundaries of the parking field in landscaped areas that separate parking bays; islands that separate parking stalls from access drives; and islands used to separate parking rows," Chapter 243-49.

"In lieu of solid raised curbs along the perimeter of islands required herein, the developer may substitute with flush curbs and wheel stops or raised curbs with curb cuts or bollards to allow for stormwater runoff from the parking area to discharge into vegetated islands as sheet flow," Chapter 243-49.

Specific dimensions are not mentioned, so it is entirely possible if the property built the landscaped areas large enough.

Code does not specify, but since vegetated islands were mentioned (and suggested) in Chapter 243-49 as a means of intercepting sheet flow, it is probable that this would be fine.

Open space is mentioned in the General design considerations section (47) of Chapter 243, however, a zoning district and overlay are not mentioned. There is no open space zone listed as a type of zone in Lopatcong.

Land conservation is mentioned in the language of Chapter 37 Open Space Trust Fund.

The process of determining open space is not mentioned in the code.

Question		Yes	No	N/A	Codes are Silent
36	Are flexible site design criteria available for developers that utilize open space or cluster design options (e.g., setbacks/lot lines, road widths, lot sizes and shapes)?			X	
37	Are density bonuses and/or penalties used to encourage use of open space design?			X	
	<i>Yes, density penalties are given for conventional development. (2 pts.)</i>				
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, up to an established maximum. (2 pts.)</i>				
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, with no cap on density bonuses. (1 pt.)</i>				
<b>Setbacks and Frontages</b>					
38	Are irregular lot shapes (e.g., pie-shaped, flag lots, zipper lots) allowed in the community?				X
39	Does the code allow for variances to setback and frontage requirements?	1			
<b>Sidewalks</b>					
40	Can minimum sidewalk widths for residential neighborhoods be reduced to 5 feet where safe and appropriate? (2 pts.)	2			
41	Can alternate pedestrian networks (e.g., paved trails through common areas, walkways and bike trails connecting cul-de-sacs to other streets) be substituted for sidewalks in the right-of-way?				X
42	Are alternative sidewalk designs that provide sufficient soil rooting volume for street trees (e.g., pop-outs or bulb-outs, curving sidewalks, tree islands) allowed?				X
43	Are alternative sidewalk construction materials that increase infiltration allowed?				X
<b>Driveways</b>					
44	Are minimum driveway widths 9 feet or less (one lane) or 18 feet or less (two lanes)?	1			
45	Can pervious materials (e.g., grass, gravel, permeable pavers, etc.) be used for residential driveways? (2 pts.)		X		
46	Can a "two track" design be used for residential driveways?				X
47	Are shared driveways permitted in residential developments?				X
<b>Open Space Management</b>					
48	Does the open space design ordinance require identification of an entity (e.g., conservation organization, community association) who will be responsible for managing the open space? (2 pts.)	2			
49	Can open space be managed by a land trust or other qualified public or private land conservation organization (e.g., municipal parks department) through conservation easements or transfer of ownership?				X
50	If open space cannot be managed by a third party, are there enforceable requirements to establish an association that can effectively manage the open space?	1			
51	Are secure and permanent funding arrangements required to be established for the long-term management and maintenance of open space?	1			
52	Are there standards for the open space requiring interconnections, prioritized lists of resources to be conserved, and access standards?		X		
53	Are allowable and unallowable uses for open space in residential developments defined?		X		
54	Are long-term management plans that conserve natural systems required for all open space areas?		X		
55	Is open space in a natural condition required to be protected in perpetuity by a binding conservation easement or similar legal instrument?		X		
<b>Rooftop Runoff</b>					
56	Can downspouts be disconnected such that rooftop runoff flows to storage tanks, pervious areas, runoff reduction practices, etc.? (2 pts.)		X		
57	Do current grading or drainage requirements allow for temporary ponding of stormwater on front yards or rooftops? (2 pts.)				X
58	Is temporary storage of rainwater in storage tanks (e.g., rain barrels or cisterns) permitted?				X
59	Do the stormwater BMP design specifications for green roofs address structural concerns (e.g. how to determine design load of roof)?				X
60	Do local plumbing codes allow harvested rainwater for exterior uses such as irrigation and non-potable interior uses such as toilet flushing?				X
<b>Buffer Systems</b>					
61	Do the development standards in the community require a vegetated buffer along waterways?	2			
62	Is the definition of waterway, or the regulated buffer, expansive enough to include (check all that apply):				
	<i>Perennial streams (0.5 pts.)</i>	0.5			
	<i>Ephemeral and intermittent streams (0.5 pts.)</i>	0.5			
	<i>Lakes (0.5 pts.)</i>	X			
	<i>Estuaries and shorelines (0.5 pts.)</i>	X			
	<i>Wetlands (0.5 pts.)</i>	X			
	<i>Vernal Ponds (0.5 pts.)</i>	X			
63	Is the minimum buffer width 50 feet or more?				
	<i>Yes, width is 100 feet or greater (2 pts.)</i>	2			
	<i>Yes, width is between 50-99 feet (1 pt.)</i>				
	<i>No, width is &lt; 50 feet</i>				
64	Are buffer widths greater for sensitive resources (e.g., designated high quality streams) or in certain zones (e.g., drinking water protection)?		X		
65	Is expansion of the buffer to include adjacent wetlands, steep slopes, or the 100-year floodplain required?			X	
<b>Buffer Management</b>					
66	Does the buffer ordinance specify that a minimum percentage of the buffer be maintained with native vegetation? (2 pts.)	2			
67	Does the buffer ordinance outline prohibited uses and permitted uses that have little impact to the vegetated buffer?	1			
68	Does the ordinance specify enforcement mechanisms?		X		
69	Does the buffer ordinance specify a preference for buffers to be located on a parcel of common ownership (e.g., a homeowners' association)?		X		
<b>Clearing and Grading</b>					
70	Is there any ordinance that requires the preservation of native soils, hydric soils, natural vegetation, or steep slopes at development sites? (2 pts.)	2			
71	Do regulations limit the total portion of the site that can be cleared?	1			
72	Are the limits of disturbance required to be shown on construction plans and physically marked at the site?	1			
73	Are reserve septic field areas allowed to be left undisturbed until needed?				X

**Notes**

Driveway frontage lengths can vary, either 150ft or less for driveways with one opening, or 151ft or more for driveways with 2 openings, Chapter 105-4.

Chapter 243: Zoning and land use already dictates minimum sidewalk width to be 4ft.

There is very little content relevant to sidewalks in the Lopatcong code.

In Chapter 243-45 residential single driveways have a minimum and maximum width of 8 and 20 ft, while double driveways of the same nature have a minimum and a maximum width of 16 and 20 ft. However, another chapter indicates that single-family homes need a minimum 12ft wide driveway which can reduce to 10ft once it leaves the right of way area. Multifamily, commercial, and industrial driveways cannot exceed 35ft wide, Chapter 105-7.

Chapter 243, Article XVIII Open Space Organization contains language on the ownership and management of open spaces.

The same article in the code discusses how ownership of the open space can be transferred, if the current owner is found unable to manage it properly.

An open space trust fund was established and is funded through an annual tax levy, as well as donations and bequests, Chapter 37-3.

It is believed to be no because of this wording "No person may discharge or allow to be discharged into the treatment works of the town or any participant any wastewater which causes pass through or interference or contributes to a violation of any parameter in the town's NJPDES permit or to a violation of a participant's Sewer Use Ordinance or which contains any of the following:" where roof runoff is included in the long list that follows, Chapter 183-20.

Special water resource protection areas are described as necessary to established in certain areas, Chapter 199-4.

Possibly, the description includes Category One waters designated by NJAC 7:9B, Chapter 199-4.

The width is 300 ft on either side of the waterway, 199-4.

It is mentioned that 150ft is the minimum buffer width, 199-4.

This is not mentioned specifically.

The minimum is 80% of all plants used, this information was found in a section of code related to "buffer strips" which may differ from the buffer systems this worksheet is referencing. I am giving it the benefit of the doubt that they refer to the same thing, Chapter 243-62.

Any encroachment or development in the buffer area needs to be reviewed and approved by the department (which department is unclear), Chapter 199-4.

Natural vegetation should be retained, and sediment should remain onsite, Chapter 128-2.

No more than 20%, Chapter 243-48.

Question		Yes	No	N/A	Codes are Silent	Notes
<b>Tree Conservation</b>						
74	Is a natural resources inventory required to identify and map natural areas? <i>Yes, and significant natural areas such as high quality forest stands, wildlife habitat and travel corridors, productive cropland, and specimen trees must be identified (2 pts.)</i> <i>Yes, but no requirements to assess resource quality. (1 pt.)</i>		X			
75	Is there an ordinance that requires conservation of some portion of forests, specimen trees, or other native vegetation at development sites? <i>Yes, specific conservation thresholds are identified (2 pts.)</i> <i>Answer Yes, no specific conservation thresholds identified (1 pt.)</i>	2				Areas designated as Ridgeline Protection Areas have sections of code dedicated to discussing their protection, Chapter 243 sections 48.1 and 65.3.
76	Do tree conservation requirements identify or reference methods for delineating and protecting the critical root zone of trees (sometimes referred to as "drip line")?	1				A section of code uses this language when talking about the steps needed to be taken before any trees are removed: "Prior to any site clearance, grading or disturbance for premises subject to the provisions of this subsection, the applicant shall delineate with snow fence, installed beyond the dripline of trees which are to be protected, all areas which are to remain undisturbed and shall individually protect, to the satisfaction of the Township Engineer, all trees or specimen trees which are to remain within the area of disturbance approved by the Board," Chapter 243-78.1.
77	Do forest/tree conservation requirements specify planting new trees at sites where none exist?		X			Not where none exist, but there are regulations requiring replacement trees to be planted on a site where a certain number have been removed, for both regular trees and specimen trees (DPM 24 inches or greater), Chapter 243-78.1.
78	Are trees and native plant materials permissible for landscaping in yards, common areas, and other open spaces? <i>Yes, some portion of landscaping must be include trees and other native vegetation provided in recommended species list. (2 pts.)</i> <i>Yes, trees and native vegetation are allowed per recommended species list (1 pt.)</i> <i>No, landscaping ordinance requires turfgrass or includes vegetation height standards that preclude use of native plants</i>				X	
79	Does the community have an urban forestry plan that supports/is referenced by the landscaping ordinance?			X		No specific landscaping ordinance was found.
80	Do landscaping requirements identify or reference specifications for soil amendments, planting methods, species selection, and maintenance?		X			
<b>Land Conservation Incentives</b>						
81	Are there any incentives to developers (e.g., open space design, density bonuses, stormwater credits, or expedited design review) to conserve land above and beyond what is already required (e.g., steep slopes, wetlands)? (2 pts.)		X			
82	Is flexibility to meet land conservation requirements (e.g. density compensation, buffer or lot averaging, transferable development rights, off-site mitigation) offered to developers? (2 pts.)		X			
<b>Stormwater Outfalls</b>						
83	Does the stormwater code contain special treatment criteria for discharges to impaired or sensitive waters, such as natural wetlands, lakes, trout streams, nutrient-sensitive estuaries, drinking water supplies, etc.? (2 pts.)		X			
84	Does a floodplain management ordinance exist that restricts or prohibits development within the 100-year floodplain? (2 pts.)		X			
85	Is there a local wetland protection ordinance?		X			
<b>Stormwater Codes</b>						
86	Do codes define rainwater harvesting and establish acceptable uses for rainwater (e.g., irrigation and toilet flushing) and corresponding treatment requirements?		X			
87	Does the stormwater code include specific standards to reduce post-construction runoff volume (not just peak rate)? <i>Yes, runoff/volume reduction is required for most new development and redevelopment sites (2 pts.)</i> <i>Yes, the standards apply to some sites or are included as an alternative compliance method (1 pt.)</i>	1				The standards apply only to new major development, according to the General Standards section of Chapter 199-3.
88	Does the code require or have incentives for consideration of runoff reduction concepts early in the site planning process? <i>Yes, there are provisions for a pre-application meeting or similar (2 pts.)</i> <i>Yes, but the meetings are not mandatory for applicants (1 pt.)</i>		X			
89	If the code includes post-construction runoff reduction standards, is there reference to clear, understandable, and local or regionally-based design guidance or stormwater manual? <i>Yes, the code references design guidance or a manual (2 pts.)</i> <i>Yes, such a manual exists but it is not referenced in the code (1 pt.)</i>	2				They list multiple resources for technical guidance including the NJ Stormwater BMP Manual and The Rutgers Cooperative Extension Service, Chapter 199-7.
90	Are drainage and stormwater treatment standards all in one place within the code and internally consistent? <i>Yes, codes are consolidated and consistent regarding applicability and methods</i> <i>No, various code sections are conflicting or inconsistent</i>	1				
<b>Installation and Maintenance of Practices</b>						
91	Do erosion and sediment control standards specify protection of post-construction practice sites during active construction? <i>Yes, erosion control standards include these provisions (2 pts.)</i> <i>Yes, the code is not explicit but it is addressed during plan review (1 pt.)</i>	2				This language may refer to these provisions "Temporary seeding, mulching or other suitable stabilization measures shall be used to protect exposed critical areas during construction and other land disturbances," Chapter 128-2. If not, then this same chapter mentions erosion and stormwater control in conjunction multiple times.
92	Does the code mandate performance bonds and periodic inspections to ensure proper installation of stormwater practices based on the approved plans? <i>Yes, the code includes bonding requirements and inspections during stormwater practice installation (2 pts.)</i> <i>Yes, the code includes bonding or inspections, but not both (1 pt.)</i>	1				In Chapter 199, it stipulates that the design engineer must write up a maintenance plan that is to be followed by the party identified as responsible for maintenance. That party is required to keep a record of all inspections. Performance bonds are not mentioned in the text.
93	Does the code include provisions for runoff reduction practice easements, inspector right-of-entry, maintenance agreements, and post-construction inspections? <i>Yes, all the provisions are included (2 pts.)</i> <i>Yes, 3 out of the 4 are included (1 pt.)</i>		X			Only maintenance agreements are mentioned in the form of following a "maintenance plan," Chapter 199-10.
<b>Off-Site Compliance</b>						
94	If off-site stormwater compliance is authorized, is some percentage of treatment required on-site? <i>Yes, applicants must provide on-site treatment to some level and provide documentation (2 pts.)</i> <i>No, many sites have automatic access to off-site compliance</i>			X		Off-site stormwater compliance is not mentioned in this context, but it refers to discharging stormwater outside of special water resource protection areas, which in this code refers to a buffer between development and a waterway (See Buffer systems section above), Chapter 199-4.
<b>Total Points Achieved</b>		<b>37.5</b>				
<b>Total Possible Points</b>		<b>126</b>				
<b>Final Score (%)</b>		<b>30%</b>				



Question		Yes	No	N/A	Codes are Silent	Notes
<b>Hampton Township, Sussex County</b>						
<b>Street Width</b>						
1	Is the minimum roadway width allowed for streets in neighborhoods with low volume roads (less than 400 average daily trips according to AASHTO, 2001) between 18-22 feet (where bicycle lanes are not present)?				X	Chapter 91 Attachment 1 is a table "Minimum Road Design Standards for Road Acceptance" and the minimum distance between curbs is 30 feet. However Chapter 72 Mobile Homes-13 Site improvement requirements describes an 18ft minimum for minor streets with no parking and the following condition: "Acceptable only if less than 500 feet long and serving less than 25 mobile homes, or of any length if one-way and providing access to abutting mobile home lots on one side only." This second portion only discusses mobile homes and mobile home parks.
2	Are curb extensions that narrow the roadway (such as pinchpoints, gateways, and chicanes) permissible?					
3	Are permeable paving materials allowable on low-use streets and/or parking lanes?				X	Not in Chapter 91 Subdivision of Land, no mention in Chapter 88 Streets and Sidewalks.
<b>Street Length</b>						
4	Does the subdivision, Planned Unit Development, or Unified Development ordinance identify reducing street length as a goal of neighborhood street design?	1				"The arrangement of streets shall be such as to provide for the extension of existing streets," Chapter 91-15C.
<b>Right-of-Way Width</b>						
5	Is the recommended right-of-way width for a low-volume residential street less than 45 feet?		X			50 feet is the listed minimum right-of-way width, Chapter 91.
6	Does the code allow utilities to be placed under the paved section of the right-of-way to limit clearing and allow compact development footprint?					
7	If street trees are required, is the planting area required to be at least 6 feet to provide sufficient rooting space to support large trees?		X			
<b>Cul-de-Sacs</b>						
8	Do the street or subdivision standards allow street layouts that minimize the use of cul-de-sacs?	1				There is wording in the code saying dead end streets cannot be longer than 2,000 feet, which may act as a deterrent to cul-de-sacs, Chapter 91-15.
9	Is the minimum radius for cul-de-sacs 48 feet or less?		X			Streets describes dead end streets requiring a turnaround with a right of way radius of "not less than 50 feet." However, Chapter 17-13 Site improvement requirements lists different numbers for dead-end streets in mobile home areas, minimum 1,000ft long, with a 60ft, Chapter 91-15.
10	Can a landscaped island be created within the cul-de-sac?				X	
	<i>Yes, and the cul-de-sac must be graded to the island with an overflow to the storm drain system, so that it can be used for stormwater treatment (2 pts.)</i>					
	<i>Yes, but curbing is required or the island must be raised, limiting its use for stormwater treatment (1 pt.)</i>					
11	Are alternative turnarounds such as hammerheads and loop roads allowed?				X	There is no mention of this specifically in the code.
	<i>Yes, alternative turnarounds are specifically mentioned in the ordinance with specific design/construction guidance provided by reference</i>					
	<i>Yes, alternative turnarounds are allowed, but no specific guidance provided on design</i>					
<b>Vegetated Open Channels</b>						
12	Are open section vegetated channels allowed where density, topography, soils, and slope permit?	1				Mentioned in Chapter 109-9 as a nonstructural stormwater management practices.
13	Are runoff reduction practices permissible within curb extensions or landscape strips?					
<b>Parking Ratios</b>						
14	Do parking ratios reflect local parking demand?					This section seems to be catered towards a town employee answering the questions, information on parking ratios are not located in the town code.
	<i>Yes, they are based on a local study of parking demand, or are based on ITE or ULI values and adjusted for local conditions.</i>					
	<i>No, we simply use the ITE or ULI values, base them on a neighboring community's standards, or we do not know where they came from.</i>					
15	Are parking requirements set as maximums?				X	
<b>Parking Codes</b>						
16	Are shared parking arrangements allowed?				X	
	<i>Yes, shared parking is allowed by-right (2 pts.)</i>					
	<i>Yes, shared parking is allowed with special exception (1 pt.)</i>					
17	Are parking ratios reduced if shared parking arrangements are in				X	
18	Is the parking ratio reduced when multi-modal transit (e.g., mass transit, bike share or car share programs) is provided?				X	
19	Can the number of parking spaces be reduced and additional parking be maintained as green space until needed for redevelopment					
20	Are parking credits provided when nearby on-street parking is available?					
<b>Parking Lots</b>						
21	Is the minimum stall width for a standard parking space 9 feet or less?				X	
22	Is the minimum stall length for a standard parking space 18 feet or less?				X	
23	Is a fixed proportion (eg., 15%) of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?				X	
24	Can pervious materials be used for parking areas, including spillover or special event parking? (2 pts.)		X			There is no specific mention of pervious materials, however there is language talking about how to treat the subbase in an area with wet or springy surface.
<b>Structured Parking</b>						
25	Are there any incentives for developers to provide parking within garages rather than surface parking lots?					
<b>Parking Lot Runoff</b>						
26	Is a minimum percentage of a parking lot required to be landscaped? (2 pts.)				X	
27	Is the use of runoff reduction practices within landscaped areas, setbacks, or parking areas allowed? (give yourself 2 pts.)				X	
28	Are flush curbs and/or curb cuts and depressed landscaped areas allowed so that runoff can be directed into vegetated landscaped islands or runoff reduction practices?				X	
29	Are dimensions for landscaped areas sufficient to plant large trees?				X	
	<i>Yes, a minimum width 6 feet or greater is specified</i>					
	<i>No, a minimum width less than 6 feet is specified</i>					
30	Do vegetated stormwater management areas count toward required landscape minimums?				X	
<b>Open Space Design</b>						
31	Do the ordinances require or allow open space subdivisions?					There is an Open Space Committee in Hampton, however there is not any language within the code, Chapter 17 Open Space Committee.
	<i>Yes, they are required in a designated open space zoning district (2 pts.)</i>					
	<i>Yes, open space designs are an allowable option (through an overlay zone) (1 pt.)</i>					
32	Is land conservation or impervious cover reduction a major stated goal or objective of the open space design ordinance?	1				
33	Is a minimum percentage of the buildable portion of the site required to be set aside as open space?					
	<i>Yes, at least 50% (2 pts.)</i>					
	<i>Yes, less than 50% (1 pt.)</i>	1				The wording from the town code is as follows: "Each residential development greater than 10 lots or multifamily development greater than 10 units shall be required to provide 0.0105 acre per person of park/playground area within the development," Chapter 15-38.
34	Is the open space determined through a stepwise design process where open space is identified first?				X	
35	Is open space design a by-right form of development versus a more burdensome conditional use or warrant?				X	
36	Are flexible site design criteria available for developers that utilize open space or cluster design options (e.g., setbacks/lot lines, road widths, lot sizes and shapes)?				X	

Question		Yes	No	N/A	Codes are Silent
37	Are density bonuses and/or penalties used to encourage use of open space design?		X		
	<i>Yes, density penalties are given for conventional development. (2 pts.)</i>				
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, up to an established maximum. (2 pts.)</i>				
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, with no cap on density bonuses. (1 pt.)</i>				
<b>Setbacks and Frontages</b>					
38	Are irregular lot shapes (e.g., pie-shaped, flag lots, zipper lots) allowed in the community?	1			
39	Does the code allow for variances to setback and frontage requirements?				X
<b>Sidewalks</b>					
40	Can minimum sidewalk widths for residential neighborhoods be reduced to 5 feet where safe and appropriate? (2 pts.)				X
41	Can alternate pedestrian networks (e.g., paved trails through common areas, walkways and bike trails connecting cul-de-sacs to other streets) be substituted for sidewalks in the right-of-way?				X
42	Are alternative sidewalk designs that provide sufficient soil rooting volume for street trees (e.g., pop-outs or bulb-outs, curving sidewalks, tree islands) allowed?				X
43	Are alternative sidewalk construction materials that increase infiltration allowed?				X
<b>Driveways</b>					
44	Are minimum driveway widths 9 feet or less (one lane) or 18 feet or less (two lanes)?		X		
45	Can pervious materials (e.g., grass, gravel, permeable pavers, etc.) be used for residential driveways? (2 pts.)		X		
46	Can a "two track" design be used for residential driveways?				X
47	Are shared driveways permitted in residential developments?				X
<b>Open Space Management</b>					
48	Does the open space design ordinance require identification of an entity (e.g., conservation organization, community association) who will be responsible for managing the open space? (2 pts.)			X	
49	Can open space be managed by a land trust or other qualified public or private land conservation organization (e.g., municipal parks department) through conservation easements or transfer of ownership?			X	
50	If open space cannot be managed by a third party, are there enforceable requirements to establish an association that can effectively manage the open space?			X	
51	Are secure and permanent funding arrangements required to be established for the long-term management and maintenance of open space?			X	
52	Are there standards for the open space requiring interconnections, prioritized lists of resources to be conserved, and access standards?			X	
53	Are allowable and unallowable uses for open space in residential developments defined?			X	
54	Are long-term management plans that conserve natural systems required for all open space areas?			X	
55	Is open space in a natural condition required to be protected in perpetuity by a binding conservation easement or similar legal instrument?			X	
<b>Rooftop Runoff</b>					
56	Can downspouts be disconnected such that rooftop runoff flows to storage tanks, pervious areas, runoff reduction practices, etc.? (2 pts.)				
57	Do current grading or drainage requirements allow for temporary ponding of stormwater on front yards or rooftops? (2 pts.)				
58	Is temporary storage of rainwater in storage tanks (e.g., rain barrels or cisterns) permitted?				
59	Do the stormwater BMP design specifications for green roofs address structural concerns (e.g. how to determine design load of roof)?				
60	Do local plumbing codes allow harvested rainwater for exterior uses such as irrigation and non-potable interior uses such as toilet flushing?				
<b>Buffer Systems</b>					
61	Do the development standards in the community require a vegetated buffer along waterways?	2			
62	Is the definition of waterway, or the regulated buffer, expansive enough to include (check all that apply):				
	<i>Perennial streams (0.5 pts.)</i>	0.5			
	<i>Ephemeral and intermittent streams (0.5 pts.)</i>	0.5			
	<i>Lakes (0.5 pts.)</i>		X		
	<i>Estuaries and shorelines (0.5 pts.)</i>		X		
	<i>Wetlands (0.5 pts.)</i>		X		
	<i>Vernal Ponds (0.5 pts.)</i>		X		
63	Is the minimum buffer width 50 feet or more?				
	<i>Yes, width is 100 feet or greater (2 pts.)</i>	2			
	<i>Yes, width is between 50-99 feet (1 pt.)</i>				
	<i>No, width is &lt; 50 feet</i>				
64	Are buffer widths greater for sensitive resources (e.g., designated high quality streams) or in certain zones (e.g., drinking water protection)?		X		
65	Is expansion of the buffer to include adjacent wetlands, steep slopes, or the 100-year floodplain required?			X	
<b>Buffer Management</b>					
66	Does the buffer ordinance specify that a minimum percentage of the buffer be maintained with native vegetation? (2 pts.)		X		
67	Does the buffer ordinance outline prohibited uses and permitted uses that have little impact to the vegetated buffer?	1			
68	Does the ordinance specify enforcement mechanisms?		X		
69	Does the buffer ordinance specify a preference for buffers to be located on a parcel of common ownership (e.g., a homeowners' association)?		X		
<b>Clearing and Grading</b>					
70	Is there any ordinance that requires the preservation of native soils, hydric soils, natural vegetation, or steep slopes at development sites? (2 pts.)	2			
71	Do regulations limit the total portion of the site that can be cleared?		X		
72	Are the limits of disturbance required to be shown on construction plans and physically marked at the site?		X		
73	Are reserve septic field areas allowed to be left undisturbed until needed?				X
<b>Tree Conservation</b>					
74	Is a natural resources inventory required to identify and map natural areas?				

**Notes**

Flag lots are described in Chapter 108-12.

This specific ordinance is not a part of the code, detailed language on the subject does not appear to be in the town's online accessible code.

The language in the code in Chapter 109 section 11 is "special water resource protection area" (300-150ft), or alternatively a "stream corridor protection plan" (>150ft) which acts as the special water protection area.

Code specifies Category one waters, the definition of which does not include all of these specific types of water body, Chapter 109-11

However there are encroachment exceptions that can be made for less sensitive areas, where the width can be no less than 150ft

This is not described in section 11 of Chapter 109, where the other buffer system regulations are discussed.

The code describes that stormwater must be discharged outside of the special water resource protection area, permitted uses are not listed. The ordinance does not specify.

The ordinance does not specify.

The two relevant points are "Stripping of vegetation, regrading or other development shall be done in such a way that will minimize soil erosion" and "Whenever feasible, natural vegetation shall be retained, protected and supplemented." There is a focus on erosion prevention (Chapter 91 Subdivision of Land, Article VIII Design Standards for Subdivisions and Site Plans).

Not in the town code, but the Soil erosion and sediment control plan that is required of new development must comply and be approved by the Sussex County Soil Conservation District.

Question		Yes	No	N/A	Codes are Silent	Notes
	<i>Yes, and significant natural areas such as high quality forest stands, wildlife habitat and travel corridors, productive cropland, and specimen trees must be identified (2 pts.)</i>					
	<i>Yes, but no requirements to assess resource quality. (1 pt.)</i>	1				None are listed, but the town has a Conservation Commission, and an environmental commission which indexes the natural resources of the municipality.
75	Is there an ordinance that requires conservation of some portion of forests, specimen trees, or other native vegetation at development sites?		X			
	<i>Yes, specific conservation thresholds are identified (2 pts.)</i>					
	<i>Answer Yes, no specific conservation thresholds identified (1 pt.)</i>					
76	Do tree conservation requirements identify or reference methods for delineating and protecting the critical root zone of trees (sometimes referred to as "drip line")?			X		Tree conservation requirements are not listed in the Conservation Commission's code (chapter 6), or in Chapter 95 Trees.
77	Do forest/tree conservation requirements specify planting new trees at sites where none exist?			X		
78	Are trees and native plant materials permissible for landscaping in yards, common areas, and other open spaces?				X	
	<i>Yes, some portion of landscaping must be include trees and other native vegetation provided in recommended species list. (2 pts.)</i>					
	<i>Yes, trees and native vegetation are allowed per recommended species list (1 pt.)</i>					
	<i>No, landscaping ordinance requires turfgrass or includes vegetation height standards that preclude use of native plants</i>					
79	Does the community have an urban forestry plan that supports/is referenced by the landscaping ordinance?					
80	Do landscaping requirements identify or reference specifications for soil amendments, planting methods, species selection, and maintenance?		X			
<b>Land Conservation Incentives</b>						
81	Are there any incentives to developers (e.g., open space design, density bonuses, stormwater credits, or expedited design review) to conserve land above and beyond what is already required (e.g., steep slopes, wetlands)? (2 pts.)				X	A conservation commission exists but it is unclear if there are any land conservation incentives, Chapter 6.
82	Is flexibility to meet land conservation requirements (e.g. density compensation, buffer or lot averaging, transferable development rights, off-site mitigation) offered to developers? (2 pts.)				X	There are exceptions to be made in situations where nothing else is possible, but developers must apply and show why they should get an exception.
<b>Stormwater Outfalls</b>						
83	Does the stormwater code contain special treatment criteria for discharges to impaired or sensitive waters, such as natural wetlands, lakes, trout streams, nutrient-sensitive estuaries, drinking water supplies, etc.? (2 pts.)		X			Not to this amount of detail. The language of Chapter 109 Article III section 11 talks about what needs to happen if stormwater is discharged and does not comply with stability standards.
84	Does a floodplain management ordinance exist that restricts or prohibits development within the 100-year floodplain? (2 pts.)	2				Section 27C of Chapter 108 Zoning does not specifically mention 100yr flood plain but discusses not encroaching on floodplains.
85	Is there a local wetland protection ordinance?	1				There is a paragraph in Chapter 58 Excavations that discusses no operations or excavations permitted within 100ft of a wetland, and that any operation needs to follow state laws, rules, and regulations relating to Wetlands.
<b>Stormwater Codes</b>						
86	Do codes define rainwater harvesting and establish acceptable uses for rainwater (e.g., irrigation and toilet flushing) and corresponding treatment requirements?		X			
87	Does the stormwater code include specific standards to reduce post-construction runoff volume (not just peak rate)?		X			There is language talking about reducing post production runoff for multiple storm types at their respective peak rates, but no language discussing anything other than peak rate.
	<i>Yes, runoff/volume reduction is required for most new development and redevelopment sites (2 pts.)</i>					
	<i>Yes, the standards apply to some sites or are included as an alternative compliance method (1 pt.)</i>					
88	Does the code require or have incentives for consideration of runoff reduction concepts early in the site planning process?		X			
	<i>Yes, there are provisions for a pre-application meeting or similar (2 pts.)</i>					
	<i>Yes, but the meetings are not mandatory for applicants (1 pt.)</i>					
89	If the code includes post-construction runoff reduction standards, is there reference to clear, understandable, and local or regionally-based design guidance or stormwater manual?					
	<i>Yes, the code references design guidance or a manual (2 pts.)</i>	2				They list multiple resources for technical guidance including the NJ Stormwater BMP Manual and The Rutgers Cooperative Extension Service.
	<i>Yes, such a manual exists but it is not referenced in the code (1 pt.)</i>					
90	Are drainage and stormwater treatment standards all in one place within the code and internally consistent?					
	<i>Yes, codes are consolidated and consistent regarding applicability and methods</i>	1				The stormwater codes are all consolidated, there is a separate flood control chapter and "drainage" is not discussed in a way that is consolidated.
	<i>No, various code sections are conflicting or inconsistent</i>					
<b>Installation and Maintenance of Practices</b>						
91	Do erosion and sediment control standards specify protection of post-construction practice sites during active construction?					
	<i>Yes, erosion control standards include these provisions (2 pts.)</i>	2				See section 19 on soil erosion and sediment control in Article VIII of Chapter 91 Subdivision of Land.
	<i>Yes, the code is not explicit but it is addressed during plan review (1 pt.)</i>					
92	Does the code mandate performance bonds and periodic inspections to ensure proper installation of stormwater practices based on the approved plans?		X			
	<i>Yes, the code includes bonding requirements and inspections during stormwater practice installation (2 pts.)</i>					
	<i>Yes, the code includes bonding or inspections, but not both (1 pt.)</i>					
93	Does the code include provisions for runoff reduction practice easements, inspector right-of-entry, maintenance agreements, and post-construction inspections?		X			Maintenance agreements are mentioned, however language discussing the other 3 could not be located.
	<i>Yes, all the provisions are included (2 pts.)</i>					
	<i>Yes, 3 out of the 4 are included (1 pt.)</i>					
<b>Off-Site Compliance</b>						
94	If off-site stormwater compliance is authorized, is some percentage of treatment required on-site?					
	<i>Yes, applicants must provide on-site treatment to some level and provide documentation (2 pts.)</i>					
	<i>No, many sites have automatic access to off-site compliance</i>					
	<b>Total Points Achieved</b>	<b>23</b>				
	<b>Total Possible Points</b>	<b>111</b>				
	<b>Final Score (%)</b>	<b>21%</b>				



Question		Yes	No	N/A	Codes are Silent
<b>Town of Newton, Sussex County</b>					
<b>Street Width</b>					
1	Is the minimum roadway width allowed for streets in neighborhoods with low volume roads (less than 400 average daily trips according to AASHTO, 2001) between 18-22 feet (where bicycle lanes are not present)?	1			
2	Are curb extensions that narrow the roadway (such as pinchpoints, gateways, and chicanes) permissible?				X
3	Are permeable paving materials allowable on low-use streets and/or parking lanes?				X
<b>Street Length</b>					
4	Does the subdivision, Planned Unit Development, or Unified Development ordinance identify reducing street length as a goal of neighborhood street design?		X		
<b>Right-of-Way Width</b>					
5	Is the recommended right-of-way width for a low-volume residential street less than 45 feet?		X		
6	Does the code allow utilities to be placed under the paved section of the right-of-way to limit clearing and allow compact development footprint?				X
7	If street trees are required, is the planting area required to be at least 6 feet to provide sufficient rooting space to support large trees?				X
<b>Cul-de-Sacs</b>					
8	Do the street or subdivision standards allow street layouts that minimize the use of cul-de-sacs?	1			
9	Is the minimum radius for cul-de-sacs 48 feet or less?	1			
10	Can a landscaped island be created within the cul-de-sac?				
	<i>Yes, and the cul-de-sac must be graded to the island with an overflow to the storm drain system, so that it can be used for stormwater treatment (2 pts.)</i>	2			
	<i>Yes, but curbing is required or the island must be raised, limiting its use for stormwater treatment (1 pt.)</i>				
11	Are alternative turnarounds such as hammerheads and loop roads allowed?				X
	<i>Yes, alternative turnarounds are specifically mentioned in the ordinance with specific design/construction guidance provided by reference</i>				
	<i>Yes, alternative turnarounds are allowed, but no specific guidance provided on design</i>				
<b>Vegetated Open Channels</b>					
12	Are open section vegetated channels allowed where density, topography, soils, and slope permit?	1			
13	Are runoff reduction practices permissible within curb extensions or landscape strips?				X
<b>Parking Ratios</b>					
14	Do parking ratios reflect local parking demand?				
	<i>Yes, they are based on a local study of parking demand, or are based on ITE or ULI values and adjusted for local conditions.</i>				
	<i>No, we simply use the ITE or ULI values, base them on a neighboring community's standards, or we do not know where they came from.</i>				
15	Are parking requirements set as maximums?				
<b>Parking Codes</b>					
16	Are shared parking arrangements allowed?				
	<i>Yes, shared parking is allowed by-right (2 pts.)</i>	2			
	<i>Yes, shared parking is allowed with special exception (1 pt.)</i>				
17	Are parking ratios reduced if shared parking arrangements are in place?				X
18	Is the parking ratio reduced when multi-modal transit (e.g., mass transit, bike share or car share programs) is provided?				X
19	Can the number of parking spaces be reduced and additional parking be maintained as green space until needed for redevelopment projects?				X
20	Are parking credits provided when nearby on-street parking is available?	1			
<b>Parking Lots</b>					
21	Is the minimum stall width for a standard parking space 9 feet or less?				X
22	Is the minimum stall length for a standard parking space 18 feet or less?				X
23	Is a fixed proportion (eg., 15%) of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?				X
24	Can pervious materials be used for parking areas, including spillover or special event parking? (2 pts.)				X
<b>Structured Parking</b>					
25	Are there any incentives for developers to provide parking within garages rather than surface parking lots?		X		
<b>Parking Lot Runoff</b>					
26	Is a minimum percentage of a parking lot required to be landscaped? (2 pts.)		X		
27	Is the use of runoff reduction practices within landscaped areas, setbacks, or parking areas allowed? (give yourself 2 pts.)				X
28	Are flush curbs and/or curb cuts and depressed landscaped areas allowed so that runoff can be directed into vegetated landscaped islands or runoff reduction practices?				X
29	Are dimensions for landscaped areas sufficient to plant large trees?				
	<i>Yes, a minimum width 6 feet or greater is specified</i>	1			
	<i>No, a minimum width less than 6 feet is specified</i>				
30	Do vegetated stormwater management areas count toward required landscape minimums?				X
<b>Open Space Design</b>					
31	Do the ordinances require or allow open space subdivisions?				
	<i>Yes, they are required in a designated open space zoning district (2 pts.)</i>	2			
	<i>Yes, open space designs are an allowable option (through an overlay zone) (1 pt.)</i>				
32	Is land conservation or impervious cover reduction a major stated goal or objective of the open space design ordinance?	1			
33	Is a minimum percentage of the buildable portion of the site required to be set aside as open space?				
	<i>Yes, at least 50% (2 pts.)</i>				
	<i>Yes, less than 50% (1 pt.)</i>	1			
34	Is the open space determined through a stepwise design process where open space is identified first?		X		

Notes

The minimum travel lane size is dictated as 8-10 feet, so the minimum roadway would be 16-20ft without any turn, parking, or bike lanes, Chapter 320-22.

Given this wording, it is believed that reducing street length is not a priority: "The arrangement of streets not shown on the Master Plan or Official Map shall be such as to provide for the appropriate extension of existing streets", Chapter 240-7.

The current right-of-way minimum is 50ft, Chapter 240-5.

Unclear if they are required, but the following language relates to what should not be done to street trees: "Pile any building materials or make any mortar or cement within six feet of a tree or shrub," Chapter 299-1.

Dead end streets are limited to be no longer than 600ft, Chapter 240-6.

Minimum is 42ft, Chapter 240-6.

Stormwater is not mentioned, however it is stated that larger sized islands that can be planted with trees and shrubs are encouraged, Chapter 240-7.

The code does not specifically refer to where density, topography, etc permit, but refers to vegetated open channels as result of nonstructural stormwater management practices. "Nonstructural stormwater management strategies incorporated into site design shall: ... Provide vegetated open-channel conveyance systems discharging into and through stable vegetated areas" (Chapter 258-8)

This information could not be found.

Chapter 320-23b.

This is not mentioned, but green parking lots are suggested to reduce runoff, using things like natural drainage landscapes, "bioengineered planting strips, bioswales, and raingardens," Chapter 320-24.

"The on-street parking spaces shall not be attached to any specific use but may contribute 0.5 space per space of parking requirements and may be used for additional parking needs," Chapter 320-21.

None that are listed in Chapter 320-23d, where structured parking is discussed.

Not percentage. The code reads "interiors of surface lots shall be landscaped with trees with a minimum caliper size of 3.5 inches. One tree shall be planted for every 10 parking spaces and may be planted in tree wells with a diamond configuration to allow for the use of adjacent parking spaces. Appropriate growth areas for roots shall be provided," Chapter 320-23c(3)

No minimum specified, "appropriate growth areas for roots shall be provided" is described, which is not strict, but can be interpreted as if large trees are going to be planted, then the minimum necessary 6ft would be met, Chapter 320-23c(3).

I want to say yes because there is a T-1 Transect Zone, the Natural Zone which "covers lands approximating or reverting to a wilderness condition. These lands are to be kept in a natural state and, when possible, preserved as public open space," Chapter 320-5.

Various types of "Civic Space," parks, greens, plazas, squares, and playgrounds are permitted in various land use zones, but percentages are not required. In Chapter 320, Open Space is defined as "Land intended to remain undeveloped; it may be for civic space," Chapter 320 sections 3 and 26c.

T-2 Rural Residential Zone requires minimum 40% set aside as open space. SD-7 Senior Community Zone has "Required open space" listed as "50% of tract" however is unclear what that implies based on the table header it is listed under. Residential cluster developments "contain a minimum of 10 acres. Lots may be reduced in size, provided that a minimum of 40% of the total tract shall be devoted to common open space," Chapter 320 sections 6, 27 and 28.

Question		Yes	No	N/A	Codes are Silent	Notes
35	Is open space design a by-right form of development versus a more burdensome conditional use or warrant?	1				It is understood that it is by-right due to a table of listed requirements under the heading "By right," Chapter 320-5b.
36	Are flexible site design criteria available for developers that utilize open space or cluster design options (e.g., setbacks/lot lines, road widths, lot sizes and shapes)?			X		
37	Are density bonuses and/or penalties used to encourage use of open space design?					
	<i>Yes, density penalties are given for conventional development. (2 pts.)</i>					
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, up to an established maximum. (2 pts.)</i>	2				T-2 Rural Residential Zone has a "10% density bonus as a conditional use." This is the only zone that has density bonuses or penalties listed in the code, Chapter 320-6.
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, with no cap on density bonuses. (1 pt.)</i>					
<b>Setbacks and Frontages</b>						
38	Are irregular lot shapes (e.g., pie-shaped, flag lots, zipper lots) allowed in the community?				X	
39	Does the code allow for variances to setback and frontage requirements?				X	
<b>Sidewalks</b>						
40	Can minimum sidewalk widths for residential neighborhoods be reduced to 5 feet where safe and appropriate? (2 pts.)	2				Sidewalks are currently required to be 4-5ft wide, Chapter 320-22.
41	Can alternate pedestrian networks (e.g., paved trails through common areas, walkways and bike trails connecting cul-de-sacs to other streets) be substituted for sidewalks in the right-of-way?	1				"The construction of a public pedestrian access, such as a sidewalk or trail with a maximum width of 14 feet, provided that the access is made of permeable material," Chapter 258-7c(3).
42	Are alternative sidewalk designs that provide sufficient soil rooting volume for street trees (e.g., pop-outs or bulb-outs, curving sidewalks, tree islands) allowed?				X	
43	Are alternative sidewalk construction materials that increase infiltration allowed?				X	
<b>Driveways</b>						
44	Are minimum driveway widths 9 feet or less (one lane) or 18 feet or less (two lanes)?		X			"Driveway widths and curb cuts shall be kept to the minimum width necessary," Chapter 320-24c(9).
45	Can pervious materials (e.g., grass, gravel, permeable pavers, etc.) be used for residential driveways? (2 pts.)				X	
46	Can a "two track" design be used for residential driveways?				X	
47	Are shared driveways permitted in residential developments?	1				Referred to as "common driveway," Chapter 320-23e.
<b>Open Space Management</b>						
48	Does the open space design ordinance require identification of an entity (e.g., conservation organization, community association) who will be responsible for managing the open space? (2 pts.)			X		Could not locate open space ordinance.
49	Can open space be managed by a land trust or other qualified public or private land conservation organization (e.g., municipal parks department) through conservation easements or transfer of ownership?				X	
50	If open space cannot be managed by a third party, are there enforceable requirements to establish an association that can effectively manage the open space?			X		
51	Are secure and permanent funding arrangements required to be established for the long-term management and maintenance of open space?			X		
52	Are there standards for the open space requiring interconnections, prioritized lists of resources to be conserved, and access standards?			X		
53	Are allowable and unallowable uses for open space in residential developments defined?	1				Tables titled "Bulk Requirements" for each zone located in Chapter 320 contain a row titled "Civic Space" where it dictates which types of civic space are permitted in that zone, Chapter 320, multiple sections.
54	Are long-term management plans that conserve natural systems required for all open space areas?			X		
55	Is open space in a natural condition required to be protected in perpetuity by a binding conservation easement or similar legal instrument?			X		
<b>Rooftop Runoff</b>						
56	Can downspouts be disconnected such that rooftop runoff flows to storage tanks, pervious areas, runoff reduction practices, etc.? (2 pts.)				X	
57	Do current grading or drainage requirements allow for temporary ponding of stormwater on front yards or rooftops? (2 pts.)				X	
58	Is temporary storage of rainwater in storage tanks (e.g., rain barrels or cisterns) permitted?	1				In the section General Design Standards, temporary storage is not specifically mentioned, however, the language encouraging the use of rooftop runoff for reuse implies that storing it is acceptable, Chapter 320-21
59	Do the stormwater BMP design specifications for green roofs address structural concerns (e.g. how to determine design load of roof)?				X	Could not locate BMP design specifications on green roofs within the town code, however they are defined in the definitions section of the zoning chapter, Chapter 320.
60	Do local plumbing codes allow harvested rainwater for exterior uses such as irrigation and non-potable interior uses such as toilet flushing?	1				From General Design Standards: "Rain gutters. It is encouraged that stormwater from roofs be collected on site and reused for irrigation and other uses that require nonpotable water," Chapter 320-21o.
<b>Buffer Systems</b>						
61	Do the development standards in the community require a vegetated buffer along waterways?	2				Riparian zones are defined as "the land and vegetation within and directly adjacent to all surface water bodies," Chapter 240-2. The language does not specifically require the special water resource protection area to be vegetated, although it could be implied, Chapter 258-10.
62	Is the definition of waterway, or the regulated buffer, expansive enough to include (check all that apply):					Taken from definitions of Riparian zone and Special Water Resource Protection Area.
	<i>Perennial streams (0.5 pts.)</i>	0.5				
	<i>Ephemeral and intermittent streams (0.5 pts.)</i>	0.5				
	<i>Lakes (0.5 pts.)</i>	0.5				The definition of SWRPA includes "lake, pond, or reservoir," Chapter 240-2.
	<i>Estuaries and shorelines (0.5 pts.)</i>	X				Category One waters and waterways leading to Category One waters are listed, Chapter 258-10h.
	<i>Wetlands (0.5 pts.)</i>	X				
	<i>Vernal Ponds (0.5 pts.)</i>	X				
63	Is the minimum buffer width 50 feet or more?					
	<i>Yes, width is 100 feet or greater (2 pts.)</i>	2				The SWRPA is standard 300ft, with minimum of 150ft if exceptions are to be made, Chapter 258-10. Riparian zones are designated 300ft wide on either side of C1 waters, same as SWRPAs. They will also be 150ft in areas not designated as C1, Chapter 240-12c(1)(b). All other surface waters will have a riparian zone of 50ft on either side.
	<i>Yes, width is between 50-99 feet (1 pt.)</i>					
	<i>No, width is &lt; 50 feet</i>					
64	Are buffer widths greater for sensitive resources (e.g., designated high quality streams) or in certain zones (e.g., drinking water protection)?		X			Not that I could locate.
65	Is expansion of the buffer to include adjacent wetlands, steep slopes, or the 100-year floodplain required?		X			Not expansion, but the riparian zone management plan must identify the 100-yr floodplain as well as other areas in order to be approved, Chapter 240-12i.
<b>Buffer Management</b>						
66	Does the buffer ordinance specify that a minimum percentage of the buffer be maintained with native vegetation? (2 pts.)	X				
67	Does the buffer ordinance outline prohibited uses and permitted uses that have little impact to the vegetated buffer?	1				Chapter 240-12 discusses uses, activities, and structures permitted and not permitted in Riparian Zones.
68	Does the ordinance specify enforcement mechanisms?	1				
69	Does the buffer ordinance specify a preference for buffers to be located on a parcel of common ownership (e.g., a homeowners' association)?	X				
<b>Clearing and Grading</b>						
70	Is there any ordinance that requires the preservation of native soils, hydric soils, natural vegetation, or steep slopes at development sites? (2 pts.)					Not specifically, however the Stormwater Control chapter dictates that new agricultural development that meets definition requirements of a major development must submit the application to the appropriate Soil Conservation District for review, Chapter 258-9.
71	Do regulations limit the total portion of the site that can be cleared?		X			



Question		Yes	No	N/A	Codes are Silent	Notes
<b>City of Bridgeton, Cumberland County</b>						
<b>Street Width</b>						
1	Is the minimum roadway width allowed for streets in neighborhoods with low volume roads (less than 400 average daily trips according to AASHTO, 2001) between 18-22 feet (where bicycle lanes are not present)?		X			The minimum "cartway" is 32ft, Chapter 311-19
2	Are curb extensions that narrow the roadway (such as pinchpoints, gateways, and chicanes) permissible?					
3	Are permeable paving materials allowable on low-use streets and/or parking lanes?				X	
<b>Street Length</b>						
4	Does the subdivision, Planned Unit Development, or Unified Development ordinance identify reducing street length as a goal of neighborhood street design?		X			Based on this language it is assumed no: "The arrangement of streets not shown on the Master Plan or Official Map shall be such as to provide for the appropriate extensions of existing streets."
<b>Right-of-Way Width</b>						
5	Is the recommended right-of-way width for a low-volume residential street less than 45 feet?		X			
6	Does the code allow utilities to be placed under the paved section of the right-of-way to limit clearing and allow compact development footprint?					
7	If street trees are required, is the planting area required to be at least 6 feet to provide sufficient rooting space to support large trees?				X	
<b>Cul-de-Sacs</b>						
8	Do the street or subdivision standards allow street layouts that minimize the use of cul-de-sacs?	1				"Dead-end streets shall be prohibited except as stubs to permit future street extension into adjoining tracts, or when designated as a cul-de-sac street." Cul-de-sacs will also be no longer than 600ft The diameter is listed as 80ft, so the current minimum radius is 40ft
9	Is the minimum radius for cul-de-sacs 48 feet or less?	1				
10	Can a landscaped island be created within the cul-de-sac?		X			
	<i>Yes, and the cul-de-sac must be graded to the island with an overflow to the storm drain system, so that it can be used for stormwater treatment (2 pts.)</i>					
	<i>Yes, but curbing is required or the island must be raised, limiting its use for stormwater treatment (1 pt.)</i>					
11	Are alternative turnarounds such as hammerheads and loop roads allowed?				X	
	<i>Yes, alternative turnarounds are specifically mentioned in the ordinance with specific design/construction guidance provided by reference</i>					
	<i>Yes, alternative turnarounds are allowed, but no specific guidance provided on design</i>					
<b>Vegetated Open Channels</b>						
12	Are open section vegetated channels allowed where density, topography, soils, and slope permit?	1				Chapter 304-4
13	Are runoff reduction practices permissible within curb extensions or landscape strips?					
<b>Parking Ratios</b>						
14	Do parking ratios reflect local parking demand?				X	
	<i>Yes, they are based on a local study of parking demand, or are based on ITE or ULI values and adjusted for local conditions.</i>					
	<i>No, we simply use the ITE or ULI values, base them on a neighboring community's standards, or we do not know where they came from.</i>					
15	Are parking requirements set as maximums?				X	
<b>Parking Codes</b>						
16	Are shared parking arrangements allowed?				X	
	<i>Yes, shared parking is allowed by-right (2 pts.)</i>					
	<i>Yes, shared parking is allowed with special exception (1 pt.)</i>					
17	Are parking ratios reduced if shared parking arrangements are in				X	
18	Is the parking ratio reduced when multi-modal transit (e.g., mass transit, bike share or car share programs) is provided?				X	
19	Can the number of parking spaces be reduced and additional parking be maintained as green space until needed for redevelopment					
20	Are parking credits provided when nearby on-street parking is available?					
<b>Parking Lots</b>						
21	Is the minimum stall width for a standard parking space 9 feet or less?	1				Chapter 370-63
22	Is the minimum stall length for a standard parking space 18 feet for less?	1				Chapter 370-63
23	Is a fixed proportion (eg., 15%) of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?		X			
24	Can pervious materials be used for parking areas, including spillover or special event parking? (2 pts.)	2				Chapter 370-58
<b>Structured Parking</b>						
25	Are there any incentives for developers to provide parking within garages rather than surface parking lots?					
<b>Parking Lot Runoff</b>						
26	Is a minimum percentage of a parking lot required to be landscaped? (2 pts.)	2				If the parking area is large enough for 50 or more cars, then at least 5% must be planted, Chapter 370-63
27	Is the use of runoff reduction practices within landscaped areas, setbacks, or parking areas allowed? (give yourself 2 pts.)	2				Pervious pavement is permitted, codes are silent on other runoff reduction practices, Chapter 370-58
28	Are flush curbs and/or curb cuts and depressed landscaped areas allowed so that runoff can be directed into vegetated landscaped islands or runoff reduction practices?				X	
29	Are dimensions for landscaped areas sufficient to plant large trees?				X	
	<i>Yes, a minimum width 6 feet or greater is specified</i>					
	<i>No, a minimum width less than 6 feet is specified</i>					
30	Do vegetated stormwater management areas count toward required landscape minimums?				X	
<b>Open Space Design</b>						
31	Do the ordinances require or allow open space subdivisions?					There is a Park and Open Space Zoning District (O-1) discussed in the chapter article Open Development Districts, Chapter 370 Article V.
	<i>Yes, they are required in a designated open space zoning district (2 pts.)</i>	2				
	<i>Yes, open space designs are an allowable option (through an overlay zone) (1 pt.)</i>					
32	Is land conservation or impervious cover reduction a major stated goal or objective of the open space design ordinance?	1				Conservation of land is, Chapter 370-25.
33	Is a minimum percentage of the buildable portion of the site required to be set aside as open space?					
	<i>Yes, at least 50% (2 pts.)</i>					
	<i>Yes, less than 50% (1 pt.)</i>					
34	Is the open space determined through a stepwise design process where open space is identified first?		X			
35	Is open space design a by-right form of development versus a more burdensome conditional use or warrant?			X		



Question		Yes	No	N/A	Codes are Silent	Notes
36	Are flexible site design criteria available for developers that utilize open space or cluster design options (e.g., setbacks/lot lines, road widths, lot sizes and shapes)?		X			
37	Are density bonuses and/or penalties used to encourage use of open space design?		X			
	<i>Yes, density penalties are given for conventional development. (2 pts.)</i>					
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, up to an established maximum. (2 pts.)</i>					
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, with no cap on density bonuses. (1 pt.)</i>					
<b>Setbacks and Frontages</b>						
38	Are irregular lot shapes (e.g., pie-shaped, flag lots, zipper lots) allowed in the community?		X			Code dictates "conveniently" shaped lots: "Lots shall be conveniently shaped, and the depth of lots shall generally not exceed their width by more than 2 1/2 times," Chapter 311-33.
39	Does the code allow for variances to setback and frontage requirements?					
<b>Sidewalks</b>						
40	Can minimum sidewalk widths for residential neighborhoods be reduced to 5 feet where safe and appropriate? (2 pts.)		X			The current minimum is 6ft and the code only dictates that it can be expanded, no mention of reduction
41	Can alternate pedestrian networks (e.g., paved trails through common areas, walkways and bike trails connecting cul-de-sacs to other streets) be substituted for sidewalks in the right-of-way?				X	
42	Are alternative sidewalk designs that provide sufficient soil rooting volume for street trees (e.g., pop-outs or bulb-outs, curving sidewalks, tree islands) allowed?				X	
43	Are alternative sidewalk construction materials that increase infiltration allowed?				X	
<b>Driveways</b>						
44	Are minimum driveway widths 9 feet or less (one lane) or 18 feet or less (two lanes)?					Curb cuts for driveways are mentioned as not being less than 12ft, but driveway width and length not mentioned, Chapter 311-20.
45	Can pervious materials (e.g., grass, gravel, permeable pavers, etc.) be used for residential driveways? (2 pts.)				X	
46	Can a "two track" design be used for residential driveways?				X	
47	Are shared driveways permitted in residential developments?				X	
<b>Open Space Management</b>						
48	Does the open space design ordinance require identification of an entity (e.g., conservation organization, community association) who will be responsible for managing the open space? (2 pts.)		X			
49	Can open space be managed by a land trust or other qualified public or private land conservation organization (e.g., municipal parks department) through conservation easements or transfer of ownership?				X	
50	If open space cannot be managed by a third party, are there enforceable requirements to establish an association that can effectively manage the open space?			X		
51	Are secure and permanent funding arrangements required to be established for the long-term management and maintenance of open space?			X		
52	Are there standards for the open space requiring interconnections, prioritized lists of resources to be conserved, and access standards?			X		
53	Are allowable and unallowable uses for open space in residential developments defined?	1				Chapter 370-26
54	Are long-term management plans that conserve natural systems required for all open space areas?			X		
55	Is open space in a natural condition required to be protected in perpetuity by a binding conservation easement or similar legal instrument?			X		
<b>Rooftop Runoff</b>						
56	Can downspouts be disconnected such that rooftop runoff flows to storage tanks, pervious areas, runoff reduction practices, etc.? (2 pts.)					
57	Do current grading or drainage requirements allow for temporary ponding of stormwater on front yards or rooftops? (2 pts.)					
58	Is temporary storage of rainwater in storage tanks (e.g., rain barrels or cisterns) permitted?					
59	Do the stormwater BMP design specifications for green roofs address structural concerns (e.g. how to determine design load of roof)?					
60	Do local plumbing codes allow harvested rainwater for exterior uses such as irrigation and non-potable interior uses such as toilet flushing?					
<b>Buffer Systems</b>						
61	Do the development standards in the community require a vegetated buffer along waterways?	2				Special Water Resource Protection Area (SWRPA) is required on either side of a waterway and it is assumed that it is vegetated, Chapter 304-4
62	Is the definition of waterway, or the regulated buffer, expansive enough to include (check all that apply):					
	<i>Perennial streams (0.5 pts.)</i>	0.5				Chapter 304-4
	<i>Ephemeral and intermittent streams (0.5 pts.)</i>	0.5				
	<i>Lakes (0.5 pts.)</i>	0.5				
	<i>Estuaries and shorelines (0.5 pts.)</i>		X			
	<i>Wetlands (0.5 pts.)</i>		X			
	<i>Vernal Ponds (0.5 pts.)</i>		X			
63	Is the minimum buffer width 50 feet or more?					
	<i>Yes, width is 100 feet or greater (2 pts.)</i>	2				300 ft buffer SWRPA, Chapter 304-4.
	<i>Yes, width is between 50-99 feet (1 pt.)</i>					
	<i>No, width is &lt; 50 feet</i>					
64	Are buffer widths greater for sensitive resources (e.g., designated high quality streams) or in certain zones (e.g., drinking water protection)?		X			No but they can be reduced from the 300 to a minimum of 150ft
65	Is expansion of the buffer to include adjacent wetlands, steep slopes, or the 100-year floodplain required?			X		Not mentioned
<b>Buffer Management</b>						
66	Does the buffer ordinance specify that a minimum percentage of the buffer be maintained with native vegetation? (2 pts.)			X		There is no specific "buffer ordinance," this refers to the Stormwater Management Chapter of Code
67	Does the buffer ordinance outline prohibited uses and permitted uses that have little impact to the vegetated buffer?			X		It is dictated that stormwater must be discharged outside of the SWRPA, Chapter 304-4.
68	Does the ordinance specify enforcement mechanisms?			X		This was not found in the code
69	Does the buffer ordinance specify a preference for buffers to be located on a parcel of common ownership (e.g., a homeowners' association)?			X		This was not found in the code
<b>Clearing and Grading</b>						
70	Is there any ordinance that requires the preservation of native soils, hydric soils, natural vegetation, or steep slopes at development sites? (2 pts.)	2				Identified as part of definition of environmentally critical area, which is noted as needing special attention as part of an environmental site analysis, Chapter 304-9.
71	Do regulations limit the total portion of the site that can be cleared?		X			
72	Are the limits of disturbance required to be shown on construction plans and physically marked at the site?		X			
73	Are reserve septic field areas allowed to be left undisturbed until needed?				X	



Question		Yes	No	N/A	Codes are Silent	Notes
<b>Tree Conservation</b>						
74	Is a natural resources inventory required to identify and map natural areas? <i>Yes, and significant natural areas such as high quality forest stands, wildlife habitat and travel corridors, productive cropland, and specimen trees must be identified (2 pts.)</i> <i>Yes, but no requirements to assess resource quality. (1 pt.)</i>					Chapter 311-6.1
75	Is there an ordinance that requires conservation of some portion of forests, specimen trees, or other native vegetation at development sites? <i>Yes, specific conservation thresholds are identified (2 pts.)</i> <i>Answer Yes, no specific conservation thresholds identified (1 pt.)</i>					5+ inch caliper trees are not to be removed unless explicitly approved by the Planning Board. Also, "natural features such as rock outcrops, streams and areas of woodland and natural shrubs shall be preserved to the extent possible," Chapter 370-62.
76	Do tree conservation requirements identify or reference methods for delineating and protecting the critical root zone of trees (sometimes referred to as "drip line")?		X			
77	Do forest/tree conservation requirements specify planting new trees at sites where none exist?		X			However it is specified that if bigger trees are taken down the development must plant replacement trees, whose size and number will be determined by the planning board, Chapter 370-62.
78	Are trees and native plant materials permissible for landscaping in yards, common areas, and other open spaces? <i>Yes, some portion of landscaping must be include trees and other native vegetation provided in recommended species list. (2 pts.)</i> <i>Yes, trees and native vegetation are allowed per recommended species list (1 pt.)</i> <i>No, landscaping ordinance requires turfgrass or includes vegetation height standards that preclude use of native plants</i>					Chapter 311-28
79	Does the community have an urban forestry plan that supports/is referenced by the landscaping ordinance?					
80	Do landscaping requirements identify or reference specifications for soil amendments, planting methods, species selection, and maintenance?		X			Chapter 311-28, Chapter 370-62
<b>Land Conservation Incentives</b>						
81	Are there any incentives to developers (e.g., open space design, density bonuses, stormwater credits, or expedited design review) to conserve land above and beyond what is already required (e.g., steep slopes, wetlands)? (2 pts.)		X			
82	Is flexibility to meet land conservation requirements (e.g. density compensation, buffer or lot averaging, transferable development rights, off-site mitigation) offered to developers? (2 pts.)				X	
<b>Stormwater Outfalls</b>						
83	Does the stormwater code contain special treatment criteria for discharges to impaired or sensitive waters, such as natural wetlands, lakes, trout streams, nutrient-sensitive estuaries, drinking water supplies, etc.? (2 pts.)		X			No, however it is noted that special attention should be paid to environmentally sensitive areas, but no required criteria or regulations are provided, Chapter 304-9.
84	Does a floodplain management ordinance exist that restricts or prohibits development within the 100-year floodplain? (2 pts.)		X			
85	Is there a local wetland protection ordinance?		X			
<b>Stormwater Codes</b>						
86	Do codes define rainwater harvesting and establish acceptable uses for rainwater (e.g., irrigation and toilet flushing) and corresponding treatment requirements?			X		
87	Does the stormwater code include specific standards to reduce post-construction runoff volume (not just peak rate)? <i>Yes, runoff/volume reduction is required for most new development and redevelopment sites (2 pts.)</i> <i>Yes, the standards apply to some sites or are included as an alternative compliance method (1 pt.)</i>					Chapter 304-4
88	Does the code require or have incentives for consideration of runoff reduction concepts early in the site planning process? <i>Yes, there are provisions for a pre-application meeting or similar (2 pts.)</i> <i>Yes, but the meetings are not mandatory for applicants (1 pt.)</i>		X			
89	If the code includes post-construction runoff reduction standards, is there reference to clear, understandable, and local or regionally-based design guidance or stormwater manual? <i>Yes, the code references design guidance or a manual (2 pts.)</i> <i>Yes, such a manual exists but it is not referenced in the code (1 pt.)</i>					Chapter 304-7
90	Are drainage and stormwater treatment standards all in one place within the code and internally consistent? <i>Yes, codes are consolidated and consistent regarding applicability and methods</i> <i>No, various code sections are conflicting or inconsistent</i>					All of the code seems to be in the same chapter, 304
<b>Installation and Maintenance of Practices</b>						
91	Do erosion and sediment control standards specify protection of post-construction practice sites during active construction? <i>Yes, erosion control standards include these provisions (2 pts.)</i> <i>Yes, the code is not explicit but it is addressed during plan review (1 pt.)</i>		X			
92	Does the code mandate performance bonds and periodic inspections to ensure proper installation of stormwater practices based on the approved plans? <i>Yes, the code includes bonding requirements and inspections during stormwater practice installation (2 pts.)</i> <i>Yes, the code includes bonding or inspections, but not both (1 pt.)</i>					Inspections are mentioned in the code, relating to keeping a record of them, not that they need to happen periodically, Chapter 304-10.
93	Does the code include provisions for runoff reduction practice easements, inspector right-of-entry, maintenance agreements, and post-construction inspections? <i>Yes, all the provisions are included (2 pts.)</i> <i>Yes, 3 out of the 4 are included (1 pt.)</i>					Maintenance agreements, and post-construction inspections are mentioned, not the other two, Chapter 304-10.
<b>Off-Site Compliance</b>						
94	If off-site stormwater compliance is authorized, is some percentage of treatment required on-site? <i>Yes, applicants must provide on-site treatment to some level and provide documentation (2 pts.)</i> <i>No, many sites have automatic access to off-site compliance</i>					
<b>Total Points Achieved</b>		<b>33.5</b>				
<b>Total Possible Points</b>		<b>111</b>				
<b>Final Score (%)</b>		<b>30%</b>				

Question		Yes	No	N/A	Codes are Silent	Notes
<b>Elmer Borough, Salem County</b>						
<b>Street Width</b>						
1	Is the minimum roadway width allowed for streets in neighborhoods with low volume roads (less than 400 average daily trips according to AASHTO, 2001) between 18-22 feet (where bicycle lanes are not present)?		X			Chapter 25-37.2
2	Are curb extensions that narrow the roadway (such as pinchpoints, gateways, and chicanes) permissible?					
3	Are permeable paving materials allowable on low-use streets and/or parking lanes?		X			The code has a different language than the website when referring to ordinances
<b>Street Length</b>						
4	Does the subdivision, Planned Unit Development, or Unified Development ordinance identify reducing street length as a goal of neighborhood street design?				X	
<b>Right-of-Way Width</b>						
5	Is the recommended right-of-way width for a low-volume residential street less than 45 feet?					Determined by Borough Master Plan, which I cannot locate
6	Does the code allow utilities to be placed under the paved section of the right-of-way to limit clearing and allow compact development footprint?					
7	If street trees are required, is the planting area required to be at least 6 feet to provide sufficient rooting space to support large trees?					Use Board in a planting strip ten (10) feet from the edge of the shoulder when the road has been designed according to the approved cross-sections," Chapter 25-37.6
<b>Cul-de-Sacs</b>						
8	Do the street or subdivision standards allow street layouts that minimize the use of cul-de-sacs?	1				Culs-de-sac are limited to being 750 feet long and must service between 6 and 14 lots, Chapter 25-37.2
9	Is the minimum radius for cul-de-sacs 48 feet or less?		X			50 feet where minimum lot width is 150 feet or more, 60 feet where the minimum lot width is less than 150 feet, and a maximum radius is set at 70 feet, Chapter 25-37.2
10	Can a landscaped island be created within the cul-de-sac?				X	
	<i>Yes, and the cul-de-sac must be graded to the island with an overflow to the storm drain system, so that it can be used for stormwater treatment (2 pts.)</i>					
	<i>Yes, but curbing is required or the island must be raised, limiting its use for stormwater treatment (1 pt.)</i>					
11	Are alternative turnarounds such as hammerheads and loop roads allowed?					
	<i>Yes, alternative turnarounds are specifically mentioned in the ordinance with specific design/construction guidance provided by reference</i>					
	<i>Yes, alternative turnarounds are allowed, but no specific guidance provided on design</i>	0.5				Loop streets are mentioned in the same context as culs-de-sac, Chapter 25-37.2
<b>Vegetated Open Channels</b>						
12	Are open section vegetated channels allowed where density, topography, soils, and slope permit?	1				Chapter 23
13	Are runoff reduction practices permissible within curb extensions or landscape strips?					
<b>Parking Ratios</b>						
14	Do parking ratios reflect local parking demand?				X	
	<i>Yes, they are based on a local study of parking demand, or are based on ITE or ULI values and adjusted for local conditions.</i>					
	<i>No, we simply use the ITE or ULI values, base them on a neighboring community's standards, or we do not know where they came from.</i>					
15	Are parking requirements set as maximums?				X	
<b>Parking Codes</b>						
16	Are shared parking arrangements allowed?				X	Townhouses are defined as having "shared access and parking," Chapter 25-3
	<i>Yes, shared parking is allowed by-right (2 pts.)</i>					
	<i>Yes, shared parking is allowed with special exception (1 pt.)</i>					
17	Are parking ratios reduced if shared parking arrangements are in place?			X		
18	Is the parking ratio reduced when multi-modal transit (e.g., mass transit, bike share or car share programs) is provided?				X	
19	Can the number of parking spaces be reduced and additional parking be maintained as green space until needed for redevelopment					
20	Are parking credits provided when nearby on-street parking is available?					
<b>Parking Lots</b>						
21	Is the minimum stall width for a standard parking space 9 feet or less?	1				Chapter 25-29.1
22	Is the minimum stall length for a standard parking space 18 feet or less?	1				Chapter 25-29.1
23	Is a fixed proportion (eg., 15%) of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?				X	
24	Can pervious materials be used for parking areas, including spillover or special event parking? (2 pts.)	2				"All off-street parking areas shall be paved according to Borough specifications except if the intensity and frequency of use is limited in which case the Land Use Board may permit a gravel or stone surface," Chapter 25-29.1
<b>Structured Parking</b>						
25	Are there any incentives for developers to provide parking within garages rather than surface parking lots?					
<b>Parking Lot Runoff</b>						
26	Is a minimum percentage of a parking lot required to be landscaped? (2 pts.)	2				"At least five (5%) percent of the parking area shall be landscaped," Chapter 25-29.1
27	Is the use of runoff reduction practices within landscaped areas, setbacks, or parking areas allowed? (give yourself 2 pts.)				X	
28	Are flush curbs and/or curb cuts and depressed landscaped areas allowed so that runoff can be directed into vegetated landscaped islands or runoff reduction practices?				X	Not explicitly a no, but this language could indicate that they are not allowed: "Curbing and guttering shall be required for all paved parking areas to ensure adequate drainage, to define the extent of the parking area, and to separate parking bays from park strips or access roads," Chapter 25-29.1
29	Are dimensions for landscaped areas sufficient to plant large trees?				X	
	<i>Yes, a minimum width 6 feet or greater is specified</i>					
	<i>No, a minimum width less than 6 feet is specified</i>					
30	Do vegetated stormwater management areas count toward required landscape minimums?				X	
<b>Open Space Design</b>						
31	Do the ordinances require or allow open space subdivisions?	1				Neither a designated open space district nor an overlay zone are discussed, however the Zoning Map found on the Borough Website depicts a Conservation zone, whose minimum size is one acre, according to Chapter 25 Appendix C
	<i>Yes, they are required in a designated open space zoning district (2 pts.)</i>					
	<i>Yes, open space designs are an allowable option (through an overlay zone) (1 pt.)</i>					
32	Is land conservation or impervious cover reduction a major stated goal or objective of the open space design ordinance?	1				"To promote the conservation of open space, prime agricultural lands, and other valuable natural resources and to prevent environmental degradation through the improper use of land." Chapter 25-2, Purpose.
33	Is a minimum percentage of the buildable portion of the site required to be set aside as open space?		X			
	<i>Yes, at least 50% (2 pts.)</i>					
	<i>Yes, less than 50% (1 pt.)</i>					
34	Is the open space determined through a stepwise design process where open space is identified first?		X			
35	Is open space design a by-right form of development versus a more burdensome conditional use or warrant?		X			
36	Are flexible site design criteria available for developers that utilize open space or cluster design options (e.g., setbacks/lot lines, road widths, lot sizes and shapes)?		X			
37	Are density bonuses and/or penalties used to encourage use of open space design?		X			

Question		Yes	No	N/A	Codes are Silent	Notes
	Yes, density penalties are given for conventional development. (2 pts.)					
	Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, up to an established maximum. (2 pts.)					
	Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, with no cap on density bonuses. (1 pt.)					
<b>Setbacks and Frontages</b>						
38	Are irregular lot shapes (e.g., pie-shaped, flag lots, zipper lots) allowed in the community?	1				Yes, some irregularly shaped lots are permitted as long as they follow these requirements: "In the case of irregularly shaped lots on cul-de-sac or curved street sections, the minimum lot width specified in the Schedule of District Regulations shall be measured at the building setback, provided that in no case shall a distance between side lot lines be reduced to less than seventy-five (75%) percent of the minimum lot width requirement at the street line." Chapter 25-16.2. The schedule mentioned can be found in Chapter 25 Appendix C
39	Does the code allow for variances to setback and frontage requirements?	1				Various exceptions for frontages are mentioned in Chapter 25
<b>Sidewalks</b>						
40	Can minimum sidewalk widths for residential neighborhoods be reduced to 5 feet where safe and appropriate? (2 pts.)	2				One minimum for new sidewalks is 5 feet, Chapter 20-5.2. However, the Land Development Regulations chapter lists a 4 feet minimum width, Chapter 25-37.8
41	Can alternate pedestrian networks (e.g., paved trails through common areas, walkways and bike trails connecting cul-de-sacs to other streets) be substituted for sidewalks in the right-of-way?				X	
42	Are alternative sidewalk designs that provide sufficient soil rooting volume for street trees (e.g., pop-outs or bulb-outs, curving sidewalks, tree islands) allowed?				X	
43	Are alternative sidewalk construction materials that increase infiltration allowed?				X	
<b>Driveways</b>						
44	Are minimum driveway widths 9 feet or less (one lane) or 18 feet or less (two lanes)?		X			"Driveways shall have a minimum width of ten (10) feet and a maximum width of twenty (20) feet." Chapter 25-18.3. "The width of a driveway at the right-of-way line shall be a minimum of twenty (20) feet and a maximum of forty (40) feet for two-way operation and a minimum of twelve (12) feet and a maximum of twenty (20) feet for one-way operation." Chapter 25-29.3
45	Can pervious materials (e.g., grass, gravel, permeable pavers, etc.) be used for residential driveways? (2 pts.)				X	
46	Can a "two track" design be used for residential driveways?				X	
47	Are shared driveways permitted in residential developments?	1				The definition of a townhouse includes shared parking, Chapter 25-3.2
<b>Open Space Management</b>						
48	Does the open space design ordinance require identification of an entity (e.g., conservation organization, community association) who will be responsible for managing the open space? (2 pts.)		X			An "open space ordinance" is not clearly identified
49	Can open space be managed by a land trust or other qualified public or private land conservation organization (e.g., municipal parks department) through conservation easements or transfer of ownership?				X	
50	If open space cannot be managed by a third party, are there enforceable requirements to establish an association that can effectively manage the open space?			X		
51	Are secure and permanent funding arrangements required to be established for the long-term management and maintenance of open space?			X		
52	Are there standards for the open space requiring interconnections, prioritized lists of resources to be conserved, and access standards?			X		
53	Are allowable and unallowable uses for open space in residential developments defined?			X		
54	Are long-term management plans that conserve natural systems required for all open space areas?			X		
55	Is open space in a natural condition required to be protected in perpetuity by a binding conservation easement or similar legal instrument?			X		
<b>Rooftop Runoff</b>						
56	Can downspouts be disconnected such that rooftop runoff flows to storage tanks, pervious areas, runoff reduction practices, etc.? (2 pts.)					
57	Do current grading or drainage requirements allow for temporary ponding of stormwater on front yards or rooftops? (2 pts.)					
58	Is temporary storage of rainwater in storage tanks (e.g., rain barrels or cisterns) permitted?					
59	Do the stormwater BMP design specifications for green roofs address structural concerns (e.g. how to determine design load of roof)?					
60	Do local plumbing codes allow harvested rainwater for exterior uses such as irrigation and non-potable interior uses such as toilet flushing?					
<b>Buffer Systems</b>						
61	Do the development standards in the community require a vegetated buffer along waterways?	2				Special Water Resource Protection Area (SWRPA), Chapter 23-4.7
62	Is the definition of waterway, or the regulated buffer, expansive enough to include (check all that apply):					
	Perennial streams (0.5 pts.)	0.5				
	Ephemeral and intermittent streams (0.5 pts.)	0.5				
	Lakes (0.5 pts.)	0.5				
	Estuaries and shorelines (0.5 pts.)		X			Category One waters are also included, Chapter 23-4.7
	Wetlands (0.5 pts.)		X			
	Vernal Ponds (0.5 pts.)		X			
63	Is the minimum buffer width 50 feet or more?					
	Yes, width is 100 feet or greater (2 pts.)	2				300 feet on either side of the waterway, Chapter 23-4.7
	Yes, width is between 50-99 feet (1 pt.)					
	No, width is < 50 feet					
64	Are buffer widths greater for sensitive resources (e.g., designated high quality streams) or in certain zones (e.g., drinking water protection)?		X			The width can be reduced to no less than 150 feet in certain areas when exceptions are made, Chapter 23-4.7
65	Is expansion of the buffer to include adjacent wetlands, steep slopes, or the 100-year floodplain required?				X	
<b>Buffer Management</b>						
66	Does the buffer ordinance specify that a minimum percentage of the buffer be maintained with native vegetation? (2 pts.)		X			
67	Does the buffer ordinance outline prohibited uses and permitted uses that have little impact to the vegetated buffer?		X			
68	Does the ordinance specify enforcement mechanisms?		X			
69	Does the buffer ordinance specify a preference for buffers to be located on a parcel of common ownership (e.g., a homeowners' association)?		X			
<b>Clearing and Grading</b>						
70	Is there any ordinance that requires the preservation of native soils, hydric soils, natural vegetation, or steep slopes at development sites? (2 pts.)		X			"No building or other structure shall be erected, moved, added to, or structurally altered and no lot shall be cleared, graded, or otherwise prepared for an open land use without first obtaining a zoning permit therefor from the Zoning Officer." Chapter 25-21.1
71	Do regulations limit the total portion of the site that can be cleared?		X			
72	Are the limits of disturbance required to be shown on construction plans and physically marked at the site?		X			
73	Are reserve septic field areas allowed to be left undisturbed until needed?				X	

Question		Yes	No	N/A	Codes are Silent	Notes
<b>Tree Conservation</b>						
74	Is a natural resources inventory required to identify and map natural areas?		X			
	<i>Yes, and significant natural areas such as high quality forest stands, wildlife habitat and travel corridors, productive cropland, and specimen trees must be identified (2 pts.)</i>					
	<i>Yes, but no requirements to assess resource quality. (1 pt.)</i>					
75	Is there an ordinance that requires conservation of some portion of forests, specimen trees, or other native vegetation at development sites?					"The preservation of existing trees and vegetation is encouraged. Specimen trees over fifteen (15) inches in diameter shall be incorporated into all landscaping plans." Chapter 25-29.6
	<i>Yes, specific conservation thresholds are identified (2 pts.)</i>					
	<i>Answer Yes, no specific conservation thresholds identified (1 pt.)</i>	1				
76	Do tree conservation requirements identify or reference methods for delineating and protecting the critical root zone of trees (sometimes referred to as "drip line")?		X			
77	Do forest/tree conservation requirements specify planting new trees at sites where none exist?	1				sparse at certain locations, the Land Use Board may require plantings native to existing adjacent woodland," Chapter 25-29.5
78	Are trees and native plant materials permissible for landscaping in yards, common areas, and other open spaces?					"Landscaping shall include trees, bushes, shrubs, ground cover, perennials, annuals, and plants." Chapter 25-28.1
	<i>Yes, some portion of landscaping must include trees and other native vegetation provided in recommended species list. (2 pts.)</i>	1				No recommended species list found
	<i>Yes, trees and native vegetation are allowed per recommended species list (1 pt.)</i>					
	<i>No, landscaping ordinance requires turfgrass or includes vegetation height standards that preclude use of native plants</i>					
79	Does the community have an urban forestry plan that supports/is referenced by the landscaping ordinance?					
80	Do landscaping requirements identify or reference specifications for soil amendments, planting methods, species selection, and maintenance?		X			
<b>Land Conservation Incentives</b>						
81	Are there any incentives to developers (e.g., open space design, density bonuses, stormwater credits, or expedited design review) to conserve land above and beyond what is already required (e.g., steep slopes, wetlands)? (2 pts.)		X			
82	Is flexibility to meet land conservation requirements (e.g. density compensation, buffer or lot averaging, transferable development rights, off-site mitigation) offered to developers? (2 pts.)		X			
<b>Stormwater Outfalls</b>						
83	Does the stormwater code contain special treatment criteria for discharges to impaired or sensitive waters, such as natural wetlands, lakes, trout streams, nutrient-sensitive estuaries, drinking water supplies, etc.? (2 pts.)		X			
84	Does a floodplain management ordinance exist that restricts or prohibits development within the 100-year floodplain? (2 pts.)		X			Not that could be located, however, Floodplain Management Regulations are defined as "zoning ordinances, subdivision regulations, building codes, health regulations, special purpose ordinances (such as a floodplain ordinance, grading ordinance and erosion control ordinance) and other applications of police power." Chapter 24-3
85	Is there a local wetland protection ordinance?		X			However, this is included in the "General Design Considerations" portion of the Drainage subsection: "Where possible, a subdivision's stormwater management design shall preserve stream channels, flood plains, and wetlands in their natural condition to act as buffers against flooding and pollution," Chapter 25-37.3
<b>Stormwater Codes</b>						
86	Do codes define rainwater harvesting and establish acceptable uses for rainwater (e.g., irrigation and toilet flushing) and corresponding treatment requirements?		X			
87	Does the stormwater code include specific standards to reduce post-construction runoff volume (not just peak rate)?		X			
	<i>Yes, runoff/volume reduction is required for most new development and redevelopment sites (2 pts.)</i>					
	<i>Yes, the standards apply to some sites or are included as an alternative compliance method (1 pt.)</i>					
88	Does the code require or have incentives for consideration of runoff reduction concepts early in the site planning process?		X			
	<i>Yes, there are provisions for a pre-application meeting or similar (2 pts.)</i>					
	<i>Yes, but the meetings are not mandatory for applicants (1 pt.)</i>					
89	If the code includes post-construction runoff reduction standards, is there reference to clear, understandable, and local or regionally-based design guidance or stormwater manual?					
	<i>Yes, the code references design guidance or a manual (2 pts.)</i>	2				They list multiple resources for technical guidance including the NJ Stormwater BMP Manual and The Rutgers Cooperative Extension Service, 23-7
	<i>Yes, such a manual exists but it is not referenced in the code (1 pt.)</i>					
90	Are drainage and stormwater treatment standards all in one place within the code and internally consistent?					
	<i>Yes, codes are consolidated and consistent regarding applicability and methods</i>	1				The ones that I found have all been in Chapter 23
	<i>No, various code sections are conflicting or inconsistent</i>					
<b>Installation and Maintenance of Practices</b>						
91	Do erosion and sediment control standards specify protection of post-construction practice sites during active construction?		X			
	<i>Yes, erosion control standards include these provisions (2 pts.)</i>					
	<i>Yes, the code is not explicit but it is addressed during plan review (1 pt.)</i>					
92	Does the code mandate performance bonds and periodic inspections to ensure proper installation of stormwater practices based on the approved plans?					
	<i>Yes, the code includes bonding requirements and inspections during stormwater practice installation (2 pts.)</i>	2				Chapter 23-10.3 and Chapter 23-10.2, respectively
	<i>Yes, the code includes bonding or inspections, but not both (1 pt.)</i>					
93	Does the code include provisions for runoff reduction practice easements, inspector right-of-entry, maintenance agreements, and post-construction inspections?		X			
	<i>Yes, all the provisions are included (2 pts.)</i>					2 of the 4, the maintenance agreement and the inspections are mentioned in the code, Chapter 23
	<i>Yes, 3 out of the 4 are included (1 pt.)</i>					
<b>Off-Site Compliance</b>						
94	If off-site stormwater compliance is authorized, is some percentage of treatment required on-site?					
	<i>Yes, applicants must provide on-site treatment to some level and provide documentation (2 pts.)</i>					
	<i>No, many sites have automatic access to off-site compliance</i>					
<b>Total Points Achieved</b>		<b>29</b>				
<b>Total Possible Points</b>		<b>111</b>				
<b>Final Score (%)</b>		<b>26%</b>				



Question		Yes	No	N/A	Codes are Silent	Notes
<b>Upper Deerfield Township, Cumberland County</b>						
<b>Street Width</b>						
1	Is the minimum roadway width allowed for streets in neighborhoods with low volume roads (less than 400 average daily trips according to AASHTO, 2001) between 18-22 feet (where bicycle lanes are not present)?		X			Minimum roadway is 40 feet, Chapter 405-62A(35)(f). However later in the chapter in subsection 36(b)[7] it is stated that the width of the paved surface can be reduced below the minimum requirement if the Township Committee determines it necessary.
2	Are curb extensions that narrow the roadway (such as pinchpoints, gateways, and chicanes) permissible?					
3	Are permeable paving materials allowable on low-use streets and/or parking lanes?				X	
<b>Street Length</b>						
4	Does the subdivision, Planned Unit Development, or Unified Development ordinance identify reducing street length as a goal of neighborhood street design?		X			
<b>Right-of-Way Width</b>						
5	Is the recommended right-of-way width for a low-volume residential street less than 45 feet?		X			Current minimum for local street is 50 feet, Chapter 405-62.
6	Does the code allow utilities to be placed under the paved section of the right-of-way to limit clearing and allow compact development footprint?					
7	If street trees are required, is the planting area required to be at least 6 feet to provide sufficient rooting space to support large trees?	1				At least 8 feet wide and 200 square foot area is necessary, Chapter 405-62.
<b>Cul-de-Sacs</b>						
8	Do the street or subdivision standards allow street layouts that minimize the use of cul-de-sacs?	1				"A dead-end stree shall serve no more than 14 lots", Chapter 405-62A(35)(n).
9	Is the minimum radius for cul-de-sacs 48 feet or less?	1				Minimum turning radius is 40ft, however the mininum right of way radius is 50ft, Chapter 405-62A(35)(n).
10	Can a landscaped island be created within the cul-de-sac?				X	
	<i>Yes, and the cul-de-sac must be graded to the island with an overflow to the storm drain system, so that it can be used for stormwater treatment (2 pts.)</i>					
	<i>Yes, but curbing is required or the island must be raised, limiting its use for stormwater treatment (1 pt.)</i>					
11	Are alternative turnarounds such as hammerheads and loop roads allowed?					
	<i>Yes, alternative turnarounds are specifically mentioned in the ordinance with specific design/construction guidance provided by reference</i>					
	<i>Yes, alternative turnarounds are allowed, but no specific guidance provided on design</i>	0.5				Loop streets mentioned and briefly described "as a street that has its only ingress and egress at two points on the same minor, local or collector street," Chapter 405-62A(35)(n).
<b>Vegetated Open Channels</b>						
12	Are open section vegetated channels allowed where density, topography, soils, and slope permit?	1				Chapter 345-3E(2)(h).
13	Are runoff reduction practices permissible within curb extensions or landscape strips?					
<b>Parking Ratios</b>						
14	Do parking ratios reflect local parking demand?					Not found
	<i>Yes, they are based on a local study of parking demand, or are based on ITE or ULI values and adjusted for local conditions.</i>					
	<i>No, we simply use the ITE or ULI values, base them on a neighboring community's standards, or we do not know where they came from.</i>					
15	Are parking requirements set as maximums?		X			
<b>Parking Codes</b>						
16	Are shared parking arrangements allowed?					
	<i>Yes, shared parking is allowed by-right (2 pts.)</i>	2				Chapter 405-27A(1)(c).
	<i>Yes, shared parking is allowed with special exception (1 pt.)</i>					
17	Are parking ratios reduced if shared parking arrangements are in				X	
18	Is the parking ratio reduced when multi-modal transit (e.g., mass transit, bike share or car share programs) is provided?				X	
19	Can the number of parking spaces be reduced and additional parking be maintained as green space until needed for redevelopment					
20	Are parking credits provided when nearby on-street parking is available?					
<b>Parking Lots</b>						
21	Is the minimum stall width for a standard parking space 9 feet or less?	1				9 feet (Chapter 405-62).
22	Is the minimum stall length for a standard parking space 18 feet for less?	1				18 feet (Chapter 405-62).
23	Is a fixed proportion (eg., 15%) of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?				X	
24	Can pervious materials be used for parking areas, including spillover or special event parking? (2 pts.)				X	
<b>Structured Parking</b>						
25	Are there any incentives for developers to provide parking within garages rather than surface parking lots?					
<b>Parking Lot Runoff</b>						
26	Is a minimum percentage of a parking lot required to be landscaped? (2 pts.)		X			
27	Is the use of runoff reduction practices within landscaped areas, setbacks, or parking areas allowed? (give yourself 2 pts.)	2				Chapter 405-62A(4)(I)[5].
28	Are flush curbs and/or curb cuts and depressed landscaped areas allowed so that runoff can be directed into vegetated landscaped islands or runoff reduction practices?	1				Multiple mentions of curb cuts in Chapter 405-62.
29	Are dimensions for landscaped areas sufficient to plant large trees?					
	<i>Yes, a minimum width 6 feet or greater is specified</i>	1				Yes, 8 feet wide with an area of 200 square feet per tree, Chapter 405-62A(4)(I)[7].
	<i>No, a minimum width less than 6 feet is specified</i>					
30	Do vegetated stormwater management areas count toward required landscape minimums?	1				"Parking lots that incorporate bioretention areas into the landscaped portions of the parking lot should use wheel stops or bollards", this language implies that bioretention(stormwater) areas are considered part of the landscape minimum requirements, Chapter 405-62A(4)(I)[5].
<b>Open Space Design</b>						
31	Do the ordinances require or allow open space subdivisions?				X	
	<i>Yes, they are required in a designated open space zoning district (2 pts.)</i>					
	<i>Yes, open space designs are an allowable option (through an overlay zone) (1 pt.)</i>					
32	Is land conservation or impervious cover reduction a major stated goal or objective of the open space design ordinance?	1				Land conservation is, Chapter 405-62A(23).
33	Is a minimum percentage of the buildable portion of the site required to be set aside as open space?					It is not done by percentages for all types of development, but sites are required to have open sapce.
	<i>Yes, at least 50% (2 pts.)</i>					
	<i>Yes, less than 50% (1 pt.)</i>	1				Cluster development projects or townhouse/multifamily development projects, must have 20% of the proposed land reserved as open sapce, Chapter 405 sections 38 and 55E.
34	Is the open space determined through a stepwise design process where open space is identified first?				X	
35	Is open space design a by-right form of development versus a more burdensome conditional use or warrant?			X		
36	Are flexible site design criteria available for developers that utilize open space or cluster design options (e.g., setbacks/lot lines, road widths, lot sizes and shapes)?	1				Cluster design options are mentioned in Chapter 405-62.
37	Are density bonuses and/or penalties used to encourage use of open space design?		X			



	Question	Yes	No	N/A	Codes are Silent	Notes
	<i>Yes, density penalties are given for conventional development. (2 pts.)</i>					
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, up to an established maximum. (2 pts.)</i>					
	<i>Yes, density bonuses are provided for open space designs that exceed the minimum requirements for open space protection, with no cap on density bonuses. (1 pt.)</i>					
<b>Setbacks and Frontages</b>						
38	Are irregular lot shapes (e.g., pie-shaped, flag lots, zipper lots) allowed in the community?	1				Only if it is necessary due to topographical or other special conditions, Chapter 405-62A(18).
39	Does the code allow for variances to setback and frontage requirements?	1				If there isn't space for the minimum frontage then exceptions can be made, Chapter 405-62A(12).
<b>Sidewalks</b>						
40	Can minimum sidewalk widths for residential neighborhoods be reduced to 5 feet where safe and appropriate? (2 pts.)	2				Current minimum is 5ft (Chapter 405-62).
41	Can alternate pedestrian networks (e.g., paved trails through common areas, walkways and bike trails connecting cul-de-sacs to other streets) be substituted for sidewalks in the right-of-way?				X	
42	Are alternative sidewalk designs that provide sufficient soil rooting volume for street trees (e.g., pop-outs or bulb-outs, curving sidewalks, tree islands) allowed?				X	
43	Are alternative sidewalk construction materials that increase infiltration allowed?				X	
<b>Driveways</b>						
44	Are minimum driveway widths 9 feet or less (one lane) or 18 feet or less (two lanes)?		X			Minimum widths are not listed, but Chapter 405-27A(1) lists how many parking spaces different types of residential homes are required to have.
45	Can pervious materials (e.g., grass, gravel, permeable pavers, etc.) be used for residential driveways? (2 pts.)				X	
46	Can a "two track" design be used for residential driveways?				X	
47	Are shared driveways permitted in residential developments?	1				Chapter 405-27A(1)(c).
<b>Open Space Management</b>						
48	Does the open space design ordinance require identification of an entity (e.g., conservation organization, community association) who will be responsible for managing the open space? (2 pts.)	2				The development is required to "provide for a homeowners' association for the ownership and maintenance of the recreation area" Recreation open space Chapter 405-33.
49	Can open space be managed by a land trust or other qualified public or private land conservation organization (e.g., municipal parks department) through conservation easements or transfer of ownership?	1				"Open space may be offered by deed to the Township or dedicated as common open space to a homeowners' association or other open space organization" Chapter 405-33.
50	If open space cannot be managed by a third party, are there enforceable requirements to establish an association that can effectively manage the open space?			X		
51	Are secure and permanent funding arrangements required to be established for the long-term management and maintenance of open space?			X		The code describes an alternative to providing open space as providing monetary compensation (\$3,000 per residential unit) to go to the Recreation Trust Fund, Chapter 405-33.
52	Are there standards for the open space requiring interconnections, prioritized lists of resources to be conserved, and access standards?		X			
53	Are allowable and unallowable uses for open space in residential developments defined?		X			
54	Are long-term management plans that conserve natural systems required for all open space areas?		X			
55	Is open space in a natural condition required to be protected in perpetuity by a binding conservation easement or similar legal instrument?				X	
<b>Rooftop Runoff</b>						
56	Can downspouts be disconnected such that rooftop runoff flows to storage tanks, pervious areas, runoff reduction practices, etc.? (2 pts.)					
57	Do current grading or drainage requirements allow for temporary ponding of stormwater on front yards or rooftops? (2 pts.)					
58	Is temporary storage of rainwater in storage tanks (e.g., rain barrels or cisterns) permitted?					
59	Do the stormwater BMP design specifications for green roofs address structural concerns (e.g. how to determine design load of roof)?					
60	Do local plumbing codes allow harvested rainwater for exterior uses such as irrigation and non-potable interior uses such as toilet flushing?					
<b>Buffer Systems</b>						
61	Do the development standards in the community require a vegetated buffer along waterways?		X			The buffer being vegetated is not specifically dictated, Special Water Resources protection Area (SWRPA) Chapter 345-3G(8).
62	Is the definition of waterway, or the regulated buffer, expansive enough to include (check all that apply):					
	<i>Perennial streams (0.5 pts.)</i>	0.5				
	<i>Ephemeral and intermittent streams (0.5 pts.)</i>	0.5				
	<i>Lakes (0.5 pts.)</i>	0.5				
	<i>Estuaries and shorelines (0.5 pts.)</i>		X			Category One Waters, and waterways that lead to these waters, are also identified as waterways to have this type of buffer, Chapter 345-3.
	<i>Wetlands (0.5 pts.)</i>		X			
	<i>Vernal Ponds (0.5 pts.)</i>		X			
63	Is the minimum buffer width 50 feet or more?					
	<i>Yes, width is 100 feet or greater (2 pts.)</i>	2				SWRPA are dictated to be 300 feet wide on either side, Chapter 345.
	<i>Yes, width is between 50-99 feet (1 pt.)</i>					
	<i>No, width is &lt; 50 feet</i>					
64	Are buffer widths greater for sensitive resources (e.g., designated high quality streams) or in certain zones (e.g., drinking water protection)?		X			Not greater, but upon exception the areas can be reduced to 150 feet minimum, Chapter 345.
65	Is expansion of the buffer to include adjacent wetlands, steep slopes, or the 100-year floodplain required?			X		
<b>Buffer Management</b>						
66	Does the buffer ordinance specify that a minimum percentage of the buffer be maintained with native vegetation? (2 pts.)			X		Treating the section about SWRPA as a buffer ordinance, Chapter 345-3G(8).
67	Does the buffer ordinance outline prohibited uses and permitted uses that have little impact to the vegetated buffer?	1				The ordinance dictates that's stormwater must not be discharged in the SWRPA.
68	Does the ordinance specify enforcement mechanisms?		X			
69	Does the buffer ordinance specify a preference for buffers to be located on a parcel of common ownership (e.g., a homeowners' association)?		X			
<b>Clearing and Grading</b>						
70	Is there any ordinance that requires the preservation of native soils, hydric soils, natural vegetation, or steep slopes at development sites? (2 pts.)	1				"In order to prevent creation of impermeable surfaces, natural vegetation shall be retained and protected wherever feasible," Chapter 405-62A(32)(d). Also the code specifically mentions topsoil conservation during construction, Chapter 405-62A(37).
71	Do regulations limit the total portion of the site that can be cleared?	1				Specific numbers are not listed, but it is in the language that the cleared area should be limited: "The cleared area shall be kept at the minimum necessary for movement of equipment, and the exposed area shall be replanted as soon as possible," Chapter 405-62A(32)(d).
72	Are the limits of disturbance required to be shown on construction plans and physically marked at the site?		X			
73	Are reserve septic field areas allowed to be left undisturbed until needed?				X	
<b>Tree Conservation</b>						
74	Is a natural resources inventory required to identify and map natural areas?		X			

Question		Yes	No	N/A	Codes are Silent	Notes
	<i>Yes, and significant natural areas such as high quality forest stands, wildlife habitat and travel corridors, productive cropland, and specimen trees must be identified (2 pts.)</i>					
	<i>Yes, but no requirements to assess resource quality. (1 pt.)</i>					
75	Is there an ordinance that requires conservation of some portion of forests, specimen trees, or other native vegetation at development sites?					
	<i>Yes, specific conservation thresholds are identified (2 pts.)</i>					
	<i>Answer Yes, no specific conservation thresholds identified (1 pt.)</i>	1				Native vegetation is meant to be conserved, written as natural vegetaion in the text of Chapter 405-62A(32)(d).
76	Do tree conservation requirements identify or reference methods for delineating and protecting the critical root zone of trees (sometimes referred to as "drip line")?	1				"Methods to be employed to protect the critical root zones of the trees in the buffer from disturbance during construction, including fencing details, erosion control, signage, etc., consistent with the protection of existing trees and the landscape and buffer requirements of this ordinance," Chapter 405-62A(4)(f).
77	Do forest/tree conservation requirements specify planting new trees at sites where none exist?		X			Replacement trees are to be planted when trees have been removed, Chapter 405-62A(4)(k).
78	Are trees and native plant materials permissible for landscaping in yards, common areas, and other open spaces?					
	<i>Yes, some portion of landscaping must be include trees and other native vegetation provided in recommended species list. (2 pts.)</i>	2				Could not locate a species list, but trees must be a part of landscaping, Chapter 405-62A(4).
	<i>Yes, trees and native vegetation are allowed per recommended species list (1 pt.)</i>					
	<i>No, landscaping ordinance requires turfgrass or includes vegetation height standards that preclude use of native plants</i>					
79	Does the community have an urban forestry plan that supports/is referenced by the landscaping ordinance?					
80	Do landscaping requirements identify or reference specifications for soil amendments, planting methods, species selection, and maintenance?		X			Not referenced, but landscape plans must contain details of planting methods and many other details, Chapter 405-62A(4)(f)[1][c].
<b>Land Conservation Incentives</b>						
81	Are there any incentives to developers (e.g., open space design, density bonuses, stormwater credits, or expedited design review) to conserve land above and beyond what is already required (e.g., steep slopes, wetlands)? (2 pts.)				X	
82	Is flexibility to meet land conservation requirements (e.g. density compensation, buffer or lot averaging, transferable development rights, off-site mitigation) offered to developers? (2 pts.)				X	
<b>Stormwater Outfalls</b>						
83	Does the stormwater code contain special treatment criteria for discharges to impaired or sensitive waters, such as natural wetlands, lakes, trout streams, nutrient-sensitive estuaries, drinking water supplies, etc.? (2 pts.)					No specific criteria aside from: "All proposed developments shall be discouraged from lands with environmental constraints which cannot be overcome or mitigated without impairing sensitive environmental characteristics of the lands thereon and adjacent to the site," Chapter 405-62A(10).
84	Does a floodplain management ordinance exist that restricts or prohibits development within the 100-year floodplain? (2 pts.)		X			Not an ordinance, but floodplain management is discussed in some sections of the code, Chapter 405-62A(36), Chapter 405-25D(4).
85	Is there a local wetland protection ordinance?	1				Ordinance related to Riparian Zones discusses wetland protection, Chapter 318.
<b>Stormwater Codes</b>						
86	Do codes define rainwater harvesting and establish acceptable uses for rainwater (e.g., irrigation and toilet flushing) and corresponding treatment requirements?			X		
87	Does the stormwater code include specific standards to reduce post-construction runoff volume (not just peak rate)?					
	<i>Yes, runoff/volume reduction is required for most new development and redevelopment sites (2 pts.)</i>	2				Chapter 345-3F.
	<i>Yes, the standards apply to some sites or are included as an alternative compliance method (1 pt.)</i>					
88	Does the code require or have incentives for consideration of runoff reduction concepts early in the site planning process?		X			
	<i>Yes, there are provisions for a pre-application meeting or similar (2 pts.)</i>					
	<i>Yes, but the meetings are not mandatory for applicants (1 pt.)</i>					
89	If the code includes post-construction runoff reduction standards, is there reference to clear, understandable, and local or regionally-based design guidance or stormwater manual?					
	<i>Yes, the code references design guidance or a manual (2 pts.)</i>	2				They list multiple resources for technical guidance including the NJ Stormwater BMP Manual and The Rutgers Cooperative Extension Service, Chapter 345-6.
	<i>Yes, such a manual exists but it is not referenced in the code (1 pt.)</i>					
90	Are drainage and stormwater treatment standards all in one place within the code and internally consistent?		X			It all seems to be consistent, however it is not all consolidated.
	<i>Yes, codes are consolidated and consistent regarding applicability and methods</i>					
	<i>No, various code sections are conflicting or inconsistent</i>					
<b>Installation and Maintenance of Practices</b>						
91	Do erosion and sediment control standards specify protection of post-construction practice sites during active construction?		X			
	<i>Yes, erosion control standards include these provisions (2 pts.)</i>					
	<i>Yes, the code is not explicit but it is addressed during plan review (1 pt.)</i>					
92	Does the code mandate performance bonds and periodic inspections to ensure proper installation of stormwater practices based on the approved plans?					
	<i>Yes, the code includes bonding requirements and inspections during stormwater practice installation (2 pts.)</i>					
	<i>Yes, the code includes bonding or inspections, but not both (1 pt.)</i>	1				The code requires a record of all inspections, Chapter 345-9B(6).
93	Does the code include provisions for runoff reduction practice easements, inspector right-of-entry, maintenance agreements, and post-construction inspections?		X			Maintenance repair plan and records of inspections are required, Chapter 345-9.
	<i>Yes, all the provisions are included (2 pts.)</i>					
	<i>Yes, 3 out of the 4 are included (1 pt.)</i>					
<b>Off-Site Compliance</b>						
94	If off-site stormwater compliance is authorized, is some percentage of treatment required on-site?					
	<i>Yes, applicants must provide on-site treatment to some level and provide documentation (2 pts.)</i>					
	<i>No, many sites have automatic access to off-site compliance</i>					
	<b>Total Points Achieved</b>	<b>41</b>				
	<b>Total Possible Points</b>	<b>111</b>				
	<b>Final Score (%)</b>	<b>37%</b>				