



NJBAC | New Jersey
Business
Action Center



State Development and Redevelopment Plan

Burlington County Cross Acceptance Public Meeting

March 11, 2025

About the NJ Business Action Center

Mission

To provide exceptional technical assistance, customer service, resources, and information as advocates and mentors for New Jersey businesses of all sizes, categories, and ethnicities.

Vision

We envision a flourishing business community, in which all stakeholders – entrepreneurs, business owners, business leaders, exporters, municipalities, state agencies, elected officials, and organizations – are able to access the vital resources that ultimately strengthen every aspect of doing business in New Jersey.

About the NJ Business Action Center

Provides free, confidential, reliable assistance

- Office of Business Advocacy – Explore
- Office of Export Promotion – Expand
- Office of Small Business Advocacy - Explain
- Office of Planning Advocacy - Enhance
- Cannabis Training Academy - Educate

Supportive services at every stage of business, regardless of size or industry, provided for thousands of businesses each year

The State Plan



NJ State Planning Act (NJSA 52:18A-196 et seq)

- NJSA 52:18A-200: “The State Development and Redevelopment Plan shall be designed to represent a balance of development and conservation objectives best suited to meet the needs of the State...”:
 - Protect the natural resources and qualities of the State...
 - Promote development and redevelopment in a manner consistent with sound planning...
 - Consider input from State, regional, county, and municipal entities...
 - Identify areas for growth, limited growth, agriculture, open space conservation...
 - And more....

What the State Plan is NOT....

The State Plan is not designed to overrule, negate or interfere with existing plans or regulations in communities, but it is intended to provide guidance and foster collaboration among stakeholders.

State agencies implement the State Plan through their functional plans, investment priorities, and administrative rules, while local governments implement it through their own planning objectives.

Cross Acceptance Process Overview

Four concurrent paths/end products

- Draft Preliminary Plan Document
- Infrastructure Needs Assessment
- Impact Assessment
- State Plan Policy Map and Mapping Protocol

Stakeholder engagement is critical

- Early and often Stakeholder outreach
- Required 21 public meetings and 6 public hearings, per Rules

Proposed Goals of the 2024 Plan

2050 Statewide Planning Goals, Priorities and Strategies

Economic Development: Promote economic growth that benefits all residents of New Jersey

- Government Coordination
- Business Retention and Expansion
- Workforce Development
- Regional Planning

Housing: Provide an adequate supply of housing for residents of all ages and incomes in communities of their choosing that meet their needs and offer ready access to the full range of supportive goods and services

- Housing as a catalyst for Economic Development
- Reducing Barriers to Development
- Health and Environment
- Housing and Transportation

Proposed Goals of the 2024 Plan

2050 Statewide Planning Goals, Priorities and Strategies

Infrastructure: Economic opportunity through nation leading infrastructure

- Transportation
- Clean Energy

Revitalization and Recentering: Revitalize and recenter the states underutilized developed areas

- Revitalizing Older Centers
- Recentering Underutilized Developed Areas

Climate Change: Effectively address the adverse impacts of global climate change*

- Decarbonization
- Hazard Mitigation
- Coastal Areas and Riverine Corridors

Proposed Goals of the 2024 Plan (cont.)

2050 Statewide Planning Goals, Priorities and Strategies

Natural and Water Resources: Protect, maintain, and restore the state's natural and water resources and ecosystems

- Habitat Preservation
- Agriculture and Food Production
- Air Quality
- Water Quality

Pollution and Environmental Clean-Up: Protect the environment, prevent and clean up pollution

- Brownfields and Lead
- Waste Management and Recycling

Proposed Goals of the 2024 Plan (cont.)

Historic and Scenic Resources: Protect, enhance, and improve access to areas with exceptional archeological, historic, cultural, scenic, open space, and recreational value

- Historic Resources, Cultural Resources and the Arts
- Open Space and Recreation Resources

Equity: Implement equitable planning practices to promote thriving communities for all New Jerseyans*

- Equity and Environmental Justice

Proposed Goals of the 2024 Plan (cont.)

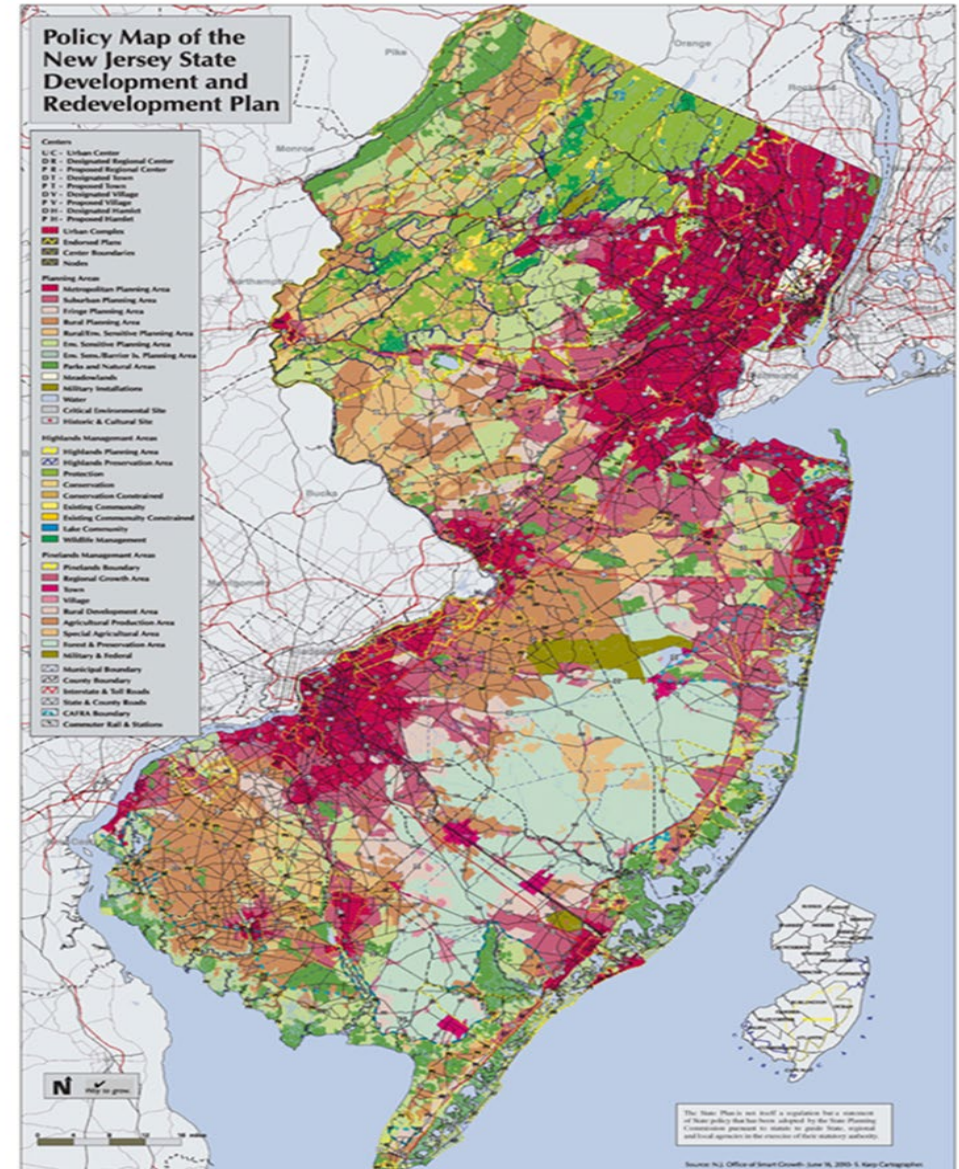
Comprehensive Planning Goal: Foster sound and integrated planning and implementation at all levels statewide

- Comprehensive Planning and Design
- Regional Planning and Areas of Critical Concern
- Pinelands
- Hackensack Meadowlands District
- New Jersey Highlands
- Fort Monmouth Economic Revitalization Authority
- Casino Reinvestment Development Authority

State Plan Policy Map

While the State Planning Act does not address the State Plan Policy Map (SPPM or the Map) the Rules require a map.

- A geographic application of the goals, strategies, and policies of the Plan
- Important in interpreting smart growth areas and areas that need protection
- Historically, the implementation and development of the Map have had challenges.
- No map changes are proposed in the draft Preliminary Plan.



Smart Growth Explorer Tool (Beta)

- Created a screening tool, the Smart Growth Explorer (Beta), to help inform decision makers when discussion potential map changes to ensure consistency with the goals of draft State Plan.
- Developed by Rowan University as a resource for decision makers considering mapping changes for consistency with the State Plan.
- Can help identify areas suitable for development, and areas suitable for conservation.
- Does not encompass an exhaustive list of factors.
- Scoring changes will be considered with adequate documentation.
- Additional factors will be addressed on a case-by-case basis.
- The Smart Growth Explorer (Beta) can be found here:

<https://www.nj.gov/state/bac/planning/mapping/nj-smart-growth/>

The Cross Acceptance Process

What is Cross Acceptance?

Cross-acceptance is a process of comparing statewide planning policies at all government levels with the purpose of attaining a high level of consistency among municipal, county, regional, and State plans and the State Plan.

Cross Acceptance Phases

- Comparison Phase
 - County Cross Acceptance Reports
- Negotiation Phase
 - Statements of Agreements and Disagreements
- Final State Development and Redevelopment Plan
 - Infrastructure Needs Assessment (INA) and Impact Assessment (IA)
 - Six (6) public hearings

Timeline

Cross Acceptance Timeline

January 16, 2024:

OPA issued the formal Notice of Process for Cross Acceptance.

December 4, 2024:

State Planning Commission approves the release of the draft Preliminary State Development and Redevelopment Plan.

December 6, 2024:

Draft Preliminary State Development and Redevelopment Plan released for public comment. Cross Acceptance commences.

February 12, 2025 to April 16, 2025:

Public Information Meetings will be held in each County (21 total meetings).

Cross Acceptance Timeline (Continued)

Spring/Summer 2025:

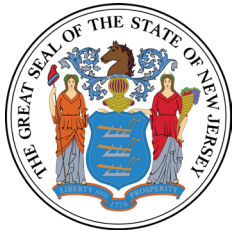
- Cross Acceptance Reports
- Statements of Agreements and Disagreements
- Negotiation Phase
- State Agency Reports and Responses
- Complete INA, Phase II and Impact Assessment

Summer/Fall 2025:

- Incorporate results of Cross-Acceptance into the Final Draft State Development and Redevelopment Plan
- Hold six (6) Public Hearings (5 virtual and 1 in person)
- Release the Final Draft State Development and Redevelopment Plan

Winter 2025 and beyond:

- Adopt final State Development and Redevelopment Plan
- Implementation of the State Development and Redevelopment Plan



Preliminary State Development and Redevelopment Plan

<https://www.nj.gov/state/bac/planning/state-plan/development/>

[Preliminary Plan](#)



[Citizen's Guide](#)



[Submit Comments](#)



You are welcome to share your comments and input by scanning the QR Code above or via email at: stateplan.comments@sos.nj.gov

Questions...and Thank you

