

# Smart Growth is...

- well-planned development that
  - protects open space
  - revitalizes urban and village centers
  - keeps housing affordable
  - provides transportation choices
- a concept used to identify a set of principles governing land use and transportation planning that benefits communities and preserves the natural environment.
- compact, transit-oriented, walkable, bicycle-friendly and mixed-use development with a range of housing choices. Density is concentrated in the centers of towns/cities, combating urban sprawl.

## Principles of Smart Growth:

1. **Strengthen existing communities** and direct development towards them.
2. **Preserve natural beauty, farmland,** and environmentally critical areas.
3. **Make efficient use of public investments in infrastructure** such as schools, roads, and sewer. (Build where services already exist).
4. **Create mixed-use neighborhoods** where daily needs are close at hand. (Stores, jobs, homes, restaurants, schools)
5. **Create a range of housing** opportunities and choices. (Owner-occupied, rental, lower/higher-income housing, condos, apartments, single-family)
6. **Provide a variety of transportation** options. (Not just automobiles)
7. **Create safe, inviting** environment for walking (Pedestrian friendly).
8. **Foster distinctive communities** with a strong sense of place. (Historic preservation)
9. **Put jobs and good schools** within reach of all. (Reduce commuting time/costs)
10. **Make development decisions predictable, fair** and cost-effective to citizens, developers, and public officials. Create an open, trusted process that shields public officials from undue pressure from deep-pocketed developers.