

## **Session Three**

# **Smart Growth Audits**

# **A TEMPLATE FOR CONDUCTING BASIC LEVEL SMART GROWTH AUDITS**

**COMPREHENSIVE PLAN**

**ZONING ORDINANCE**

**SUBDIVISION AND LAND DEVELOPMENT  
REGULATIONS**

**CAPITAL IMPROVEMENT PROGRAM**

# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

- SMART GROWTH
- IN TRANSITION
- NEEDS YOUR ATTENTION!



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

Promote healthy communities by directing business and housing development toward compact, mixed-use centers, at a scale of growth that fits the community and the region.

A. How visible is the edge of your town center (or centers, if your municipality has more than one)?

B. Where is most commercial and industrial growth occurring?

C. Where is most new residential growth occurring?

D. Where are your town's public buildings, and where are they planned?



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

**Promote healthy communities by directing business and housing development toward compact, mixed-use centers, at a scale of growth that fits the community and the region.**

**E. How do sizes of newer lots in your town center — those created within the past 20 years — compare to the typical sizes of older lots in the same area?**

**F. Does your town plan include specific language that describes a desired pattern of development? If so, what does this language say?**

**G. Does local zoning define one or more compact town centers?**

**H. Is there a distinct pattern to densities in local zoning — from higher densities in compact centers to lower densities in outlying areas?**



# SMART GROWTH SCORECARD

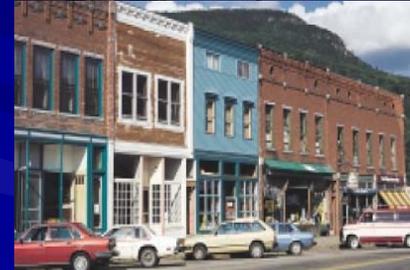
## *A Community Self-Assessment Tool*

Promote healthy communities by directing business and housing development toward compact, mixed-use centers, at a scale of growth that fits the community and the region.

I. Where are commercial/industrial and residential uses located in relation to each other?

J. If your community provides public sewer and/or water, how are line extensions managed?

K. What scale of commercial and industrial growth is permitted?



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

**Provide for and encourage transportation options that harmonize with community goals for land use.**

- A. How do you describe the layout of local streets?
- B. How has your town planned for future streets?
- C. How does your town regulate the width of new streets?
- D. If public transportation is available to your town, is your town a member of the regional transportation association?
- E. What provisions has your town made for pedestrians and cyclists?



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

**Protect the environment and natural resources, and preserve important historic features.**

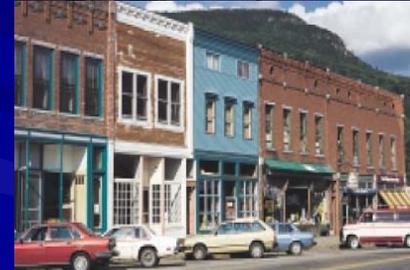
**A. How would you describe the condition of natural areas in town?**

**B. What actions is your town taking to protect natural areas?**

**C. What local commissions and/or organizations are active in environmental protection or historic preservation?**

**D. How would you describe the conditions of historic buildings in your community?**

**E. What actions is your town taking to protect historic buildings and other features?**



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

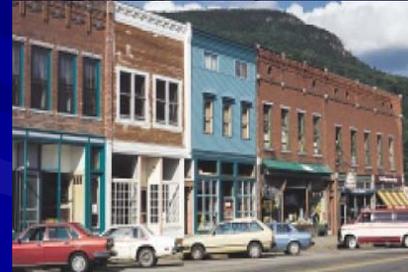
**Preserve public access to open spaces both formal and informal — parks, playgrounds, town greens, bodies of water, and woodlands.**

**A. Do townspeople have easy walking access to public parks and playgrounds?**

**B. Do townspeople have local access to open space for hiking, hunting, fishing, etc.?**

**C. Has the town planned for future access to parks and open space?**

**D. How do local regulations provide for open space in new developments?**



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

**Strengthen and protect farm industries, minimizing conflicts between them and development**

**A. Where is most development in town located?**

**B. Do townspeople have local access to agricultural support businesses — veterinarians, seed and grain companies, etc.?**

**C. What strategies does your town plan have for protecting farmland?**

**D. Does your town plan map the location of farms and prime agricultural soils?**



# SMART GROWTH SCORECARD

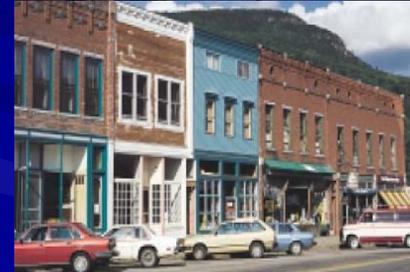
## *A Community Self-Assessment Tool*

**Strengthen and protect farm industries, minimizing conflicts between them and development**

**E. What densities of development does your zoning permit on farmland?**

**F. How much conservation-easement and/or land-trust activity is occurring in your town?**

**G. Is there local support for farming and/or forestry through tax abatements, and/or a dedicated town fund to help purchase or protect prime working land?**

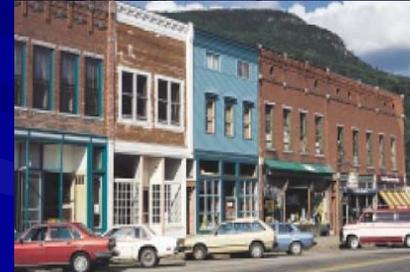


# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

Encourage the creation and renovation of housing to meet the full diversity of local and regional needs, especially in communities that are growing rapidly.

- A. How would you describe the mix of housing types in town?
- B. How has your town planned for future housing needs?
- C. How do local regulations provide for meeting diverse housing needs?
- D. Does the town work with an affordable housing group or groups active in your town or region?



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

**Support a diversity of businesses in community centers.**

**A. Can townspeople meet most daily shopping needs — groceries, hardware, etc. — in town?**

**B. How does your town support existing downtown business and attract new ones?**

**C. How does local zoning encourage business development in the town center?**

**D. Are local groups active in promoting local business**



# SMART GROWTH SCORECARD

## *A Community Self-Assessment Tool*

Develop goals and achieve strategies by building coalitions with community stakeholders, and by engaging the public in the search for smart-growth solutions

A. How active is your community in planning?

B. To what extent was the public involved in developing the town plan?

C. Are citizens active in community planning, development, and resource protection through other organizations?



# SMART GROWTH SCORECARD

Section Scores	SG	IT	NYA!
I. Compact Centers	33-27	26-18	17-11
II. Transportation	15-13	12-9	8-5
III. Natural Resources	15-13	12-9	8-5
IV. Open Spaces	12-11	10-7	6-4
V. Farms & Forests	21-18	17-12	11-7
VI. Housing	12-11	10-7	6-4
VII. Business Diversity	12-11	10-7	6-4
VIII. Public Involvement	9-8	7-5	4-3
Overall Score	129-102	101-71	70-43

