

**TOWN OF WESTFIELD**  
**WESTFIELD NEW JERSEY**

**RESOLUTION NO. 127-2020**

**CODE REVIEW & TOWN PROPERTY COMMITTEE**

**JUNE 9, 2020**

WHEREAS, land use is an essential component of overall sustainability for a municipality; and

WHEREAS, poor land-use decisions can lead to and increase societal ills such as decreased mobility, high housing costs, increased greenhouse gas emissions, loss of open space and the degradation of natural resources; and

WHEREAS, well planned land use can create transportation choices, provide for a range of housing options, create walkable communities, preserve open space, provide for adequate recreation, and allow for the continued protection and use of vital natural resources; and

WHEREAS, Given New Jersey's strong tradition of home rule and local authority over planning and zoning, achieving a statewide sustainable land use pattern will require municipalities to take the lead;

WHEREAS, in 2019, the Town of Westfield adopted by resolution a Master Plan Reexamination Report (MPRR) that included a vision statement, guiding principles, and goals and objectives, as well as over 30 recommended actions, that explicitly addressed sustainability and elaborate on the seven sustainability elements listed below.

NOW THEREFORE, we the Town of Westfield resolve to apply the seven land use principles described below and the MPRR sustainability recommendations to guide the development of future Master Plan Elements, including initially during the stakeholder engagement and public participation process supporting the preparation of a Unified Land Use and Circulation Element to its Master Plan (updating the existing Land Use Element and Circulation Element) as well as to update our land-use zoning, natural resource protection, and other ordinances accordingly. The adopted Sustainable Land Use Pledge resolution will be distributed to the Planning Board, Zoning Board, Green Team and other relevant boards and commissions.

**Regional Cooperation** - We pledge to reach out to administrations of our neighboring municipalities concerning land-use decisions, and to take into consideration regional impacts when making land-use decisions.

**Transportation Choices** - We pledge to create transportation choices with a Complete Streets approach by considering all modes of transportation, including walking, biking, transit and automobiles, when planning transportation projects and reviewing development applications. We will reevaluate our parking with the goal of limiting the amount of required parking spaces, promoting shared parking and other innovative parking alternatives, and encouraging structured parking alternatives where appropriate.

**Natural Resource Protection** - We pledge to take action to protect the natural resources of the State for environmental, recreational and agricultural value, avoiding or mitigating negative impacts to these resources. Further, we pledge to complete a Natural Resources Inventory when feasible to identify and assess the extent of our natural resources and to link natural resource management and protection to carrying capacity analysis, land-use and open space planning.

**Mix of Land Uses** - We pledge to use our zoning power to allow for a mix of residential, retail, commercial, recreational and other land use types in areas that make the most sense for our municipality and the region, particularly in downtown and town center areas.

**Housing Options** - We pledge, through the use of our zoning and revenue generating powers, to foster a diverse mix of housing types and locations, including single- and multi-family, for-sale and rental options, to meet the needs of all people at a range of income levels.

**Green Design** - We pledge to incorporate the principles of green design and renewable energy generation into municipal buildings to the extent feasible and when updating our site plan and subdivision requirements for residential and commercial buildings.

**Municipal Facilities Siting** - We pledge, to the extent feasible, to take into consideration factors such as walkability, bikability, greater access to public transit, proximity to other land-use types, and open space when locating new or relocated municipal facilities.

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I hereby certify that the within Resolution is a true and exact copy of the Resolution adopted by the Westfield Town Council at their meeting of June 9, 2020.

  
Tara Rowley, RMC  
Town Clerk