

# STUART MECK, FAICP/PP

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## EMPLOYMENT

**Associate Research Professor and Director**, Center for Planning Practice, Edward J. Bloustein School of Planning and Public Policy, Rutgers, July 2009 to present.

Teach full load of graduate courses in urban planning and direct Center for Planning Practice, which provides consulting and technical assistance. Teaching specializations include history and theory of planning, planning law, planning and land use administration, affordable housing, planning ethics, and traffic impact analysis. Oversaw a team that drafted a new development code for the U.S. Virgin Islands (USVI) and updated the zoning map. Completed a zoning and subdivision code assessment for the USVI Department of Planning and Natural Resources. Oversaw the development of municipal energy plans for 11 New Jersey municipal governments. Served as subcontractor for Analysis of Impediment studies for the City of Houston, Texas and for the Cities of Las Vegas, North Las Vegas, and Henderson, Nevada that are required by the U.S. Department of Housing and Urban Development for receipt of Community Development Block Grant Funds.

**Director, Center for Government Services (CGS) and Faculty Fellow**, Edward J. Bloustein School of Planning and Public Policy, Rutgers, September 2005 to June 2009.

Directed local government service center providing training, technical assistance, and research support to New Jersey governmental units. Supervised staff of 20 with \$3.8 million budget. Undertook comparative empirical evaluation of impact of state smart growth programs on affordable housing for the Lincoln Institute of Land Policy, published in book form in 2009. Prepared an evaluation for Hillsborough County, Florida, of mechanisms to expedite permit reviews to encourage affordable housing.

**Senior Research Fellow**, American Planning Association, Chicago, Illinois, April 2002 to July 2005.

Managed or participated in contract research projects, including work for federal agencies, municipalities, foundations, and other nonprofit organizations, and

wrote for APA publications. Contract research projects include preparation of Planning Advisory Service reports on regional approaches to affordable housing, economic development strategies for local governments, zoning as a barrier to multi-family development, and planning for wildfires; a study for the Czech Republic Ministry of Regional Development in Prague evaluating and recommending changes to the Construction Law, which governs planning and land-use control; study of planning and zoning laws of the State of Michigan; an economic development manual for Envision Utah; a study of tribal transportation for the Transportation Research Board; preparation of a manual on comprehensive planning in Illinois for the Metropolitan Planning Council; and development of *Planning and Urban Design Standards*, a major planning reference book for John Wiley and Sons.

**Principal Investigator**, Growing Smart<sup>SM</sup> project, American Planning Association (APA), Chicago, Illinois, October 1994 to March 2002.

Headed ongoing research project to draft and implement the next generation of model planning, zoning, and growth management enabling legislation for the U.S. Worked with national advisory directorate of major public interest organizations. Project funded by U.S. Department of Housing and Urban Development and five other federal agencies, and several foundations. Major outputs of the project consist of a *Legislative Guidebook* containing model planning statutes and supporting commentary (in electronic and hard copy versions) and *User Manual*. Also served as moderator for nationwide series of web/audioconferences aimed at training planning commissioners and practicing planners. Managed contract research projects and wrote for APA publications. Contract research projects included preparation of an assessment of Montana's planning and land use laws, and manual on nonpoint source pollution for Rhode Island. On behalf of APA, taught short course on American city planning and its implementation to Chinese planners in Shanghai, P.R.C., in July 1998. Served as acting editor of *Land Use Law & Zoning Digest*, monthly journal of commentary and case law abstracts, January to September 2001.

### ***Major accomplishments***

- Growing Smart<sup>SM</sup> model legislation was incorporated into bills, or enacted into laws in 15 states.
- Conducted major evaluation of planning and land-use laws in Montana for the Montana Smart Growth Coalition. Study resulted in the introduction of six bills in the Montana Legislature.
- Trained some 17,000 professional planners and planning commission members through national APA's audioconference series, beginning in 1995.
- Provided testimony or assistance to numerous state land use study commissions, APA Chapters, and U.S. Congress.

**Consulting City and Regional Planner, Oxford, Ohio, June 1994 - September 1994.**

Provided consulting planning services to public and private clients and participated in joint planning projects with other consulting firms. Completed three-year, \$28.7 million economic development plan for City of Miamisburg, Ohio, for commercializing technologies at Mound Laboratories, a 306-acre nuclear weapons facility operated by the U.S. Department of Energy and undergoing decommissioning. First year of plan was funded by U.S. Department of Energy for \$10.0 million.

**Assistant City Manager and Planning Director, City of Oxford, Ohio, July 1982 - June 1994.**

Served as assistant city manager and planning director in full service community with 80+ employees and service area of 21,000. Completed first comprehensive plan for the city in 22 years.

**Program Manager for Regional and Environmental Planning, Miami Valley Regional Planning Commission (MVRPC), Dayton, Ohio, September 1979 - June 1982.**

Supervised six planners and university and private research consultants in carrying out environmental and land use planning activities for five-county region; prepared grant applications, budgets and progress reports to federal agencies; directed staff support to MVRPC policy and technical committees; negotiated contracts with local governments for consulting planning services.

**Regional Planner III and IV, MVRPC, June 1973 - September 1979.**

Prepared numerous plans and studies for area governments and regional planning agency; provided staff support to MVRPC policy committees; devised work Programs and budgets; provided consulting planning services to member communities and public agencies. Wrote regional plan, *Framework for Change*, which served as policy backdrop for planning in the Miami Valley as well as serving on team that developed regional fair-share plan for affordable housing.

**Associate and Senior Planner, Memphis and Shelby Planning Commission, Memphis, Tennessee, July 1971 – May 1973.**

Processed and reviewed zoning applications and subdivisions; prepared rezoning studies, comprehensive plans, and reports; assisted principal planner in supervising three associate planners.

## **EDUCATION**

Master of Business Administration, Wright State University, Dayton, Ohio, 1981.

Master of City Planning, School of Architecture, The Ohio State University, Columbus, Ohio, 1971.

Master of Arts, Journalism, The Ohio State University, 1970.  
Bachelor of Arts in Journalism, The Ohio State University, 1969.

## PROFESSIONAL REGISTRATION/LICENSES

Professional Planner (PP), State of New Jersey, License No. LI04291; Certified Planner, American Institute of Certified Planners (AICP), Certification No. 2008; Fellow, AICP (FAICP).

## PROFESSIONAL MEMBERSHIPS AND AFFILIATIONS

Member, American Planning Association (APA); Member, American Institute of Certified Planners (FAICP); Board of Reporters for *Planning and Environmental Law* (now discontinued); Editorial Advisory Board, *Journal of Planning History*

**Professional Offices Held:** National President, APA, 1989-1991 (four-year term from 1988-1992); Secretary-Treasurer and Member, Board of Directors, APA, and Commissioner, AICP Commission, the professional testing and credentialing institute within APA, 1985-88.

## SUMMARY OF PROFESSIONAL PUBLICATIONS

Co-authored *Ohio Planning and Zoning Law* (20<sup>th</sup> Edition, Thomson-Reuters-West 2015), a legal treatise, with Professor Kenneth Pearlman, published annually and cited by the Ohio Supreme Court, Ohio Court of Appeals, Ohio Attorney General, and federal Sixth Circuit Court of Appeals. Co-authored *Planning and Control of Land Development: Cases and Materials* (9<sup>th</sup> Edition, Lexis-Nexis 2015) and teacher's manual. Co-authored chapter on zoning and subdivision in International City/County Management Association (ICMA) text, *The Practice of Local Government Planning*, 3d edition (2000) Co-authored empirical study of relationship of state smart growth programs on affordable housing in *Smart Growth Programs: An Evaluation of Programs and Outcomes* (Lincoln Institute of Land Policy 2009). Wrote chapter on planning in International City/County Management Association text, *Managing Local Government Services* (2007). Co-edited *A Planner's Guide to Land Use Law* (Planners Press, 1983). Numerous articles in *Planning, Practicing Planner, The Journal of the American Planning Association, The Planner: The Journal of the Royal Town Planning Institute* (Great Britain), *Land Development, Zoning News, Zoning Practice, PAS Memo, Land Use Law & Zoning Digest* (now *Planning & Environmental Law*) *The Management and Control of Growth*, Vol. V (1980), *Planning Reform in the New Century* (2005); *Planning and Urban Design Standards* (2006), *Washington University Journal of Law and Policy, Journal of Planning History, Planning and Environmental Law, Cityscape, Housing Policy Debate, Idaho Law Review*, and the *Rutgers Law Review*. List available on request.

## PARTIAL LIST OF PUBLICATIONS (2000-present)

### Books and Book Chapters

- With Daniel R. Mandelker *et al.*, *Planning and Control of Land Development: Cases and Materials*, 8th Edition, and *Teacher's Manual*. LexisNexis 2015 (forthcoming).
- With Kenneth Pearlman, *Ohio Planning and Zoning Law, 2015* (20th) Edition. Eagan, MN: Thomson-Reuters, 2015. (published annually).
- With Daniel R. Mandelker *et al.*, *Planning and Control of Land Development: Cases and Materials*, 8<sup>th</sup> Edition, and *Teacher's Manual*. LexisNexis 2011.
- With Gregory K. Ingram, et al., *Smart Growth Policies: An Evaluation of Programs and Outcomes*. Cambridge, MA: Lincoln Institute of Land Policy, 2009 (Chapter 6, Affordable Housing, with Tim MacKinnon, and Chapter 12, New Jersey State Profile).
- Chapter 6, Planning, in *Managing Local Government Services*, edited by Carl Stenberg and Susan Austin. Washington, D.C.: ICMA Press, 2007.
- Numerous articles in American Planning Association, *Planning and Urban Design Standards*. New York: John Wiley & Sons, 2006.
- "Notes on Planning Statute Reform: Guideposts for the Road Ahead," in *Planning Reform in the New Century*, Daniel R. Mandelker, ed. Chicago: Planners Press, 2005, 31-57.
- *Growing Smart Legislative Guidebook: Model Statutes for Planning and the Management of Change*, 2002 Edition. Chicago: American Planning Association, January 2002. (Gen. editor).  
Website: <http://www.huduser.org/publications/polleg/growingsmart.html>  
Also at: <http://www.planning.org/growingsmart/>
- With Michelle J. Zimet and Paul Wack, "Zoning and Subdivision Regulations," Chapter 14, in *The Practice of Local Government Planning*, Third Edition, Charles J. Hoch, Linda C. Dalton, and Frank S. So, eds. Washington, D.C.: International City/County Management Association, 2000, 343-374.

## Monographs, Articles, Studies, and Papers

- “Analysis of Houston’s Development Controls for Exclusionary Impacts,” Appendix 2 in Analysis of Impediments to Fair Housing Choice Analysis of Impediments to Fair Housing Choice (Houston, TX: City of Houston Housing and Community Development Department, August 2015): 180-200.
- New Jersey's *Mount Laurel* Doctrine and Its Implementation: Under Attack, But Safe (for Now), *Planning & Environmental Law*, 66(1) (2014): 4-12.
- Book Review: A Review of “Climbing Mount Laurel: The Struggle for Affordable Housing and Social Mobility in an American Suburb”, *Journal of the American Planning Association*, 80:3 (2014) 277-278.
- With Rebecca C. Retzlaff, “President Jimmy Carter’s Urban Policy: A Reconstruction and An Appraisal,” *Journal of Planning History* 11(3) (2012): 242-280.
- “John M. Payne: Advocating for Affordable Housing in New Hampshire,” 63 *Rutgers Law Review* 789 (Spring 2011).
- With Eric Damian Kelly and Marya Morris, Handbook for Planning Law Principles and Practices for Northeastern Illinois. Prepared for the Chicago Metropolitan Agency for Planning (CMAP) by Duncan Association and the Center for Planning Practice at Rutgers. Chicago: CMAP, 2011.
- Book Review of The City's End: Two Centuries of Fantasies, Fears, and Premonitions of New York's Destruction, by Max Page, *Journal of the American Planning Association*, 75 (3) (2009): 382 – 383.
- With Marya Morris, An Assessment of the Zoning and Subdivision Code of the U.S. Virgin Islands , Prepared for the U.S.V.I. Department of Planning and Natural Resources (New Brunswick, N.J.: Rutgers Center for Government Services, with Duncan Associates, Chicago, Illinois, July 2009).
- With Sam Casella, “Removing Regulatory Barriers to Affordable Housing in Development Standards, Density Bonuses, and Processing of Permits in Hillsborough County, Florida,” *Cityscape: A Journal of Policy Development and Research*, 11(2) (2009): 61-82.
- With Rebecca Retzlaff, “A Familiar Ring: A Retrospective on the First National Conference on City Planning (1909), *Planning & Environmental Law* 61(4) (April 2009): 3-10.

- With Marya Morris, Gen. Editor, et al., *Smart Codes: Model Land-Development Regulations, Planning Advisory Service Report No. 556* (Chicago: American Planning Association, April 2009).
- With Gerrit Knaap, Terry Moore, and Robert Parker, "Do We Know Regulatory Barriers When We See Them: An Exploration Using Zoning and Development Indicators," *Housing Policy Debate*, 18(4) (2008): 711-749.
- With Rebecca Retzlaff, "The Emergence of Growth Management Planning in the U.S.: The Case of *Golden v. Planning Board of Town of Ramapo*, and its Aftermath," *Journal of Planning History*, 7(2) (May 2008): 113-157.
- Editor, *Land Use Administration for New Jersey Municipalities*. New Brunswick, NJ: Center for Government Services, 2008.
- With Gerrit Knaap, Terry Moore, and Robert Parker, *Zoning as a Barrier to Multifamily Housing Development*, Planning Advisory Service Report No. 548. Chicago: American Planning Association, July 2007.
- With Shannon Paul, "The Essential Planning Library Revisited," *PAS Memo* (March/April 2007).
- With James C. Schwab and Rebecca Retzlaff, *Tribal Transportation Programs: A Synthesis of Highway Practice*, National Cooperative Highway Research Program (NCHRP) Synthesis 366. Washington, D.C. Transportation Research Board, 2007.
- With Rebecca Retzlaff, "The Zoning Hearing Examiner: Origins, Evolution, and Status in Statutes and Case Law," *Planning & Environmental Law* 59:7 (July 2007): 3-10.
- With Rebecca Retzlaff, "The Zoning Hearing Examiner and Its Use in Idaho Cities and Counties: Improving the Efficiency of the Land Use Permitting Process," 43 *Idaho L. Rev.* 407 (2007).
- With Jacquelyn Zelinka, *Planning and Zoning in New Jersey: A Manual for Planning and Zoning Board Members*. New Brunswick, NJ: Center for Government Services, 2007.
- With Rebecca Retzlaff, "Reconstructing *Golden v. Planning Board of Town of Ramapo*: The Real Story Behind the First Major Growth Management Plan in the U.S.," paper presented at the International Planning History Society Conference, Delhi, India, December 10-15, 2006.
- With Rebecca Retzlaff, *Planning 1-2-3: A step-by-step workbook to writing a comprehensive plan in Illinois*. Prepared for the Campaign for Sensible Growth,

the Metropolitan Mayors Caucus, and the Metropolitan Planning Council.  
Chicago: The Campaign, 2006.

- With Terry Moore and James Ebenhoh, *An Economic Development Toolbox: Strategies and Methods*, Planning Advisory Service Report No. 541. Chicago: American Planning Association, October 2006.
- “The Sensibility of Unified Development Codes,” *Zoning Practice* (June 2006), 1-7.
- With Marya Morris, Eric Damian Kelly, and Kirk Bishop, Model Smart Growth Codes, Interim Planning Advisory Service Report. Chicago: American Planning Association, 2006.
- “Zoning and Anti-Semitism in the 1920s: The Case of *Cleveland Jewish Orphan Home v. Village of University Heights and Its Aftermath*,” *Journal of Planning History*, 4:2 (May 2005): 91-128.
- With James C. Schwab, *Planning for Wildfires*, Planning Advisory Service Report No. 529/530. Chicago: American Planning Association, 2005.
- “Getting on the Case: A Short History of the Ties between Security and Urban Design,” *Planning*, 70:6 (June 2005): 10-13.
- With Rebecca Retzlaff and James C. Schwab, *Regional Approaches to Affordable Housing*, Planning Advisory Service Report No. 513/514. Chicago: American Planning Association, 2003.
- “The Legislative Requirement that Zoning and Land Use Controls Be Consistent with an Independently Adopted Local Comprehensive Plan: A Model Statute,” 3 *Washington University Journal of Law & Policy* 395 (2000).

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