

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

ACTIVITY	LOCAL EFFORT	STATE/COUNTY/ OTHER ASSISTANCE	TIMEFRAME
Land Use			
Town-wide Continue to support and refine procedures for increasing local participation, input and support for the Town Center concept plan and for implementation.	Planning Board, Municipal Committee, local advisory group to generate public support for plan implementation.	OSG, SCPD USEPA Env. Education Grants program.	Ongoing
Select down zoning in Environs in combination with other growth management practices as detailed within this PIA.	Township to identify parcels and revise Master plan and zoning map.	OSG to assist in identifying other growth management options.	Fall 2003
Continue with the ongoing opens space acquisition efforts in the environs in combination with other growth management practices.	Organize open space committee, assess targeted preservation areas, acquire properties and/or development rights or easements.	NJ Green Acres program; Sussex County Farmland preservation program, Planning Incentive Grants.	Ongoing
Develop a GIS database	Township to secure all existing GIS data layers. Contract mapping services for the environs.	OSG, SCPB, Conservation Technology Support Program.	Ongoing
Develop Design Guidelines for Town Center and cores.	Complete review of design guidelines, adopt as municipal ordinance; continue to support demonstration projects.	SID Challenge grants; Smart Growth Future grants; Sustainable Dev. Challenge grants.	Ongoing
Utilize non-contiguous parcel clustering (and TDR, TDC as appropriate) as an option to send density or other development potential into the Town Center.	The Township's goal that between 15 - 25% percent of growth that otherwise would occur in the environs would be transferred into the Town Center by 2010. Township to use current MLUL provisions until TDR legislation is effective.	DCA to continue to advocate for TDR legislation; OSG to provide technical support.	Ongoing
Encourage creative land planning & design through tools such as clustering, phasing & density transfers, purchase & donation of development rights, agricultural enterprise zones...to accommodate future growth in ways that maintain the viability of agriculture as an industry, while avoiding conflict with agricultural uses.	Township to continue to support this SDRP policy relative to this center and any future centers that may be proposed through Plan Endorsement.	SPC to continue to review effectiveness of this policy to support center-based growth with a goal of maintaining agriculture as a component of our rural New Jersey landscape.	Ongoing

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

The designs throughout the Town Center should seek to mix uses & activities as closely & as thoroughly as possible; develop, adopt & implement design guidelines; create spatially defined, visually appealing & functionally efficient places in ways that establish an identity; design circulation systems to promote connectivity; maintain an appropriate scale in the built environment; and redesign areas of sprawl.	Township to continue to support this SDRP policy relative to this center and any future centers that may be proposed through Plan Endorsement.	SPC to continue to review effectiveness of this policy to support center-based growth with a goal of encouraging and supporting positive human-scale community design.	Ongoing
<i>Housing</i>	<i>LOCAL EFFORT</i>	<i>STATE/COUNTY/ OTHER ASSISTANCE</i>	<i>TIMEFRAME</i>
<u>Town-wide</u> Establish a housing rehabilitation program.	Coordinate with housing code enforcement; coordinate with local banks; process applicants and administer program.	Technical and financial assistance from DCA and HMFA such as the 100% mortgage program.	Spring 2004
<u>Town-wide</u> Develop methodology to monitor home conversion activity throughout Vernon.	Coordinate information from local agencies involved with construction and health.	OSG, DCA	Fall 2003
Support the Fair Housing Act through compliance with COAH certification.	Receive COAH certification	COAH Certification	Pending certification
Identify opportunities for Senior & Affordable Family Housing and support construction of the same within the Town Center consistent with the SDRP policies on Senior and Affordable housing.	Implement the Hilltop Neighborhood plan; identify other sites for infill housing opportunities.	Rental Housing Incentive Finance Fund; CDBG program.	Ongoing
Rehabilitate historic homes as needed.	Township or other organizations should identify needs and opportunities.	Technical and financial assistance from the Historic Preservation Office at DEP financial assistance from Community Development funds.	Spring 2004
Support mixed -use designs that encourage second floor apartments over retail stores within the Town Center.	Township ordinances to continue to support mixed-use second residential homes throughout Town Center.	DCA: Upstairs-downtown Mortgages; Downtown Living Initiative Program.	Spring 2004

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

<i>Transportation</i>	<i>LOCAL EFFORT</i>	<i>STATE/COUNTY /OTHER ASSISTANCE</i>	<i>TIMEFRAME</i>
<p>Prepare a sidewalk, crosswalk, streetscape and bikeway plan for the Town Center Core areas and enable these improvements to be the fabric of the community and installed sooner rather than later.</p> <p>Prepare a pathway/trail plan to link the Town Center to other natural areas and parks outside of the Town Center.</p>	Finalize plans, secure right of ways and funding sources.	<p>DOT Ped. & Bike planning; Local Aid for Centers; TEA-21; NJ Tree Planting; Livable Communities; Smart growth future grants.</p> <p>National Recreation trails program</p>	<p>Fall 2003</p> <p>Spring 2004</p>
Promote flexible transportation design standards & flexible application of standards, which take into consideration the needs of people and the design & natural characteristics of adjacent areas.	Township to continue to support this SDRP policy relative to this center and any future centers that may be proposed through Plan Endorsement.	SPC to continue to review effectiveness of this policy to support center-based growth with a goal of encouraging and supporting positive human-scale community design.	Ongoing
Develop & adhere to highway access management plans & programs that protect system capacity & provide for safe travel. Control local access to highway capacity through plans, regulations & negotiated agreements between appropriate levels of government in ways that ensure that regional needs, adequate system capacity and public health & safety are protected & minimize sprawl. Encourage parallel service roads, shared driveways & parking, and pedestrian access between neighboring uses.	Coordinate Route 94 plans with Mountain Creek and NJDOT; develop plan; implement plan with supplemental funding.	DOT to evaluate availability of supplemental funds; See also Transportation and Community Preservation Program.	Fall 2003
Satellite parking lots on Route 23	Coordinate with other towns and resorts; locate suitable sites; coordinate with Sussex County bus service.	DOT Park- and – Ride program, Sussex County transit system.	Fall 2004
Traffic calming on Routes 94 and 515	Present plans to NJDOT and Sussex County.	DOT Ped. & Bike planning; Local Aid for Centers; TEA-21; NJ Tree Planting; Livable Communities; Smart growth future grants.	Ongoing
Gateway treatments along Route 94 and 515	Acquire right of way and construct improvements.	DOT Ped. & Bike planning; Local Aid for Centers; TEA-21; NJ Tree Planting; Livable	Fall 2004

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

		Tree Planting; Livable Communities; Smart growth future grants	
Rail Service/Ski Train	Conduct feasibility studies and construct facilities.	NJ Transit assistance for expanded service; Transportation Innovation.	2005
Scenic Byways program	Identify scenic byway candidates; solicit funding; preserve viewsheds with conservation easements.	TEA 21; Local aid for Centers; Planning Incentive grants; green acres.	Fall 2005
Construct New Main Street/Loop Road in the Vernon Core linking Route 94 and route 515.	Present plan to NJDOT and Sussex County; acquire right of way; construct road; encourage Main Street Mixed-use development.	NJDOT assistance and approvals required; assistance from Sussex County; Local Aid for Centers; TEA-21; NJ Tree Planting; Livable Communities.	On-going
Improve transportation systems by coordinating transportation & land-use planning; integrating transportation systems; developing & enhancing alternative modes of transportation; improving management structures & techniques; and utilizing transportation as an economic development tool.	Township to continue to support this SDRP policy relative to this center and any future centers that may be proposed through Plan Endorsement. Coordinate with County transportation.	SPC to continue to review effectiveness of this policy to support center-based growth with a goal of encouraging coordinated transportation systems.	Ongoing
Develop and adopt a 6 year Transportation Improvement Plan, as a part of the Capital Improvements Plan. TIP to be reviewed at least every second year.	Municipal Committee and Planning Board to review, recommend and adopt.	Technical assistance from DOT and County Planning Department Financial assistance from DOT.	Fall 2004
<i>Environmental Protection</i>	<i>LOCAL EFFORT</i>	<i>STATE/COUNTY /OTHER ASSISTANCE</i>	<i>TIMEFRAME</i>
Continue to pursue approvals from NJDEP to finalize sewer service to the Town Center. Limit new connections to sewer service outside of the Town Center as an appropriate mechanism to control non-center based growth in the environs.	Identify groundwater discharge site, finalize wastewater management plan, obtain NJPDES permit from NJDEP, obtain NJDEP treatment works approvals for design modifications to the SCMUA STP.	SCMUA Assistance NJDEP assistance requested and permit approvals are required.	2004-2005

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

<p>Limit new public water service to the Town Center. Establish the character, location, magnitude & timing of development & redevelopment based on, and linked to, the quantity of water that is available without adversely affecting water-dependent habitats & ecosystems and without exceeding the sustainable yield of the water source.</p> <p>In areas experiencing stressed water supply resources, improve current systems & manage water use & development intensity, to minimize the need for additional water supply facilities.</p>	<p>Township to demonstrate regulatory compliance with this concern to the NJDEP as the lead agency on this issue.</p>	<p>DEP to monitor and regulate this issue within the scope of their statutory and regulatory authority.</p>	<p>As per NJDEP Rules.</p>
<p>Build-out analysis of Vernon Town Center to determine accuracy of projected wastewater flow to be generated by the center.</p> <p>Environmental analysis of Vernon Town Center. Analysis to include:</p> <ul style="list-style-type: none"> • non-point source pollution analysis, • riparian corridor protection plan • threatened and endangered species habitat analysis. • Habitat Conservation Plan • Water supply 	<p>Planning Board, Engineer to conduct and submit analysis of Town Center under current zoning ordinance.</p> <p>Planning Board, Engineer to conduct and submit analysis</p>	<p>DCA, DEP technical assistance</p> <p>DEP technical assistance</p>	<p><i>December 2004</i></p> <p>December 2004</p>
<p>Apply to DEP Municipal Stormwater Regulation Program for Tier B Municipal Stormwater Permit</p> <p>Evaluate and adopt changes to local plans and ordinances required by Rules.</p> <p>Develop and Adopt revised DEP-approved Stormwater Management Plan</p> <p>Develop and Adopt revised DEP-approved Stormwater Control Ordinance</p>	<p>Municipal Committee and Planning Board to prepare stormwater plan and adopt storm water ordinances pursuant to DEP NJPDES Rules.</p>	<p>OSG, SCPD, DEP. Watershed assistance grants, non-point source pollution control grants, watershed education grants.</p> <p>OSG, SCPD, DEP. Watershed assistance grants, non-point source pollution control grants, watershed education grants.</p>	<p>Summer 2003</p> <p>Summer 2004</p> <p>Summer 2004</p> <p>Summer 2005</p>

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

<p>Identify the surface water quality resource classification (i.e. C1, FW2-TP) of all streams within the Township Master Plan.</p>	<p>Township and PB to obtain data, incorporate into master plan</p>		<p>2004</p>
<p>Protect, establish & maintain appropriately vegetated buffers along streams, rivers, wetlands, reservoirs & scenic waterways to protect the natural functions & quality of surface water resources. Note: Stream buffers up to 300' may be required adjacent to Category One waters as part of a DEP stormwater plan. Buffers of varying widths not less than 75' are generally required adjacent to all other waters. Property owners within these buffer areas should be notified as part of the planning process.</p>	<p>Township to develop and adopt ordinances PB to prepare Plan</p>	<p>Green acres; Recreation and Park Department assistance.</p>	<p>Ongoing</p>
<p>Identify locations for new parks within the township.</p>	<p>Township to consider adoption of ordinances.</p>	<p>Eastman Kodak Greenways grants</p>	<p>Spring 2005</p>
<p>Encourage retention of large contiguous open space and forested areas, while maintaining the State Plan's Equity Policy.</p>	<p>Township and PB to prepare information to support this effort.</p>		<p>Spring 2004</p>
<p>A Greenway plan should be planned to incorporate streams, wetlands and buffers into the overall plans for the Town Center. Farmed buffers may need special consideration within these plans to be sensitive to agriculture and the adjoining natural resources.</p>		<p>Grants for Local Environmental agencies; Watershed Protection grants; Watershed assistance grants. OSG, DEP technical assistance</p>	<p>Spring 2005</p>
<p>Develop and support a septic system management program by ordinance that requires inspections and upgrades to individual systems throughout the township.</p>	<p>Township to develop and adopt ordinance</p>	<p>DEP technical assistance Grants for Local Environmental agencies; Watershed Protection grants; Watershed assistance grants.</p>	<p>2005</p>
<p>Delineate prime & locally important aquifer recharge areas and include them in municipal plans to protect ground water resources and improve the statewide</p>	<p>Planning Board to obtain data and incorporate into plans</p>	<p>DEP technical assistance</p>	<p>2004</p>

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

<p>coordination of planning efforts.</p> <p>Establish a wellhead/aquifer recharge protection program in order to insure a safe and adequate supply of potable water.</p> <p>Implement groundwater monitoring program previously agreed to as part of Vernon interceptor allocation approval</p>	<p>Township to develop and adopt ordinance</p> <p>Township to begin monitoring program</p>	<p>DEP technical assistance</p> <p>DEP technical assistance</p>	<p>2005</p> <p>Summer 2003</p>
<p>Protect & enhance water resources through coordinated planning efforts aimed at reducing sources of pollution & other adverse effects of development, encouraging designs in hazard-free areas that will protect the natural function of stream & wetland systems, and optimizing sustainable resource use.</p> <p>Manage the location & design of land uses & structures that involve the use, storage, treatment or disposal of toxic & hazardous materials to prevent contamination of ground & surface water.</p> <p style="text-align: center;">Wallkill River Watershed recommendations:</p> <p>Support and promote the restoration of riparian habitats along the Wallkill and its tributaries to improve habitat and water quality. This effort should include the restoration of riparian habitat along Route 515 in the vicinity of the A&P shopping center.</p> <p>Support and promote methods to increase populations of grassland-nesting birds through cooperative agreements or easements with landowners, restoration of grasslands, and maintenance of grasslands through fire and/or mowing.</p>	<p>Township to continue to support this SDRP policy relative to this center and any future centers that may be proposed through Plan Endorsement.</p> <p>Township to continue to support this SDRP policy relative to this center and any future centers that may be proposed through Plan Endorsement.</p> <p>The Township supports finding creative ways to improve habitat values and water quality within its streams, and rivers especially those, which feed the Wallkill River Watershed. The Township also supports the creation of partnerships with non-profit groups and other governmental agencies to find the grants and other financial resources to implement these action items on public or private lands as appropriate.</p>	<p>SPC to continue to review effectiveness of these policies to support center-based growth with a goal of protecting natural resources and water supply.</p> <p>Wetlands reserve program; Non-point source pollution grants; Bring back the natives program; Wetlands mitigation Council resources; Flood mitigation restoration grants; Partners for Wildlife program; Land and Conservation fund; Five-star restoration program etc.</p>	<p>Ongoing</p> <p>As opportunities arise</p>

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

<p>Support and promote methods to increase populations of waterbirds and waterfowl through restoration and maintenance of emergent and forested wetlands.</p> <p>Special consideration must be given to development in sensitive limestone areas with their associated rare plant and animal communities and fragile karst topography.</p> <p>Support and promote methods to develop a better understanding of the distribution of bog turtle in this area and connections between local populations, as well as of ways to restore or enhance wetland habitat for bog turtle. Existing efforts by the New Jersey Nongame and Endangered Species Program to identify, map, protect, and restore bog turtle habitats in the Wallkill, Paulins Kill, and Papakating Creek watersheds should continue to be supported.</p> <p>Support and promote the acquisition of upland and wetland habitats for inclusion in the Wallkill River National Wildlife Refuge should be given a high priority. The U.S. Fish and Wildlife Service should consider expanding the Refuge boundary to include additional important bog turtle population areas.</p>	<p>See comments above.</p> <p>See comments above.</p> <p>See comments above.</p> <p>See comments above.</p>		
<p><i>Economic Development</i></p>	<p><i>LOCAL EFFORT</i></p>	<p><i>STATE/COUNTY /OTHER ASSISTANCE</i></p>	<p><i>TIMEFRAME</i></p>
<p>Support year round recreational/environmental tourism in the NJ Skylands region.</p>	<p>Township’s primary planning goals align with this statewide goal.</p>	<p>Grants to support NJ History; Community stewardship incentive program.</p>	<p>Ongoing</p>
<p>Skylands Interpretive Center and a Performing Arts/Cultural Center.</p>	<p>Identify site within Vernon Town Center, identify future funding opportunities.</p>	<p>NJEDA Assistance: Real estate development program; EDA bond financing.</p>	<p>Spring 2005</p>

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

<p><u>Town-wide</u> Expand inter-local agreements with surrounding municipalities. Continue to participate within the Sussex County Strategic Plan workgroup.</p>	<p>Municipal Committee to continue dialogues with surrounding municipalities to examine possibility of additional joint services.</p>	<p>Technical assistance from DCA and SCPD.</p>	
<p>Maintain viability of the commercial core of the Vernon Town Center.</p> <p>New Main Street in the Vernon Core</p>	<p>Limit neighborhood retail and service uses permitted outside of the Town Center.</p> <p>Township to prepare detailed plans, adopt streamlined zoning approval process to encourage mixed-use development.</p>	<p>OSG, SCPD technical assistance.</p> <p>Local Aid for Centers; TEA-21; NJ Tree Planting; Livable Communities; Smart growth future grants.</p>	<p>Ongoing</p> <p>Spring 2004</p>
<p>Heritage Tourism Program</p>	<p>Create tour brochure to highlight historical/natural sites; support efforts to market agri-eco tourism and recreation in cooperation with the resort community.</p>	<p>Grants to support NJ History, grants for local environmental agencies</p>	
<p>Enforce design standards to ensure that new development is attractive and compatible with the character of the Vernon Town Center. Design standards should look to incorporate the concept of developing a mixed-use pedestrian scale community within the Town Center.</p>	<p>Continue to refine and adopt design and historic preservation guidelines for the Town Center and the township; provide tax incentives for historic property owners; increase the role of the local historic preservation commission to provide design assistance.</p>	<p>OSG, SCPD technical assistance</p>	<p>Fall 2003</p>
<p><u>Town-wide</u> Develop indicators and targets to measure progress of the current center designation and to be used to support and evaluate an application for plan endorsement.</p>	<p>Planning Board, with local participation of advisory committees, public hearings, etc.</p>	<p>SCPD, OSG technical assistance</p>	<p>Fall 2004</p>
<p>Vernon will continue to participate in the development of the Sussex County Strategic Plan and will consider the submission of a municipal petition for Plan endorsement within one year of the endorsement of the Sussex County Smart Growth Strategic Plan, if not submitted simultaneously with the county's plan.</p> <p>Submit application for Plan Endorsement upon expiration of the center designation. See notes below.</p>		<p>OSG technical assistance</p>	<p>Fall 2005</p> <p>Fall 2008</p>

VERNON TOWN CENTER
 VERNON TOWNSHIP, SUSSEX COUNTY, NJ
 PLANNING AND IMPLEMENTATION AGENDA – June 2003

<i>Agriculture</i>	LOCAL EFFORTS	STATE/COUNTY EFFORTS	TIMEFRAME
Maintain viability of agriculture in Vernon; aid in the development of plans and regulations that support and promote agriculture as a business.	Support existing right to farm ordinance, maintain an agriculture zone.		Ongoing
Preserve farmland in the environs of Vernon. Develop an agriculture Advisory Committee.	Support Lot averaging development pattern; farmland preservation.	DOA, SCADB, SCBOA.	Fall 2003

Notes: Center designations by the State Planning Commission are valid for a period of six years from the date of issuance. Following expiration of the above Town Center designations, Vernon Township may choose to obtain Plan Endorsement, whereby compliance with this PIA would be an integral review component. Information regarding Plan Endorsement may be found on the Office of Smart Growth’s website at njsmartgrowth.com.

Development projects that are located within the floodplain or the NJ Flood Hazard Area will require a stream encroachment permit from the NJDEP. Development plans should identify the elevation of the floodplain or NJ Flood Hazard Area so as to determine if any properties fall within the NJ FHA.

Prior to the site planning of any parcel within the Town Center it is recommended that the extent of wetlands be verified on these parcels by obtaining a Letter of Interpretation from NJDEP. This requires the identification of the limits of wetlands on these properties, if any, using the three-parameter approach in accordance with the FWPA Rules.

- COAH - New Jersey Council on Affordable Housing
- DCA - New Jersey Department of Community Affairs
- DEP - New Jersey Department of Environmental Protection
- DOT - New Jersey Department of Transportation
- HMFA - New Jersey Housing and Mortgage Finance Agency
- NJEDA - New Jersey Economic Development Authority
- OSG - New Jersey Office of Smart Growth
- SCPD - Sussex County Planning Department
- DOA – New Jersey Department of Agriculture
- SCBOA – Sussex County Board of Agriculture
- SCADB – Sussex County Agriculture Development Board
- SCHD – Sussex County Health Department

The following program descriptions can be found in the **New Jersey Smart Growth Planning and Program Resources** Guide to Technical and Financial Assistance, prepared by Paul M. Drake, dated November 2002.

VERNON TOWN CENTER
VERNON TOWNSHIP, SUSSEX COUNTY, NJ
PLANNING AND IMPLEMENTATION AGENDA – June 2003

The programs on the list below were selected as being the most applicable resources to implement the PIA for the Vernon Town Center. Consult the above guide for a full description. Also consult the websites included herein for additional resources.

PIA Short List of Smart Growth Funding Sources

	Dept	Phone #
100% Mortgage Program	NJHMFA	800-654-6873
Bring Back the Natives Program	NFWF	303-289-0526
CHDO Seed Money Loans	NJDCA	609-292-9470
Clean energy program	NJBPU	973-648-7420
Combined Sewer Overflow Planning Grants	NJDEP	609-292-8961
Community Development Block Grant	NJDCA	609-633-6278
Community Facilities Program	USDA	856-787-7700
Community Outreach Partnership Program	USHUD	202-7083061
Community Stewardship Incentive Grants	NJDEP	609-292-2532
Conservation Cost share Program	NJDag	609-292-5540
Conservation Technology Support Program	CTSP	415-979-0474
Downtown Living Initiative Program	NJDCA	609-633-6302
Drinking Water State Revolving Fund	NJDEP	609-292-5550
Eastman Kodak American Greenways Grants	Kodak	703-525-6300
Environmental Education Grants	USEPA	202-564-0443
Environmental Infrastructure Finance Program	NJDEP	609-292-8961
Five-star Restoration Program	USEPA	202-566-1350
Flood Mitigation/Ecosystem Restoration	USACOE	202-761-0115
Grants for Local Environmental Agencies	NJDEP	609-984-0828
Grants to Support NJ History	State	609-292-6062
Green Acres Grants & Loans	NJDEP	609-984-0570
Green Communities Challenge grants	NJDEP	609-292-2532
Green Homes Office	NJDCA	609-292-3931
GS Historic Preservation Trust - Grants	NJDCA	609-984-0473
Highway and Clean shore program	DOC	609-777-4985
Historic Preservation Revolving Loans	NJDCA	609-984-0473
Land and Water Conservation Fund	USNPS	202-354-6900
Livable Communities Pilot	NJDOT	609-530-3640
Local Aid for Centers of Place	NJDOT	609-530-3640
National Recreational Trails Program	NJDEP	609-984-1339
Neighborhood Preservation	NJDCA	609-633-6283
New Jersey Tree Planting Grants	NJDEP	609-292-2532
NJ Million Solar Roof Partnership	NJBPU	609-777-3316
NJ Smart Start Building Program	NJBPU	800-854-4444
NJEDA Bond Financing	NJEDA	609 292-0192
NJEDA Loan Guarantees	NJEDA	609-292-0187
Nonpoint Source Pollution Control Grants	NJDEP	609-633-1349
Park and Ride - proposed	NJDOT	609-530-5950
Partners For Wildlife Grants	USFWS	703-358-2201

VERNON TOWN CENTER
 VERNON TOWNSHIP, SUSSEX COUNTY, NJ
 PLANNING AND IMPLEMENTATION AGENDA – June 2003

Paying Communities Back	NJDOC	609-984-7414
Pedestrian and Bikeway Planning	NJDOT	609-530-6551
Planning Incentive Grants	SADC	609-984-2504
Public Works Facilities Program	USDOC	503-326-3078
Real Estate Development Program	NJEDA	609-292-0369
Recreation and Park Department Assistance	NJDCA	609-292-9807
Rural Development	USDA	202-205-1657
SID Challenge Grants	NJDCA	609-633-6272
SID Loans	NJDCA	609-633-6272
Smart Future Planning Grants	NJDCA	609-292-7156
Southern State Industries Program	NJDOC	856-785-1300
Statewide Loan Pool For Business	NJEDA	609-292-0187
Sustainable Development Challenge Grant	USEPA	202-260-6812
Sustainable Development Loan Fund	NJCEG	609-777-0885
Transportation and Community Preservation	USFHA	202-366-3407
Transportation Enhancements - TEA 21	NJDOT	609-530-3640
Upstairs-downtown Mortgages	NJHMFA	800-654-6873
Watershed Assistance Grants	USEPA	202-364-2550
Watershed Management Public Education	NJDEP	609-984-0828
Watershed Protection and Flood Prevention	NRCS	202-720-3534
Wetlands Reserve Program	NRCS	202-690-0848

Other Funding Sources on the Web

Center for Sustainable Development	www.sustainable.doe.gov
CREES Funding Opportunities	www.reeusda.gov/1700/funding/our
Energy Resources	www.access.gpo.gov/nara/index.html
Federal Domestic Assistance	www.cfda.gov
Federal Funding For Watershed Protection	www.epa.gov/owow
Foundation Center	www.fdncenter.org
Funders Networks for Smart Growth	www.fundersnetwork.org
Funding Sources for Watershed Groups	www.rivernetnetwork.org
Guide to Federal Resources	www.ncced.org
NJ Depart of Education Programs	www.state.nj.us/njded/grants
Transportation and WQ Funding	www.epa.gov/region09/water
Urban Coordinating Council	www.state.nj.us/dca