P11.1603: Planning Practice and Methods

Section 1	**Instructor**: Professor Zhan Guo
Lecture: (Tuesday) 6:45 – 8:25 pm, Paulette Goddard Hall, Rm B06	295 Lafayette Street, room 3038
Lab: (Monday) 6:45 – 8:25 pm, Tisch Building LC 19	(212) 998-7510; zg11@nyu.edu
Section 2	**Lab lecturers**
Lecture: (Tuesday) 9:00 – 10:40 am, 48 Cooper Square, Rm 112	Melissa Reese
Lab: (Monday) 6:45 – 8:25 pm, 194 Mercer St, Room 304	Amy Faust

Course Description

In contrast to History and Theory of Planning (P11.2660), which emphasizes planning *ideas*, this course focuses on planning *actions*, and covers a variety of planning techniques and methods used by planners. Throughout this class students are expected to build up their own "tool box," while at the same time they need to develop an analytical ability to think "out of the box" when faced with non-traditional, emerging challenges.

Although we will focus on the planning practice in the U.S., students with an international interest are encouraged to explore planning methods in different culture, economic, and political contexts. Comparative perspectives are welcome in class discussion and assignments. Within the domestic framework, New York City will be often used as an example and laboratory to help students understand how planning is done and to learn the skill sets that are useful for planners.

This course covers four main areas:

Planning system
- planning, institution, and planners

Where are we?
- census and planning data
- population analysis
- economic analysis

Where do we want to go?
- public participation
- interviews and surveys
- population and economic projection

Making plans work
- zoning and innovations
- transportation analysis
- fiscal analysis
- Geographic Information Systems (GIS)

Some of the topics will be combined into one lecture since they are closely related, such as population analysis and projection. Please see lecture schedule on page 4.

Textbooks
The readings for this course are drawn from several books and numerous articles and report. The two required textbooks are:

Richard E. Klosterman. 1990. *Community Analysis and Planning Techniques*, Rowan and Littlefield Publishers, Inc (Amazon $31.56, NYU Bookstore $36.95)

Priscilla Salant and Don A. Dillman. 1994. *How to Conduct Your Own Survey*. John Wiley & Sons, Inc. (Amazon $16.47, NYU Bookstore $24.95)

The two optional textbooks are

Gary Hack (editor). 2009. *Local planning: contemporary principles and practice* (the Green Book). International City/County Management Association (Barnes & Noble $85.60)

Alexander Garvin. 2002 (2nd edition). *The American City: What Works, What Doesn't.* McGraw and Hills Companies (Amazon $39.66)

Other readings will be posted on the course website

Assignments

1. Public meeting report (4-5 pages)
   - Attend one public meeting organized by a community board, borough president, the City Planning Commission, or the City Council. The schedule of public meetings could be found from the organizations' websites. The meeting must cover at least one planning issue;
   - Describe the planning issue discussed at the meeting and conduct a stakeholder analysis? Who participated in the discussion (residents, developers, officials, etc.) and in which phase of planning? Are there different opinions? What is the result of the discussion/meeting?
   - Link your experience to public participation—Is the participation at the meeting effective? Why and why not? Are there ways to improve?

2. Zoning and innovation practice (1 page + 5-minute presentation)
   - Find the zoning ordinance over the property you currently live on. What are the permitted use, lot size requirements, bulk regulation, and parking standard for the property? What are the existing conditions? Are they different? On one page, answer these questions and include a small zoning map that only shows the block where the property is located (you can use print screen function to copy the online map).
   - Identify a zoning innovation, learn the technique, prepare for a 5 minutes presentation to the class, and join the discussion. A guideline of case selection will be provided later at class.
   - Students interested in international issues are encouraged to explore planning regulation in an international context

3. Interview and survey exercise (3-4 pages)
    - New York City is preparing a redevelopment plan for Willets Point, a former dump site near downtown Flushing. Despite the superior location (accessible by 7 Line, LIRR, and highway and adjacent to airports, parks, stadiums, and regional centers), this area suffers from widespread contamination and is within the 100-year flood plain. There is much uncertainty around the plan-making process.
    - Suppose you are a City planner and want to investigate the positions of different stakeholders (local business, residents, nearby neighborhoods, etc.) on the redevelopment. Please do a stakeholder analysis and design a survey strategy under each of the survey method: individual interview, focused group, and a self-administered survey.
    - Read a sample survey questionnaire on parking issues in residential neighborhoods in New York City. What are the potential problems of the questionnaire design? And how to improve it?

4. (Computer lab) Census and planning data
    All labs include an in-class exercise supervised by the lab lecturer and a take-home assignment. This lab covers the decennial Census, the economic Census, American Community Survey, and other planning data sources.

5. (Computer lab) Population analysis
    The lab covers the different methods for population projections, and different ways to express population data graphically through graphs, tables, and diagrams (e.g., population pyramid)

6. (Computer lab) Economic analysis
    The lab covers the three analysis methods, economic base, location quotient, and shift-share analysis, but focuses on the last one.

7. (Computer lab) Geographic Information Systems (GIS) and visualization
    The Lab exposes students to the basics of GIS in terms of spatial data organization, storage, processing, and visualization.

Final Project
Students will form a team of 4 to study a proposed planning and development project in New York City or other parts of the world. The study will analyze the feasibility of the plan and make conclusion on whether to support, object, or support/object with conditions. In this process, the team is expected to use the methods learned from this class: zoning regulation, transportation analysis, development financing, population projection, economic analysis, and interview/survey. A detailed description will be provided in early October. The selected projects must be in the proposal stage (e.g., the Flushing Commons or Muller Army Reserve Center redevelopment) and must be pre-approved by the instructor before the team starts working.

Course Requirement
Seven assignments (70%), each 10%
Final project and presentation (30%)

Participation
Participation in class and computer labs—attendance, preparedness and quality contributions to discussions—may be used as the basis for an upward adjustment in the final course grade, based on the instructor's judgment. For example, if a student grade is on the cusp between an A- and a B+, good participation may result in a bump to the higher grade. Conversely, poor class participation will not result in a reduced grade, except in the circumstances where in the opinion of the instructor, absence have significantly hampered student learning.

Week 1 Planning and Planners

Required Readings
1. The Legal Basis of Planning, Chapter 5 in Contemporary Urban Planning by John M. Levy
2. Arguments for and against planning, 1985, Richard E. Klosterman
3. Types of Plans, by Frederick Steiner and Kent Butler Planning and Urban Design Standards (student edition)
4. Insider's Guide to Careers in Urban Planning, by Planetizen

Optional Readings
1. Abell Foundation. 2006. A Critique of the 2006 City of Baltimore Comprehensive Master Plan http://www.abell.org/pubsitems/ec_masterplan_906.pdf
2. LIVE EARN PLAY LEARN: City of Baltimore Comprehensive Master Plan http://www.baltimorecity.gov/Government/AgenciesDepartments/Planning/Comprehensive MasterPlan.aspx

Week 2 Planning Implementation

Required Reading
1. The Tools of Land-use Planning, Chapter 9 in Contemporary Urban Planning by John M. Levy
2. Development Management, Chapter 15 in Urban Land Use Planning (5th edition) by Philip R. Berke et al. 2005
3. From Traditional to Reformed: A Review of the Land Use Regulations in the Nation's 50 largest Metropolitan Areas. Brookings Institute, 2006

Optional Reading
1. Graduated Density Zoning, 2009. Donald Shoup
2. Impact Fees and Growth Management1
3. Tools for Mixed-Income Transit-Oriented Development (TOD)
4. From Landmarks to Landscapes: A Review of Current Practices in the Transfer of Development Rights, 1997. Robert A. Johnston and Mary E. Madison

5. Getting More with Less: Managing Residential Parking in Urban Developments with Carsharing and Unbundling
6. Saving the World Through Zoning: The sustainable community development code comes to the rescue, by Chris Duerksen

Week 3 Land-use Control in New York City

Guest Speaker**:** Winston R. Von Engel, AICP, Senior Planner, NYC Department of City Planning

Required Reading
Please read through the Land Use Process from the NYC DCP website
http://www.nyc.gov/html/dcp/html/subcats/landuse.shtml
- Commission Meetings
- City Planning Commission Reports (please check one example)
- Application Status Reports (please check one example)
- Community-Based Planning
- The Uniform Land Use Review Procedure (ULURP)

Week 4   Zoning Innovations Presentations

Five minutes for each student. Presentation scheduled at the class time (September 28th) and the 2nd computer lab time (September 27th)

Guidance:
If you use Power point file, please limit the number of slides to 5 covering the following issues:
- problem or purpose of the zoning innovation
- technique/design of the zoning innovation
- adoption of the innovation and effect
- limits of the technique

Week 5   Public Participation

Guest Speaker: Professor Allen Zerkin

Required Reading
1. Ladder of Citizen Participation
2. 21 Techniques for Public Participation

Optional Readings
1. A Tale of Two Public Processes (http://www.planetizen.com/node/25287)
2. Stakeholder Analysis, Wikipedia (http://en.wikipedia.org/wiki/Stakeholder_analysis)

Week 6   Census and Planning Data

Required Reading
1. U.S Decennial Census: Political Questions, Scientific Answers, 2000, Kenneth Prewitt
2. The American Community Survey, 2005, Population Reference Bureau
3. Socioeconomic Data for Understanding Your Regional Economy: A User's Guide, 1998, U.S Department of Commerce

Week 7   Population and Projection

Required Reading
1. The Extrapolation Technique (chapter 1-3), textbook
2. The Cohort-Component Technique (chapter 4-8), textbook

Optional Reading
1. Demographic Futures as a Guide to Planning: California's Latinos and the Compact City
2. How (In)accurate Are Demand Forecasts in Public Works Projects: The Case of Transportation
3. Engaging the Future: Tools for Effective Planning Practices.
4. Constructing the Future in Planning: A Survey of Theories and Tools, 2000, JPER

Week 8   Interviews and Surveys

Guest Speaker: Professor Zvia Segal Naphtali

Required Reading
1. Chapter 4-8: How to Conduct your Own Survey, textbook
2. Focused Group (TBD)

Week 9   Economic Analysis

Required Reading
1. Economic Analysis Techniques: An Introduction (chapter 9), textbook
2. Assumption and Location Quotient Approaches (chapter 10), textbook
3. Constant-Share and Shift-Share Approaches (chapter 12), textbook
4. Introduction to Input-Output Accounting and Modeling (page 205-213)
5. A Survey on Regional Economic Models (page 48-83)

Week 10 Transportation Analysis

Required Reading (44 pages)

1. Urban Transportation Planning: a Decision Oriented Approach (chapter 5)
2. Case Study: Transportation Analysis in Far West Midtown Redevelopment
   When read the far west midtown case, please consider:
   - Which plan (Mayor's vs. Borough President's) would you like to support?
   - Are the estimates of the infrastructure impacts of the two proposals realistic?
   - Are the financial plans of the two proposals realistic?

Week 11   Fiscal Analysis

Required Reading
1. Tax Increment Financing (TIF): Process and Planning Issues, 2007 Lincoln Institute of Land Policy
2. The Use of Pilot Financing to Develop Manhattan's Far West Side, 2005, Fordham Urban Law Journal
3. Prospects and Perils of Fiscal Impact Analysis, 2009

Week 12 GIS, Urban Models, and Visualization

Required Reading
1. The Future of GIS in Planning: Converging Technologies and Diverging Interests, 2008
2. Between Politics and Planning: UrbanSim as a Decision-Support System for Metropolitan Planning

Week 13   Study Day

Week 14 Final Presentation

3-4 teams

Week 15 Final Presentation

3-4 teams

Course Schedule

Weeks	Lab Schedule			Class Schedule			
1				9/7	Planning and Planner		Hw#1 out
2				9/14	Plan-making and Zoning		Hw#2 out
3	9/20			9/21	NYC Land-use control (Guest Speaker)		Final project out
4	9/27	Presentation		9/28	Zoning Innovations		Hw#2 due
5				10/5	Public Participation (Guest Speaker)		
6				10/12	Census and Planning Data		Project progress report
7	10/18	Census		10/19	Population and Projection		Hw#1 due, Hw#3 out
8	10/25	Population	Census lab due	10/26	Interview and survey (Guest Speaker)		
9				11/2	Economic Analysis		Hw#3 due
10	11/8	Economics	Population lab due	11/9	Transportation Analysis		
11				11/16	Fiscal Analysis		
12	11/22	GIS	Economics lab due	11/23	Geographic Information Systems		
13				11/30	Study day (preparation for presentation)		
14				12/7	Final presentation		GIS lab due
				12/14	Final Presentation		Project due

A shaded cell indicates a due date