

	STATE: NEW JERSEY
Mandatory restrictions prohibiting increases in racial and economic concentration	• No. In fact, there is a "density bonus subsidy" for low and moderate-income projects that receive a "zoning change that increases permitted density." NJ 2008 QAP 4.
Scoring that discourages racial and economic concentration	• Yes. Two points (out of) are awarded for projects that encourage "integrated community living opportunities, including mixed-income projects and/or mix-special needs projects." NJ 2008 QAP 46.
Mandatory requirements encouraging sustainable development in high-opportunity areas	• No.
Scoring that discourages development in distressed neighborhoods	• No. Fifteen points (out of) for projects located in qualified census tracts. NJ 2008 QAP 36.
Scoring that encourages development in high opportunity areas	• Yes. One point (out of) for proximity to a school, day care center, food store, "community center or faith-based organization," public transportation, or park. NJ 2008 QAP 41. Also, two points deducted for proximity to land fill, garbage dump, trash incinerator, nuclear power plant, oil/chemical refinery, or "unremediated Superfund or toxic waste site." <i>Id.</i>
Local participation in site selection limited to statutory minimum	• No.
Mandatory requirements ensuring affirmative marketing	• No. A detailed market study, however, is required. NJ 2008 QAP 22-26.
Scoring that incentivizes affirmative marketing	• No.
Scoring that incentivizes language access and marketing to non-English speaking applicants	• No.
Scoring that promotes Section 8 voucher access in high-opportunity areas	• No.
Requirements for monitoring Section 8 voucher access	• No.
Scoring that promotes units designed for persons with disabilities	• Yes. Senior projects that that set aside 20% of the units for the "frail elderly" receive one point (out of). NJ 2008 QAP 44.
Scoring that promotes marketing to disabled persons	• No.
Scoring that promotes family moves to low-poverty neighborhoods	• No, but seven points (out of) are awarded for projects with 30% large family units. NJ 2008 QAP 37.
Scoring that promotes units for lowest-income households outside high-poverty neighborhoods	• No.
Racial/demographic reporting requirements	• No.
Other	• No.