

APFO Committee Meeting #20 Meeting Notes

July 9, 2025 – 6:00 p.m. Start Time

Attendance:

Todd Arterburn, Chair – Present

Jon Browne - Absent

Aaron Casagrande - Present

Pascal Crosley - Present

Jeremy Domm - Absent

Xavian Esson - Absent

Paul Gleichauf - Present

Laura Jones, Vice Chair - Present

Brent Loveless - Present

Dan Lubeley – Present

Tim Rogers - Present

Jen Mallo – Present

Lisa Markovitz – Present

Vynessa Pantano - Present

Phil Scherer – Present

Antoine RJ Wright – Present

Staff:

Lynda Eisenberg - Present

Lisa Kenney- Present

Call to Order/Welcome

- The meeting was called to order and the agenda was amended to add the discussion item and then approved
- The minutes of the past meeting, which were video minutes, were approved.

Summary

The meeting focused on reviewing outstanding items related to housing allocations, school capacity, and development regulations while proposing changes and discussing ongoing concerns.

- Committee discussed backlog motions, including tests for housing allocations and park requirements.
- Aaron Casagrande suggested deferring discussion emergency room wait times until the next meeting.
- Antoine RJ Wright introduced a pilot program for projects lacking allocations, seeking further clarification.
- The committee debated proposed changes to school wait times, weighing potential impacts on capacity planning.
- The meeting discussed a failed motion regarding capacity percentages and school surcharges.
- Members expressed concerns about the impact of housing types on school overcrowding.
- Suggestions included differentiating fees based on unit size and student yield.
- Antoine RJ Wright proposed incentives for missing middle housing development.
- The group acknowledged the relationship between allocations and school capacity in development planning.
- Discussed the implications of eliminating the four-unit exemption from traffic tests for missing middle housing.
- Emphasized the need for adequate public facilities to support increased density from new housing developments for missing middle housing.
- Addressed concerns about the cost and fairness of traffic studies for small infill projects in existing neighborhoods.
- Considered stormwater management's relevance and adequacy within development regulations and potential watershed impacts.
- Discussed the need to limit school surcharge funds for one-time capital expenditures or existing debt payments only.

- Emphasized avoiding reliance on one-time budget fees to underwrite new debt issuance.
- Highlighted ongoing issues with commercial project fee structures and their impact on infrastructure.
- Confirmed the upcoming report draft will be circulated for review before the next meeting.
- Scheduled a potential follow-up meeting for July 16 to discuss agenda items and finalize the report.

Adjourn

The meeting adjourned at approximately 8:35 p.m.