
Planning Commission Public Comment- 6-1. Developer Incentives for Accessible Units | Citywide

From Melissa Case <[REDACTED]>

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To Planning Division <Planning@ci.antioch.ca.us>; Ron Bernal <ron4mayor2024@gmail.com>; Donald P. Freitas <dfreitas@Antiochca.gov>; City Clerk <cityclerk@ci.antioch.ca.us>

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I am writing regarding the proposed ordinance to implement Housing Element Program 5.1.3, "Incentivize Accessible Units." While I support accessibility and inclusivity in housing, I must strongly oppose the idea of offering fee waivers, reductions, or development concessions as incentives for developers.

There are cities in the Bay Area that provide **no developer incentives**, and Antioch should follow that example. Our land is not limitless—it is a scarce and valuable commodity. The City must recognize that, instead of repeating the mistakes of the past, when Antioch gave away "sweet deals" that benefited developers' pockets while leaving the City financially strained. Know your negotiation strength. If a developer threatens, "*Fine, I won't build on it for another 30 years,*" then call their bluff next time. The last developer who made promises to Antioch showed his true colors—he claimed to care about our city, but the moment he got the approvals he wanted, he flipped the parcel for sale. That wasn't about Antioch; that was about **profits over people**

If developers want to provide more accessible units, that should be their cost of doing business. A cash-out option is acceptable, as we can direct those funds to other affordable options but blanket giveaways of concessions and waivers are not in the best interest of Antioch's residents. Our City's **financial stability must come first, not developer profits!**

Please ensure Antioch moves forward with fiscal responsibility, protecting taxpayers and preserving the City's long term financial health.



 photo

Melissa Case

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