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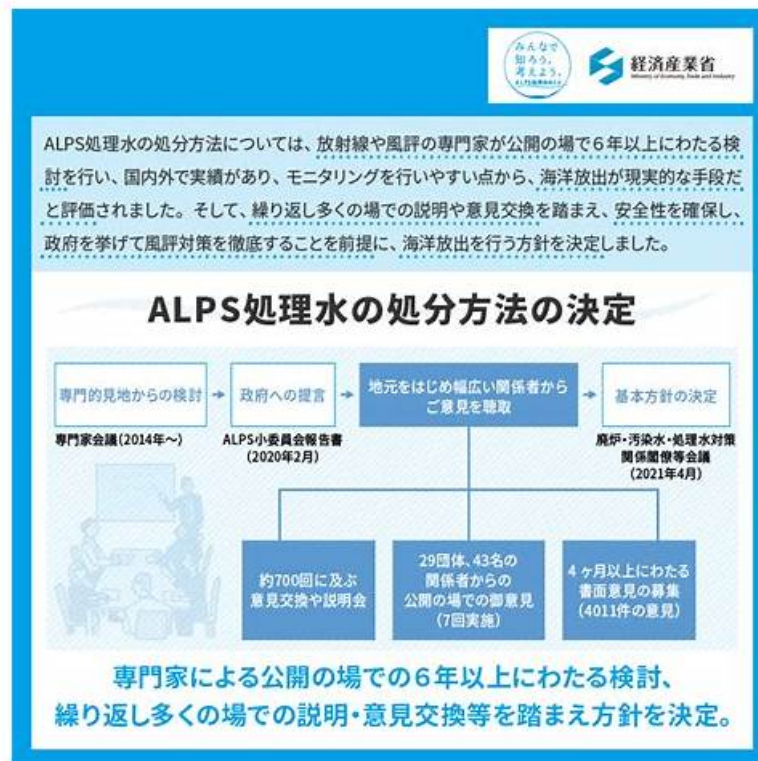

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APA American Institute of Certified Planners Exam 認定 AICP 試験問題 (Q114-Q119):

質問 # 114
Which component of zoning regulations would address equitable access to housing?

- A. Establishing both parking minimums and parking maximums
- B. Establishing an administrative process for reasonable accommodation requests
- C. Classifying assisted living facilities as a commercial use
- D. Expanding areas zoned for single-family residential use

正解：B

解説：
Equitable access to housing ensures that zoning regulations accommodate diverse populations, including those with disabilities or other needs. Option A (establishing an administrative process for reasonable accommodation requests) directly addresses this by allowing individuals to request modifications to zoning rules (e.g., for accessibility features) under the Fair Housing Act (FHA) and the Americans with Disabilities Act (ADA). The APA'sAICP Certification Exam Content Outline(2022), under "Plan and Policy Development," notes that "zoning must include processes for reasonable accommodations to comply with federal laws like the FHA and ADA, ensuring equitable housing access." Option B (parking minimums and maximums) focuses on parking, not housing access. Option C (classifying assisted living as commercial) may limit housing options for seniors. Option D (expanding single-family zoning) often restricts housing diversity, reducing affordability and access. TheCPC Study Manual(2024) states, "Reasonable accommodation processes in zoning are critical for equitable housing access, particularly for people with disabilities," supporting option A.
References: APA AICP Certification Exam Content Outline (2022), CPC Study Manual (2024), APA PAS Report on Zoning for Equity.

質問 # 115
Scenario
In one area of your community the population consists largely of relatively recent immigrants to this country.
Population density in the entire community has risen, and the planning department is under pressure from some members of the community to reduce density. In response to this pressure, a regulation to prevent subdividing existing residences into apartments is currently under consideration. You hold a community meeting to discuss the proposed regulation, and it is denounced as being discriminatory to the generally low-income, immigrant population who rent units in subdivided buildings. What might you do?

正解：

解説：
See the solution below
Explanation
Clashing values are not uncommon in the planning process, so you might work to gather sufficient facts to distinguish between the perception of the problem and the reality and to fully understand the history of the community. While you are committed to serving the public interest, this can be difficult when you are serving a public with opposing points of view You might write a report that includes arguments for and against the proposed regulatory changes along with relevant facts that clarify the situation, including a discussion of housing affordability in your community and how the proposed regulation may affect the supply of affordable housing. In your report you might balance concerns about affordable housing with concerns about preserving the integrity of the built environment You might recommend that additional meetings be scheduled to ensure opportunity for further public input that will be seriously considered in making a final recommendation. Based on these meetings, your report may contain a recommendation that the jurisdiction develop and support regulations that allow higher density development on the grounds that such regulations would expand housing choice, particularly for those of low to moderate income

質問 ＃ 116

Linear models to project future population are most accurate when applied to which locations in the U.S.?

- A. Rapidly growing metropolitan areas
- B. Small, slow-growing regions
- C. Older central cities
- D. Rapidly growing suburbs

正解： B

解説：

Linear models project population assuming a constant rate of change, which is most accurate in areas with stable, predictable growth patterns. Option D (small, slow-growing regions) fits this, as these areas typically have steady trends without sudden shifts. The APA'sAICP Certification Exam Content Outline(2022), under
"Research and Assessment Methods," states, "Linear population models are most accurate in small, slow- growing regions where growth rates are stable." Options A (rapidly growing metropolitan areas) and C (rapidly growing suburbs) have volatile growth, making linear models less accurate. Option B (older central cities) often faces decline or gentrification, disrupting linear trends. TheCPC Study Manual(2024) confirms,
"Linear models work best in small, slow-growing regions with consistent growth patterns," supporting option D:
References: APA AICP Certification Exam Content Outline (2022), CPC Study Manual (2024), APA PAS Report on Population Projection Methods.

質問 ＃ 117

The best forecasting model for the growth or decline of urban census tracts is:

- A. Households -> Housing units -> Employment
- B. Housing units -> Households -> Population
- C. Population -> Employment -> Housing units
- D. Employment -> Population -> Households

正解： D

解説：

Forecasting growth or decline in urban census tracts typically follows a logical sequence where economic factors drive demographic changes. The model Employment -> Population -> Households (option A) is the most accurate because employment opportunities attract population growth, which in turn drives household formation. This sequence reflects the economic base theory, where jobs are a primary driver of urban growth.
The APA'sAICP Certification Exam Content Outline(2022), under "Research and Assessment Methods," identifies "employment-driven models as the standard for urban forecasting, as jobs attract population, which then forms households." Options B, C, and D invert this causal relationship-population does not typically drive employment (B), nor do housing units drive households (C), and households do not directly lead to employment (D). TheCPC Study Manual(2024) confirms, "Urban forecasting models often start with employment, as it drives population growth and household formation in census tracts," supporting option A.
References: APA AICP Certification Exam Content Outline (2022), CPC Study Manual (2024), APA PAS Report on Population Forecasting.

質問 ＃ 118

A planning consultant has been approached by a developer to prepare a report on the rezoning of the developer's property from a large lot one-family zone to a high-density one-family zone. Although the property lies partly within a delineated flood-hazard area and contains wetlands, the developer wants to use the entire site and obtain the maximum number of housing units permitted in a high-density zone. The planner should do which of the following?

- A. Before preparing the plan, advise the local planning agency on the merits of rezoning the tract for high- density, one-family homes
- B. Prepare a plan and report in accordance with the client's instructions
- C. Advise the client that the proposed rezoning is not in the public interest and the requested report will have to reflect that
- D. Advise the client to ask for a rezoning to high-intensity office use instead of residential

正解：C

解説：
The AICP Code of Ethics (2022), Section A, Principle 1(a), states, "We shall serve the public interest," and Section B, Rule 3, prohibits "knowingly providing inaccurate information." The proposed rezoning (high- density residential in a flood-hazard and wetland area) likely poses environmental risks and may not serve the public interest due to flooding and ecological concerns. Option C (advise the client that the rezoning is not in the public interest and the report will reflect that) aligns with the planner's ethical duty to prioritize public welfare and provide accurate information. Option A (advise the local agency first) violates client confidentiality under Rule 10. Option B (suggest office use) avoids the issue without addressing the public interest. Option D (follow client instructions) risks violating ethical standards by ignoring public harm. The CPC Study Manual (2024) states, "Planners must advise clients when proposals conflict with the public interest, especially in environmentally sensitive areas," supporting option C.
References: AICP Code of Ethics (2022), CPC Study Manual (2024), APA AICP Certification Exam Content Outline (2022).

質問 #119
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AICP問題トレーリング：https://www.xhs1991.com/AICP.html

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