



Regional Planning Act Funds Discussion

Executive Team Workshop #1 Summary Notes

Workshop conducted on June 24, 2025; summary notes submitted on July 3, 2025

1. Welcome

Attendance: Erin Aleman, Bill Barnes, Vas Boykovskyy, Maren Lutterbach, Stephane Phifer, Jennie Vana, Todd Vanadilok, Laura Wilkison, Claire Williams

Workshop Series Format

Workshop #	Date	Focus
Workshop #1	June 24, 2025	Executive Team Brainstorming Discussion
Workshop #2	July 10, 2025	Subject Matter Expert Ideas Discussion
Workshop #3	July 30, 2025	Final Approach and Resource Discussion

2. Overview of RPA Funds

Summary of Legislation

- The State of Illinois Regional Planning Act (70 ILCS 1707/62) indicates “additional funding shall be provided to CMAP to support [those] functions and programs authorized by this Act.” [see attached CMAP info sheet on RPA funding]
- Approximately 75% of CMAP’s budget is comprised of USDOT funds, which can only be used for specific transportation uses.
- The other 25% of CMAP’s budget includes funding from other external sources. This includes the \$2M allocation from the State’s latest budget, which can be used for non-transportation work, which is the function

Funding Parameters and Timeline

- Funding is for the upcoming fiscal year
- Availability of funding is to be determined, pending IGA coordination with DHS
- Allocation and spending of funds could take up to 18 months, assuming roughly 6 months leeway
- General criteria for priority projects:
 - Can a project be completed in 12-18 months?
 - How does the project fit a regional framework while having measurable impacts on communities at the local level?
 - Is the project a tangible product or initiative that can be replicated or scaled up? (i.e., potentially start with a pilot project approach with a few select communities and then scale up to encompass the overall region)
- Measuring success: How do we measure the impact on local communities?
 - Can local communities offer testimonials? (e.g., "CMAP came in and did X,Y,Z and helped us with this issue")

- How many communities did CMAP assist with this program?
- Success metrics may be defined by the regularly reporting requirements relating to state funding

3. Discussion

Questions to Consider

- How can additional funding support your division's near-term goals?
- How can additional funding advance CMAP's overall goals?
- Are there short-term formats that could work best to allocate funds, such as a pilot approach that could potentially expand into a full-fledged program?
 - On-demand technical assistance
 - Quick data snapshots
 - GIS-based inventories, e.g., housing stock, heat islands, urban flooding, crash hot spots, etc.
 - Municipal zoning code scan on a specific topic

Ideas and Commentary from Brainstorming Session

- **RPI:** Bill Barnes provided a preliminary set of ideas (see pages 4-5)
- **Planning:** Stephane Phifer provided a preliminary set of ideas (see pages 6-8)
- **Communications:** Jennie Vana offered a few ideas (see page 9)
- **Finance:** Vas Boykovskyy did not offer any ideas but indicated Finance's role would be financial oversight of the other ideas
- **RAP:** Aimee Lee was absent from the workshop but indicated that RAP's work often supports RPI and Planning, so Aimee will attend the second workshop on July 10 to provide supporting commentary or potential off-shoot ideas

Thematic Buckets: These projects fall under the following four thematic buckets, which all should be evaluated by their impacts both at the regional and local levels

- (1) Climate
- (2) Planning
- (3) Economic Development
- (4) Training

Potential Coordination Partners

- COG directors
- Planning directors
- Law firm that does zoning for municipalities
- APA Illinois
- ULI
- Current
- Partner communities in each county
- McArthur Foundation)
- Illinois Medical District
- General Assembly members

4. Next Steps

- Summarize discussion takeaways
- Organize project ideas into the four thematic buckets
- Prepare GANT charts or other format to illustrate timing of each project idea for discussion and further evaluation at the July 10 workshop
- Narrow down list of project ideas to a manageable final set that can be covered by the \$2M RPA funding
- Conduct follow-up research, including coordination with subject matter experts (SMEs) from RPI (Nora Beck and Kate Evasic), Planning (Tony Manno), and other divisions
- Formulate focus of next discussion

Ideas from Brainstorming Session

RPI (Bill Barnes): Ideas submitted in advance and discussed with group

(1) Climate communication strategy

In early 2026, CMAP will have completed two significant plans to help the region tackle climate change: the Comprehensive Climate Action Plan (funded by CPRG) and Transportation Resilience Improvement Plan (funded by UWP). With federal guidance restricting many words associated with climate change, RPA funding could help support an unrestricted communication strategy focused on promoting the completed plans.

Beginning in early 2026, this work would focus on the design and launch of a communication strategy to build awareness of plan recommendations and local implementation efforts and data visualization features to make the plan content more accessible and interactive. A portion of this work was already planned with 2026.010 (CAP) and 2022.010 (TRIP) but shifting to RPA funding would help avoid concerns about using UWP dollars focused on communicating about climate issues.

Staffing – CMAP and consultant

Timing – post CAP (early 2026)

(2) Regional GHG Inventory

Given current concerns about using UWP dollars to fund work focused on greenhouse gas emissions, this proposal would shift our regularly scheduled regional GHG inventory with local emission profiles to RPA funding. This may require a shift in the year of the inventory.

Staffing – CMAP and consultant

Timing – 2026 (to allow for 2025 emissions to be modeled)

Comments:

- Could start quickly, if the city is on board
- Hyper local, not thinking regionally
- Emission profile at the municipal level
- Already exists, we have the template, matter of updating
- Will the funding we usually spend on this be risked if we don't use it for this (RPA project)

(3) Regional Water Use Symposium

CMAP would host a Regional Water use Symposium to spark a collaborative conversation about the future of water supply management in northeastern Illinois and beyond. The gathering could directly respond to the governor's call for reform and build alignment across a diverse group of stakeholders – including state agencies, large municipal water systems, economic development leaders, state representatives, water policy academics, and nonprofit organizations. The symposium will serve to bring visibility to the region's water challenges and opportunities, elevate potential solutions, and shape a shared vision for sustainable, equitable, and coordinated water resource management. Potential outcomes include a roadmap for state-level reform, a framework

for a regional water resources plan, and/or other steps to guide collective action. Further scoping is required to draft a preliminary cost estimate.

Staffing – CMAP staff and consultant (to facilitate conversations between stakeholders)

Comments:

- Is not as local as the other ones but a way to continue our involvement in water space

(4) Flood Susceptibility Index

CMAP is completing the update of the flood susceptibility index to include in The Century Plan. Through this project, staff would develop a data visualization tool to help promote the use of the data by CMAP staff and regional partners. This work was previously scoped to leverage FY23 General Funds but was left unfunded. The higher budget range would allow staff to provide technical assistance and training to use the data.

Comments:

- Will generate a lot of data
- Less risky than GHG

Bridge funding for CCAP -- on the shelf, maybe in the next round

5) Use RPA to fund CAP tasks when CPRG funding runs out. FY26

Comments:

- Status report already budgeted
- We anticipate that there's additional costs, could use RPA funds to complete the CCAP

Ideas from Brainstorming Session

Planning (Stephane Phifer): Ideas submitted in advance and discussed with group

(1) Plan Commissioner Training

This could be an early win – This would be accomplished through a consultant contract (we have worked with APA and DePaul in the past). Patrick has information on past contracts and proposed curriculum – it was a deliverable from the ESP program

Follow-up – Patrick Day

Staffing – Consultant (minimum CMAP staff)

Timing – FY2026 Q1 Mid-July procurement

Comments:

- Quick win, scalable
- Used to do this 7-8 years ago
- APA and DePaul have done this for us in the past
- Wouldn't innovate, had a good curriculum

(2) Regional Econ. Dev. Summit

Building on the ULI contract, the idea is to hold multiple regional level developer panel discussions on common local issues. This would be accomplished through a new/or amended contract with ULI. Tony has information on the current contract and information on how other larger ULI events have been conducted in the past.

Follow-up – Tony Manno

Staffing – Consultant (minimum CMAP staff)

Timing – FY2026 Q3 Mid-July procurement 4 to 6-mo lead time for event scheduling.

Comments:

- Already have a contract with ULI
- Developer panel
- Larger scale
- Find municipalities with common issues and bring them together
- Bring in private sector leaders
- Semi quick win

(3) 1:1 Municipal Econ. Dev. Support Sessions

3) CMAP would provide one-on-one support sessions with municipalities to show them how to use the NDD and Job Access Tool to address a current challenge (or opportunity) in their community. This would be accomplished though CMAP staff most likely meet 2 or 3 times on-site with the community. It would be an ongoing form of support publicized through newsletters, LGN, and the COGs.

Follow-up – Tony Manno

Staffing – CMAP staff

Timing – FY2026 Q2

Comments:

- Specific tools
- Dev Data Base North Eastern Illinois
- Could be a quick win

Enhanced ADA compliance support -- on the shelf, maybe in the next round

4) Provide technical assistance to communities for ADA compliance that goes beyond the public right of way. – This would be most likely be accomplished through a consultant contract, but there would be some initial staff time to develop the concept.

Follow-up – Jaemi Jackson

Staffing – CMAP staff and consultants

Timing – FY2026 Q2

Comments:

- Not a quick win, longer runway
- Would it be possible to have a pilot program as a quick win?
- Deadline next April: govs will be held more accountable to be ADA compliant

(4) Zoning Support

Provide technical assistance to communities for zoning challenges (and opportunities) by providing model ordinances (develop a library of common use specific codes) and perhaps implementation training. This could be accomplished through a consultant contract (including developing the topics) and/or staff time. It would be a new form of support publicized through newsletters, LGN, and the COGs.

Follow-up – Jaemi Jackson

Staffing – CMAP staff and consultants

Timing – FY2026 Q2

Comments:

- Dynamic, specific support to communities
- address very common issues to have bigger impact
- Best practice model ordinances

Other Municipal Training -- on the shelf, maybe in the next round

6) Building on the Plan Commissioner training, providing training in other municipally relevant topics necessary to implement the Century Plan. Topics would be identified through LGN, Mayor's Council, and the COGs. This could be accomplished through a consultant contract (including developing the topics) and/or staff time.

Follow-up – Patrick Day

Staffing – CMAP staff and consultants

Timing – FY2026 Q2

Comments:

- Longer runway
- Curriculum: what are the most common governance capacity needs?
- Speaks to South and Southwest communities
- Help with basic governance guidance

(5) New Responsive Dynamic Technical Assistance

Providing new forms of short-term responsive support to municipalities. Topics would be identified through LGN, municipal survey, Mayor's Council, and the COGs. Topics may include public housing, vacancy studies etc. This could be accomplished through a consultant contract (including developing the topics) and/or staff time.

Follow-up – Patrick Day

Staffing – CMAP staff, augmented staff consultants, and potentially student support (UIC and DuPaul)

Timing – FY2026 Q3

Comments:

- Revisit survey
- Mix of short and longterm wins
- Develop with partners (elected officials)
- On-demand, open call ("what's your problem")

Ideas from Brainstorming Session

Communications (Jennie Vana): Ideas shared at workshop and discussed with group

- 1) Symposium** (ex. Atlanta regional symposium)
- 2) Content / topical trainings** (curated for local governments)
- 3) Regular meetings w/ COGs** (help us make it more relevant to you)

The Illinois Regional Planning Act Funding

103rd General Assembly Spring Session

SB3388, sponsored by Senator Ram Villivalam (D-Chicago) and HB5077, sponsored by Representative Eva-Dina Delgado (D-Chicago) and Representative Dan Ugaste (R-Geneva) would appropriate \$5 million in funding to the Chicago Metropolitan Agency for Planning (CMAP) to support the functions and programs prescribed in the Illinois Regional Planning Act. This would strengthen CMAP's valuable policy and planning work on behalf of northeastern Illinois, and leverage the federal funds available through the historic Infrastructure Investment and Jobs Act and other federal legislation.

Regional Planning Act - (70 ILCS 1707/62)

In order to carry out any of the powers or purposes of CMAP, the Board shall be involved in the allocation of traditional sources of funds such as those from the federal Metropolitan Planning Program and CMAQ as well as non-traditional federal funds consistent with the Board's broader mission. These funds may be supplemented by fees for services and by grants from nongovernmental agencies. The Board may also pursue and accept funding from State, regional, and local sources in order to meet its planning objectives.

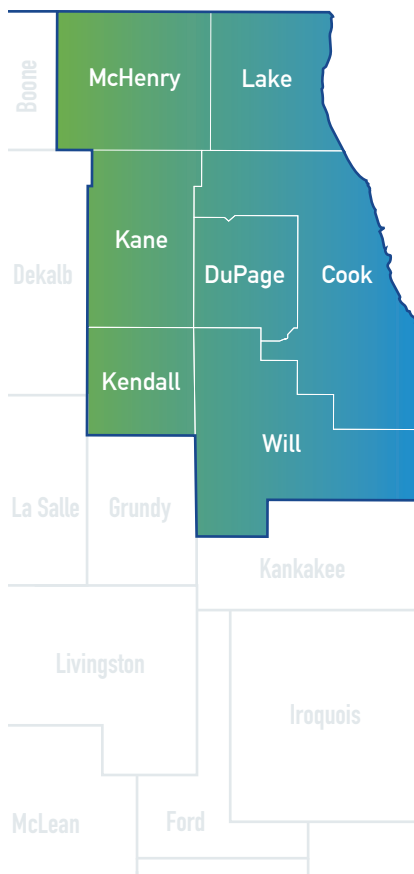
Additional funding shall be provided to CMAP to support those functions and programs authorized by this Act.

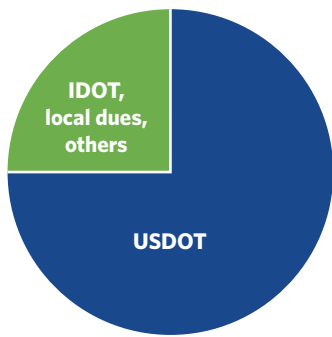
(Source: P.A. 95-677, eff. 10-11-07.)

Overview

In 2005, the General Assembly approved the Illinois Regional Planning Act establishing CMAP as the comprehensive planning agency for northeastern Illinois' 284 municipalities and 7 counties, responsible for a wide variety of functions to:

- Develop the comprehensive regional plan that addresses transportation, land use, housing, natural resource management, water supply, flood control, economic development, and more (ON TO 2050)
- Build capacity and deliver technical assistance to local government
- Collect, exchange, share, analyze, evaluate, model, and share data
- Foster meaningful and equitable engagement
- Inform and shape land use and transportation policies
- Plan for safe and equitable transportation investments
- Plan for a coordinated and integrated regional transportation system
- Produce official forecasts for growth





USDOT
Supports transportation

IDOT, local dues, others
Supports CMAP's other work on behalf of the region related to transportation, climate, and regional economy

CMAP budget and revenue

As the federally designated Metropolitan Planning Organization responsible for programming federal transportation dollars, CMAP derives most of its revenue from the federal government. These funds can only be used for specific transportation uses.

However, as noted above, CMAP's scope of work (as required by the Act) is much more expansive. While CMAP continually seeks external funding sources for non-transportation work, predictable funding from the General Assembly would allow us to expand upon existing policy research and municipal programs.

In fact, the Regional Planning Act states that, "Additional funding shall be provided to CMAP to support those functions and programs authorized by this Act." Yet the promised funding was never appropriated.

Investing in communities

An investment in CMAP is an investment in the 284 municipalities and 7 counties we serve. With a relatively modest amount of funding, we'll have the opportunity to unlock additional federal resources and drive more investment to all of our communities to:

- Deepen planning and policy work in areas including water resources management, climate mitigation and resiliency, housing, economic competitiveness, and more
- Advance equity-driven planning and assistance
- Build capacity through resources and technical assistance
- Grow connections with other government agencies
- Make existing planning more comprehensive and integrated

Illinois must get the most out of federal infrastructure dollars

The federal Infrastructure Investment and Jobs Act presents a critical opportunity to drive more investment to northeastern Illinois. While CMAP has built consensus on the region's priority transportation projects for these funds, there are other federal opportunities we cannot pursue without increased capacity and matched dollars. We cannot afford to leave federal funding on the table nor can Illinois lose these opportunities for funding altogether.

Questions?

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 Visit cmap.illinois.gov for more information



Chicago Metropolitan
Agency for Planning