



MEMORANDUM

To: Erin Aleman, Executive Director

From: Stephane Phifer, Deputy Executive Director of Planning

Date: June 16, 2025

Re: Community Cohort Evaluation Tool – FY2025 updates

Community cohorts

In 2015, CMAP implemented a [policy](#)¹ to require a program contribution for planning assistance through the technical assistance program. To determine the amount of program contribution that a benefiting area should provide, CMAP established the [Community Cohort Evaluation Tool](#)². The data used by the tool is updated annually. In prior years, the tool used the data and factors of population, median household income, tax base per capita, and the percentage of the population located in a disinvested area or in an economically disconnected area. In response to new federal guidance, the tool has been revised and does not use the population percentage in an economically disconnected area for the FY2025 update.

FY2025 cohorts

Community Cohorts are assigned based on the three-year rolling average of the annual overall scores to limit the amount of year-to-year fluctuation for communities whose overall scores are close to one of the cohort thresholds. The scores from this FY2025 run were then averaged with the annual overall scores from FY2024 and FY2023, as published in those respective years. The result of the three-year rolling average of annual overall scores determined the FY2025 cohorts. A list of communities in each cohort is attached and will be published on the CMAP website. A summary of the total number of communities in each of the FY2025 cohorts are as follows:

¹ CMAP, *Local Match Requirements for Local Technical Assistance (LTA) Program*, March 4, 2015, https://cmap.illinois.gov/wp-content/uploads/BoardMemo_LocalMatch_2015.pdf

² CMAP, *Community Cohort Evaluation Tool*, first published in 2019 and updated in 2025. <https://www.cmap.illinois.gov/documents/10180/16919/Community+Cohort+Evaluation+Tool+Whitepaper.pdf/>

<u>Municipalities (excluding Chicago)</u>			<u>Chicago community areas</u>		
<u>FY2025</u>		<u>FY 2024</u>	<u>FY 2025</u>		<u>FY 2024</u>
Cohort 1	113 municipalities	113 municipalities	Cohort 1	12 communities	13 communities
Cohort 2	98 municipalities	91 municipalities	Cohort 2	20 communities	17 communities
Cohort 3	25 municipalities	30 municipalities	Cohort 3	16 communities	9 communities
Cohort 4	48 municipalities	50 municipalities	Cohort 4	29 communities	38 communities

Cohort changes

Municipality trends

Nineteen municipalities' cohorts changed from FY2024 to FY2025. The update resulted in two municipalities moving into a new category of moderate, low, and very low need (cohorts 1 and 2) and eight municipalities moving into the high and very high need category (cohorts 3 and 4). The changes in municipal cohorts were primarily due to the methodology change described above, and were also influenced by updates to the population, tax base per capita, and median household income scores. The municipal cohort changes are as follows:

<u>Municipality trends</u>		
<u>Municipality</u>	<u>Previous cohort (FY24)</u>	<u>Updated cohort (based on the FY23-25, 3-year average)</u>
Moved up		
Johnsburg	Cohort 2	Cohort 1
Marengo	Cohort 3	Cohort 2
Millington	Cohort 4	Cohort 3
Rockdale	Cohort 3	Cohort 2
Wood Dale	Cohort 2	Cohort 1
Moved down		
Berwyn	Cohort 3	Cohort 4
Braidwood	Cohort 2	Cohort 3
Burbank	Cohort 2	Cohort 3
Elmwood Park	Cohort 2	Cohort 3
Hickory Hills	Cohort 2	Cohort 3
Matteson	Cohort 1	Cohort 2
Melrose Park	Cohort 2	Cohort 3
Niles	Cohort 1	Cohort 2
Oakbrook Terrace	Cohort 2	Cohort 3
Palos Hills	Cohort 2	Cohort 3
River Grove	Cohort 3	Cohort 4
Round Lake	Cohort 2	Cohort 3
Round Lake Beach	Cohort 2	Cohort 3
Waukegan	Cohort 3	Cohort 4

Chicago community area trends

Multiple Chicago community areas' cohort changed from FY2024 to FY2025. In the table below, all but one community area moved into a higher classification. Norwood was the only community area to move down. The changes in Chicago community area cohorts were primarily due to changes in population and median household income scores and are as follows:

<u>Chicago community areas trends</u>		
<u>Community name</u>	<u>Previous cohort (FY24)</u>	<u>Updated cohort (based on the FY23-25, 3-year average)</u>
Albany Park	Cohort 3	Cohort 2
Archer Heights	Cohort 4	Cohort 3
Armour Square	Cohort 4	Cohort 3
Bridgeport	Cohort 3	Cohort 2
Burnside	Cohort 4	Cohort 3
Hegewisch	Cohort 4	Cohort 3
Hermosa	Cohort 4	Cohort 3
Lower West Side	Cohort 4	Cohort 3
McKinley Park	Cohort 4	Cohort 3
Montclare	Cohort 4	Cohort 3
Norwood	Cohort 1	Cohort 2
South Deering	Cohort 4	Cohort 3