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AICP Exam Questions and Answers (Latest Update 2024)

The period between 1860 and 1870 in the US saw the beginning of suburbanization, with the creation of small settlements beyond large cities. Which of the following cities exemplifies this early American suburbanization? a) Radburn, New Jersey b) Riverside, Illinois c) Lake Forest, Illinois - **Correct Answer** B

Which system may be used for legal description purposes? a) US Government Survey b) Metes and Bounds c) Lot, block, and tract d) All of the above - **Correct Answer** D

Fred French Co. v. City of New York introduced for the first time the concept of? a) Planned unit development b) Transfer of development rights c) Eminent domain d) Open space zoning - **Correct Answer** A

Which of the following would most appropriately be the function of a state government rather than the local or federal governments? a) Aesthetics regulations b) Historic properties designation c) Redevelopment d) Scenic rivers designation - **Correct Answer** D

Among the many projects during the early years of the New Deal Era, what was a major regional development program that became known as? a) The Tennessee Valley Authority b) The USHA Program c) The Greenbelt Towns d) The PWA Program - **Correct Answer** A

Which "Great Expediter" said, "If the ends don't justify the means, then what the hell does?" a) Daniel Burnham b) Mike Waiczis c) Robert Moses d) Adolph Hitler - **Correct Answer** C

Courts have ruled that rezoning does NOT constitute spot zoning if? a) The rezoning is adopted by unanimous vote of the legislative body. b) The rezoning is not appealed. c) The rezoning is enacted in accordance with a comprehensive plan. d) The rezoning allows for special permit or special exception waivers. - **Correct Answer** C

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APA American Institute of Certified Planners Exam Sample Questions (Q99-Q104):

NEW QUESTION # 99

Which of the following cases was found to violate the first amendment's freedom of speech?

- A. City of Renton v Playtime
- B. Mugler v Kansas
- C. **Metromedia v City of San Diego**
- D. Young v. American Mini Theaters

Answer: C

NEW QUESTION # 100

Which of the following greenbelt towns was never completed?

- A. Greendale, WI
- B. Greenbelt, MD
- C. Greenhills, OH
- D. **Greenbrook, NJ**

Answer: D

Explanation:

Explanation

(Did you know that greenbelt towns were originally owned by the federal government until they were sold to a private enterprise in the 1950's during the Eisenhower Admin.)

NEW QUESTION # 101

Where was the first department store located?

- A. **Salt Lake City, Utah**
- B. Los Angeles, CA
- C. New York City, NY
- D. Lexington, KY

Answer: A

NEW QUESTION # 102

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

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

Answer: A

Explanation:

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's AICP 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. The CPC 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.

NEW QUESTION # 103

A private sector planner is preparing a site plan. He intends to secure local government approval for his client's development project since it could lead to additional work for him in the subsequent phases of the project.

According to the AICP Code of Ethics:

- A. There is a conflict of interest only if the planner holds a law degree.
- B. This constitutes a conflict of interest
- C. The Code has no provision for conflict of interest.
- D. There is no conflict of interest in this case.

Answer: D

Explanation:

Explanation

Note that this definitely does not suggest that a private sector planner need not comply with the Code of Ethics. (See introduction to AICP Code of Ethics and Professional Conduct.) All members of the AICP must abide by the provisions of the Code.

NEW QUESTION # 104

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