



VALTIONEUVOSTO  
STATSRÅDET

# Land use, housing and transport agreements = MAL-agreements

27.5.2025

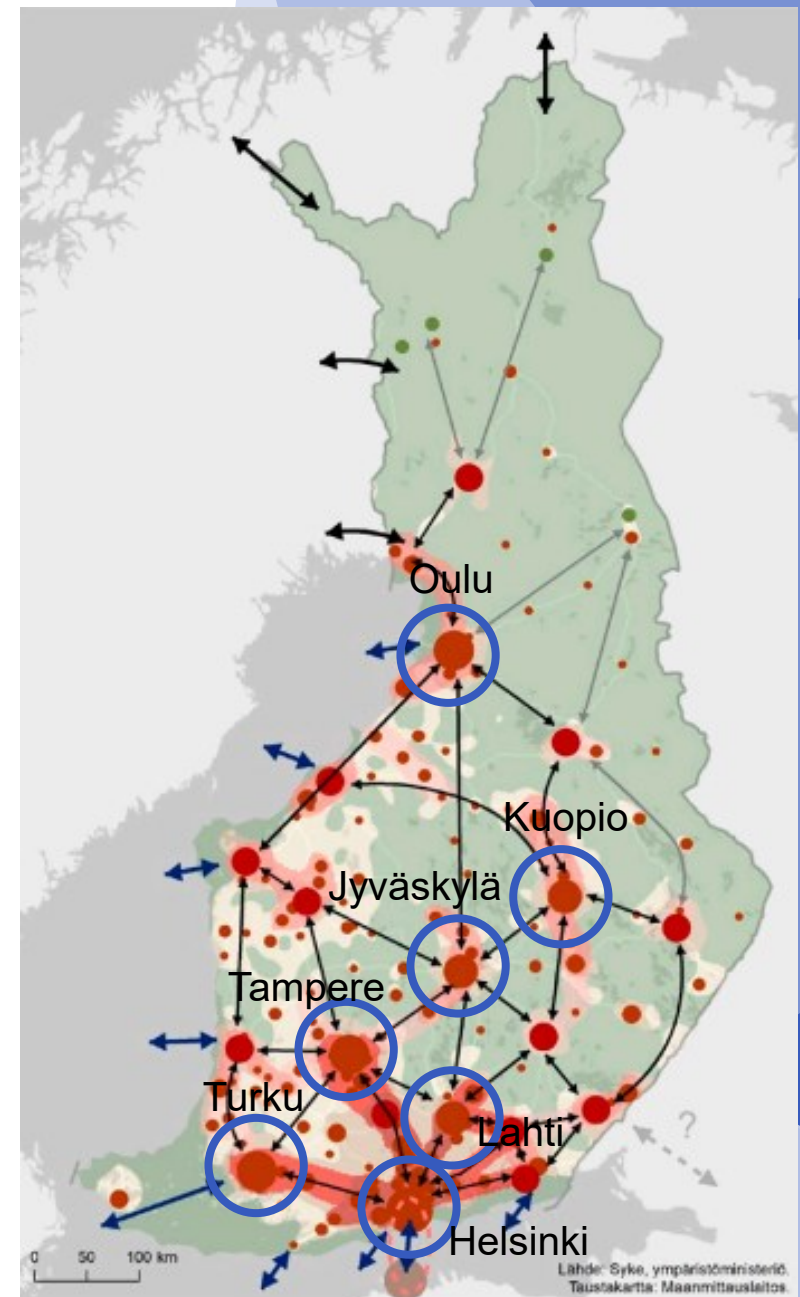
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Ministry of the environment

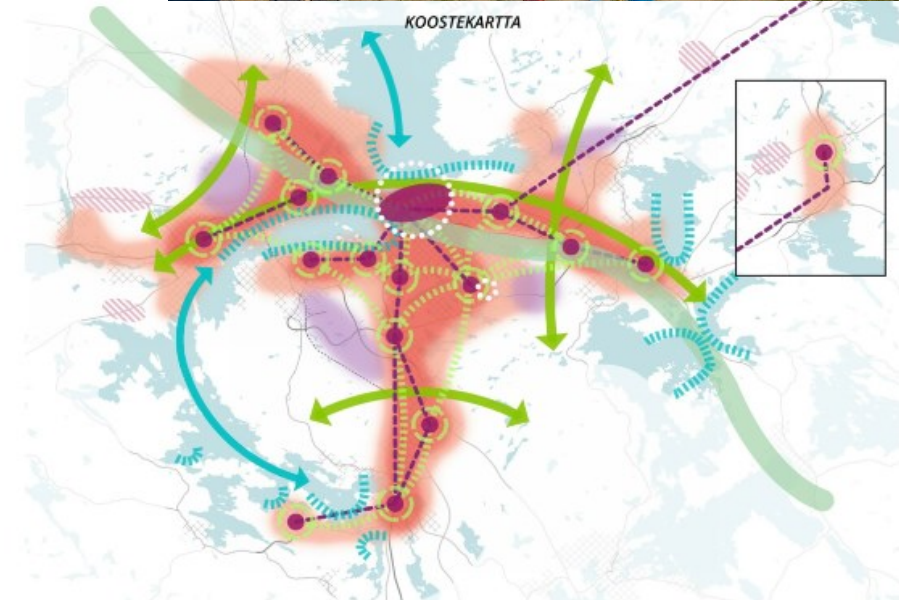
# MAL-agreements

- Are concluded between the State and the seven largest urban regions: Helsinki, Turku, Tampere, Oulu, Jyväskylä, Kuopio and Lahti regions.
- The agreements cover total of 62 municipalities and 55 % of Finland's population.
- Contracts cover a 12-year period, updated every 4 years (parliament term)
- Agreements first started at 2011.



# A contractual policy tool to promote and steer growth in functional urban regions

- Support intermunicipal cooperation in land-use and transport system planning as well as housing policy
- The municipalities in urban regions are expected jointly to draft MAL plans, which are mainly non-statutory plans for land-use, housing and transportation.
- The plans are an eligibility requirement for MAL-agreements and MAL-agreements are expected to be based on MAL-plans. Together MAL-plans and MAL-contracts enable strategic planning of an urban regions.
- The interests of the State and the local governments are fitted together. The aim is to find joint objectives and measures for their implementation.
- Involves a "carrot" of state funding (no sanctions involved). The central government commits to co-fund e.g. transportation infrastructure, and in return, the municipalities commit e.g. to plan a certain number of housing units in locations that are accessible by public transportation.



# The objectives of the MAL-agreements

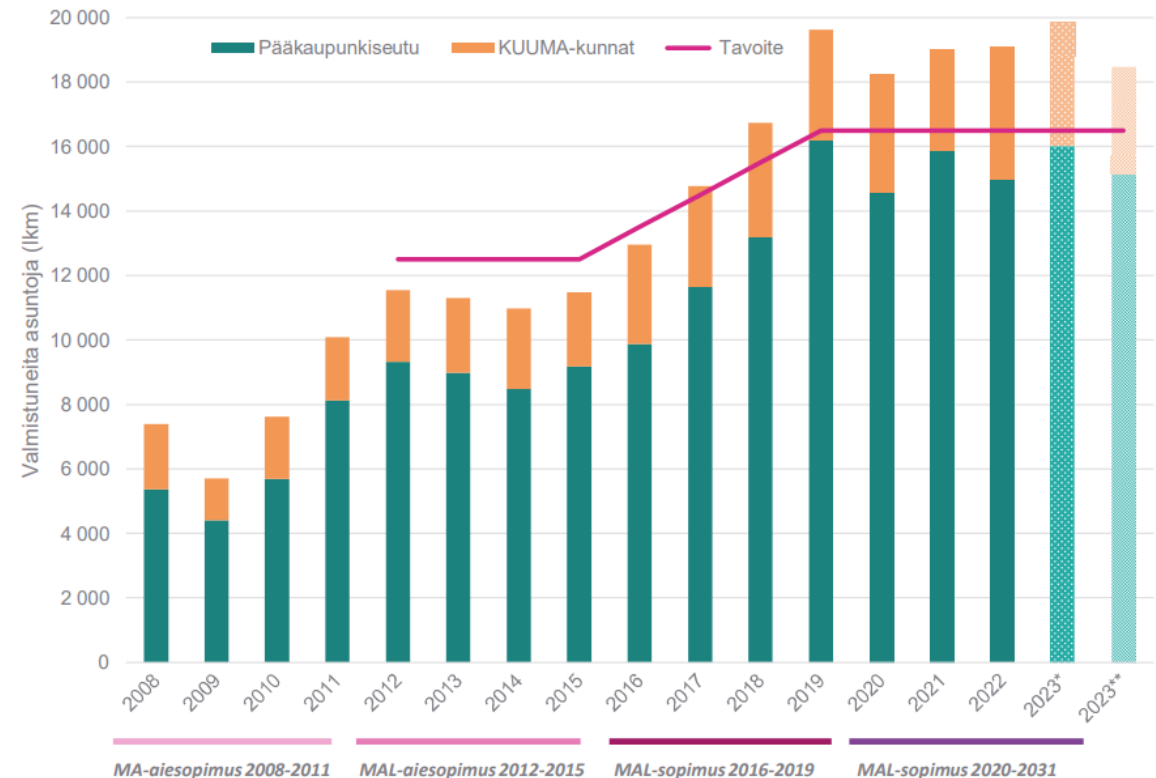
- Key aim is to improve the functioning and competitiveness of urban regions, a balanced development of the municipalities and to get enough housing production at the growing city regions.
- The agreements aim at:
  - Fostering integration of land-use, transport and housing
  - Climate-friendly growth, fostering sustainable urban structure and transport system as well as growth and accessibility of urban regions
  - Developing transport safety, digitalization of transport
  - Combating segregation and homelessness
- Enhance cooperation among the municipalities in the region and between the municipalities and State



Figure: Tampere Tram (Tampereen ratikka.fi)

# Key content of MAL-contracts

- Involve zoning and housing production targets and the key development projects concerning the transport network
- Have proved as an effective tool for promoting city-regional cooperation and delivering transport projects as well as increasing housing production in locations that are accessible by public transportation.
- Annual follow-up of measures done by the regions, impact evaluation by the State every second year



# Every Government gives their own political fingerprint

- Agreements will focus on ensuring the prerequisites for regional growth and accessibility through investments in transport infrastructure.
- MAL agreements will be linked to the National Transport System Plan. National road network will be prioritized.



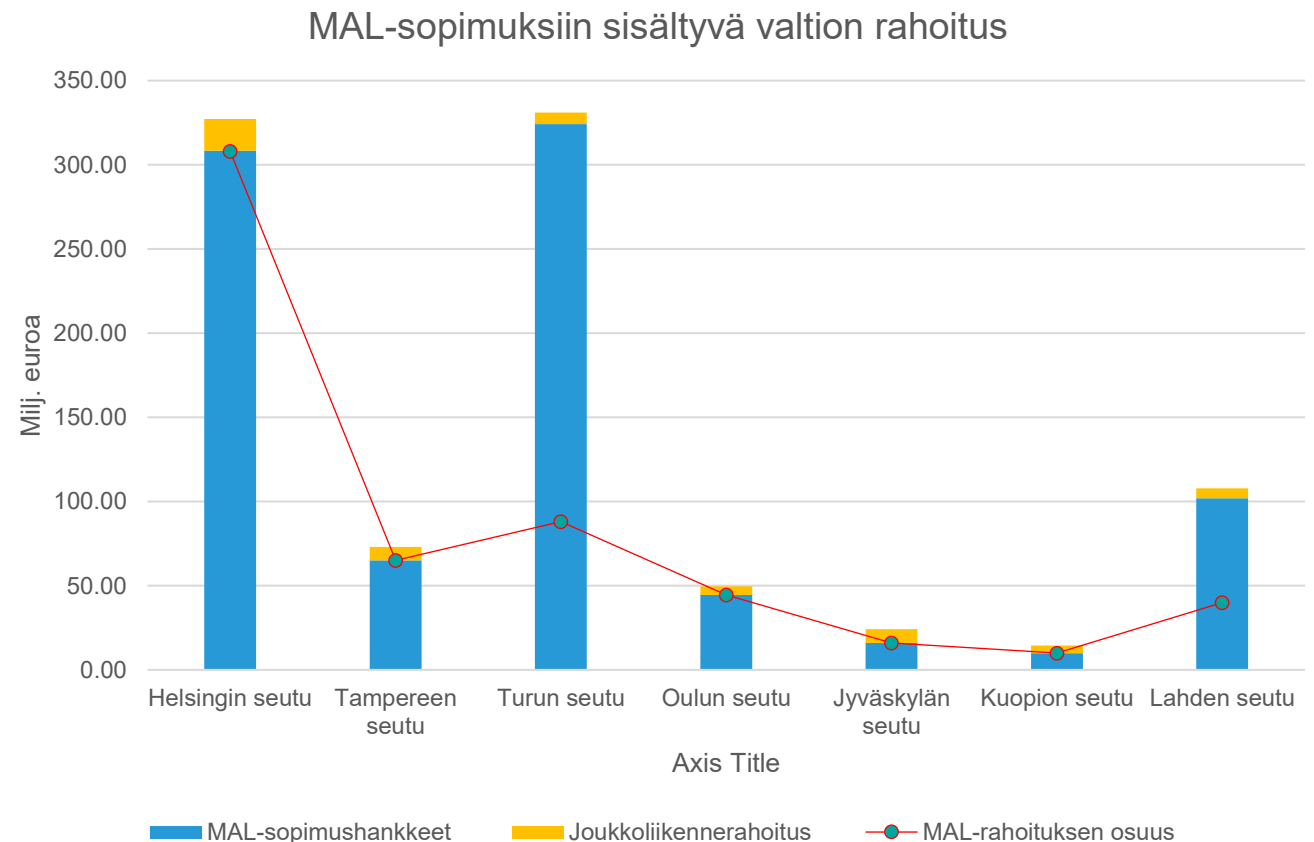
# MAL-agreements renewed for 2024-35

- MAL-agreement negotiations were commenced in the fall of 2023 and finalised in the fall of 2024
  - Process led by the Ministry of the Environment
  - Negotiationsgroup involved representatives from each agreeing party on civil servant level
  - A contract negotiated for each of the seven urban region separately
  - Lots of political guidance was involved
- MAL-agreements will enter in force in December 2024



# State funding of MAL-agreements 2024-35

- Involve around 1 billion Euro of State funding
- The state funding solely for transport
  - Mainly on transport infrastructure development
  - Mainly on developing national road network



# State funding of MAL-agreements 2024-35

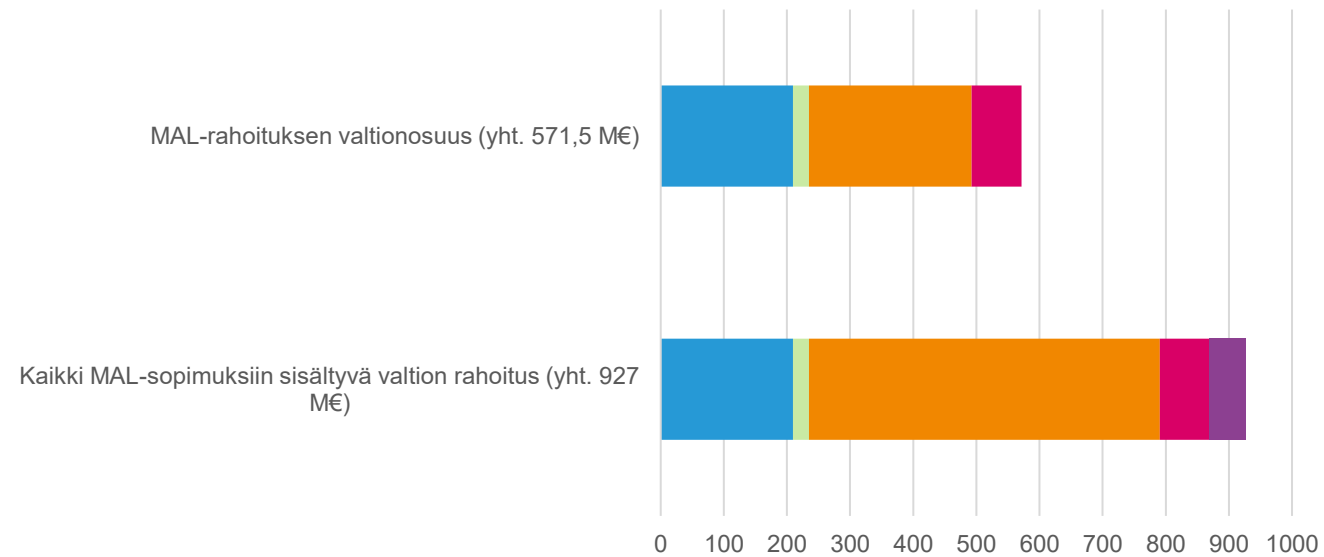
Blue → Funding for local rail transport projects (e.g. trams)

Orange → Funding for developing national road and rail network

Pink → Funding for smaller local projects which develop e.g. transport safety, sustainable transport modes

Purple → Funding for public transport services

MAL-sopimukseen sisältyvän rahoituksen kohdentuminen toimenpiteisiin



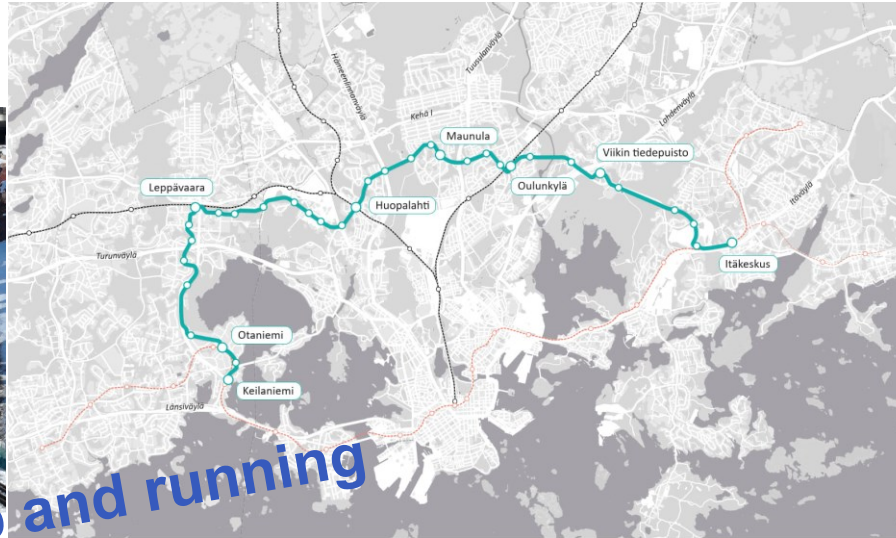
- Avustukset kaupunkiseutujen raitiotiehankkeiden suunnitteluun ja toteutukseen
- Muut avustukset joukkoliikennettä palvelevaan kuntien infrastruktuuriin
- Väyläverkon kehittämishankkeiden toteutus ja suunnittelu
- Väyläverkon parantamishankkeet (ml. lähijunaliikenteen seisakkeet eräillä seuduilla)
- Julkisen henkilöliikenteen perusrahoitus

# Key content of MAL-agreements 2024-35

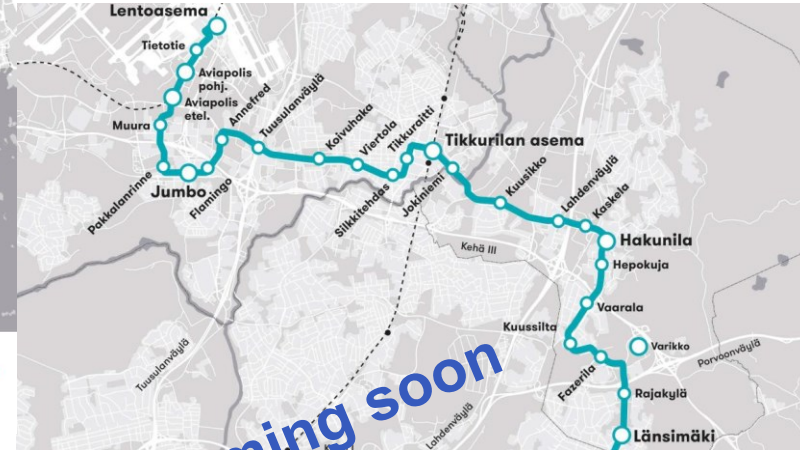
- Commitment for the following measures is a prerequisite for state funding
  - Housing production targets
  - Densification of urban structure by steering new development on locations accessible by public transport modes
  - Transport system development by e.g. developing public transport services, digitalisation of transport
  - Continuation of intermunicipal cooperation on aiming for integration of land-use, housing and transport planning
  - Development of impact evaluation methods



# MAL Highlights 😊



Up and running



Coming soon



Up and running + Expansion



RAIDE-JOKERI  
 Raide-Jokeri pysäkkeineen Metro asemineen  
 Rautatie asemineen Kuntaraja  
 Yleiskartta 6.5.2022

