



Rental Development Program

Equity Requirements

Total equity must equal at least 10% of Total Development Cost, exclusive of developer's fee and overhead. In terms of the OneStop application, equity must equal at least 10% of Line 194.

The following sources will be counted toward this 10% equity requirement:

- Developer's cash equity (Line 81 of the OneStop)
- Net tax credit (line 82 of the OneStop)
- Developer's Fee Payable: Up to half of the total requirement (5% of Line 194) may be satisfied by contributing or deferring a portion of the maximum allowable Developer's Fee Payable. See Section A of MassHousing's [Developer's Fee and Overhead Policy](#).
- Appraised acquisition value in excess of acquisition costs, if any, up to 3% of Line 194.
- For not-for-profit developers only: public equity, such as HOME, CDBG, or other public funds, whether structured as a grant or a subordinate loan.

In no event shall cash equity (2.a +2.b, or, in terms of the OneStop Line 81 + Line 82) be less than 2% of the Total Developments Costs, exclusive of developer's fee and overhead.

Revised: January 6, 2006