

# Boston Tenant Organizing Program

## Notice of Funding Availability

December, 2025

Community Economic Development Assistance Corporation (CEDAC) is pleased to announce the availability of up to **\$100,000** in funding for the Boston Tenant Organizing Program (BTOP). This program, administered on behalf of the City of Boston's Mayor's Office of Housing, supports tenant organizing activities in privately owned multifamily rental projects located in the City of Boston.

### Eligibility Criteria

#### A. Rental Projects:

1. The projects to be supported must contain at least five units of rental housing, be non-owner occupied, and have some low and moderate-income tenants.
2. Applicants must demonstrate in writing that they have the support of the tenants in the property they propose to organize within three months of the award.
3. The property cannot be owned, even in part, by the applicant (or any of its affiliates).

#### B. Cooperative or Resident-Controlled Projects:

1. The project must contain at least five units of rental housing and have some units restricted for low and moderate income residents.
2. Either:
  - a. The cooperative/resident board must indicate in writing support for the grant within three months of the award; or
  - b. At least 10% of the residents have requested assistance from the applicant.
3. The applicant cannot have any identity of interest with the cooperative.

#### C. All Applicants:

1. The applicant must be a Massachusetts Chapter 180 non-profit organization or resident-controlled affordable housing.
2. Projects that were awarded BTOP funding in FY 2024 or FY 2025 are eligible to re-apply for additional funding in FY 2026.

Eligible Uses of Funds Grant funds may only be used to pay for staff costs of the applicant for tenant organizing and resident training. These staff costs must be incurred during the period starting July 1, 2025 and ending May 31, 2026.

FY 2026 Priority Categories In FY 2026, the top priorities will be:

1. Existing affordable housing projects with a potential loss of affordable units
2. Unassisted rental housing (i.e. 'naturally occurring affordable housing') where there is a risk of displacement for low and moderate income residents.
3. Limited equity cooperatives and similar resident-controlled housing projects that contain units restricted to low and moderate income residents.

Application Deadline Complete applications are due by December 22, 2025. Rolling applications will be accepted after that date for any unallocated funds.

Maximum Funding Award Funding awards will not exceed \$10,000 per housing project. In addition, each applicant may apply for no more than \$40,000 in BTOP funding in FY 2026.

More information about the BTOP program as well as the required application is available on CEDAC's website: <https://cedac.org/housing/about/application-forms-guidelines/>