



## **REAL ESTATE DEVELOPMENT MINOR FACT SHEET**

Undergraduates with an interest in real estate can now complete a minor in real estate development. The minor will provide students with an overview of sustainable real estate development, including the development process; the basics of real estate finance; urban planning and design; and the unique roles of government and the private sector.

### **General Requirements**

- 15 credits of coursework – 9 upper level
- Limit of 6 credits that may double-count for major and minor
- No course overlap between minors
- Complete all required courses with a grade of C- or higher

### **RDEV Requirements**

- Available to all undergraduates
- Must have completed ARCH 271/RDEV 250 with a C- or better
- UMD GPA of 2.0

### **Application**

1. Complete ARCH 271/RDEV 250 with a C- or better (students with over 60 credits will be placed in a holdfile until a seat is available)
2. Complete online application: Available at the School of Architecture, Planning and Preservation's website: [RDEV Minor](#). This includes a short explanation of the student's interest in real estate development. (recommended to apply by 60 credits)
3. [Sign up for a meeting](#) to review the minor with the RDEV Minor advisor.
4. Applications will be accepted on a rolling basis.



## Required Courses

**ARCH 271/RDEV 250** – *People, Planet and Profit: Building Sustainable Places* – Introduction to sustainability issues related to urban planning, real estate development, urban design, architecture and historic preservation. Examine social, economic and environmental impacts of the built environment. Introduction to the work of various professions involved in real estate development (students with over 60 credits will be placed in a holdfile until a seat is available)

**RDEV 270** – *Tax and Accounting for Real Estate Development* - Students will examine key tax and accounting principles and learn how they impact real estate development. The following classes will satisfy this requirement: Equivalent accounting course at another 4-year institution or community college if it qualifies for transfer credit at UMD; or BMGT 220 (available to all UMD undergraduates).

**RDEV 350** – *Principles, Process and Practice of Real Estate Development* - Introduction to real estate history, microeconomics, and important factors that influence the built environment. These include: the impact of changing demographics, real estate law, design thinking, landscape and urban design. Students will learn how to “build communities and create value” for financial viability, environmental respect, social responsibility and sustainable design. *Prerequisite:* C- or better in ARCH 271/RDEV 250.

**RDEV 450** – *Foundations of Real Estate Finance and Investment* – Students will learn how real estate value is established; tax considerations of real estate investment; the financial concepts of return on investment, net operating income and time value of money; the components of real estate sources and uses statements; sources of real estate equity and debt financing; and how to apply the most common debt ratios. *Prerequisite:* C- or better in RDEV 350 and RDEV 270 or equivalent.

## Complete One Elective

Courses will be listed on the website. They include the following classes:

- **ARCH 430** – *Measuring Sustainability*
- **ARCH 435** – *History of Contemporary Architecture (or other ARCH history Seminar at the 300 or 400 level as offered from time to time)*
- **ARCH 463** – *Sustainable Systems in Architecture*
- **AREC 455** – *Economics of Land Use*
- **AGNR 301** - *Sustainability*
- **BMGT 340** – *Business Finance (non-Smith school students will be placed in a holdfile until a seat is available)*
- **BMGT 350** – *Marketing Principles and Organization (non-Smith school students will be placed in a holdfile until a seat is available)*
- **BMGT 364** - *Managing People and Organizations (non-Smith school students will be placed in a holdfile until a seat is available)*
- **BMGT 380** – *Business Law I (non-Smith school students will be placed in a holdfile until a seat is available)*



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- **BMGT 461** – *Entrepreneurship - (non-Smith school students will be placed in a holdfile until a seat is available)*
- **BMGT 461N** – *Entrepreneurship*
- **BMGT 496**- *Business Ethics and Society (non-Smith school students will be placed in a holdfile until a seat is available)*
- **COMM 330**- *Argumentation and Public Policy*
- **COMM 425** -*Negotiation and Conflict Management*
- **ECON 490** – *Urban and Regional Economics – (Pre-requisite: 1 course with a minimum grade of C- from (ECON306, ECON326); and 1 course with a minimum grade of C- from (ECON321, BMGT230, ECON230)*
- **ENSP 330** – *Introduction to Environmental Law*
- **ENSP 340** – *Water: Science, Ethics and Law*
- **HESI 315** – *Student Leadership in Groups & Organizations*
- **LARC 461** – *People and the Environment*
- **LARC 452** – *Green Infrastructure and Community Greening*
- **LARC 489B/689B** – *Climate Change, Design, Planning and Communication*
- **PUAF 313** – *Advocacy in the American Political System*
- **RDEV 470** – *Real Estate Development Case Studies - Prerequisite: C- or better in RDEV 350 and 450 and RDEV 270 or equivalent*
- **RDEV 471** – *Real Estate Development Literature and Critical Analysis*
- **RDEV 472** – *Real Estate Development: Past and Present*
- **URSP 372** – *Diversity and the City (or other URSP Seminar at the 300 or 400 level as offered from time to time)*
- **Other 300 or 400 level courses may be added as the Director of the Minor in Real Estate Development approves them.**
- **Classes offered in the fall: ARCH 271/RDEV 250, RDEV 350, and RDEV 450**
- **Classes offered in the spring: ARCH 271/RDEV 250, RDEV 350, and RDEV 450**

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