



**MASSACHUSETTS DEVELOPMENT FINANCE AGENCY
("MASSDEVELOPMENT")**

**Board of Directors Meeting
99 High Street, 11th Floor
Boston, MA 02110
Thursday, September 8, 2022, at 10:00 a.m.**

UPDATED AGENDA

[Secretary's Note: This agenda includes walk-in items and any other changes that occurred at the Board meeting.]

MINUTES

1. Approval of August 11, 2022 Meeting Minutes – **Vote**
2. Approval of August 11, 2022 Executive Session Meeting Minutes – **Vote**

PRESIDENT / CEO REPORT

- Monthly Update
3. New Employee Hires

GENERAL

4. Fiscal Year-End 2022 Financial Update

BOND TRANSACTIONS

5. Bond Detail Memorandum
- **Bonds: Official Actions**
Official Action Projects with State Volume Cap Requests
6. Nuestra Comunidad Development Corporation (Boston) – \$16,076,714 – **Vote**

7. 3371 Washington Owner LLC (Boston) – \$12,150,000 – **Vote**

○ **Bonds: Final Approvals**

Final Approval Project without State Volume Cap Request

8. Girls Inc. of the Valley (Holyoke) – \$2,275,000 – **Vote**

Final Approval Project with State Volume Cap Request

9. 23 Farrar Street LLC (Lynn) (OA/FA) – \$4,500,000 – **Vote**

STANDING BOARD COMMITTEES

Real Estate Development & Operations Committee – Chair: B. Kavoogian

- Report of September 6, 2022 Meeting

○ **Real Estate and Devens**

10. Devens – Appointment of Lisa Kalinowski as the Agency Representative to the Devens Board of Assessors – **Vote**
11. Devens – Electric Utility Rate Increase – **Vote**
12. Devens – Commercial Distributed Generation Rate Tariff – **Vote**
13. Devens – Weston & Sampson Engineers, Inc. – Contract Value Increase – **Vote**

○ **Community Development**

14. Community Investment – Taxi & Livery Business Support Program – Round 2 Grant Awards – **Vote**
15. Community Investment – Taxi & Livery Partnership Program – FY23 Grant Awards – **Vote**

16. Transformative Development Initiative – Transfer of \$1,500,000 to Massachusetts Housing Finance Agency for the Neighborhood Hub Program – **Vote**

QUARTERLY REPORTS

17. Community Development Quarterly Update

INFORMATIONAL ITEMS

18. Lending – Monthly Delegated Authority Report for Loan Approvals
19. Devens Quarterly Update
20. Media Report (August)

MISCELLANEOUS

(reserved for matters the Chair did not reasonably anticipate at the time of posting)

- Old Business
- New Business

EXECUTIVE SESSION

21. Sale of 31 MacArthur Avenue, Devens – **Vote**
22. Sale of 1550 Main Street, Springfield – **Vote** [Revised Memo uploaded]
23. Purchase of property in Greenfield – **Vote**