



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

**Board of Directors Meeting  
99 High Street, Board Room  
Boston, MA 02110  
Thursday, December 11, 2025, at 10:00 a.m.**

ZOOM MEETING  
<https://us06web.zoom.us/j/87614817966>  
Meeting ID: 876 1481 7966

**UPATED AGENDA**

- President/CEO's Report

**STANDING BOARD COMMITTEES**

- Origination & Credit Committee – Report of December 9, 2025 Meeting
- Real Estate Development & Operations Committee – Report of December 9, 2025 Meeting
- Audit & Administration Committee – Report of December 9, 2025 Meeting
- Compensation Committee – Report of December 11, 2025 Meeting

**CONSENT AGENDA**

1. Approval of November 13, 2025 Board Meeting Minutes – **Vote**
2. Community Development – Lending Capital Matching Grant Program Authorization for Awards and further Delegation to O&C Committee – **Vote**
3. Devens – Authorization to Award Contract for the Installation of Security and Video Surveillance Systems in the Public Safety Building at 115 Queenstown Street – Project No.: 25-022 – **Vote**
4. Devens – Master Power Supply Agreements: Delegated Authority to Execute Transaction Confirmations – **Vote**

5. Devens – Authorization to Enter into a Contract to Purchase a New Fire Engine for the Devens Fire Department – **Vote**

**BOND TRANSACTIONS**

6. Bond Detail Memorandum

**Bonds: Official Actions and Final Approvals**

**Final Approval Projects without State Volume Cap Requests**

7. [OA/FA] Mass General Brigham Incorporated (Various) – \$1,460,000,000 – **Vote**
8. [Revised FA] Regis College (Weston) – \$70,000,000 – **Vote**
9. [OA/FA] Hillcrest Educational Centers, Inc. (Pittsfield) – \$5,000,000 – **Vote**
10. [OA/FA] Barry L. Price Rehabilitation Center, Inc. (Various) – \$3,036,000 – **Vote**

**INFORMATIONAL**

- |     |   |                                 |
|-----|---|---------------------------------|
| 11. | FY2025 MassDevelopment Final Audited Financial Statements   | Supplemental Materials<br>Tab A |
| 12. | Lending – Delegated Authority Memo and Report   | Supplemental Materials<br>Tab B |
| 13. | Community Development - Microlending Operational Support (MOS) Awards   | Supplemental Materials<br>Tab C |
| 14. | Community Development – Reallocation of Underutilized Properties Program Award Funds – The Community Builders, Inc. | Supplemental Materials<br>Tab D |
| 15. | Community Development – Technical Assistance Grant – Children's Investment Fund                                     | Supplemental Materials<br>Tab E |
| 16. | Media Report (November)   | Supplemental Materials<br>Tab F |

## **STRATEGIC DISCUSSION**

- MassDevelopment Growth Capital Initiatives

## **MISCELLANEOUS**

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

- Old Business
- New Business

## **EXECUTIVE SESSION**

17. Real Estate – Tenant Agreements - Jodrey State Fish Pier – **Vote**