

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

**Board of Directors Meeting
99 High Street, 8th Floor
Boston, MA 02110
Thursday, September 11, 2025, at 10:00 a.m.**

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

UPDATED AGENDA

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

- President/CEO's Report

STANDING BOARD COMMITTEES

- Real Estate Development & Operations Committee – Report of September 9, 2025 Meeting
- Audit & Administration Committee – Report of September 11, 2025 Meeting

CONSENT AGENDA

1. Approval of August 14, 2025 Board Meeting Minutes – **Vote**
2. Real Estate/Community Development – FY26 One Stop Awards – **Vote**
 - a. Site Readiness Program
 - b. Underutilized Property Program
 - c. Brownfields
 - d. TDI Equity
 - e. MA Downtown Initiative Technical Assistance
3. Real Estate – Tenant Agreements: Jodrey State Fish Pier – **Vote**
 - a. Northern Food Service, Inc. – Unit A at 3 State Pier, Gloucester
 - b. Rocky Neck Lobster Company II, Inc. – Units C, D and E at 3 State Pier, Gloucester

4. Community Development – Acknowledgment of Transfer of Taxi & Livery Funds to Massachusetts Clean Energy Technology Center’s “Ride Clean Mass” Program – **Vote**
5. Devens – Jackson Road at Patton Road Intersection Improvements, Devens, MA – Project No. 25-018– Authorization to Award Contract to McIver Bros. of Arlington, Massachusetts – **Vote**

BOND TRANSACTIONS

6. Bond Detail Memorandum

Bonds: Official Actions and Final Approvals

Final Approval Projects without State Volume Cap Requests

7. [OA/FA] Tufts Medicine Inc. (Various) – \$220,000,000 – **Vote**
8. [OA/FA] High Point Treatment Center, Inc. (Various) – \$25,000,000 – **Vote**
9. [OA/FA] The Fessenden School (Newton) – \$12,100,000 – **Vote**
10. [OA/FA] Eagle Hill Foundation of Massachusetts, Inc. (Hardwick) – \$12,100,000 – **Vote**

Final Approvals with State Volume Cap

11. 2Life Solimine 4% LLC (Lynn) – \$21,000,000 – **Vote**

INFORMATIONAL

12. Real Estate – FY26 One Stop Awards: Real Estate Services Technical Assistance
13. Lending – Delegated Authority Memo
14. Lending – Delegated Authority Summary
15. Media Report (August)

STRATEGIC DISCUSSION

16. 2025 Financial Year in Review

MISCELLANEOUS

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

- Old Business
- New Business

EXECUTIVE SESSION

- Real Estate Portfolio