**MassDevelopment**

**99 High Street, 11th Floor**

**Boston, MA**

**Board of Directors Meeting**

***(conducted via teleconference)***

**Thursday, April 9, 2020, 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 March 12, 2020 Meeting Minutes –   
   **Voice Vote**
2. Approval of March 25, 2020 Special Meeting   
   Minutes – **Voice Vote**

**PRESIDENT / CEO REPORT**

* + Monthly Update

**STRATEGIC PLANNING**

1. MassDevelopment FY2020 Annual Business Plan   
   (*informational*)

**MARKETING / COMMUNICATIONS**

1. Media Report (March) (*informational*)

**FINANCE PROGRAMS**

* + Updates from Chief Financial Officer and Executive  
     Vice President, Finance Programs

**BOND TRANSACTIONS**

1. Bond Detail Memorandum (*informational*)

* **Bonds: Official Action Approval**

**Official Action Projects with Volume Cap Requests**

1. Salem Heights II Preservation Associates   
   Limited Partnership (Salem) – $40,067,426 – **Vote**

* **Bonds: Final Approvals**

**Final Approval Projects without Volume Cap Requests**

1. Northeastern University (Various) – (OA/FA) –   
   $458,000,000 – **Vote**
2. President and Fellows of Harvard College (Various)  
   – (OA/FA) – $700,000,000 – **Vote** [*Handout (revised*

*Resolution)*]

1. Wellforce Inc. (Various) – (OA/FA) – $300,000,000  
    – **Vote**
2. Wentworth Institute of Technology, Inc. (Boston) –   
   (OA/FA) – $86,000,000 – **Vote**
3. Wheaton College (Norton) – (OA/FA) –   
   $44,100,000 – **Vote**
4. Xaverian Brothers High School, Inc. (Westwood) –   
   (OA/FA) – $40,000,000 – **Vote**
5. The Trustees of Mount Holyoke College (South   
   Hadley) – (OA/FA) – $38,000,000 – **Vote**
6. The Tabor Academy (Marion) – (OA/FA) –   
   $28,000,000 – **Vote** [*Handout (revised*

*Memo/Resolution)*]

1. South Middlesex Non-Profit Housing Corporation   
   and South Middlesex Opportunity Council, Inc.   
   (Various) – (OA/FA) – $22,000,000 – **Vote**
2. Covenant Health, Inc. (Various) – $20,365,000 –   
   **Vote**
3. Collaborative for Regional Educational Services and  
    Training (CREST) (Andover) – (Revised OA/FA) –  
   $17,000,000 – **Vote**
4. Stanley Street Treatment and Resources, Inc. (Fall   
   River) – $14,576,600 – **Vote** [*Handout*

*(TEFRA materials)*]

1. ~~Becker College (Various) – (OA/FA) – $11,200,000  
    –~~ **~~Vote~~** [***PULLED***]
2. Greenfield Center School, Inc. (Greenfield) –   
   $8,250,000 – **Vote**
3. ~~Visiting Nurse Foundation, Inc. (Somerville) –   
   $3,600,000 –~~ **~~Vote~~** [***PULLED***]
4. Greater Lowell Family Y.M.C.A. (Lowell) –   
   (OA/FA) – $2,352,000 – **Vote**
5. Harbor Health Services, Inc. (Dennis) – $2,000,000   
   – **Vote**
6. Lowell Makes, Inc. (Lowell) – (OA/FA) –   
   $1,485,000 – **Vote**

**Final Approval Projects with Volume Cap Requests**

1. Bersani Circle LLC (Quincy) – (Revised FA) –   
   $6,400,000 – **Vote**
2. Cox Engineering Company and Great Pond Land   
   Partnership LLC (Randolph) – $4,000,000 – **Vote**

**STANDING BOARD COMMITTEES**

***Audit & Administration Committee – Chair: M. Attia***

* Report of April 9, 2020 Meeting

1. Minutes of November 14, 2019 Meeting   
   (*informational*)

***Origination & Credit Committee – Chair: J. Blake***

1. Minutes of March 10, 2020 Meeting (*informational*)

* **Lending**

1. Monthly Delegated Authority Report for Loan   
   Approvals (*informational*)
2. Approved Minutes of September 4, 2019 Emerging   
   Technology Fund Advisory Committee Meeting   
   (*informational*)

* **Community Development**

1. MassDevelopment/HEFA Trust – Amendment to   
   FY2020 Community Health Center Grant Awards –   
   **Vote**

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

1. Minutes of March 10, 2020 Meeting (*informational*)
2. Devens and Devens Environmental Updates
3. Statewide Real Estate Projects Updates

## Devens – Authorization to Defer Local Property   
Taxes – **Vote** [*Handouts*

*(memo & vote)*]

**MISCELLANEOUS**

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

* Old Business
* New Business

**EXECUTIVE SESSION**

* Devens – Litigation Update