



Massachusetts Housing Finance Agency
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Posted: May 21, 2020
Secretary of the Commonwealth, Regulations Division
Executive Office for Administration and Finance
masshousing.com

**NOTICE OF PUBLIC HEARING
ON PROPOSED ISSUANCE OF BONDS AND/OR NOTES
BY THE MASSACHUSETTS HOUSING FINANCE AGENCY**

Public notice is hereby given that on the 1st day of June, 2020, at 9:30 a.m., the MASSACHUSETTS HOUSING FINANCE AGENCY (“MassHousing”) will conduct a public hearing, by telephone as described below, for the purpose of giving all interested persons an opportunity to be heard on the proposed issuance by MassHousing of one or more issues of tax-exempt bonds or bond anticipation notes for proposed projects described herein. Such bonds or bond anticipation notes will be issued pursuant to a plan of finance and in accordance with Sections 142 and 146 of the Internal Revenue Code, as amended, including Section 146(i)(6)(B) to recycle certain prior tax-exempt obligations issued by MassHousing, for the purpose of financing and refinancing the costs of acquisition, construction, and/or rehabilitation of the multi-family residential rental projects described below, including reserve fund, capitalized interest, and a portion of the costs of issuance. In order to promote and protect the safety of both the public and MassHousing staff in light of the COVID-19 pandemic, and pursuant to the Executive Order of the Governor of The Commonwealth of Massachusetts (the “Commonwealth”) dated March 12, 2020 regarding the conduct of public hearings in the Commonwealth, the public hearing will be conducted via the following toll-free telephonic conference line in lieu of an in-person hearing:

Dial In: 1-877-336-1828

Participant Code: 7643812#

Anyone wishing to participate in this hearing must notify MassHousing in writing, at least 24 hours prior to the hearing, by email to TEFRAHearingInfo@MassHousing.com or by mail to MassHousing, One Beacon Street, Boston, MA 02108, Attn: Paul J. Scola.

Following is a brief description of the developments to be financed or refinanced:

Project Name	Owner*	Location(s)	Aggregate Face Amount of Tax-Exempt Obligations Not to Exceed
808 Memorial Drive	808-812 Memorial Drive II LLC Homeowner’s Rehab, Inc.	808-812 Memorial Drive, Cambridge	\$96,125,000

* Owner or principal user of the project, or true beneficial party of interest.

Bancroft Dixwell Apartments	Bancroft Dixwell LLC Urban Edge Housing Corporation	6-12 Ernst Street 189 Boylston Street 2 Brookside Avenue 309 Chestnut Avenue 1-2 Candor Place 21-23 Dixwell Street 12-20 Dixwell Street 51-55 Forest Hills Street 1871 Columbus Avenue 1-11 Bancroft Street, Boston	\$3,426,923 856,731 856,731 856,731 1,713,461 1,713,461 3,426,923 2,570,193 1,713,461 5,140,385 Not to exceed \$22,275,000 in the aggregate
Bartlett Station – Building A 4%	Nuestra Comunidad Development Corporation	2505 Washington Street, Boston	\$7,127,500
Granite Lena Park Apartments	LP Granite LLC Lena Park Community Development Corporation	712-714 Blue Hill Avenue/ 3-9 Charlotte Street 12-16 McLellan Street 750 Blue Hill Avenue/ 4-6 Esmond Street 91 Esmond Street 786-788 Blue Hill Avenue/ 2 Abbot Street 31-33 Wales Street 183-185 Harvard Street, Boston	\$88,531 197,469 81,725 115,762 136,188 163,425 190,650 Not to exceed \$973,750 in the aggregate
Lenox Apartments	Lenox Apartments Limited Partnership Beacon Communities Development LLC	136 Lenox Street, Boston	\$68,750,000
Mattapan Station 4%	Mattapan Station 4, LLC Preservation of Affordable Housing (POAH)	460 River Street, Boston	\$39,006,250
Morse Apartments	90 Longwood LLC Brookline Housing Authority	90 Longwood Avenue, Brookline	\$31,250,000
Newcastle Saranac Apartments	NS Apartments LLC Fenway Community Development Corporation	599 Columbus Avenue 608 Columbus Avenue, Boston	\$16,420,104 18,204,896 Not to exceed \$34,625,000 in the aggregate
Old Colony Phase Three B4	Old Colony Phase Three B4 Limited Partnership Beacon Communities Development, LLC	271 East 8 th Street, Boston	\$27,853,750
Old Colony Phase Three C	Old Colony Phase Three C Limited Partnership Beacon Communities Development, LLC	103 Mercer Street, Boston	\$16,231,250

Pac 10 Lofts Phase Two	Taom Pacific II, LLC Reed Community Partners LLC	5 Franklin Street, Lawrence	\$22,555,000
Powdermill Village	Powdermill Village LLC Affordable Housing and Services Collaborative	126 Union Street, Westfield	\$34,125,000
Whittier at Cabot 4%	Whittier 1A-4 Preservation Associates Limited Partnership Preservation of Affordable Housing (POAH)	Cabot Street/ 154 Ruggles Street/ 11 Whittier Street, Roxbury	\$4,178,712
Whittier Phase 2	Whittier 2 Preservation Associates Limited Partnership Preservation of Affordable Housing (POAH)	15-31 Whittier Street, and 160-190 Ruggles Street, Roxbury	\$21,153,750

Issuance of the proposed bonds and/or notes is subject to the approval of the Governor of the Commonwealth.

Upon sufficient notice, necessary auxiliary communication services will be provided to people with disabilities. To request such arrangements, call (617) 854-1043 (voice); (617) 854-1027 (FAX); (617) 854-1025 (TDD); or Massachusetts Relay number (800) 439-2370.

MASSACHUSETTS HOUSING FINANCE AGENCY