

October 2, 2025

State Publications & Regulations Division
One Ashburton Place
Room 1613
Boston, MA 02108

To whom it may concern:

In compliance with the provisions of Chapter 30A of the Massachusetts General Laws, I hereby provide notice of a meeting of the Community Economic Development Assistance Corporation Board of Directors. The meeting will take place at 8:30 A.M. on Friday, October 10, 2025 via video/conference call.

In accordance with current provisions, interested members of the public may contact Pearl Chan at pchan@cedac.org or 1-617-727-5950 for access to the proceedings from a computer, tablet, or phone.

The meeting information & agenda is posted on our website at <https://cedac.org/about/board-staff/>.

Sincerely,



Ethan Handelman
Executive Director

AGENDA
CEDAC BOARD OF DIRECTORS MEETING
October 10, 2025 | 8:30 AM



APPROVE MINUTES OF AUGUST 14, 2025 _____ **VOTE**

EXECUTIVE DIRECTOR'S REPORT

- Board Committees and Administrative Matters _____ **VOTE**
- Emerging Developers Loan Program _____ **VOTE**
- Program Reports
 - Affordable Housing
 - Housing Preservation
 - Child Care
- Loan Repayments
- Operational Changes: Talent Development

FINANCE & OPERATIONS REPORT

- FY25 Draft Audit _____ **VOTE**
- Specialized Vendor Approval _____ **VOTE**

ACQUISITION / FRONT MONEY LOAN

- The Neighborhood Developers, Inc.
High Street _____ **VOTE**

FRONT MONEY LOAN

- Housing Corporation of Arlington
NewMass Homes _____ **VOTE**

LOAN INCREASES

- Rural Development, Inc.
170 – 186 Main Street _____ **VOTE**
- The Caleb Foundation, Inc.
Emerson Homes _____ **VOTE**