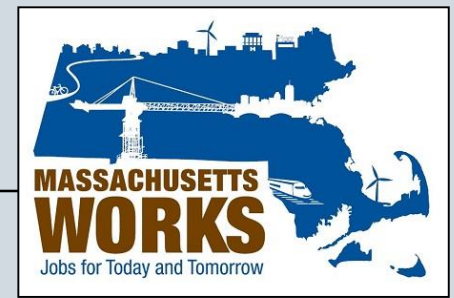


MassWorks Infrastructure Program

THE COMMONWEALTH OF MASSACHUSETTS
EXECUTIVE OFFICE OF HOUSING AND ECONOMIC DEVELOPMENT

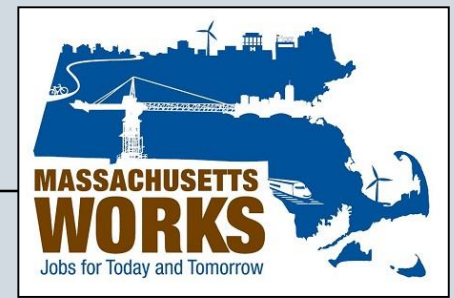
Program Overview – History



Created in 2010 to provide municipalities with a one-stop shop for public infrastructure funding to support housing production, economic development and job creation. The Program is a consolidation of six former grant programs:

Public Works Economic Development (PWED)	Small Town Rural Assistance Program (STRAP)
Community Development Action Grant (CDAG)	Massachusetts Opportunity Relocation and Expansion Program (MORE)
Growth Districts Initiative (GDI)	Transit Oriented Development (TOD)

Program Overview

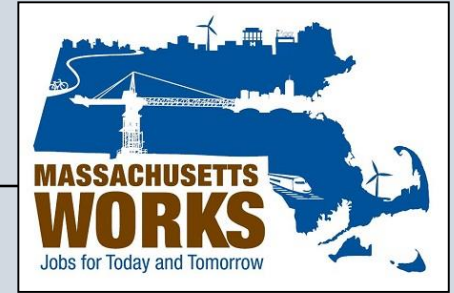


The MassWorks Program funds public infrastructure projects that support growth opportunities contributing to the long-term strength and sustainability of the Commonwealth:

- Support multifamily housing of at least 4 units to an acre in appropriately located walkable mixed-use districts;
- Support economic development and job creation in weak or distressed areas;
- Support roadway safety in small, rural communities. At least 10% of funding must be awarded to these projects, per statute.

The MassWorks Infrastructure Program is administered by the Executive Office of Housing and Economic Development, in cooperation with the Department of Transportation, the Executive Office of Energy and Environmental Affairs, and the Executive Office for Administration & Finance.

Public Infrastructure Defined



Plymouth, T Wharf

\$2 million MassWorks grant for the reconstruction of a public wharf

Somerville, Assembly Square T Station

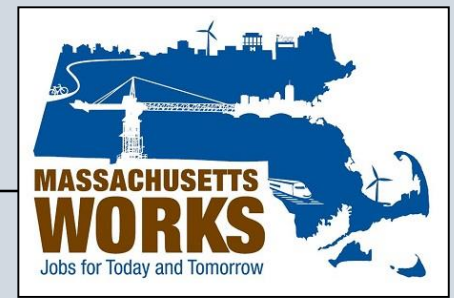
\$25 million MassWorks grant for the construction of the MBTA T Station at Assembly Square



Mashpee, Market Street Extension

\$901,250 MassWorks grant for the construction of new roadway to support Mashpee Commons

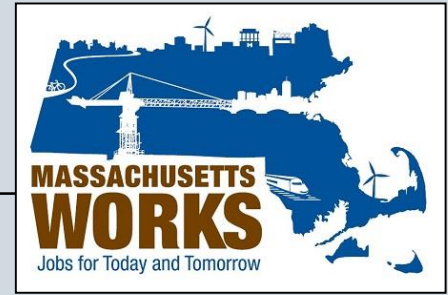
MassWorks Investments Goals



The program seeks to make investments that are consistent with the Commonwealth's Sustainable Development Principles.

Portfolio Goals have been developed to ensure investment aligns with the development principles:

	Program spending target	2016 spending achieved	2015 spending achieved	2014 spending achieved
Gateway city	50%	50%	50%	46%
Transit-oriented development	67%	79%	80%	73%
Reuse of previously developed sites	80%	90%	89%	72%
Mixed-use	50%	74%	52%	49%
Density of housing	100%	100%	100%	100%
Regional projects (2+ communities)	50%	89%	89%	78%



Competitive Round Overview

2011

158 applications requesting \$400M
42 grants awarded, totaling \$63.5M

2012

130 applications requesting \$323M
26 grants awarded, totaling \$38.5M

2013

108 applications requesting \$263M
33 grants awarded, totaling \$79M

2014

105 applications requesting \$241M
31 grants awarded, totaling \$66.9M

2015

101 applications requesting \$245M
49 grants awarded, totaling \$85.6M

2016

114 applications requesting \$287M
34 grants awarded, totaling \$84.8M

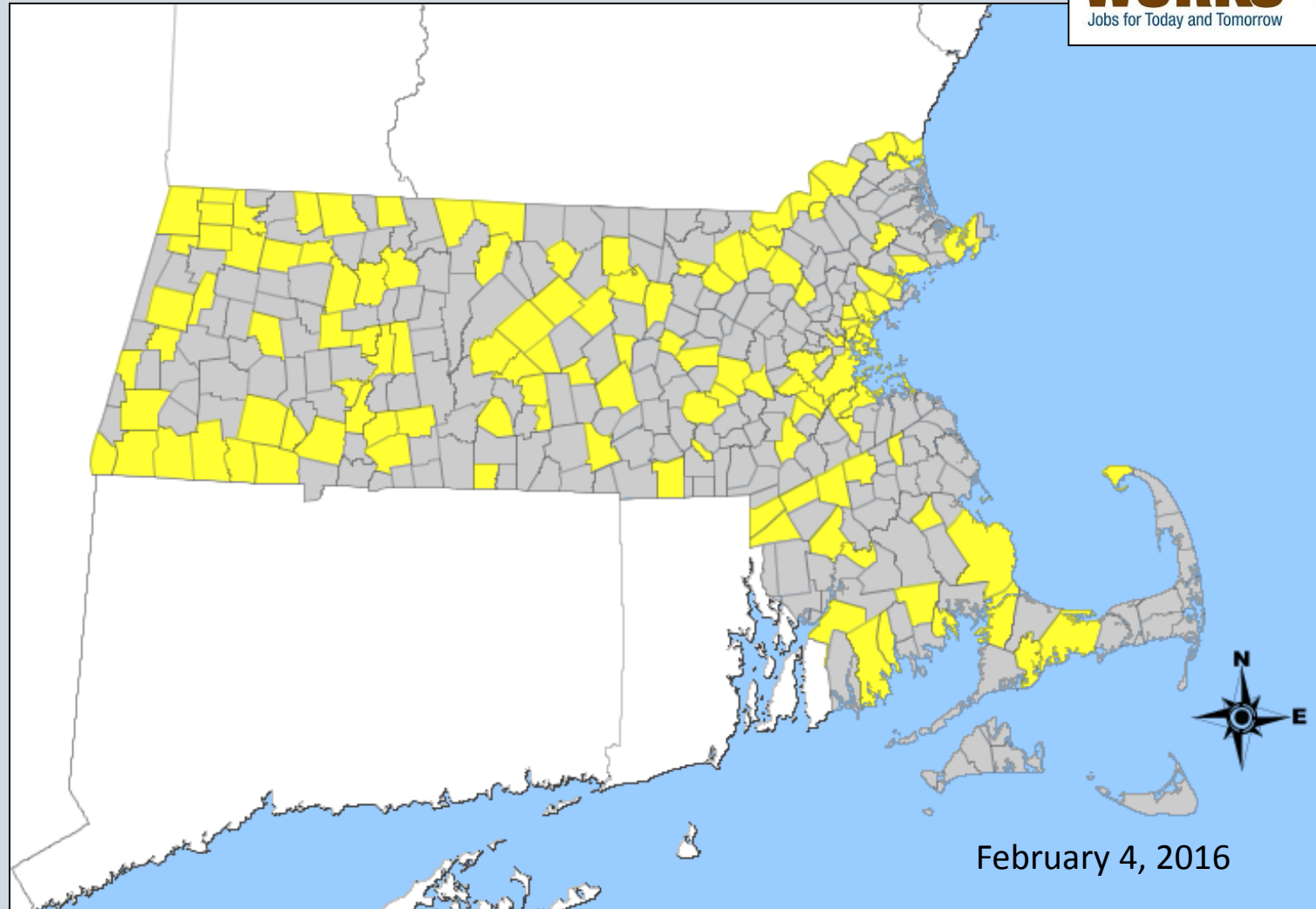
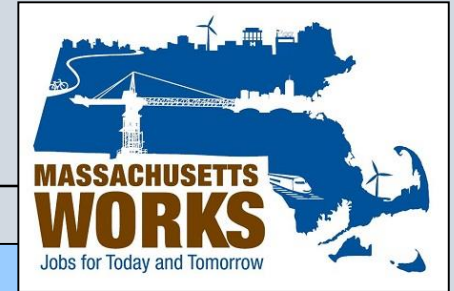
Since 2011...

Six competitive grant rounds have been held

716 applications have been received and reviewed with over **\$1.7 billion in total requests.**

Over **\$418.3 million** has been invested through grant awards to a total of **215 projects** across the Commonwealth

MassWorks Investments 2011-2015

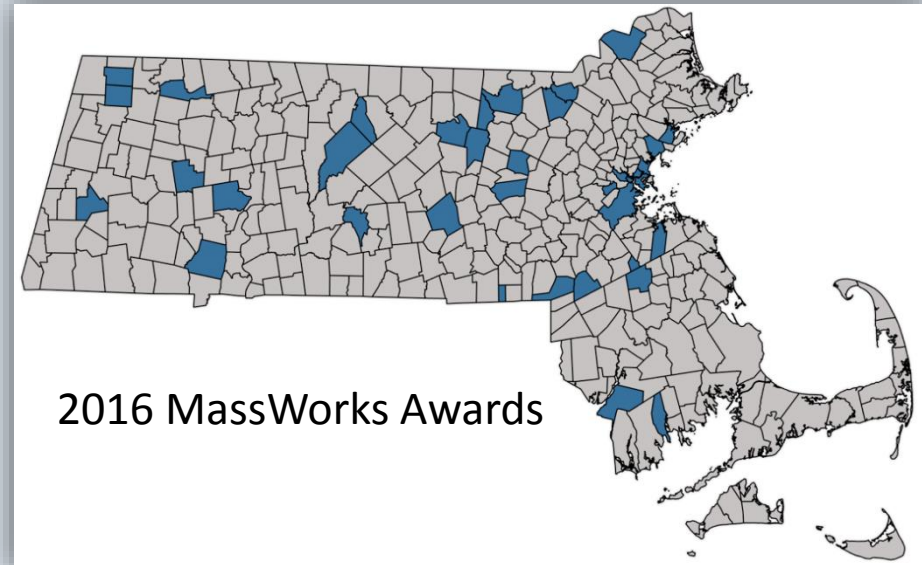


2016 MassWorks Infrastructure Program Competitive Grant Round



MassWorks Infrastructure Program: 2016 In Summary

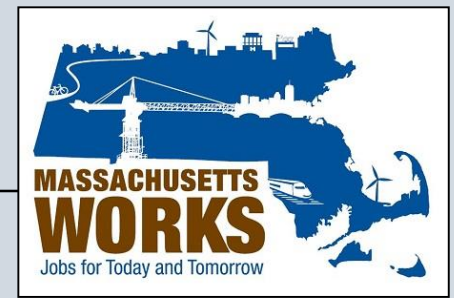
- In 2016, the MassWorks Infrastructure Program awarded 34 infrastructure grants totaling \$84.8 M to support housing, economic development, and road safety in communities across the state.
- The average grant amount was \$2.5 M and grants were awarded to municipalities of all sizes ranging in population from less than 5,000 to over 600,000.
- 114 Applications were submitted, requesting \$287 M in public infrastructure grants.
- Applications were considered by a team of state reviewers representing a diversity of disciplines and evaluated for consistency with Program priorities, including readiness and consistency with the state's Sustainable Development Principles.
- The 2016 funding round prioritized projects that promoted multi-family housing in mixed-use environments. This year's awards will result in the near-term creation of over 2,200 housing units.
- The proposed awards will unlock \$1 billion in private investment.



2016 Infrastructure Investment Portfolio

	Gateway City	Transit Oriented Development	Reuse Previously Developed Sites	Mix of Residential and Commercial Uses	Density of Housing	Regionally Significant
2016 Portfolio	50%	79%	90%	74%	100%	89%
Program Targets	50%	67%	80%	50%	100%	50%

3rd Ave, Burlington



Overview

The Town of Burlington received **\$4.75 million** in MassWorks funds for 3rd Ave, **leveraging \$353 million** in private development.

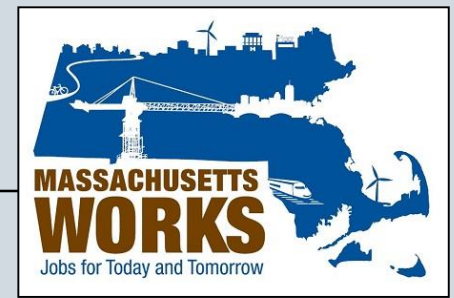
Private Development

- **300 housing units**
- **3.28 million sq ft** of office space
- **600,000 sq ft** of retail/restaurants
- **430,000 sq ft** Keurig headquarters
- Keurig relocated **450 jobs** and **plans to create 400 more**
- Wegmans created **600 new jobs**, **150 FTEs**.



3rd Avenue courtyard rendering Credit: Nordblom Company

City Square, Worcester



Project Overview

\$27.25 million in MassWorks funding to support the **\$565 million** redevelopment project that includes **2.2 million sq ft** of mixed-use transit-oriented development

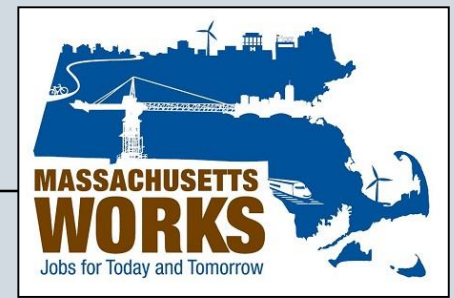
Private Development

- **280,000 sq ft** of office/medical
- **158-room hotel** under construction
- **350 market-rate apartments**
- **600 jobs** relocated by Unum
- **Thousands of construction jobs**



City Square Rendering. Credit: Nitsch Engineering

Riverfront Drive, Attleboro

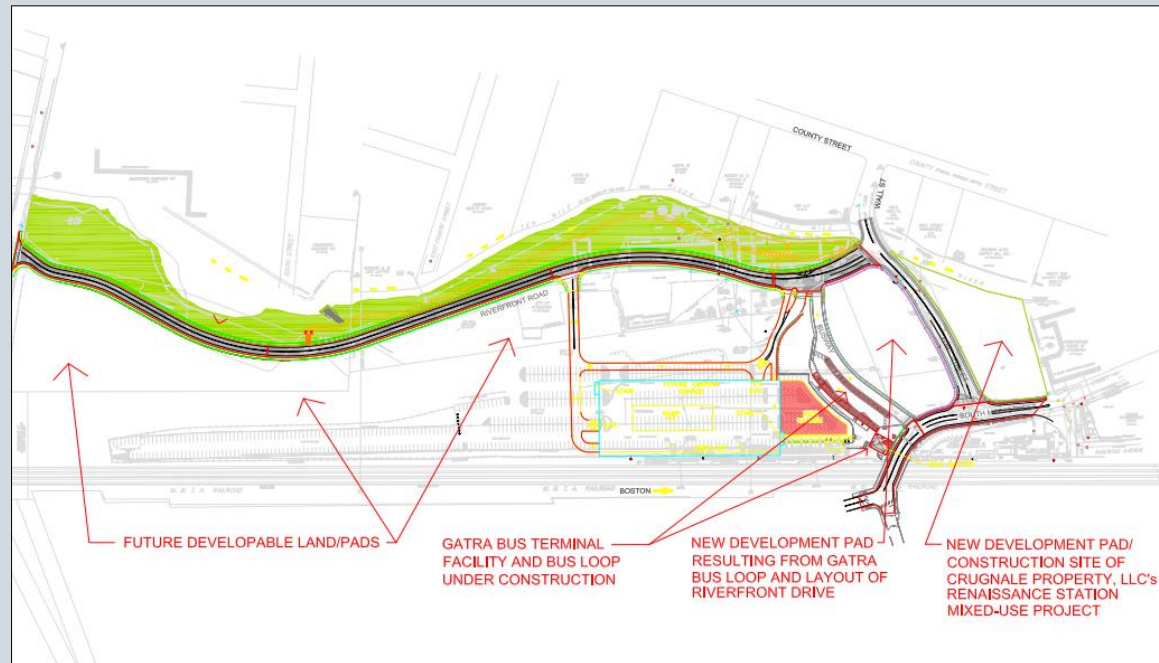


Project Overview

The City of Attleboro received **\$4.67 million in MassWorks funding** to construct Riverfront Drive. The award leverages over **\$15 million** in state and local funds.

Private Development

- **286 new residential units**
- **16,000 sq ft** of commercial
- **\$52.5 million** private investment
- Unlock **250 + additional units**.



Riverfront Drive rendering Credit: City of Attleboro

2017 MassWorks Grant Round

TODAY

- MassWorks Online Application opens
- Guidance for 2017 round will be available online on the MassWorks website (www.mass.gov/infrastructure)

May –
August

- Municipalities can access the system, initiate applications, save information
- Previous applications available to municipalities
- Municipalities can also add consultants to work on applications

July 24-
August 4

- Submission period opens for 2 weeks
- Only municipalities can submit applications during this period
- Applications will not be considered for the 2017 round after submission period ends.

Fall

- Applicants are notified of decisions
- Executive Officers of communities are notified of decisions, interested stakeholders should refer to municipal officials

Thank you.

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