

**SENATE . . . . . No. 1966**

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**The Commonwealth of Massachusetts**

PRESENTED BY:

*Anthony W. Petruccelli*

*To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:*

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act further regulating certain affordable housing in the East Boston section of the city of Boston.

PETITION OF:

NAME:

DISTRICT/ADDRESS:

*Anthony W. Petruccelli*

*First Suffolk and Middlesex*

*Adrian Madaro*

*1st Suffolk*

**SENATE . . . . . No. 1966**

By Mr. Petruccelli, a petition (accompanied by bill, Senate, No. 1966) of Anthony W. Petruccelli and Adrian Madaro (with the approval of the mayor and city council) for legislation relative to affordable housing in East Boston. Housing. [Local Approval Received.]

**The Commonwealth of Massachusetts**

**In the One Hundred and Eighty-Ninth General Court  
(2015-2016)**

An Act further regulating certain affordable housing in the East Boston section of the city of Boston.

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:*

1 SECTION 1. Construction and development activity related to redevelopment by the  
2 Boston Housing Authority of the state-funded Orient Heights public housing project, or any part  
3 thereof, shall not be subject to any general or special law related to the procurement and award of  
4 contracts for the planning, design, construction management, construction, reconstruction,  
5 installation, demolition, maintenance, or repair of buildings by a public agency, but shall be  
6 subject to sections 26 to 27H, inclusive, of chapter 149 of the General Laws. Contracts for the  
7 construction, reconstruction, alteration, remodeling, or repair of any publicly-owned public  
8 works that service this project and would otherwise be subject to section 39M of chapter 30 of  
9 the General Laws shall be subject to said section 39M if the redevelopment of the project is  
10 funded, in part, by state or federal government low-income housing tax credit, grant or loan, or  
11 pursuant to the issuance of tax-exempt bonds authorized by general law. A conveyance of the  
12 project, whether by leasehold or fee estate, to an urban redevelopment corporation organized

13 under chapter 121A of the General Laws or to a nonprofit state and federally tax-exempt  
14 corporation organized for the purpose of revitalizing the project, shall be subject to chapter 30B  
15 of the General Laws to the extent that the project is conveyed to an entity that is not owned,  
16 controlled, or managed by the Boston Housing Authority on the date of the conveyance. Subject  
17 to compliance with such requirements of chapter 30B of the General Laws, the project may be  
18 conveyed to and may be owned, maintained and operated by an entity that is not owned,  
19 controlled, or managed by the Boston Housing Authority provided that such entity enters into a  
20 binding legal contract and land use restriction with the Boston Housing Authority and with the  
21 department of housing and community development which requires compliance with the  
22 provisions of chapter 121B of the General Laws and 760 CMR §§ 4.00 et seq., 5.00 et seq. and  
23 6.00 et seq. in the same manner and to the same effect as if it were a housing authority, subject to  
24 such regulatory waivers given by the department of housing and community development as may  
25 be necessary for securing financing.

26 SECTION 2. This act shall take effect upon its passage.