

**BOARD OF HIGHER EDUCATION
REQUEST FOR COMMITTEE AND BOARD ACTION**

NO.: BHE 25- 21

BOARD DATE: December 3, 2024

**APPROVAL OF MASSACHUSETTS STATE COLLEGE BUILDING AUTHORITY
HENRY E. WARREN BARN PROJECT- FRAMINGHAM STATE UNIVERSITY**

1. The Board of Higher Education (the “Board”) hereby approves the project described on Exhibit A attached hereto and the use contemplated thereby as furthering the purposes of Framingham State University.
2. The Commissioner of the Department of Higher Education (the “Commissioner”) is authorized and directed in the name and on behalf of the Board to make a written request to the Massachusetts State College Building Authority (the “Authority”) that the Authority initiate the project for Framingham State University described on Exhibit A attached hereto.
3. The Commissioner and all other officers of the Board, each acting singly, are authorized to request the Secretary of Administration and Finance to approve in writing the initiation by the Authority of the projects for which a request is hereby authorized, and to do such other things and take such other action as the officer so acting shall, as conclusively evidenced by the taking of such action, deem necessary or desirable to be done or taken to carry into effect the matters hereby authorized.

VOTED: Motion approved and advanced to the full BHE by the Executive Committee on 11/25/2024; and adopted by the BHE on 12/3/2024.

Authority: Massachusetts General Laws Chapter 15A, Sections 4, 6, and 9; Chapter 703 of the Acts of 1963, sections 1-3, et seq., as amended.

Contact: Matthew Cole, Deputy Commissioner for Administration, Finance and Operations

EXHIBIT A

**FRAMINGHAM STATE UNIVERSITY
WARREN BARN PROJECT**
MSCBA PROJECT NO. ~~XXXX-XXXX-XX~~

Project Description

Framingham State University (FSU), the Authority and the Town of Ashland, Massachusetts (Ashland) have developed a Memorandum of Agreement (Attachment A) for the purpose of construction of a replica of the Henry E. Warren Barn to be used as an expansion of the existing Warren Conference Center (WCC) owned by the Authority on behalf of FSU.

The Project will be used as an event hosting facility for the FSU faculty, staff and students, the Town of Ashland and the general public. As an event hosting facility, the Project will support FSU's academic programming (particularly through expansion of opportunities available to the University's Hospitality Management Program), social programming (including FSU events and University Community Club activities), and recreational (including FSU residence hall residents use).

Associated ancillary and parking facilities, if any, may contain space for retail food service and other retail and commercial purposes, non-profit and/or governmental uses (any of which uses and the operation and maintenance of all or any part of which facility may be pursuant to one or more leases or other contractual arrangements with appropriate persons or entities including persons or entities engaged in for-profit enterprises).

In order to complete the Project, Ashland will enter into a long-term lease, for the parcel located at 517 Chestnut Street, Ashland, MA, with the Authority that, in turn, will enter into a Management Services Agreement with FSU to assign property management responsibility to FSU or a third party designated by FSU.

FSU is requesting a determination by the Board that the use of the facility as contemplated in the attached Memorandum of Agreement furthers the purposes of FSU and initiation of a request to the Authority to undertake such Project.

Project Budget

Total Project Cost	\$3,648,000
Funding from Town of Ashland	\$1,500,000
FSU FY25 GAA Allocation	1,500,000
FSU FY24 GAA Allocation	124,000
FSU/MSCBA Remnant Funds	524,000