

BOARD OF HIGHER EDUCATION
REQUEST FOR COMMITTEE AND BOARD ACTION

NO.: FAAP 07-05

COMMITTEE DATE: December 6, 2006

BOARD DATE: December 14, 2006

FISCAL YEAR 2008 MSCBA RENT CERTIFICATE

MOVED: The Board of Higher Education hereby approves the attached Fiscal Year 2008 residence hall rent schedules, effective July 1, 2007, provided that any subsequent adjustment in the rent schedules shall be subject to the approval of the Board of Higher Education.

Authority: Massachusetts General Laws Chapter 73 App., Section 1-9 as amended and the *Contract for Financial Assistance, Management and Services*, dated February 1, 2003, made between the Commonwealth of Massachusetts, acting by and through the Board of Higher Education and the Massachusetts State College Building Authority.

Contact: Sue Wolfe, Director, Fiscal Policy

Attachment 1: FY08 Rent Certificate

COLLEGE Building	Design Occupancy	Annual Rent		FY08 Semester Rent		
		FY07	FY08	College	MSCBA	Total
BRIDGEWATER STATE COLLEGE	2,465					
East Hall - Singles*	164	\$5,138	\$5,700	\$2,850	n/a	\$2,850
East Hall - Doubles*	136	\$4,616	\$5,100	\$2,550	n/a	\$2,550
New Building - Singles*	148	n/a	\$6,400	\$3,200	n/a	\$3,200
New Building - Doubles*	252	n/a	\$5,900	\$2,950	n/a	\$2,950
Great Hill	192	\$4,450	\$4,950	\$1,513	\$962	\$2,475
Miles-Dinardo	399	\$4,238	\$4,950	\$1,515	\$960	\$2,475
Pope	160	\$3,560	\$4,350	\$1,634	\$541	\$2,175
Scott	143	\$3,560	\$4,350	\$1,634	\$541	\$2,175
Shea/Durgin	640	\$3,776	\$4,432	\$1,649	\$567	\$2,216
Woodward	231	\$3,776	\$4,350	\$1,589	\$586	\$2,175
FITCHBURG STATE COLLEGE	1,441					
Apartments	189	\$4,164	\$4,234	\$1,183	\$934	\$2,117
Aubuchon Suites	302	\$3,930	\$4,012	\$1,394	\$612	\$2,006
Cedar Street*	26	\$4,418	\$4,464	\$2,232	n/a	\$2,232
Herlihy	152	\$3,736	\$3,812	\$1,299	\$607	\$1,906
Mara	328	\$3,852	\$3,914	\$1,037	\$920	\$1,957
Russell	444	\$3,922	\$4,006	\$1,436	\$567	\$2,003
FRAMINGHAM STATE COLLEGE	1,494					
Corinne	504	\$3,846	\$4,034	\$1,411	\$606	\$2,017
Horace Mann	109	\$3,846	\$4,034	\$1,459	\$558	\$2,017
Larned	353	\$3,846	\$4,034	\$1,459	\$558	\$2,017
Linsley-traditional	77	\$3,846	\$4,034	\$1,410	\$607	\$2,017
Linsley-suites	80	\$4,736	\$4,974	\$1,874	\$613	\$2,487
O'Connor	252	\$3,846	\$4,034	\$1,459	\$558	\$2,017
Peirce	119	\$3,846	\$4,034	\$1,459	\$558	\$2,017
MASSACHUSETTS COLLEGE OF ART	366					
Artists' Residence - Singles*	126	\$9,300	\$9,300	\$4,650	n/a	\$4,650
Artists' Residence - Doubles*	124	\$8,300	\$8,300	\$4,150	n/a	\$4,150
Smith	116	\$6,400	\$6,400	\$2,274	\$926	\$3,200
MASSACHUSETTS COLLEGE OF LIBERAL ARTS	1,027					
Berkshire	320	\$3,454	\$3,622	\$1,127	\$684	\$1,811
Flagg Townhouses	491	\$3,720	\$3,882	\$1,092	\$849	\$1,941
Hoosac	216	\$3,454	\$3,622	\$1,127	\$684	\$1,811
MASSACHUSETTS MARITIME ACADEMY	1,032					
Addition*	168	n/a	\$4,100	\$2,050	n/a	\$2,050
Companies 1-6	864	\$3,366	\$4,100	\$1,305	\$745	\$2,050
SALEM STATE COLLEGE	1,394					
Bates	354	\$4,668	\$4,824	\$1,376	\$1,036	\$2,412
Bowditch	276	\$3,948	\$4,114	\$1,460	\$597	\$2,057
Central Campus - Singles*	154	\$6,568	\$6,766	\$3,383	n/a	\$3,383
Central Campus - Doubles*	288	\$5,784	\$5,958	\$2,979	n/a	\$2,979
Peabody	322	\$3,948	\$4,114	\$1,460	\$597	\$2,057
WESTFIELD STATE COLLEGE	2,329					
Apartments	288	\$4,442	\$4,686	\$1,361	\$982	\$2,343
Courtney	441	\$4,086	\$4,308	\$1,233	\$921	\$2,154
Davis	306	\$3,386	\$3,588	\$1,204	\$590	\$1,794
Dickinson	306	\$3,386	\$3,588	\$1,204	\$590	\$1,794
Lammers	294	\$3,386	\$3,588	\$1,155	\$639	\$1,794
Scanlon	285	\$3,386	\$3,588	\$1,204	\$590	\$1,794
New Building - Singles*	173	\$5,930	\$5,990	\$2,995	n/a	\$2,995
New Building - Doubles*	236	\$5,310	\$5,364	\$2,682	n/a	\$2,682
WORCESTER STATE COLLEGE	1,000					
Chandler 1	156	\$5,170	\$5,326	\$1,674	\$989	\$2,663
Chandler 2	264	\$4,596	\$4,826	\$1,459	\$954	\$2,413
Dowden	232	\$4,046	\$4,220	\$1,158	\$952	\$2,110
Wasylean - Singles*	120	\$6,294	\$6,484	\$3,242	n/a	\$3,242
Wasylean - Doubles*	228	\$5,980	\$6,084	\$3,042	n/a	\$3,042
TOTAL RESIDENTIAL PROJECTS	12,548					

System beds 10,205; Campus beds 2,343

ATTACHMENT 2: ANNUAL POLICY SUPPLEMENT

The following are the Policy Supplements to Attachment 1, 2007/2008 State College Residence Hall Rent Schedule:

1. That those colleges with building occupancies of over 100% of design occupancy verify conformance with the Building Code relative to Life Safety and Sanitation requirements and make any necessary adjustments to either the building or numbers of residents. The MSCBA will assist with architectural and code consultants when requested.
2. That the 2007/2008 maximum semester rent assessment made by the MSCBA of the Colleges be no more than 100% of total system bed residence hall design occupancy at each College. That the minimum semester rent assessment be no less than 87% for all Colleges in 2007/2008.
3. That rent increases to support future debt service costs for new buildings and renovations shall be limited to residence halls at the Campus which will benefit from new construction; funds for new buildings must be placed in a separate account and held in reserve for debt service and occupancy expenses of the new building.
4. That MSCBA rent increases continue to put value-related pricing into effect through each year's rent certificate, recognizing capital improvements in existing facilities.
5. Any changes in use, treatment or configuration of residence hall space must be reviewed with the Authority. In the event that a College converts residence hall space to other uses and pays rent to the MSCBA in lieu of debt service for such use, the number of beds converted to other uses shall reduce the design occupancy. Rent Payments in lieu of student occupancy shall be sufficient to cover MSCBA system-wide costs reasonably allocated to the building.
6. That annual College expenditures for repair and maintenance should increase by no less than 0.5% of College operating budgets exclusive of the MSCBA assessment, until the Board of Higher Education target for repair and maintenance spending for general College budgets (currently 5%) is met by the residence hall system. Funds for residence hall annual repair and maintenance performed by the Colleges in 2007/2008 are no less than 3% of the Operating budgets.
7. That rent rates shall be adjusted in instances where actual occupancy differs from the design occupancy of a certain room. For example, there shall be a premium rent charged of no less than 150% when one student occupies a double room. There shall be an appropriate discount to the normal rent when three students occupy a double room.
8. That residence hall occupancy agreements issued in the fall semester normally shall be written for an entire academic year. The MSCBA shall be given the opportunity to participate in the review of waivers requested by students who intend to remain enrolled at the institution.

Background

2007/08 Rent Recommendations

The rent certificate attached to this document recommends residence hall rent increases that average \$105 per semester or \$209 per academic year per student. With this increase, the average rent for existing beds will be \$4,354 per academic year.

The following table illustrates the proposed average rents:

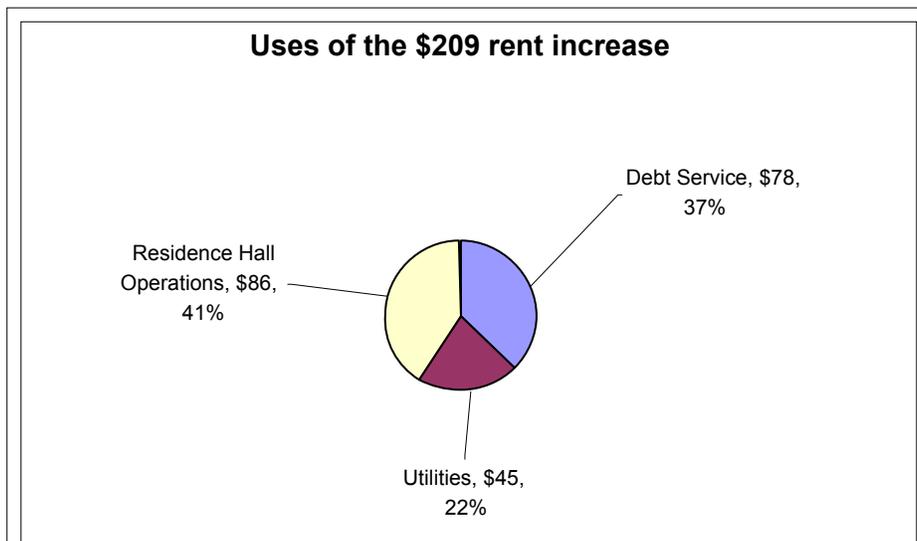
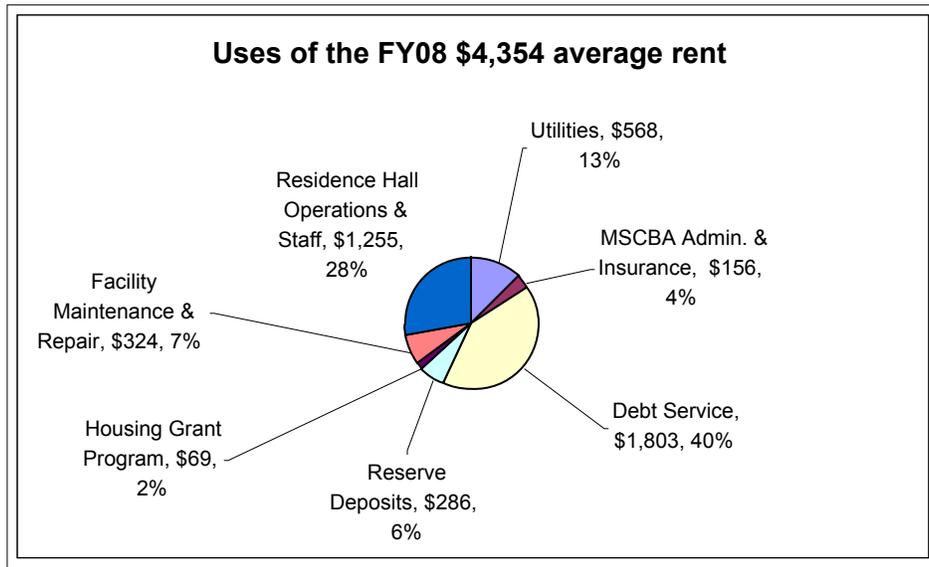
<u>Category</u>	<u>FY08</u>	<u>Monthly</u>	<u>% of beds</u>
All beds	\$4,354	\$484	100%
Traditional	\$3,916	\$436	58%
Suite/Apartment	\$5,822	\$648	42%
System (pre 1998)	\$4,192	\$466	81%
New Construction Apts.	\$6,293	\$690	19%

This rent proposal represents a 5.04% increase on existing beds. The proposed 5.04% increase is less than last year's 6.2% increase which was primarily driven by unforeseen, substantial increases in utility costs.

Use of Student Rents

There are no Commonwealth appropriations for residence halls. Student rents fund the Colleges' costs of operating the residence halls and the Authority's obligations, including debt service for capital projects and reserves. In addition, \$1,000,000 of annual revenue goes towards the **Housing Grant Program** which redistributes money to students in financial need. In FY 06, approximately 5.4% of the students in residence received grant awards

The charts on the following page illustrate the uses of the recommended \$209 gross increase and the \$4,354 average student rent.



Projected Revenues and Expenses

Total Authority revenues for the 2007/2008 academic year are projected at approximately \$39.66 million and expenditures at \$39.33 million, yielding a net gain of approximately \$235,000, or 0.6% of revenues. Any balance at the end of the year is deposited to reserves. The table 2007/08 PROJECTED MSCBA REVENUES AND EXPENDITURES on the following pages identifies all categories of Authority projected revenues and expenses.

The tables on page 5, 2007/08 PROJECTED RESIDENCE HALLS TOTAL REVENUES AND EXPENDITURES, shows the consolidated residence hall operating budgets. The budget shows total revenues of \$64.93 million and total expenditures of \$64.67 million, yielding an annual gain of \$264,000 and a fund balance of \$5.8 million. Operating expenses average \$9.21 per gross square foot (\$8.83 in FY07), of which \$2.54 goes to utilities (compared to \$2.29 in FY07, up from \$1.87 in FY06).

2007/08 PROJECTED MSCBA REVENUES AND EXPENDITURES

	FY07	FY08	\$ diff	% diff
<u>REVENUES</u>				
Building Revenues	\$32,324,575	\$36,332,692	\$4,008,118	12%
Residence Halls - System	\$19,682,676	\$20,216,078	\$533,403	3%
Residence Halls - Campus	\$9,254,889	\$12,333,390	\$3,078,501	33%
Non Residence Halls	\$3,387,009	\$3,783,224	\$396,214	12%
Investment Earnings	\$2,376,401	\$2,277,807	-\$98,594	(4%)
94A Section 10, Principal, Interest	\$359,751	\$400,000	\$40,249	11%
03A Debt Service Reserve Fund	\$349,847	\$349,847	\$0	0%
03A Debt Service Deposit Agreement	\$18,748	\$18,748	\$0	0%
03B Debt Service Reserve Fund	\$485,594	\$486,400	\$806	0%
03B Debt Service Deposit Agreement	\$190,687	\$189,015	-\$1,672	(1%)
04A Debt Service Reserve Fund	\$194,547	\$194,547	\$0	0%
04A Debt Service Deposit Agreement	\$13,143	\$13,143	\$0	0%
05A Debt Service Reserve Fund	\$139,387	\$139,387	\$0	(0%)
05A Debt Service Deposit Agreement	\$12,284	\$12,284	\$0	0%
06A Debt Service Reserve Fund	\$105,080	\$290,212	\$185,132	176%
06A Debt Service Deposit Agreement	\$23,019	\$23,019	\$0	0%
06A 2007 Repair Project Fund	\$484,316	\$161,206	-\$323,110	(67%)
Capital Commitments	\$4,306,871	\$955,981	-\$3,350,890	(78%)
HUD Grant for Debt Service	\$211,890	\$211,890	\$0	0%
06A Capitalized Interest	\$3,272,000	\$0	-\$3,272,000	(100%)
Bond Funds for PM salary & expense	\$822,981	\$744,091	-\$78,890	(10%)
TOTAL REVENUES	\$39,007,847	\$39,566,480	\$558,634	1%
<u>EXPENDITURES</u>				
Operating Expenses	\$3,199,744	\$3,206,322	\$6,578	0%
Authority Operating Expenses	\$1,741,744	\$1,748,322	\$6,578	0%
Property and Liability Insurance	\$500,000	\$500,000	\$0	0%
Utility Reimbursement	\$940,000	\$940,000	\$0	0%
Lease Payments	\$18,000	\$18,000	\$0	0%
Debt Service	\$31,520,571	\$31,973,571	\$453,000	1%
94A Principal	\$4,110,000	\$4,420,000	\$310,000	8%
94A Interest	\$3,222,375	\$2,914,125	-\$308,250	(10%)
03A Principal	\$840,000	\$885,000	\$45,000	5%
03A Interest	\$5,125,920	\$5,100,720	-\$25,200	(0%)
03B Principal	\$1,080,000	\$1,130,000	\$50,000	5%
03B Interest	\$4,119,850	\$4,065,850	-\$54,000	(1%)
04A Principal	\$1,070,000	\$1,125,000	\$55,000	5%
04A Interest	\$2,891,363	\$2,859,263	-\$32,100	(1%)
04B Principal	\$0	\$0	\$0	n/a
04B Interest	\$1,014,770	\$1,014,770	\$0	0%
05A Principal	\$1,280,000	\$1,325,000	\$45,000	4%
05A Interest	\$1,515,094	\$1,470,294	-\$44,800	(3%)
06A Principal	\$275,000	\$920,000	\$645,000	235%
06A Interest	\$4,976,200	\$4,743,550	-\$232,650	(5%)
Reserve Deposits	\$4,051,024	\$4,150,054	\$99,030	2%
94A Section 10 Reserve Fund	\$348,082	\$0	-\$348,082	(100%)
System Capital Improvement Reserve	\$3,298,083	\$3,741,804	\$443,721	13%
Campus Project Capital Reserve	\$354,859	\$358,250	\$3,391	1%
Multipurpose Reserve	\$50,000	\$50,000	\$0	0%
TOTAL EXPENDITURES	\$38,771,340	\$39,329,947	\$558,608	1%
GAIN/LOSS	\$236,507	\$236,533	\$26	0%
Gain (Loss) / Revenues	\$0	\$0		
Debt Service/Expenditures	\$1	\$1		
Principal/Debt Service	\$0	\$0		

FY08 PROJECTED RESIDENCE HALL TOTAL REVENUES AND EXPENDITURES

	SYSTEM*	CAMPUS*	TOTAL
BEGINNING FUND BALANCE as of July 1, 2007	\$3,523,364	\$1,452,297	\$4,975,661
<u>Income for period</u>			
Academic Year Room Rental	\$43,238,433	\$14,968,525	\$58,206,958
Laundry/Vending Commissions	\$293,931	\$66,830	\$360,761
Interest	\$240,500	\$2,000	\$242,500
Summer Room Rental	\$424,263	\$245,000	\$669,263
Summer Conferences Fees	\$491,500	\$358,000	\$849,500
Room Damage Assessments	\$280,275	\$28,731	\$309,006
College Support to Operating Budget	\$182,000	\$1,212,500	\$1,394,500
MSCBA Support to Operating Budget	\$1,215,000	\$0	\$1,215,000
Other Income	\$566,308	\$1,117,220	\$1,683,528
Total Income	\$46,932,209	\$17,998,806	\$64,931,015
<u>Disbursements for period</u>			
AA Employee Compensation	\$8,722,694	\$1,349,359	\$10,072,053
BB Employee Related Expenses	\$122,150	\$7,273	\$129,423
CC Special Employees/Students	\$2,277,214	\$281,063	\$2,558,277
DD Fringe Benefits, Insurance	\$2,881,614	\$335,262	\$3,216,876
EE Administrative Expenses	\$408,675	\$89,923	\$498,598
FF Facility Operational Exp.	\$1,032,281	\$431,762	\$1,464,043
GG Energy/Sewer & Water	\$6,086,246	\$2,150,962	\$8,237,208
HH Consultant Services	\$76,900	\$10,548	\$87,448
JJ Operational Services	\$953,470	\$449,684	\$1,403,154
KK Equipment	\$221,144	\$59,438	\$280,582
LL Maintenance, Repair	\$319,384	\$64,594	\$383,978
MM Room Damage Expenditures	\$207,275	\$22,731	\$230,006
NN Infrastructure C/M	\$783,725	\$60,525	\$844,250
RR Benefit Program	\$261,199	\$101,320	\$362,519
UU Technology Related Expenses	\$146,907	\$0	\$146,907
Subtotal Building Costs	\$24,500,879	\$5,414,443	\$29,915,322
PP MSCBA Payments	\$20,216,078	\$12,333,390	\$32,549,468
Housing Grant Program	\$1,000,000	\$0	\$1,000,000
Other Disbursements	\$1,105,000	\$243,520	\$1,348,520
Subtotal Other Costs	\$22,321,078	\$12,576,910	\$34,897,988
Total Disbursements	\$46,821,957	\$17,991,353	\$64,813,310
NET GAIN (LOSS)	\$110,252	\$7,453	\$117,705
NET GAIN (LOSS) / TOTAL INCOME	0.2%	0.0%	0.2%
ENDING FUND BALANCE as of June 30, 2008	\$3,633,616	\$1,459,750	\$5,093,366
FUND BALANCE / TOTAL INCOME	7.7%	8.1%	7.8%

* "System" beds refer to all buildings constructed before 1998; "Campus beds" include the six residence halls developed or leased since that time.

** System income includes College support for operating budgets. Campus income includes College equity contributions from Bridgewater, Salem, MassMaritime, Westfield and Worcester for operating costs of new buildings.

*** MSCBA Support includes \$940,000 in utility rebate allocations.

**** Other Income and Disbursements primarily includes transfers of approved subsidies from system beds to campus beds at Bridgewater, Salem, and Worcester and from campus beds to system beds at Bridgewater and MassArt. Other Income also includes revenue from conferences or other non-residential use of residence hall space.

**RESIDENCE HALL TOTAL REVENUES AND EXPENDITURES
FY06 ACTUAL, FY07 BUDGET, AND FY08 PROPOSED**

	FY06 ACTUAL*	FY07 BUDGET	FY08 PROPOSED
BEGINNING FUND BALANCE as of July 1	\$5,419,126	\$4,824,164	\$4,975,661
<u>Income for period</u>			
Academic Year Room Rental	\$48,706,365	\$52,252,313	\$58,206,958
Laundry/Vending Commissions	\$343,331	\$327,700	\$360,761
Interest	\$291,464	\$131,520	\$242,500
Summer Room Rental	\$707,341	\$698,500	\$669,263
Summer Conferences Fees	\$554,903	\$907,500	\$849,500
Room Damage Assessments	\$229,557	\$285,617	\$309,006
College Support to Operating Budget	\$1,007,000	\$1,224,482	\$1,394,500
MSCBA Support to Operating Budget	\$89,332	\$940,000	\$1,215,000
Other Income	\$1,284,817	\$1,178,619	\$1,683,528
Total Income	\$53,214,110	\$57,946,251	\$64,931,015
<u>Disbursements for period</u>			
AA Employee Compensation	\$9,587,209	\$9,525,066	\$10,072,053
BB Employee Related Expenses	\$97,435	\$123,055	\$129,423
CC Special Employees/Students	\$2,172,056	\$2,376,212	\$2,558,277
DD Fringe Benefits, Insurance	\$2,731,388	\$2,663,076	\$3,216,876
EE Administrative Expenses	\$515,739	\$719,045	\$498,598
FF Facility Operational Exp.	\$1,464,335	\$1,627,989	\$1,464,043
GG Energy/Sewer & Water	\$6,279,877	\$7,034,888	\$8,237,208
HH Consultant Services	\$184,869	\$119,019	\$87,448
JJ Operational Services	\$1,209,858	\$1,451,985	\$1,403,154
KK Equipment	\$306,009	\$309,285	\$280,582
LL Maintenance, Repair	\$477,334	\$360,412	\$383,978
MM Room Damage Expenditures	\$96,462	\$160,969	\$230,006
NN Infrastructure C/M	\$374,636	\$419,000	\$844,250
RR Benefit Program	\$327,895	\$273,188	\$362,519
UU Technology Related Expenses	\$127,068	\$0	\$146,907
Subtotal Building Costs	\$25,952,170	\$27,163,189	\$29,915,322
PP MSCBA Payments	\$26,582,627	\$28,937,565	\$32,549,468
Housing Grant Program	\$645,275	\$1,000,000	\$1,000,000
Other Disbursements	\$629,000	\$694,000	\$1,348,520
Subtotal Other Costs	\$27,856,902	\$30,631,565	\$34,897,988
Total Disbursements	\$53,809,072	\$57,794,754	\$64,813,310
NET GAIN (LOSS)	(\$594,962)	\$151,497	\$117,705
PLANNED FUND BALANCE EXPENSES*	\$558,769	\$0	\$0.00
NET GAIN (LOSS)	(\$36,193)	\$151,497	\$117,705
NET GAIN (LOSS/TOTAL INCOME)	-0.1%	0.3%	0.2%
ENDING FUND BALANCE as of June 30	\$4,824,164	\$4,975,661	\$5,093,366
FUND BALANCE / TOTAL INCOME	9.1%	8.6%	7.8%
DESIGN OCCUPANCY - TOTAL	11,830	11,816	12,548
DESIGN OCCUPANCY - System	10,041	10,041	10,205
DESIGN OCCUPANCY - Campus	1,789	1,775	2,343

*System loss due to reduction in College Residence Hall Trust Fund balance for planned capital projects at Framingham and Salem.

MSCBA OPERATING BUDGET - FY06 ACTUAL, FY07 BUDGET AND FY08 PROPOSED

EXPENSE CATEGORY	FY06 Actual	FY07 Budget	FY08 Proposed	\$ change FY07-FY08	% change FY07-08
OPERATING SALARIES & BENEFITS					
Salary	\$400,166	\$457,105	\$514,486	\$57,381	13%
Retirement Plan Contribution	60,025	66,926	77,173	10,247	15%
Medical Insurance	58,139	31,232	47,572	16,340	52%
CONSULTANTS					
Consultant Fees (Technology)	\$6,000	\$20,000	\$20,000	\$0	0%
Contract Services (Copier, Cleaning, etc.)	52,937	20,000	20,000	0	0%
Trustee Fees	30,725	20,000	20,000	0	0%
LEGAL & ACCOUNTING					
Legal	\$94,549	\$120,000	\$120,000	0	0%
Accounting	50,000	75,000	75,000	0	0%
OCCUPANCY EXPENSE					
Condo Fee/Repair/Utilities	\$26,245	\$24,500	\$26,000	\$1,500	6%
AUTHORITY ADMINISTRATIVE EXPENSE					
Authority Expense	\$75,361	\$50,000	\$50,000	0	0%
Office Supplies	12,903	12,000	12,000	0	0%
Printing, Duplication, Dues	2,761	5,000	5,000	0	0%
Telephone/Data Services	8,365	10,000	10,000	0	0%
Office Equipment (Computers, Furnishings)	15,157	7,000	7,000	0	0%
				0	
TOTAL OPERATING BUDGET	\$893,333	\$918,763	\$1,004,231	\$85,468	9%
CAPITAL FUNDED					
Salary	\$494,309	\$615,754	\$539,118	-\$76,636	-12%
Retirement Plan Contribution	71,710	90,154	80,868	-9,286	-10%
Medical Insurance	17,830	42,072	49,105	7,033	17%
Administrative Expense	75,000	75,000	75,000	0	0%
TOTAL CAPITAL FUNDED	658,849	822,981	744,091	-78,889	-10%
TOTAL OPERATING AND CAPITAL FUNDED	\$1,552,182	\$1,741,744	\$1,748,322	\$6,578	0%

NOTES:

- (a) The Contract for Financial Assistance, Management and Services, dated February 1, 2003 is made between The Commonwealth of Massachusetts (the “Commonwealth”), acting by and through the Board of Higher Education (the “Board”) established under Chapter 15A of the General Laws of the Commonwealth, and the Massachusetts State College Building Authority (the “Authority”), a body politic and corporate and public instrumentality of the Commonwealth established under Chapter 703 of the Acts of 1963 of the Commonwealth (as amended, the “Act”).

- (b) Annual Capital Improvement Reserve Expenses include expenditures for building repairs and expenditures for capital planning. The Capital Improvement Reserve is established in the Trust Agreements and is funded in accordance with the Trust Agreement requirements.

The Authority will prepare assessment notices for payment to Bond Trustee before October 10, 2007 and April 10, 2008 as required by the Trust Agreements.

**Draft Approved at a Meeting of the Massachusetts
State College Building Authority held on
November 21, 2006**

**Kenneth Wissman
Secretary/Treasurer**

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State College Building Authority held on
November 21, 2006**

**Kenneth Wissman
Secretary/Treasurer**