



City of Boston, Massachusetts
Office of the Mayor
MICHELLE WU

June 6, 2022

TO THE CITY COUNCIL

Dear Councilors:

I transmit herewith for your approval a home rule petition to the General Court entitled "Petition for a Special Law Re: An Act Relative to Certain Affordable Housing in the South Boston Section of the City of Boston."

Through this special act, the Boston Housing Authority (BHA) seeks to participate in a redevelopment using federal funds to revive the severely distressed Mary Ellen McCormack development. This redevelopment necessitates certain exemptions from the Commonwealth's contract procurement and award laws. Although there have been reforms to the state statutes regarding filed sub-bids under M.G.L. ch.149, the changes are insufficient to allow for the BHA to move forward in a redevelopment effort of this kind. Without passage, the project must adhere to an extremely structured filed sub-bid process, with separate General Contractor and subcontractor selection. These exemptions will not compromise a fair and transparent process as the BHA must still adhere to the stringent regulations of its public funding sources.

The BHA has filed similar legislation for Mildred C. Hailey, Bunker Hill, Whittier Street, Orient Heights, Bromley Heath, Mission Main, Orchard Gardens, Maverick Gardens, West Broadway Homes, and Old Colony, Washington Beech and Franklin Hill family developments. The residents of Mary Ellen McCormack have been waiting for the same opportunity the above-referenced developments have had.

I urge your Honorable Body to support this special act so that we can make this redevelopment effort a reality for them.

Sincerely,

A handwritten signature in black ink, appearing to read "Michelle Wu".

Michelle Wu
Mayor of Boston

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WHEREAS, The Boston Housing Authority seeks to participate in a redevelopment to revive the severely distressed Mary Ellen McCormack public housing development. This redevelopment necessitates certain exemptions from the Commonwealth's contract procurement and award laws; and

WHEREAS, Participating in the redevelopment will revitalize the development and surrounding community, furthering the aims of the Commonwealth's public housing initiatives; and

WHEREAS, The exemptions will not contravene the legislative intent behind the affected procurement and public contract laws because the additional regulation and public oversight that accompanies the Boston Housing Authority's funding sources minimizes the risk of unfair competition and misuse of taxpayer funds.

NOW THEREFORE BE IT ORDERED,

That a petition to the General Court, accompanied by a bill for a special law relating to the City of Boston to be filed with an attested copy of this order be, and hereby is, approved under Clause 1 of Section 8 of Article II, as amended, of the Articles of Amendment to the Constitution of the Commonwealth of Massachusetts, to the end that legislation be adopted precisely as follows, except for clerical or editorial changes of form only:

PETITION FOR A SPECIAL LAW RE:

AN ACT RELATIVE TO CERTAIN AFFORDABLE HOUSING IN THE SOUTH BOSTON SECTION OF THE CITY OF BOSTON.

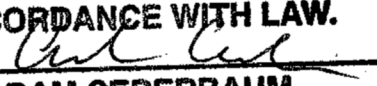
Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

SECTION 1. Construction and development activity related to redevelopment by the Boston Housing Authority of the federally-funded Mary Ellen McCormack public housing project, or any part thereof, shall not be subject to any general or special law related to the procurement and award of contracts for the planning, design, construction management, construction, reconstruction, installation, demolition, maintenance, or repair of buildings or public works by a public agency, but shall be subject to sections 26 to 27H, inclusive, of chapter 149 of the General Laws. A conveyance of the project, whether by leasehold or fee estate, to an urban redevelopment corporation organized pursuant to chapter 121A

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of the General Laws or to a nonprofit state and federally tax-exempt corporation organized for the purpose of revitalizing the project, shall be subject to chapter 30B of the General Laws to the extent that the project is conveyed to an entity that is not owned, controlled, or managed by the Boston Housing Authority on the date of the conveyance.

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

**I HEREBY CERTIFY
THE FORGOING, IF PASSED IN
THE ABOVE FORM, WILL BE IN
ACCORDANCE WITH LAW.**
BY 
**ADAM CEDERBAUM
CORPORATION COUNSEL**