

APPROVED MINUTES

SEVENTY SIXTH MEETING

of the

BOARD OF DIRECTORS

of the

MASSACHUSETTS BROADBAND INSTITUTE

June 1, 2026

By Videoconference

The Seventy Sixth Meeting of the Board of Directors of the Massachusetts Broadband Institute (“MBI”) was held on June 1, 2026, via videoconference, pursuant to notice duly given to the Directors and publicly posted on the MBI website with corresponding notice provided to the Office of the Secretary of State and the Executive Office for Administration and Finance.

The following members of the MBI Board of Directors attended the meeting remotely: Secretary of Economic Development Eric Paley (represented by Steve Baker of the Executive Office of Economic Development), Karen Charles, Sean Cronin, Don Dubendorf, Linda Dunlavy, and Carolyn Kirk.

The following Mass Tech Collaborative staff were present: Jennifer Saubermann, Brianna Wehrs, Michael Baldino, Marc Leonetti, Jody Jones, Kevin O’Brien, Rachael Stachowiak, Michelle Sweet, and Paula Foley.

Mr. Baker observed the presence of a quorum of the MBI Board of Directors and called the meeting to order at 1:02 p.m.

Agenda Item I Approval of Minutes

Upon a motion duly made and seconded, it was unanimously and without abstention VOTED by a roll call vote:

The Board of Directors of the Massachusetts Broadband Institute hereby adopts the Draft Minutes of the Seventy Fifth Meeting of the MBI Board of Directors held on June 3, 2025, by video conference, as the formal Minutes thereof.

Agenda Item II Report of the MBI Board of Directors Chairperson

Mr. Baker began his report by thanking MBI and Mass Tech employees for their dedication and hard work over the past year, particularly in the context of the continuing changes in the federal funding landscape for broadband. Mr. Baker extended special thanks to MBI Director and General Counsel Michael Baldino on his thirtieth (30th) year of public service with Mass Tech. Mr. Baker acknowledged Mr. Baldino's leadership and long-standing commitment to broadband deployment in the Commonwealth.

Mr. Baker then provided an overview of MBI's Last Mile Program, noting that the program has achieved ninety-six percent (96%) or greater broadband connectivity in fifty-three (53) unserved and underserved communities. Mr. Baker stated that federal funding is now focused on closing the remaining gaps in broadband access – the last one-tenth of one percent of unserved locations - which represent the most challenging deployment scenarios. Mr. Baker described MBI's Last Mile program as foundational to the Commonwealth's position as a leader in statewide broadband coverage.

Mr. Baker then turned to an overview of MBI's Middle Mile Program, noting that significant progress has been made in the last year, including a network equipment refresh. Mr. Baker also noted that active collaboration is underway with state partners and external stakeholders to explore the future evolution and expanded utilization of the Middle Mile network.

Turning to a discussion of broadband market dynamics, Mr. Baker indicated that satellite broadband is emerging as a complement to terrestrial fiber deployment efforts in the state, although it is still in early stages and will be more pronounced going forward. He then noted that industry consolidation continues, although two (2) major transactions (Verizon's acquisition of Frontier and Charter's proposed acquisition of Cox) are expected to have little effect in Massachusetts. Mr. Baker closed his report by observing that wireless carriers are pursuing fiber deployment through joint ventures and "asset-light" partnerships, rather than by direct ownership, which he expects to have future implications for the state.

Mr. Baker then turned the floor over to Mr. Baldino.

Agenda Item III Massachusetts Broadband Institute Fiscal Year 2027 Operating Plan and Budget (motion item)

Mr. Baldino noted that the Board's input and guidance has been critical to MBI's efforts to close the digital divide and he thanked the Board for their continuing engagement. Mr. Baldino then proceeded to a detailed update on MBI's Last Mile Program, emphasizing that the Last Mile Program is now fully complete with all fifty-three (53) communities receiving service, which is a major milestone for MBI. Mr. Baldino noted that the Charter project in Royalston was the last project to be completed. He indicated that there is approximately \$1 million in unspent Last Mile funds that will be reallocated to complementary projects once the National Telecommunications and Information Administration ("NTIA") provides guidance on the remaining BEAD "non-deployment" funding. He noted that there is more than \$100 million in remaining BEAD "non-deployment" funding that has previously been allocated to Massachusetts. Mr. Baldino also noted that the fixed wireless project in Florida, Hinsdale,

Monroe, and Savoy (the “WiValley Towns”) is being operated by GoNetSpeed, following Wi-Valley’s bankruptcy. Mr. Baldino indicated that the long-term solution for these towns will be provided by Charter, which is building out fiber with a grant from MBI’s Gap Networks Program.

Turning to a detailed update on MBI’s Middle Mile Program, Mr. Baldino indicated that currently twenty-four (24) Internet Service Providers (“ISPs”) are utilizing the Middle Mile network to provide retail service to end user customers. In addition, approximately 483 Community Anchor Institutions (“CAIs”) are actively taking service from the network. Mr. Baldino noted that strategic initiatives for the middle mile network include: renewed Executive Office of Technology Services and Security (“EOTSS”) engagement to drive state government network consumption; a Local Linx-led marketing campaign targeting dormant CAIs; and continued extensions to the network where revenue and public benefit opportunities exist.

Mr. Baldino also noted that a potential dark fiber transaction with National Grid is in advanced negotiations with the financial structure involving forward-funded revenue recognition over a 25-year amortization period, with ongoing Operations and Maintenance (“O&M”) expense coverage. Mr. Dubendorf expressed concern about the absence of significant Commonwealth government consumption of the Middle Mile Network and asked about continued focus on that objective. Mr. Baldino acknowledged that there is active engagement with EOTSS on this issue. In response to a question from Commissioner Charles regarding the potential for wireless carriers to leverage the Middle Mile network for fixed wireless backhaul, Mr. Baker noted that the primary challenge is one of scale — wireless carriers prefer purchasing dark fiber across large geographic swaths from a single provider, whereas the MBI Middle Mile network was purpose-built for CAI connectivity. Therefore, explained Mr. Baker, the Middle Mile network’s footprint does not align efficiently with the density of wireless tower sites that carriers require.

Mr. Baldino then discussed the proposed Fiscal Year 2027 (“FY27”) Capital Expenditures of \$3 million. This funding, explained Mr. Baldino, will be used to replace AC units at all Point of Interconnection (“POI”) locations, as well as battery expansion at the Springfield POI, and POI relocations in Lee and Sandisfield. Mr. Baldino noted that the proposed state bond fund budget core expenses is essentially for level funding year-over-year and noted that the vast majority of MBI programs are funded from federal, rather than state, funds. In addition, only 1.38 full-time equivalent employees (“FTEs”) are funded by state funds, noted Mr. Baldino.

Mr. Baldino then turned the presentation over to Mass Tech Chief Financial Officer Marc Leonetti who explained that MBI’s total state bond funded budget is approximately \$3.0 million. He indicated that network revenue projection is \$500,000, which he believes is a conservative estimate and a range of \$550,000 to \$575,000 is possible. Mr. Leonetti then explained that network revenue transfers into MassTech’s Enterprise Fund and is being used to pay down approximately \$8.4 million in prior middle-mile related expenditures, and that as of end of FY2025, approximately \$4.1 million remains outstanding. Mr. Leonetti indicated that the depreciation expense is \$3.4 million as noted in the financials and that the net change to the

fund balance is primarily driven by investment income. Ms. Dunlavy noted with approval the significant reduction in professional services expenses compared with prior years.

Upon a motion duly made and seconded, it was unanimously and without abstention VOTED by a roll call vote:

The Board of Directors of the Massachusetts Broadband Institute (the “Institute”) does hereby approve the Fiscal Year 2027 Budget and Operating Plan for the Institute (the “Plan”), and any necessary expenditures to carry out the Plan, as presented, and does hereby recommend that the Executive Committee of the Board of Directors of the Massachusetts Technology Park Corporation (“MassTech”) take final action to approve the Plan as part of MassTech’s Fiscal Year 2027 consolidated budget. The Plan is approved in full satisfaction of the requirements of subsection (g) of section 6B of Chapter 40J of the Massachusetts General Laws. The Board of the Institute, subject to final review and approval of the Plan by the Executive Committee of the MassTech Board of Directors, hereby authorizes the Chair to submit the Plan for final approval to the Secretary of Economic Development and the Secretary of Administration and Finance as required by said subsection (g).

Agenda Item IV Digital Equity and Broadband Federal Funding Update (presentation)

With the brief amount of time left in the meeting, Mr. Baldino then presented an informal update on MBI’s federally funded programs. He noted that MBI is managing approximately \$400 million in federal funding across multiple programs, including \$100 million in BEAD non-deployment funding that is not yet accessible. Mr. Baldino noted that the majority of federal ARPA funding must be expended by the end of calendar year 2026, although certain projects may be eligible for limited six-month extensions.

MBI’s active federal programs, explained Mr. Baldino, include: the Gap Networks Program (\$45 million) which covers approximately 5,200 homes and businesses across 251 cities and towns; the Residential Retrofit Program which funds the upgrade of internal broadband wiring at public and affordable housing units statewide; the RANGE Program which awards grants to housing providers participating in the Residential Retrofit program to fund supplemental digital equity benefits including computer labs, digital skills training, digital navigator hiring, and device deployment; the Connected and Online Program which distributes over 31,000 laptops, tablets, and desktop computers, along with ancillary peripherals (monitors, keyboards, routers), to community organizations across the Commonwealth; the Digital Equity Partnership Program (\$75 million) which supports nine (9) high-capacity digital equity partner organizations implementing six (6) initiatives, with funding flowing to hundreds of local organizations; and the BEAD Program (\$18.8 million) to expand access to 2,565 homes and businesses and 1,243 CAIs.

Mr. Baldino explained that these programs have far-reaching impact in the Commonwealth, including the following: 7,800 homes and businesses will be served through the Gap Networks program; 35,000 low-income households will receive wiring upgrades through

the retrofit program; 81,000 individuals will be assisted by digital navigators through one-on-one support; more than 28,000 individuals will receive basic digital literacy training; over 50,000 devices have been deployed to community organizations; and 115 Massachusetts communities completed digital equity plans — approaching one-third of all Massachusetts municipalities, with most having no prior plan. This work began in earnest, explained Mr. Baldino, when MBI completed its statewide digital equity and BEAD planning in 2023. In closing, Mr. Baldino noted that the Trump administration's changes to the BEAD rules - including the shift to technology-neutral, lowest-cost requirements — represented the most operationally challenging external development MBI has faced across all its programs, requiring a full re-procurement process within a compressed 90-day window.

Mr. Baker then thanked all participants for their continued teamwork and noted there was no other business to discuss. Mr. Baker adjourned the meeting at 1:59 p.m.

A TRUE COPY

ATTEST: (Secretary)

DATE:

Materials and Exhibits Used at this Meeting:

1. Draft Minutes – June 3, 2025, MBI Board of Directors Meeting (motion item)
2. Massachusetts Broadband Institute Fiscal Year 2027 Operating Plan and Budget (motion item)
3. Digital Equity and Broadband Federal Funding Update (presentation)