



THE COMMONWEALTH OF MASSACHUSETTS
DIVISION OF BANKS
&
BOARD OF BANK INCORPORATION
One Federal Street, Suite 710, Boston, Massachusetts 02110

Board Members

MARY L. GALLAGHER
COMMISSIONER OF BANKS

DEBORAH B. GOLDBERG
TREASURER & RECEIVER GENERAL

GEOFFREY E. SNYDER
COMMISSIONER OF REVENUE

MAURA T. HEALEY
GOVERNOR

KIMBERLEY DRISCOLL
LIEUTENANT GOVERNOR

ERIC PALEY
SECRETARY OF ECONOMIC
DEVELOPMENT

LAYLA R. D'EMILIA
UNDERSECRETARY

April 30, 2026

ACTIVITY REPORT

PAGE ONE

This notice serves to inform you concerning activity involving hearings, decisions, and matters pending before either the Commissioner of Banks or the Board of Bank Incorporation.

BOARD OF BANK INCORPORATION

Decisions

Mutual Bancorp, Hyannis – permission to acquire Bluestone Bank, Raynham. Mutual Bancorp is the mutual holding company of The Cape Cod Five Cents Savings Bank, Hyannis and Fidelity Co-operative Bank, Leominster. The transaction will be effected through a merger of Mutual Bancorp with Bluestone Bank's mutual holding company, Bluestone Financial, MHC. Upon consummation of the transaction, Mutual Bancorp would be the mutual holding company for The Cape Cod Five Cents Savings Bank, Fidelity Co-operative Bank, and Bluestone Bank – approved April 16, 2026.

DIVISION OF BANKS

Decisions

Needham Bank, Needham – notice to establish a branch office at 111 Huntington Avenue, Suite 181, Boston – non-objection issued April 8, 2026.

Needham Bank, Needham – notice to establish a branch office at 301 Guest Street, Allston – non-objection issued April 27, 2026.

Applications/Notices Pending

bankESB, Easthampton – permission to merge with bankHOMETOWN, Oxford and TruNorth Bank, Peabody. Under the terms of Agreements and Plans of Merger, bankHOMETOWN and TruNorth Bank will merge with and into bankESB under the charter and bylaws of bankESB, and under the name TruNorth Bank. All three banks are wholly-owned subsidiaries of Hometown Financial Group, Inc., which is a wholly-owned subsidiary of Hometown Financial Group, MHC. The main office of bankESB would remain the main office of the continuing institution and the banking offices of bankHOMETOWN and TruNorth Bank would be retained as branch offices of the continuing institution. Comment period ends June 4, 2026.

Metro Credit Union, Chelsea – permission to amend its bylaws to expand the associations which qualify persons for membership. The amendment relative to membership eligibility proposes to expand geographic membership eligibility to include members of religious, civic, or charitable organizations having their principal place of business within the credit union’s existing geographic field of membership. Comment period ended April 27, 2026.

Metro Credit Union, Chelsea – permission to close its branch office located at 68 Main Street, Peabody. Comment period ended April 29, 2026.

Metro Credit Union, Chelsea – notice to establish a branch office at One Chestnut Street, Suite 1, Quincy. Filed April 15, 2026.

Needham Bank, Needham – permission to establish a branch office at 16 Artisan Drive, Suite 1100, Salem, New Hampshire. Filed April 3, 2026.

St. Mary’s Credit Union (St. Mary’s), Marlborough – permission to merge with Metrowest Community Federal Credit Union (Metrowest), Framingham. Under the terms of the merger, Metrowest will merge with and into St. Mary’s under the charter, bylaws, and name of St. Mary’s. The main office of St. Mary’s would remain the main office of the continuing credit union, and the sole banking office of Metrowest would be retained as a branch office of St. Mary’s. Comment period ended October 24, 2025.

StonehamBank, A Co-operative Bank, Stoneham – notice to establish a branch office at 25 Main Street, North Reading. Filed April 8, 2026.

Tremont Credit Union, Milton – permission to amend its bylaws to expand the associations which qualify persons for membership. The amendment proposes to expand membership eligibility to include: (a) individuals who live, work, or attend school in Plymouth and Bristol counties within the Commonwealth; (b) members of the New England Police Benevolent Association, Incorporated; and (c) individuals who are members of a religious, civic, or charitable organization maintaining an established physical location within the credit union’s geographic field of membership. Comment period ended April 28, 2026.

MAY 2026 FILING DATE

Complete applications for the May Activity Report must be received by the Division or the Board on or before 5:00 p.m., Friday, May 15, 2026.

Note: The Division requests that applicants submit all applications electronically to the Legal Unit at the following email address: dob.applications@mass.gov. **Please note the new email address.** Paper copies of the application(s) are no longer required.

COMMUNITY REINVESTMENT ACT DESCRIPTIVE RATINGS AND EVALUATIONS WHICH BECAME PUBLIC DURING THE MONTH

The following state-chartered banks and credit unions and licensed mortgage lenders have Community Reinvestment Act descriptive ratings and evaluations describing the basis for the rating issued by the Division of Banks. The ratings, as set out in statute, for a bank’s or credit union’s record of meeting community credit needs are: Outstanding (O); High Satisfactory (HS); Satisfactory (S); Needs to Improve (NI); and Substantial Noncompliance (SNC). Licensed mortgage lenders are also assigned one of these ratings to describe their record of meeting the mortgage credit needs in the Commonwealth of Massachusetts.

A consolidated list of all ratings can be found at www.mass.gov/dob.

A copy of an individual CRA evaluation is available directly from the bank, credit union, or mortgage lender which is required by law to make the material available upon request, or from the Division's website.

<u>BANK/CREDIT UNION</u>	<u>RATING</u>	<u>DATE OF EXAMINATION</u>
Brookline Municipal Credit Union, Brookline	S	02/02/2026
City of Boston Credit Union, South Boston	S	12/08/2025
Monson Savings Bank, Monson	S	12/01/2025
St. Anne's Credit Union, Fall River	HS	12/15/2025
Watertown Savings Bank, Watertown	HS	01/26/2026

<u>MORTGAGE LENDER</u>	<u>RATING</u>	<u>DATE OF EXAMINATION</u>
AmWest Funding Corp.	S	02/02/2026
Freedom Mortgage Corporation	S	01/16/2026
Lakeview Loan Servicing	S	11/17/2025

BANK AND CREDIT UNION APPLICATION PROCESS TIMING

As a general rule, applications by banks and credit unions other than those that are subject to a review period set out in statute are intended to be processed and completed within the monthly cycle for which the bank and credit union applies. That review period for such processing is approximately 45 days or less from the date the application is filed with the Division. A decision on the application is generally issued within 5 business days after the review period is completed. The decision then will be reported on the monthly Activity Report for the month in which the decision was issued. The timing of the overall review process including the issuance of a decision and the listing on the monthly Activity Report will be dependent on the applicant's compliance with all statutory, regulatory and administrative requirements. Applications before the Board of Bank Incorporation are subject to separate timing schedules as set out in the applications of the Board.

PLEASE NOTE: All publications of the Division of Banks are now delivered electronically. To subscribe, simply send an email to:

dobactivityreport-subscribe@listserv.state.ma.us