



July 22, 2014

Richard C. Rossi, City Manager
City of Cambridge
795 Massachusetts Avenue
Cambridge, MA 02139

Dear Manager Rossi:

We would like to thank you, your administrative team, and the City Council for individually taking the time to help us craft an application for the Commonwealth's I-Cubed program.

By this letter, CJUF III Northpoint LLC ("Northpoint") and Efekta House, Inc. ("EF Education First") formally request that you favorably recommend to the City Council a request that the City of Cambridge authorize Northpoint and EF Education First, together, to submit an application to the Secretariat of Administration of the Commonwealth of Massachusetts a draft Preliminary Economic Development proposal under the Infrastructure Investment Incentive Program (the so-called "I-Cubed" program). As we discussed, our draft application is available on the City's and Northpoint's websites. This program will jumpstart the North Point Economic Development District's public infrastructure build out, which will ensure that the District remains a viable and competitive location. We believe our application offers ample security and significant benefits to the City. As we have discussed, the application is subject to final approval by the City Council after review by the Commonwealth.

Our meetings with the East Cambridge Planning Team and City leaders have helped shape and improve our application. We want to thank you for your leadership in making this draft submission a reality and look forward to continuing to work together.

Sincerely,

A handwritten signature in black ink, appearing to read "Thomas N. O'Brien", written over a white background.

Thomas N. O'Brien
The HYM Investment Group, LLC

A handwritten signature in black ink, appearing to read "Martha H. Doyle", written over a white background.

Martha H. Doyle
EF Education First