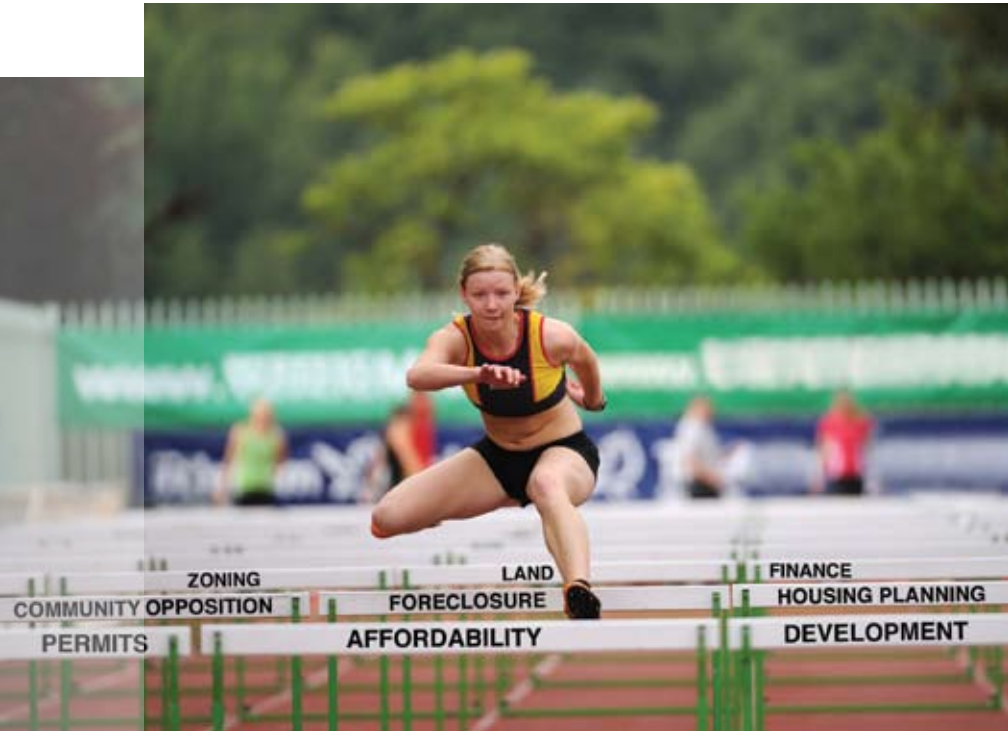




Suffolk University
Sawyer Business School



The Center for Real Estate and The Greater Boston Real Estate Board present

Building Boston 2030:

The Race for Living Space

Modern Theatre

Wednesday, October 2, 2013

7:34am – 9:45am



The Race for Living Space

PROGRAM

Welcome Remarks:

Richard Taylor

Director, Center for Real Estate and Executive in Residence,
Sawyer Business School, Suffolk University

William J. O'Neill, Jr.

Dean, Sawyer Business School, Suffolk University

Gregory Vasil

President and CEO, Greater Boston Real Estate Board

Panel:

Richard A. Davey

Secretary & CEO MassDOT

Lawrence DiCara

Partner, Nixon Peabody

Sandra Henriquez

Assistant Secretary for Public and Indian Housing

Paul McMorrow

Associate Editor, Commonwealth Magazine

Ted Tye

Managing Partner, National Development

Moderator:

Peter Howe

NECN Business Editor

Questions & Answers

Join the discussion and follow @SUBizSchool on Twitter and use #BuildBoston; follow the Sawyer Business School on Facebook.



Center Director/Richard Taylor

Richard Taylor is executive in residence and director of the Center for Real Estate at the Sawyer Business School at Suffolk University. He is responsible for designing and developing a full range of undergraduate and graduate real estate courses and for forging academic and professional partnerships in real estate development. Taylor has development experience in the residential, retail, and commercial sectors of the real estate industry. He has developed in excess of \$400 million in real estate, largely in Boston's urban markets. His development projects include Douglass Plaza, Olympia Tower, Fountain Hill, and Bradford Estates. He has also been a general partner in the development of retail establishments surrounding Orange Line and Red Line MBTA stations. In his early real estate career, Taylor was vice president of development at FMR Properties, Inc. where he worked to convert the old Commonwealth Pier in Boston Harbor into Boston's World Trade Center. During the real estate recession in the '90s, Taylor joined Governor Bill Weld as his first secretary of transportation. For this two-year period, he was very active in "horizontal construction," reestablishing rail service from Worcester to Boston and overseeing much of the construction of the Ted Williams Tunnel and the Dudley Station Bus Terminal, as well as the old Colony Commuter Rail project. He also started construction on the \$14 billion Big Dig project. He is part chairman of the Urban League and the Partnership, past president of the Boston Ballet, and the founding president of the Minority Developers Association. He has been deputy chair of the board of the Federal Reserve Bank of Boston and chairman of the board of the MBTA. Taylor also completed a six-year term as gubernatorial appointment to the Board of Higher Education for the Commonwealth of Massachusetts. He earned his BS in Journalism and Communication, Boston University and MBA from Harvard Business School and his JD from Harvard Law School. He also holds honorary degrees from Wentworth Institute of Technology and Bridgewater State University.



Welcome Remarks/William J. O'Neill, Jr.

William J. O'Neill, Jr. has been dean of the Sawyer Business School since August of 2001. Dean O'Neill brings extensive corporate experience to this role. His goal is to develop influential leaders of global business and public service. Since his tenure as Dean, the Business School has established a Global MBA degree and an undergraduate degree in global business management. To intensify the students' exposure to global issues, the Business School has increased the number of faculty with global work and education experiences and has increased the number of countries students may visit as part of their business travel seminar program. The Business School also offers master's degrees in public administration and in Health Administration. Suffolk MPA and MHA alumni can be found in top levels of local, state, and federal government, health care and nonprofit organizations. O'Neill began his business career in the Finance Training Program at the Ford Motor Company. After Ford, he moved to the Polaroid Corporation where he spent much of his career in the executive offices directing global strategy, worldwide marketing, sales, and business development, financial management, and investor relations. O'Neill is a member of the Board of Directors for the Greater Boston Chamber of Commerce, Concord Camera Corporation and AdvanSource Biomaterials Corporation. He has been associated with many other for profit and not for profit organizations and has served as Trustee for the Dana Farber Cancer Institute, and the Massachusetts Business Roundtable Education Reform Committee. He is also a Life Trustee for The New England Aquarium and Lesley University. O'Neill earned his JD from Suffolk University Law School, his MBA from Wayne State University, Michigan, and his BA in Mathematics from Boston College.



Welcome Remarks/Gregory Vasil

Gregory Vasil is president and CEO of the Greater Boston Real Estate Board. He is a graduate of Tufts university and Suffolk University Law School. He practiced environmental law for more than 15 years and has extensive experience in government, policy, and regulatory matters. He was head of the Massachusetts Environmental Strike Force responsible for prosecuting environmental crime, and a senior vice president at MassDevelopment, for which he worked on public/private real estate development projects in Massachusetts. Vasil is currently a faculty member at Boston University's Metropolitan College, teaching in the real estate finance certificate program. Under his leadership since 2005, the Greater Boston Real Estate Board has grown in membership from 5,500 members to more than 8,000 real estate professionals who are involved in all aspects of the industry.



Moderator/Peter Howe

Peter Howe is NECN's business editor, reporting each night for NECN Business and other news programs. Each Sunday, he joins NECN's This Week in Business with co-hosts Mike Nikitas and Greater Boston Chamber of Commerce President Paul Guzzi. He joined the network in 2008 after two decades at The Boston Globe, where he was editor or co-editor of "The Globe 100" for four years and covered the Massachusetts State House, Big Dig, Boston Harbor cleanup, Boston City Hall, and business beats including airlines, energy, telecommunications, and technology. His work has won awards from groups including The Associated Press Media Editors (formerly known as The Associated Press Managing Editors) and Society of American Business Editors and Writers. Howe graduated from Harvard College.



Panelist/Richard A. Davey

On August 5, 2011, Governor Deval Patrick appointed Richard A. Davey, MassDOT Secretary and Chief Executive Officer effective September 2, 2011. Secretary Davey leads an organization that operates with a single mission: to provide a safe, reliable and efficient transportation network for residents of the Commonwealth. Additionally, Governor Patrick charged him with implementing transportation reform that will allow MassDOT to lead the nation in transportation excellence. Secretary Davey will achieve this goal by making a strong commitment to safety, customer service, and fiscal responsibility. Prior to his current appointment, Secretary Davey served as MBTA General Manager and MassDOT Rail & Transit Administrator. During his tenure as GM and Rail & Transit Administrator, he was responsible for managing the MBTA and overseeing the Commonwealth's 15 Regional Transit Authorities and MassDOT's freight and passenger rail program. With his energetic leadership style, he was able to implement sustainable and impactful initiatives that focused on safety, customer service, employee relations, fiscal responsibility, and innovation. Prior to joining MassDOT, Secretary Davey served as General Manager at the Massachusetts Bay Commuter Railroad (MBCR), the company that operates and maintains the MBTA's commuter rail service. He also served as MBCR's Deputy General Manager and General Counsel. At MBCR, he initiated programs that improved operations and safety, strengthened customer service, and changed the culture within the company. In 2012, the Greater Boston Chamber of Commerce named Secretary Davey one of Ten Outstanding Young Leaders. In 2010, the Boston Business Journal named Secretary Davey a "Top 40 Under 40" award winner. He also serves on the Board of Directors of the Immigrant Learning Center, a non-profit center providing free English classes to immigrants and the Board of Advisors of Samaritans, Inc. He earned a Bachelor of Arts degree from the College of the Holy Cross and a Juris Doctorate summa cum laude from Gonzaga University School of Law. Secretary Davey and his wife live in Boston, where they are regular users of the MBTA system.



Panelist/Lawrence S. DiCara, P.C.

Lawrence S. DiCara is a partner in Nixon Peabody who practices real estate and administrative law. He has taught at Harvard, Boston University and the University of Massachusetts. DiCara has been intimately involved with the development process in Boston for over thirty years, and he has been named Special Counsel to the Massachusetts House of Representatives with respect to redistricting on several occasions. He has represented owners and developers before the Boston Redevelopment Authority and most every other city and state agency. DiCara has extensive experience counseling clients on legislative matters at the federal and state levels. He travels to Washington, DC frequently to represent clients. DiCara has been selected by his peers for inclusion in The Best Lawyers in America 2012, 2013, and 2014, recognized in the area of Real Estate Law. Inclusion in Best Lawyers is based on a peer-review survey. He has also been recognized as a "Massachusetts Super Lawyer" in Real Estate based on a peer-review survey by Thomson Reuters (2004-2012). DiCara serves as a Director and Chairman of the Audit Committee of the Harvard Cooperative Society, and an Overseer of The Children's Museum. He is Chairman of the Audit Committee of the City of Boston and is active in many other civic and charitable endeavors. For over forty years, he has taught government at Massachusetts Boys State/Girls State. DiCara has served as Treasurer of the Boston Bar Association and a member of its Council and chairs its Legislative Steering Committee. He is former President of the Boston Latin School Association, the Greater Boston Council, Boy Scouts of America and the Boston Theatre District Association, former Chairman of The Boston Municipal Research Bureau, former Chairman of A Better City, and a former Trustee of the University of Massachusetts. In recent years, he has received the Judge Learned Hand Award from the AJC, the Father of the Year Award from the ADA, and a Lifetime Achievement Award from the Massachusetts Boys State/Girls State Foundation. DiCara earned his A.B from Harvard College, his J.D., from Suffolk University, his MPA from the JFK School of Government, Harvard University and his L.L.D. from University of Massachusetts. Hamilton Books recently published Mr. DiCara's memoir, *Turmoil and Transition in Boston*.



Panelist/Sandra B. Henriquez

Sandra Brooks Henriquez was sworn in as the Assistant Secretary for HUD's Office of Public and Indian Housing on Monday, June 22, 2009 after being unanimously confirmed by the U.S. Senate. As part of the senior leadership team at HUD, Henriquez oversees the nation's public housing and rental assistance programs that assist approximately 3.2 million low-income families across the U.S. She is also responsible for the Department's Native American and Native Hawaiian programs, which serve 562 federally recognized tribes. For 13 years, Henriquez was the Administrator and Chief Executive Officer of the Boston Housing Authority (BHA), one of the nation's largest public housing authorities. At BHA, she was responsible for an 850-person workforce, a \$280 million budget and nearly 25,000 units of public housing and other affordable housing serving approximately 10 percent of the city's population. Henriquez's leadership made BHA one of the leaders among housing authorities for redeveloping old public housing developments into thriving mixed-income communities using HUD's HOPE VI Revitalization program. She also created housing strategies and programs to help the homeless and introduced green principles into BHA business practices and building maintenance and construction. She also used Energy Performance Contracting to retrofit the housing authority's outdated heating systems, making them state-of-the-art, more efficient and less costly to operate. These upgrades not only saved the housing authority money, they created better living environments for the low-income residents. Henriquez, formerly the President and Director of the Council of Large Public Housing Authorities (CLPHA), has dedicated her life to housing others. Prior to working for BHA, she worked for Maloney Properties, Inc., a full service real estate property management firm specializing in the delivery of services to resident-controlled and non-profit sponsored housing. Before Maloney Properties, she was the Director of Housing Management and Tenant Services for the Commonwealth of Massachusetts' Department of Housing and Community Development.



Panelist/Paul McMorrow

Associate Editor of *CommonWealth* magazine. Paul comes to *CommonWealth* magazine from *Banker & Tradesman*, where he covered commercial real estate and development. He previously worked as a contributing editor to *Boston Magazine*, where he covered local politics in print and online. He got his start at the *Weekly Dig*, where he worked as a staff writer, and later news and features editor. Paul writes a frequent column about real estate for the *Boston Globe's* Op-Ed page, and is a regular contributor to *BeerAdvocate* magazine. His work has been recognized by the City and Regional Magazine Association, the New England Press Association and the Association of Alternative Newsweeklies. He is a Boston University graduate and a lifelong New Englander.



Panelist/Ted Tye

Ted Tye is Managing Partner of National Development and oversees the firm's major development projects such as Ink Block South End, MarketStreet Lynnfield, Station Landing, Woodland Station and Waterstone at Wellesley. He has been involved in developing award-winning projects for over 30 years. He is a frequent speaker on real estate topics at area universities and before professional groups. Ted is past board chair and president of NAIOP Massachusetts. He is a co-owner, Maine Red Claws (National Basketball Association Development League) and co-founder and past chairman, Worcester Tornadoes minor league baseball team. He is involved in numerous community, civic and non-profit board activities including serving on the City of Newton's master plan committees as well as chairing the construction of a new athletic complex at Newton South High School. Additional activities include: vice chairman, Tufts University Board of Advisors for Athletics; founding member, B'nai B'rith Council of Real Estate Advisors and member of its affordable housing New Projects Committee; member, Lehigh University Parents' Council; and co-chairman for 10 years of Newton Metrowest Basketball; Ted received his B.A., in political science from Tufts and his M.B.A. from Harvard Business School.

Our Hosts

SUFFOLK UNIVERSITY SAWYER BUSINESS SCHOOL

Suffolk University's Sawyer Business School is located in Boston, Massachusetts, and educates more than 3,000 undergraduate and graduate students. The mission of the Sawyer Business School is to prepare successful leaders in global business and public service. The Business School offers an undergraduate degree in business and the following graduate degrees: MBA, Global MBA, Executive MBA, as well as specialized master's degrees in accounting, finance, taxation, healthcare, and public service. Business School alumni span the globe and can be found working in all facets of the government, financial services, accounting, and small business arenas. The Business School is accredited by AACSB International—the Association to Advance Collegiate Schools of Business, the National Association of Schools of Public Affairs and Administration, and the New England Association of Colleges and Schools.

THE CENTER FOR REAL ESTATE

Founded in 2012, the Center for Real Estate was formed to manage the real estate programs at the Sawyer Business School and to serve as the vital link between the University and the real estate community. The Center supports the exchange of real estate knowledge through academic programs, conferences, and research. The Center also offers academic programs to Suffolk students and is developing continuing education programs for industry professionals. To promote dialogue with local and national industry leaders, many of the Center's events—including the Building Boston 2030 series—are open to the public.

GREATER BOSTON REAL ESTATE BOARD

Founded in 1889, the Greater Boston Real Estate Board (GBREB) consists of more than 8,000 professionals engaged in all sectors of the real estate industry. A local board of the National Association of Realtors®, BOMA International, and the National Apartment Association, GBREB is considered unique nationally due to its varied and diverse membership base. GBREB's mission is to provide advocacy for issues that affect the real estate industry, offer continuing education to improve it, and give back to the community through public service and philanthropy, as well as to provide networking opportunities for its members.

Save the Date:

The next public forum in this series will be held
in early March.

For more details, visit, www.suffolk.edu/business