

CONSTRUCTION IMPACT NOTIFICATION

This Rider contains conditions that are material to your decision to enter into a License Agreement. Please read this Rider carefully. Your execution of the License Agreement will indicate your agreement with and acceptance of the following provisions and the Rider shall be incorporated into and become a part of your License Agreement.

RIDER TO MIT GRADUATE STUDENT HOUSING LICENSE AGREEMENT

The following terms and conditions are attached to and incorporated by reference into your License Agreement as entered into hereby. In the event of any inconsistency or conflict between the terms and conditions of the License Agreement and the following terms and conditions, the following terms and conditions shall apply.

During the current term of your License Agreement through approximately July 31, 2025, MIT Housing & Residential Services anticipates that the following construction work will be undertaken in or adjacent to your Building. Except in emergency situations or unless otherwise noted, the construction work is expected to take place as indicated below. Non-emergency work within residential units will be scheduled on an as-needed basis, generally not before 8:00 am. Notwithstanding the foregoing, please be advised that public agencies and commercial property owners/developers may perform work outside of the work hours specified in this Rider. This includes work on Main Street and Third Street in the City of Cambridge.

Please note that the construction work and schedules listed below are preliminary only and will be subject to modification at any time. MIT reserves the right to change the scope and/or schedule of the construction work and initiate additional projects and repairs at any time beyond the scope and schedule of projects described below. In the event of any material changes or additions, MIT will use reasonable efforts to provide notification to residents in a timely manner.

Graduate Tower at Site 4 (45 Hayward Street, Cambridge, MA 02142 – Building E37): 2 Total Construction Riders

1. Kendall Square Initiative – General

Construction on the Kendall Square Initiative is anticipated to continue through 2025.

Primarily interior work will be taking place within buildings 238 Main Street (Site 3) and retail spaces, 45 Hayward Street (Building E38) retail spaces, and 314 Main Street (Building E28) retail spaces. Delivery and construction vehicles may be visible or heard from surrounding streets.

Work has begun on the construction of an underground parking garage and slurry-wall foundation for a 13-story building at Site 2 (at the corner of Main Street and Wadsworth Street) which will generate construction noise. The project includes the operation of large construction equipment such as cranes, excavators, lifts, concrete trucks, and trucks removing material, carrying steel and other construction materials. Construction vehicles and equipment will be traversing Main Street and other local streets to and from this site.

Project hours for the Kendall Square Initiative are expected to generally follow the City of Cambridge construction work hours of 7:00 am to 6:00 pm, Monday through Friday, and 9:00 am to 6:00 pm on Saturdays. Some City-permitted, after-hours work will be required to accommodate large equipment, concrete and steel deliveries, as well as other activities.

For more information about the Kendall Square Initiative, to subscribe to regular updates or submit comments to the project team, please visit <http://www.courbanize.com/projects/mit-kendall-square>. If you have any questions regarding this project, please contact the project team via email at kendsq-info-site4@mit.edu.

2. **Eversource Greater Cambridge Energy Program (GCEP)**

Eversource is planning to construct a new [underground substation in Kendall Square, Cambridge](#), along with five underground duct banks housing eight new 115-kilovolt (kV) transmission lines. Eversource has petitioned the Energy Facilities Siting Board (EFSB) and construction is set to begin in late 2024 and extend through 2028 if plans are approved. Impacts of the activities may include increased truck traffic, beeping from back-up alarms, noise generated for machinery, lighting as needed on site after sunset, and road and sidewalk access disruptions as utilities are installed. Reasonable efforts will be made to notify abutting residents in advance of planned activities that may cause significant noise or major disruptions.

Standard working hours for the project are expected to follow the City of Cambridge construction work hours of 7:00 am to 6:00 pm on Monday–Friday and Saturday from 9:00 am to 6:00 pm. Some City-permitted, after-hours work may be required to accommodate large equipment, traffic disruptions, and other activities.