

News from The Chiofaro Company

Dear Friends,

It's hard to believe that 2015 came and went so quickly, but what a great year it was!

We kicked the year off with a fantastic First Night Celebration, featuring the festive sounds of a special Concert Series and adorned by a family of polar bears carved from ice at the entrance of Two International Place. In addition to the successful debut of Republic Fitness, Kane's Handcrafted Donuts also opened its doors to sellout crowds and rousing reviews – further enhancing IP's Portfolio of amenities for our valued tenants and visitors.

The 2015 Super Bowl Champion Patriots provided a much-needed diversion for all of us dealing with a relentless, record-breaking, snow-packed winter that tested the limits of even the most hardened New Englanders. Thankfully, there was a welcome change in the air. As the 100+ inches of snow melted away, Janet Echelman's whimsical, colorful aerial sculpture brightened the sky above the Greenway all summer long, anchored to the 28th floor of One International Place.



Don "Duna" Chiofaro, Jr. and Don Chiofaro enjoying a laugh.

Our ever-popular Summer Concert Series helped all of us put the memories of last winter behind, highlighted by the Summer Tenant Event that enjoyed record attendance and included exhibitions by the Waterfront MuseumWalk cultural institutions. The annual Holiday Tenant Event completed the seasonal circle by getting us all in the spirited mood the holidays bring.

As we have officially begun the New Year, we are excited to continue on in 2016 with increased diversity in our ranks, as we welcome Interior Architects and Turkish Airlines to our mix of business professionals. We'd also like to welcome back Robertson Stephens – who had its very first offices here at International Place and have rejoined us bigger and better than ever.

We look forward to the continued spirited growth of community that International Place embodies.

Sincerely,


Don Chiofaro


Don "Duna" Chiofaro, Jr.

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Great Spaces at International Place Wells Fargo Advisors, LLC



We are thrilled to feature Wells Fargo Advisors in this edition of Great Spaces! A long-time tenant of Two International Place, they have made a wonderful home here in the building and have continued to grow steadily since joining us in 1998. In 2013, they expanded their premises by 9,281 SF on the 19th floor and have even more recently added 19,085 square feet on the 29th floor.

This past November, Wells Fargo welcomed us into their newly finished expansion space on the 19th floor, and it did not disappoint! With clean lines and floor-to-ceiling glass, the space is bright and energetic. Dark mahogany furniture brings a gorgeous contrast and texture to the environment and plush, cream-colored leather accent chairs create a truly warm and inviting ambiance. Add to this stunning views from all vantage points – particularly the newly occupied 29th floor space with an open layout and easy access to views of the Greenway and beyond - it's no surprise that the Wells Fargo team seems quite at home!



We appreciate Wells Fargo opening its doors to show us a truly great space!

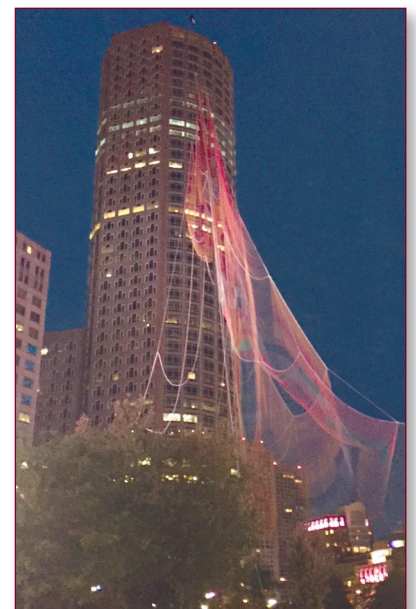
All Good Things Must Come to an End

Gone, but not soon forgotten, the famed Janet Echelman Sculpture – Boston's most buzzed about public art installation in recent memory, suspended over the Greenway between Oliver Street and Purchase Street – was removed in October with much of the same fanfare it received during its arrival and installation.

Streets were closed and traffic patterns were re-directed, as police officers and firefighters, in addition to over 50 workers and members of the Massachusetts Department of Transportation, were on hand to ensure safety while cranes lifted the sculpture to its highest point, then lowered it into a designated container, accomplishing the de-installation safely and efficiently during a period of 9-16 hours.

The monumental aerial sculpture, *As If It Were Already Here*, commissioned by the Greenway Conservancy and created by artist Janet Echelman is now in storage at the net manufacturing facility in the Puget Sound area of Washington state. Since this was such a Boston-specific piece, it is unlikely that it will travel, but sections may be recycled. The lighting fixtures that were used to illuminate the sculpture have been re-directed into the Greenway and now offer a spectacular evening glow among the greenery in many sections of the parcels.

We're proud to have played a (small) part in the project's success.



Events at International Place Looking Forward...

February 25

April 3

April 28

June 9

June 16 & 17

Home Start iCycle Event –
Stationary Cycle Marathon

Wediko Climb for Kids

American Red Cross
Blood Drive

Electronic Waste Collection

Put Your Clothes to Work
Clothing Drive



Last year's iCycle Event was a great success. We hope you'll join us this year to help Home Start!

Do Your Part! Energy-Saving Tips for the Office

In keeping with our overall mission of energy reduction at International Place, here are some helpful tips, especially for the cold weather months:



- Many offices can easily reduce lighting without affecting productivity. Turn off as many unnecessary lights as possible. Use task lighting instead of overhead lighting, and light only those areas that are needed at the time. Providing the right selectively-placed lighting can save up to 15 percent on energy costs.

- Make sure that bulbs, fixtures, lenses, lamps and reflective surfaces are cleaned regularly. By removing grease, dust and other dirt, you can increase the output of your lights.

- Consider having employees use laptop computers. They use up to 90 percent less energy than a standard desktop computer.

- Also consider purchasing "smart" power strips that sense the presence or absence of office workers and turn the attached equipment on and off accordingly.

- Purchase the proper sized (preferably ENERGY STAR rated) copier for your business needs. Larger units consume more energy (not to mention space).

Trivia Contest: Boston in the Movies

Email your answers by February 26th at 5pm to: info@chiofaro.com, along with your name, company and phone number. We will draw two winners at random from among the CORRECTLY ANSWERED e-ballots. The winners will each receive a \$150 Gift Card to a fine Boston dining establishment!

Congratulations!
to Christine Spindler of Dechert LLP
and Karma Yangzom of Rampart
Investment Management who were the
winners of our Boston Celtics
trivia contest!

- Which of these beautiful blonde actresses was born in Boston? a) Jayne Mansfield b) Michelle Pfeiffer c) Scarlett Johansson d) Uma Thurman
- Who won the Best Actor Oscar Award for the 1978 film *The Brinks Job*? a) Roy Scheider b) Ben Gazzarra c) Peter Falk d) Al Pacino
- MIT would not allow filming on campus for the 2008 film *21*. Instead, the classroom scenes were filmed at: a) Harvard b) Boston College c) Boston University d) Northeastern
- The bench made famous in the 1997 movie *Good Will Hunting* is located in which Boston Park? a) Boston Common b) Boston Public Garden c) Commonwealth Avenue Mall d) Boston Esplanade
- The Departed* was a remake of the 2002 film: a) *Resident Evil* b) *Collateral Damage* c) *Murder by Numbers* d) *Infernal Affairs*
- When filming *The Departed*, Jack Nickolson refused to wear a Red Sox cap. Instead he wore: a) NY Yankees b) LA Dodgers c) Brooklyn Dodgers d) NY (baseball) Giants
- Who starred in the original 1968 Boston-filmed *The Thomas Crown Affair*? a) Paul Newman/Joanne Woodward b) Richard Burton/Elizabeth Taylor c) Steve McQueen/Faye Dunaway d) Warren Beatty/Anne Bancroft
- Which of these director Mel Brooks' favorite actresses was born in Boston? a) Anne Bancroft b) Bernadette Peters c) Madeline Kahn d) Cloris Leachman
- The actual Brinks Robbery in 1950 took place at which Boston intersection? a) Boylston & Clarendon Sts. b) Prince & Commercial Sts. c) Pearl & Franklin Sts. d) Federal & Milk Sts.
- Actors Sean Penn and Tim Robbins won Academy Awards for the 2008 film *Mystic River* for Best Actor/Best Supporting Actor in the same movie since: a) Dustin Hoffman/Tom Cruise: *Rain Man* 1988 b) Bing Cosby/Barry Fitzgerald: *Going My Way* 1944 c) Charlton Heston/Jack Hawkins: *Ben Hur* 1959 d) Marlon Brando/Al Pacino: *The Godfather* 1972

Good Luck!



IP Snipits...



International Place was the host site for the ONEin3 Impact Awards Ceremony. The ONEin3 Initiative was launched in 2004 by Boston's Mayor to support and empower Boston's young adult population. The ONEin3 serves to engage young adults through opportunities to participate in city government and civic affairs, facilitate communication with the city's leadership, and connect young adults to city resources, neighborhood networks and each other. Mayor Martin Walsh was on hand to congratulate the award recipients and speak about the success of the program, and Don Chiofaro, Jr. greeted all guests and welcomed everyone to International Place.



The Cystic Fibrosis Foundation held one of its annual fundraisers, the CF Climb, at One International Place in October. Participants climbed 46 flights of stairs to support the foundation, and were treated to an after party hosted by Two International Place tenant, Eaton Vance, a huge sponsor of the event.



International Place hosted its annual holiday event in December with Boston Ballet performing excerpts from its beloved Nutcracker, as well as La Vivandieri, Gaité Parisienne, and Overglow.



As a proud participant in The Boston Harbor Association's "Winter on the Waterfront" Program, International Place boasted an ice sculpture of a huge, fun loving walrus. Ice sculptures accented several areas of the Greenway, Faneuil Hall, and Financial District during the New Year's weekend to the delight of visitors ringing in the New Year.



A big "Thank You" to everyone and every tenant that donated to the International Place Toys for Children Toy Drive. Several local organizations benefitted from the generosity of our tenants and many, many children had a happy holiday season!



INTERNATIONAL PLACE PORTFOLIO

Au Bon Pain	617-439-0116
Bush Quality Cleaners	617-261-0113
Eddie's Professional Auto Detailers	617-443-9797
International Hair Styling	617-330-1033
International Place Parking Garage	617-330-5243
Kane's Handcrafted Donuts	857-317-2654
Legal Shine	857-222-7195
Louis Barry Florist	617-261-1626
Mayani Dental Group	617-330-8887
Palm Restaurant	617-867-9292
Patriot Newsstand	617-345-0971
Republic Fitness	617-379-5800
Santander	617-204-3000
Starbucks Coffee	617-737-4688
Zipcar	617-933-5070

NEW TENANTS

Please join us in welcoming:
3Edge Asset Management, LP
GCI Capital Partners, LLC
Higher Moment Capital, LLC
HSQ Capital
Locust Walk Partners, LLC
Robertson Stephens Advisors LLC
to the International Place community!

P.S. Send Us Your Story Ideas and Comments!

VantagePoint is dedicated to strengthening the International Place community. If you have or know of an interesting story about people or organizations here at International Place, contact us at info@chiofaro.com or call Maddy Cammarata at 617-330-5200. We're eager to hear your ideas, comments and feedback!