

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be conducted by the Massachusetts Development Finance Agency (the “Issuer”) at 9:30 a.m., on Friday, August 7, 2026, via the following toll-free telephonic conference line:

Dial In: 1-888-305-1655
Participant Code: 272350

The purpose of the hearing will be to consider the proposal of Emerson College (together with its affiliates, the “Borrower”) that the Issuer issue qualified 501(c)(3) bonds (as defined in Section 145 of the Internal Revenue Code), in an aggregate amount not to exceed \$210,000,000, to finance and refinance certain higher educational facilities owned and operated by the Borrower for educational purposes and located or to be located at the Borrower’s main campus in Boston, Massachusetts, with a main street address of 120 Boylston Street, and generally bounded by Charles Street and Park Plaza (to the west), Boylston Street, Tremont Street and West Street (to the north), Washington Street (to the east) and Stuart Street (to the south) (the “Main Campus”), or adjacent or proximate sites. The new projects expected to be financed include, but are not limited to, miscellaneous capital projects and equipment acquisitions at various buildings on the Main Campus. Proceeds of the bonds are also expected to be used to refinance certain previously issued debt that financed projects on the Main Campus. Proceeds of the bonds may also be used to finance costs of issuance of the bonds and capitalized and/or funded interest on the bonds.

The bonds proposed to be issued by the Issuer will not constitute a general obligation of the Issuer or a debt or pledge of the faith and credit of The Commonwealth of Massachusetts.

Interested persons wishing to express their views on the projects and the proposed issuance of qualified 501(c)(3) bonds to finance and refinance the projects will be given the opportunity to do so at the public hearing or may, prior to the time of the public hearing, submit their views in writing to the Issuer at 99 High Street, Boston, Massachusetts 02110. Persons desiring to speak during the telephonic public hearing must make a written request at least 24 hours prior to the hearing by email to tefrahearinginfo@MassDevelopment.com or by mail to MassDevelopment, 99 High Street, Boston, MA 02110, Attn: TEFRA Hearings.

MASSACHUSETTS DEVELOPMENT
FINANCE AGENCY