

CHRISTOPHER C. YULE

942 Beacon Street
Newton Center, MA 02159
(617) 244-4323

SUMMARY: Real estate development and management, including single and multi family residential, commercial, office, retail, and elderly.

EXPERIENCE:

Yule Development Co., Inc., Newton Center

1993-Present

- *President/Owner:* Acquire, redevelop, and manage residential and commercial investment properties:

- 96 unit condo/apartment complex, Tyngsborough, MA, 1993-94: rehab of closed condominium complex and reopening as apartments, including 9000' sewer line and 300,000 GPD pump station;

- 21,200 SF office/R&D site, Burlington, MA, 1995-96: rehab and releasing of three vacant buildings

- 13,600 SF office/R&D/warehouse, Burlington, MA, 1995-96: rehab and releasing of vacant building

- 188 unit apartment complex, Easton, MA, 1996-present: rehab of 20 buildings and site, including complete interior and exterior, roads, parking, landscaping, and a new wastewater treatment facility.

- 40,000 SF office space rehab in existing commercial condominium, Cambridge, MA, 1999-2001;

Homecroft, Inc., Boston, Massachusetts

1989-1992

- *Vice President, Development & Construction:* Responsible for all preconstruction planning and design for Homecroft at Blackstone, a \$60 million 500,000 SF continuing care retirement community (283 apartments and 90 bed skilled nursing facility) on the campus of Butler Hospital, Providence, R.I, a historic site.

River Bay Club, Quincy, Massachusetts

1991

- *Consulting Project Director:* Advised owner/investor team on \$21 million conversion of partially constructed condominium to 290 unit congregate housing facility, including: service program, development and operating budgets, common area design, and marketing.

Cabot, Cabot & Forbes, Boston, Massachusetts

1984-1989

- *Development Manager, Lifecare Group:* Developed program for new lifecare projects in Massachusetts and metropolitan Chicago markets, including market analysis and development plans. (1988-1989)

- *Project Manager:* Fox Hill Village, Westwood, MA: Developed \$75 million continuing care retirement community (356 apartments and 70 bed skilled nursing facility), a joint venture with National Medical Enterprises and Massachusetts General Hospital. Managed joint venture formation, design, permitting, preconstruction and marketing; 1985-1988.

- *Assistant Project Manager,* 260 Franklin Street, Boston, MA: \$52 million, 250,000 RSF, 23 story office building: Managed tenant fit out, including design, construction, and tenant relations; assisted base building construction, marketing and sale of building under lease earn out program. 1984-1985.

- *Other responsibilities:* various assignments in retail site analysis, multi-family housing development, and construction litigation management.

Fitness Development Corporation, Boston, MA,

1981-1984

- *Partner*, Boston Health & Swim Club, a private health club facility: Managed design, construction and startup; assisted with marketing and operations.

Ringbolt Farm Associates, Hingham, MA,

1978-1984

- *Managing General Partner*: Developed innovative 50 acre, conservation based, residential subdivision, including site design, permits, limited partnership formation and syndication, and sale of lots.

Christopher Yule Co., & Richardson & Yule Co., Hingham, MA, 1972-1978

- *Owner/Partner*, Residential income property acquisition, renovation and management (1-4 family)
- *Consultant* Development consultant on acquisition and renovation of commercial sports facilities.

EDUCATION:

Dartmouth College: Engineering/Economics, AB: 1970

Harvard Graduate School of Design: various courses in residential, commercial, and retail real estate development, including design, accounting and finance, land use law. 1978-1988

OTHER: Board of Directors, Executive Committee: Cooperative Living of Newton, a nonprofit elderly housing and services provider, 1992-1996

Chairman, Newton Center Park Reconstruction Committee, 1991

Guest speaker: 1988 "BUILD BOSTON": "Retirement Community Development"

"Best of Boston" Award, Boston Magazine, 1984: Boston Health & Swim Club

Board of Directors, Longfellow Racquet Club, Inc., 1980-1982

Guest speaker: Mass Association of Conservation Commissions' Annual Meeting, 1978.

Member, Hingham Conservation Commission, 1973-1976; Staff Director/Conservation Officer 1976-1978

Co-Chairman, Hingham Conservation and Recreation Land Acquisition Study Committee, 1977-1978

Licensed Massachusetts Real Estate Broker

Licensed Massachusetts Construction Supervisor

Licensed Operations: include building construction (MA License #29458), operation and maintenance of public water supply system (PWS # 200013), and operation and maintenance of private waste water treatment facility (GWDP #O-647, 40,000 GPD).

