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Nauset Construction breaks ground on \$20 million Hawthorne Hill Rehab Center: Developed by College Street Partners; designed by JSA, Inc.

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Nauset Construction Corporation has officially broken ground on a 72,000 s/f healthcare facility for College Street Partners, an advisory and development firm specializing exclusively in healthcare real estate. The \$20 million project, which will be known as the Hawthorne Hill Rehabilitation Center, began initial site work in August, with construction scheduled to be completed by December 2012. College Street officials expect the center to be able to serve patients and residents by the summer of 2013.

The groundbreaking ceremony held on Oct. 28, was attended by representatives from College Street Partners, Nauset Construction, tenant SunBridge Healthcare and architect JSA, Inc., as well as state and local elected officials.

The Center is being built on a nine-acre site across from Beverly Hospital at Danvers, two miles from Cedar Glen Care and Rehabilitation Center. The Cedar Glen facility is owned and operated by SunBridge Healthcare and it will transfer its operations to the new Hawthorne Hill Rehabilitation Center upon completion. The project will create a skilled nursing center that will serve up to 120 patients and residents.

"We try to deliver health care properties at as competitive a cost as possible because of the pressures on healthcare organizations from falling reimbursements," said Robert Burr, president and CEO of College Street Partners.

"After a very competitive bidding process, we selected Nauset, based on the combination of their extensive health care construction background, approach, quality and competitive pricing."

The building itself will feature a personalized model of care developed by JSA and SunBridge that embraces a shift in healthcare culture. The center will feature three distinct "neighborhoods" that will accommodate up to 40 patients each. The neighborhood settings showcase home-like amenities such as fireplaces, with access to outdoor spaces and attractive courtyard settings. "The construction of this replacement center reinforces the company's strategic plan to replace or upgrade its properties to embrace the 'Household' concept and meet not only today's needs but also the needs of future customers," said Jim Warner, JSA principal.

Hawthorne Hill Rehabilitation Center's primary offering will be short-term rehab services along with residential senior care. The center is designed to help patients recover quickly - many within 30 days or less - from orthopedic or reconstructive surgery, trauma or a neurological condition.

"This is one of the few new senior living facilities being constructed in the region right now, so we're looking forward to collaborating with College Street and JSA on this project," said Anthony Papantonis, president of Nauset Const.

Shown (from left) are: Robert Burr, president, College Street Partners; Mark Laroche, vice president

of operations, SunBridge Healthcare; Christine Baldini, administrator, Hathorne Hill Rehabilitation Center; Wayne Marquis, town manager, Danvers; Ted Speliotis, state representative; Kristopher Tiernan, project manager, JSA Architects; Ray Thivierge, chief development officer, Sun Healthcare Group; Jon Teixeira, project manager, Nauset Construction; Scott Southwick, project superintendent, Nauset Construction; and Brad Evans, senior vice president of operations, SunBridge Healthcare.

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