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## **The Congress Cos. commence construction work on phase 1 of Golden Pond renovation: project team includes Khalsa Design, Wayne Griffin Electric, Covenant Fire and Tarr Demo**

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The Congress Companies has commenced on phase 1 of a two-phased renovation and addition project at Golden Pond, an assisted living residence.

Last fall, Congress was selected by their repeat client, Golden Pond Resident Care Corp., owned by Larry Kunst and Kerry Kunst, to provide construction management services for the Golden Pond renovation and addition. Over 80% of Congress' business is a result of repeat clients and referrals.

The Congress Cos. served as the builder for the existing 64,500 s/f Golden Pond facility, which was the first assisted living facility constructed under the HUD 232 Program in Mass. The Golden Pond project also marks a repeat partnership between The Congress Cos. and East Boston Savings Bank, the construction lender.

Phase 1 of the construction work began on August 1 at the facility, with completion scheduled for November 1. This phase's construction is focused on the facility renovation, which will result in seven additional assisted living units in the existing building. All of renovations will be completed without disruption to the residents of Golden Pond.

The Golden Pond renovation and addition were designed by Khalsa Design Inc. Major subcontractors involved in the project include Wayne Griffin Electric, Superior Plumbing, Alternative Creative Energy & HVAC, Inc., KG Jordan Site Work, Covenant Fire Protection, Upper Valley Drywall, and Tarr Demolition.

Upon the completion of phase 1, phase 2 of the Golden Pond project will commence, which will result in a new, three-story addition of 36,000 s/f consisting of 41 assisted living beds and 30 residential units. The assisted living units will feature high-end kitchens with granite countertops, generous living and bedroom spaces, and Golden Pond's signature Concierge personalized service package. Additionally, the main mechanical, electrical, HVAC, plumbing, and laundry plants will be renovated and engineered to meet the requirements of all new units and future expansions.

A future phase 3 for the Golden Pond facility has been master planned and is projected to include 64 assisted living beds in a 33,000 s/f building.

Golden Pond Assisted Living Residence offers affordable assisted living options, including traditional assisted living and two secure living units for memory impaired residents and behavior care residents.

The Congress Cos., with over 60 years of building experience, are construction managers, general contractors and developers specializing in the construction of assisted living residences, nursing homes and other senior care facilities. Headquartered in Peabody, Mass., and with offices in Lake Success, N.Y., The Congress Cos. serve clients in New England, New York, New Jersey and beyond.

