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Integrated Builders completes new 190,000 s/f \$10.5 million corporate headquarters for Enterasys

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Integrated Builders has completed the new corporate headquarters for Enterasys, a global networking and security solutions provider, at 9 Northeast Blvd. The company has moved from its former corporate headquarters at 50 Minuteman Dr. in Andover, Mass. to expand their operation, of 500 employees into Salem, in December, 2012.

Integrated Builders began the renovations in May for the 190,000 s/f, \$10.5 million interior fit-up designed by Mangel Architects of Harvard, Mass. Enterasys new headquarters includes 140,000 s/f of office space, and 30,000 s/f of electronic laboratory and warehouse. In addition, Integrated Builders also completed the contracted work of building owner Equity Industrial Partners to make upgrades to the main entrance of the building, entry points, and the new EIFS façade. Site improvements also included new parking adjacent to the building, landscaping and hardscape to the base building, a \$3.4 million project. Equity Industrial Partners was also responsible for awarding the contract to Integrated Builders for the Enterasys project. Enterasys is the fourth new tenant in the 660,000 s/f building that Equity Industrial Partners has built. Integrated Builders has been the construction manager on all four projects.

Coordination was a key factor very early in the project; just fewer than one hundred floor boxes had to be cut into the slab on grade for cubicles, AV, and conference room tables. The project team had to lock in the floor plan and cubical layout in the first weeks of the project, well before the owner had their vendors onboard. Jim Leiter, project superintendent, coordinated the owner's AV and furniture package with all other construction activities. This tight coordination resulted in zero misses, all of the cubicles and furniture aligned eight months later when the product was delivered.

The interior construction was broken down into six quadrants of approximately 31,600 s/f each to be completed in a clock wise progression through the new Enterasys space. As the project entered the final two months they had final cleaning to the left of the main entry in quadrant one, while taping and sanding was completed in quadrant 6. Integrated Builders also created a new courtyard to bring natural light into the one time manufacturing building.

Enterasys Networks is a global provider of wired and wireless network infrastructure and security solutions. Their solutions involve a combination of automation, visibility and control capabilities. Enterasys provides a broad range of enterprise networking and security solutions by technology and industry.

Integrated Builders, entering their 21st year, provides clients with general contracting and construction management services. The firm has served corporations, developers, property managers, retailers, healthcare providers, and private institutions across New England. Addressing client needs "from a client's point of view" enables Integrated Builders to offer the highest quality service.

"Integrated has been a great partner throughout our entire project at 9 Northeastern Blvd. The end result of their work is a beautiful new corporate headquarters for Enterasys that all of our employees will be proud of," said Dan Petlon, CIO, Enterasys.

Project team includes:

Construction Manager: Integrated Builders

Architect: Mangel Architects

MEP Engineer: Wozny/Barber & Associates

Sitework: The Superior Corporation

Drywall & Framing: Metro Walls

Exterior Metal Panel: Exterior Design Inc.

Fire Protection: Hampshire Fire Protection

HVAC: Tech Mechanical

Electric: Longchamps Electric, Inc.

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