



nerej

Carr Enterprises has multiple academic, healthcare and recreational const. management projects along Rte. 128

May 15, 2008 - Construction Design & Engineering

The last couple of years have been busy for Carr Enterprises with construction management projects along Rte. 128 that include projects in the academic, healthcare, and recreational sectors of the market.

In the academic sector, Carr was selected as Meadowbrook's construction manager for their new 32,000 s/f, \$7.6 million MacDowell Center. Designed by Smits Associates, this building is now serving multiple purposes to prepare Meadowbrook for the future. It provides a larger dining area and kitchen to better accommodate their student body. The new building will also improve and expand the space for the schools after school program, and it will provide state-of-the-art innovation and technology classrooms, as well as a new home for the performing arts program (choral, instrumental, drama and dance).

Carr's healthcare work includes multiple construction management projects for New England Rehabilitation Hospital in Woburn, and at Braintree Rehabilitation Hospital in Braintree. The work at New England Rehabilitation Hospital began in October of 2006, when healthcare services company Five Star Quality Care, Inc. announced that they would begin operating the hospitals in Woburn and Braintree. With both hospitals in need of major renovations, Five Star and Levi + Wong Design Associates contacted Carr Enterprises for preconstruction services for Woburn which initially included budgeting for a new transformer and electrical service, entrance site improvements, a new main entrance for visitors and staff, as well as interior renovation work. Carr completed these projects late last year, and is currently working on renovations to the hospital's 2 North Patient Wing as well as providing additional preconstruction services for more work in Woburn, and in Braintree. Carr's work in Braintree to date has included courtyard renovations, as well as fireproofing upgrades.

In 2004, the company was selected as construction manager by Pine Brook Country Club in Weston, for a \$480,000 renovation of their existing locker rooms. Obviously pleased with the results, and with plans for more major construction, Pine Brook once again chose Carr as their construction manager for their new \$1.6 million cart storage building which was completed in the early summer of 2006.

Carr's role as construction manager for the Pine Brook projects was typical of most of their construction management type of contracts. Preconstruction services included the plan review, meetings, estimates, and the value engineering required to arrive at the Guaranteed Maximum Price (GMP). Not only did the GMP include the construction of the new cart building, but it also included renovations to the existing fitness center (including a new standing seam metal roof), along with a major sitework package.

The cart building was completed on time and within budget, and not to long after that, Carr was

once again asked to provide preconstruction services to Pine Brook for the construction of a new turf building, with a GMP target of \$2.2 million. This project went ahead in early 2007, and was completed later on that year.

New England Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540