



CELEBRATING
55 YEARS

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Callahan and LCB celebrates dedication of Penniman Hill project

July 05, 2019 - Owners Developers & Managers

Shown (from left) are: Lowrenzo Alexander, assistant superintendent, Callahan; David Morrow, project executive, Callahan; Bill Baptista, superintendent, Callahan; Ed San Clemente, vice president of property development, LCB Senior Living; Anthony Vivirito, senior project manager, TAT Architects, Inc.; and Wayne Foley, project manager, Callahan.

Hingham, MA Callahan Construction Managers has celebrated the construction of The Residence at Penniman Hill, a new assisted living community, with a dedication ceremony on June 13th. The development is owned and operated by LCB Senior Living, LLC, which operates throughout New England and down the eastern seaboard, and The Architectural Team, Inc. (TAT) is the architecture and interior design firm.

The Residence at Penniman Hill will offer 90 independent, assisted, and memory care living apartments for local seniors. The 90,000 s/f, three-story building will include studio, one and two-bedroom units. It will also offer a variety of amenities, including an arts and engagement spaces, beauty salon, café and bistro, exterior planting areas and walking gardens. The property is located near Derby Street Shoppes, which also provides access to shops and restaurants for residents and guests.

“We are very excited by the progress being made at The Residence at Penniman Hill,” said LCB CEO Michael Stoller. “Our leasing efforts are progressing very well, and we’re looking forward to bringing this beautiful new community to the area’s seniors.”

A variety of unique construction elements are being implemented on the project. The building foundation is not typically used in residential construction, as the team was required to account for atypical geotechnical conditions. Instead, a geopier system has been incorporated, which transfers the load of foundation footing into reinforced, aggregate piers. Construction also includes the use of light gauge structural steel, instead of traditional wood-frame construction.

“Over the past decade TAT has developed a collaborative relationship with Callahan and we involve them early on so nothing is missed in our planning,” said Anthony Vivirito, senior project manager at The Architectural Team. “Given the unique architectural design required at The Residence at Penniman Hill, communication and collaboration during preconstruction and execution was and is still crucial.”

Two distinct resident areas exist on the property: The first floor of the development will house residents with memory impairments and it will also include common areas and dining spaces. The second and third floors will consist of assisted living residents as well as additional common areas, dining space and a commercial kitchen.

“LCB, TAT and Callahan have a longstanding relationship and commitment to providing high-quality, assisted living communities throughout New England,” stated Steve Callahan, vice president of business development at Callahan Construction Managers. “As a family-owned company, we appreciate and value these collaborations and the opportunity to continue to work on projects together.”

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