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Callahan Const. Mgrs. completes The Residence at Penniman Hill

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Hingham, MA Callahan Construction Managers has completed The Residence at Penniman Hill, a new assisted living community. The development is owned and operated by LCB Senior Living, LLC, which operates throughout New England. The Architectural Team, Inc. (TAT) served as the design firm. This is Callahan's fourth project with LCB Senior Living.

The Residence at Penniman Hill offers 90 assisted living and memory care living apartments for local seniors. The 90,000 s/f, three-story building includes studio, one, and two-bedroom units. It also offers a variety of amenities, including an activity room, beauty salon, café and bistro, exterior planting areas and a memory garden. The property is located around the corner from the Derby Street Shoppes which also provides convenient access to shops and restaurants for residents and guests.

"The Residence at Penniman Hill is the fourth project completed by Callahan Construction Managers for LCB Senior Living," said Ed SanClemente, vice president of development at LCB Senior Living. "We appreciate the company's team-oriented approach and management of each project. Whenever there have been issues over the course of a job, the approach is one of working together to find the solution that is for the best interest of the success of the project."

A variety of unique construction elements were used on the project. The buildings' foundation was not typically used in residential construction, as the team was required to account for the soil on-site. Instead, a geopier system was incorporated, which transferred the load of foundation footing into reinforced piers. Construction also included the use of light gauge structural steel, instead of traditional wood-frame construction.

"TAT's design harmonizes with the scale and character of historic Hingham with shingled siding, a series of repeated gambrel and pitched roof elements, double-hung windows, and a copper-clad cupola reinforcing an expressive New England coastal vernacular style," said Anthony Vivirito, senior project manager at TAT. "The interiors program emphasizes movement, access to light and air, and features a comprehensive local artist installation, sophisticated furnishings, and plenty of outdoor activity spaces for gathering."

Two distinct resident areas exist on the property: The first floor of the development houses residents

with memory impairments and it also includes common areas and dining spaces. The second and third floors 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,” says Steve Callahan, vice president of business development at Callahan. “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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