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Project of the Month: MBI lab incubator space completed by Timberline Construction will support Worcester's life science cluster

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Worcester, MA Massachusetts Biomedical Initiatives (MBI), a non-profit organization dedicated to advancing the life sciences and biotechnology industries, has just opened their new incubator space. Timberline Construction Corp. (Timberline) is pleased to have been the construction manager of this warehouse conversion project.

MBI is dedicated to fostering innovation in life sciences by providing space to start-ups and growing biomedical companies and supporting economic and workforce development throughout Central Mass. "Our venture backed companies are beginning the transition into clinical manufacturing and need small specialized suites for process development and to scale up manufacturing," said Jon Weaver, president and CEO of MBI. "Timberline and the team creatively reinvented warehouse space so we can now offer pilot scale manufacturing suites to emerging entrepreneurs and their life science small businesses."

Timberline worked alongside LeftField Project Management, Avid Engineers and Ci Design to transform warehouse space adjacent to MBI's original location. This conversion created 10 private BSL-2 lab spaces with adjoining offices. The individual spaces were designed and built with flexibility in mind, helping participating companies scale from concept to clinical trials.

The individual office space for each accompanying lab is located on the newly constructed mezzanine level connecting to the second floor of the existing building. Steel runs through the center of the warehouse space, supported by new columns and a helical pile/grade beam system.

To accommodate all lab functions, a new MEP/FP infrastructure was also installed.

“We are honored to have been a part of the vision and space that MBI has created to support all of the talent coming out of the local universities and companies in this regional cluster,” said Timberline’s president Steve Wassersug. “We pride ourselves on our exceptional work and we look forward to following all of the exceptional talent and discoveries that will be generated at this location.”

MBI Lab Project Team:

- Timberline Construction Corp. - Construction Manager
- Ci Design Inc. - Architect
- J.S. Mortimer, Inc. - HVAC
- Superior Contracting Services, LLC - Demolition
- Avid Engineers - MEP-FP Engineers
- QSR Steel Corp. - Steel