

# Bishop Gadsden Episcopal Retirement Community

## Charleston, SC

### Client

Bishop Gadsden Community

### Value

US\$6,480,000 — Commons Building Renovation  
 US\$12,007,325 — Assisted Living Facility Expansion/Renovation and Chapel  
 US\$6,376,519 — Healthcare Expansion  
 US\$5,900,000 — Initial Expansion

### Completion

2009 — Commons Building Renovation  
 2006 — Assisted Living Facility Expansion/Renovation and Chapel  
 2003 — Healthcare Expansion  
 1999 — Initial Expansion

### Assignment

General Contracting

### Architect

Cochran Stephenson & Donkervoet  
 Cummings & McCrady Inc.



Bovis Lend Lease has worked with Bishop Gadsden Community since 1996, completing numerous projects, most recently the Commons Building Renovation.

### Initial Expansion

The initial expansion to the community included:

- 159 independent living units, 286,038 square feet
- 50,395 square foot commons building including grand foyer/reception area, pool with skylight, kitchen/dining rooms, offices, chapel/multi-purpose room and physical therapy/fitness/crafts
- 56 detached, single-family homes ranging from 2,517 square feet to 2,920 square feet
- 20 additional Alzheimer's nursing units

Site preparation included the protection of "grand trees", relocating an open ditch, installation of a 103-foot by 73-foot elliptical drain system, grubbing, surcharging the building pads, creation of two ponds, and extensive landscaping.

### Commons Building Renovation

The 133,943 square foot renovation includes:

- Renovation/expansion of existing café
- Fit out of the second floor for rehabilitation services, salon, arts & crafts, and gentlemen's lounge

- Construction/renovation for private dining, card rooms and pre-function space
- Construction/renovation for a new pub
- Renovation of the dining facilities, common areas and corridors, and kitchen and dish wash areas

### Assisted Living Facility Expansion/Renovation

The 66,400 square foot expansion/renovation included the demolition of two, single-story structures, replaced with one, two-story structure containing one- and two bedroom, assisted living residences, and the renovation of the skilled nursing dining facilities and construction of additional Alzheimer's dining space and food preparation area.

A new chapel was also constructed and the existing chapel was converted into a new library, living room and reception area including a porte-cochere and entryway.

### Healthcare Expansion

The Healthcare expansion involved the addition of 13 patient rooms, upscale dining facilities, fitness room, clinic and activities area.

The project included the demolition of existing dining facilities and construction of a new structure tying together the skilled nursing, assisted living and independent living facilities.