

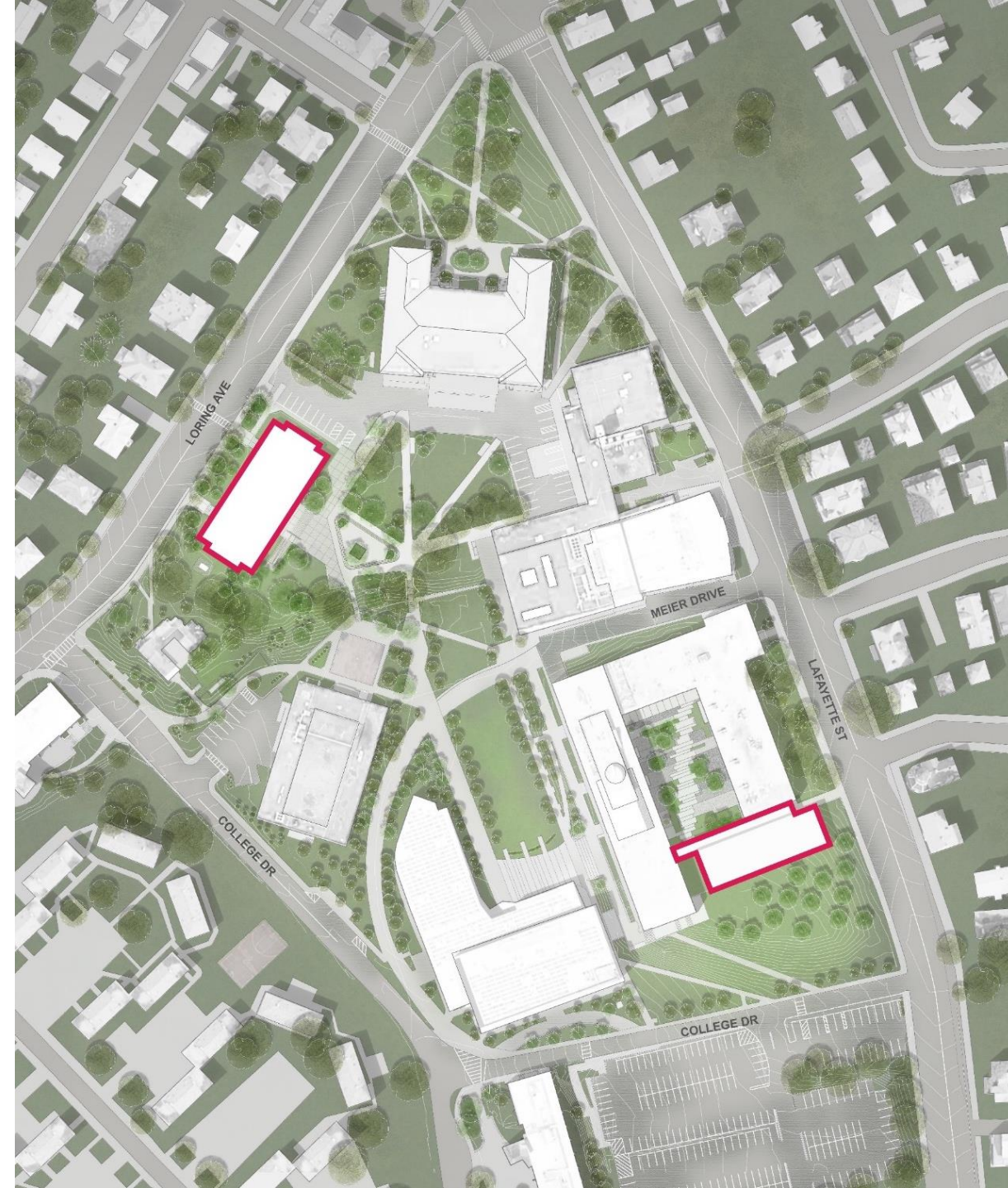
**DCAMM | SALEM STATE UNIVERSITY: SSA2202 & SSA2301
SSU BOLD - MODERNIZATION OF SCIENCE LABS AND HEALTH SCIENCE
SSU DECARBONIZATION PROJECT**

Campus Community Meeting – March 24, 2025



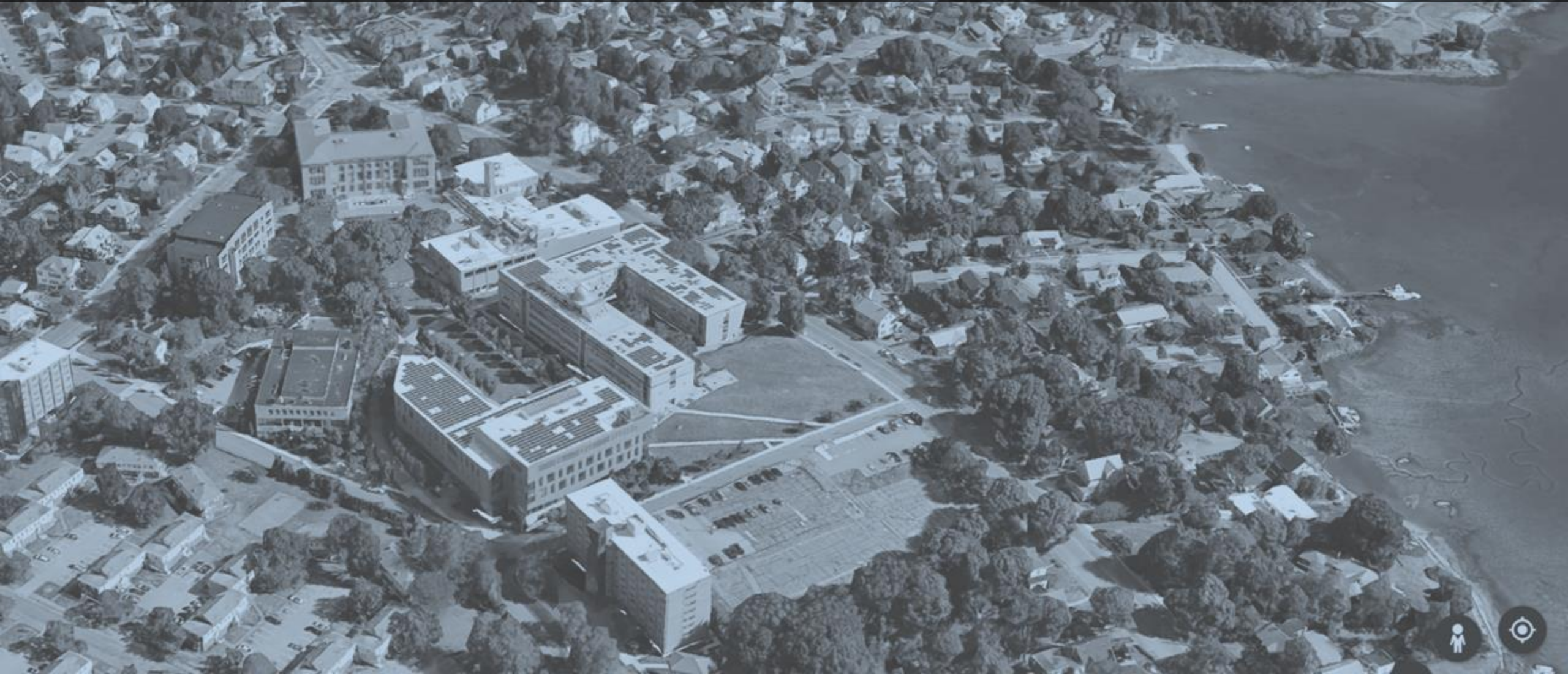
MEETING AGENDA

- **Opening Statements**
 - Welcome from President John Keenan
 - Project Team Introductions
- **Design Review**
 - Overview
 - Horace Mann
 - Meier Hall Addition
 - Decarbonization Loop
- **Schedule and Logistics**
 - Schedule
 - Logistics
 - Horace Mann
 - Meier Hall Addition
 - Decarbonization
- **Question and Answer Session**



PROJECT TEAM INTRODUCTIONS

DCAMM



PROJECT TEAM MEMBERS

DCAMM TEAM

Commissioner, Division of Capital Asset Management and Maintenance	Adam Baacke
Deputy Commissioner, Office of Design and Construction	Jayson Mitchell
Director, Office of Design and Construction	Fabrizio Caruso
Project Manager, Office of Design and Construction	Catherine Walsh
Construction Coordinator, Office of Design and Construction	John D'Alelio
Deputy Commissioner, Office of Planning	Peter Brigham
Deputy Director, Office of Planning	Sarah Felton
Sr. Project Manager, Office of Planning	Gail Rosenber
Deputy Commissioner, Office of Facilities Management & Decarbonization	Elizabeth Isenstein
Director, Office of Facilities Management & Decarbonization	Krista Lillis
Energy Project Manager, Office of Facilities Management & Decarbonization	Frederick Mitchell
Sr. Program Manager, Office of Planning	Christopher Becker

PAYETTE CORE TEAM

Principal	Peter Vieira
Associate Principal	Ron Blanchard
Senior Associate	Dane Clark
Associate	Jessica Jorge
Designer	Chi Chi Ogbu
Designer	Yuyi Shen

GILBANE CORE TEAM

Principal	Justin MacEachern
Sr. Project Executive	Tripp McElroy
Project Executive	Kevin Jones
Sr. General Superintendent	Sam Nehamkin
Engineering Manager	Lyle Reed
RW Sullivan, Principal	John Tan

SALEM STATE – EXECUTIVE COMMITTEE

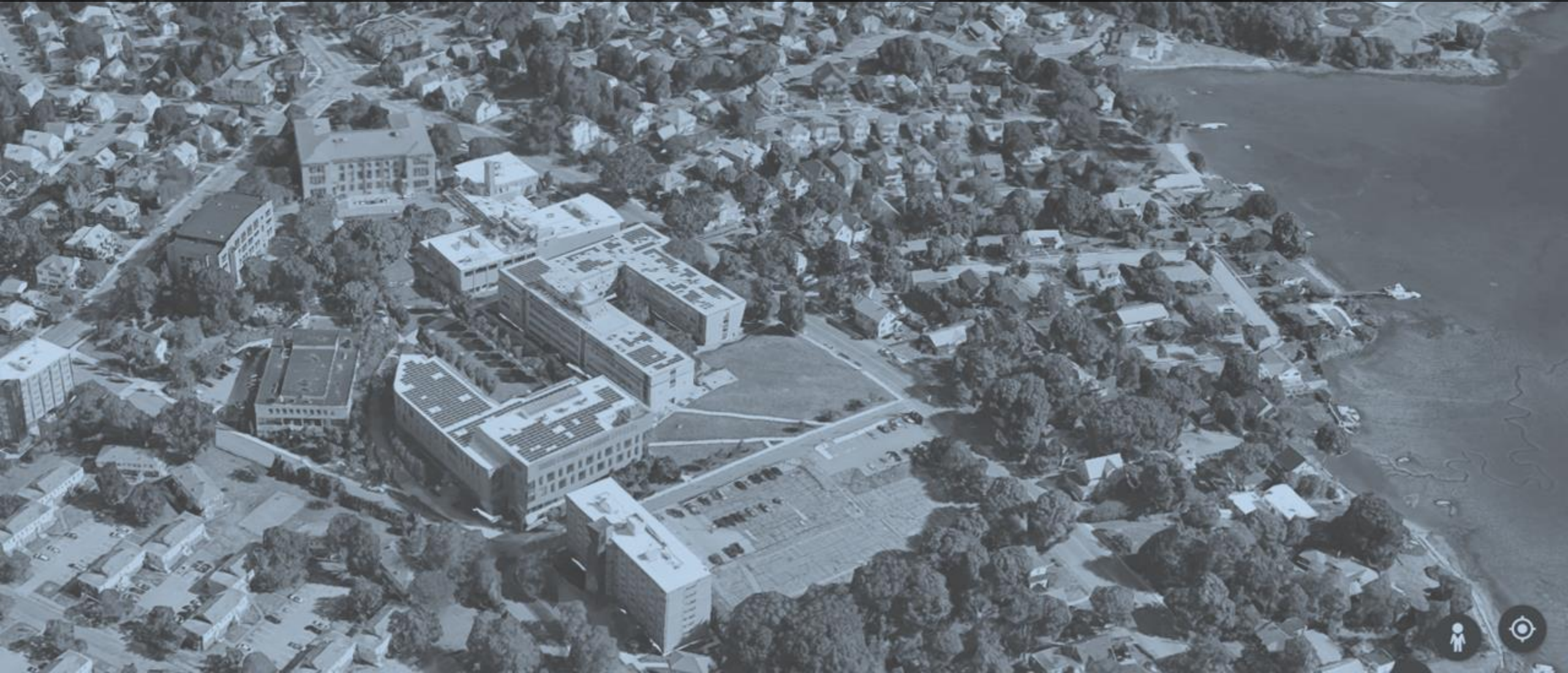
President	John Keenan
VP, Finance and Facilities/CFO	Karen House
Dean, College of Health and Human Services	Sami Ansari
Former VP, Student Success	Nate Bryant
AVP, Marketing and Communications	Corey Cronin
Former AVP, Capital Planning and Facilities	Dick Goulet
Provost and Academic Vice President	David Silva
Former Interim Dean, College of Arts and Sciences	Brian Travers
Sr. Director, Ext. Relations & Strategic Initiatives	Adria Duijvesteijn
VP, Student Success	Bonnie Galinski
AVP, Capital Planning and Facilities	Luigi Marcone
Dean, College of Arts and Sciences	Brian Vanden Heuvel

SALEM STATE – WORKING GROUP

Director of Center for Teaching Innovation	Eliza Bobek
Former Chair of Nursing	Joanne Carlson
Chair, Chemistry and Physics	Changqing Chen
Senior Director, External Relations	Adria Duijvesteijn
Chair, Health and Human Services	Amy Everitt
Associate Dean of the School of Nursing	Linda Frontiero
Former Director of Public Relations	Nicole Giambusso
Sr. Associate Director of Academic Services	Gina Giarrusso
Former AVP, Capital Planning and Facilities	Dick Goulet
Director of Networking Services	Brian Helman
Former Chair, Geological Sciences	Brad Hubeny
Former Acting Chair, Occupational Therapy	Jean MacLachlan
Director of Data Analytics,	Oliver McArdle
Former Chair, Biology	David Mercer
University Registrar	Megan Miller
Former Chair, Criminal Justice	Jennifer Robinson
AVP, Marketing and Communications	Corey Cronin
Chair, Criminal Justice	Gina Curcio Centeno
Chair, Biology	Ryan Fisher
Chair, Nursing	Marion Frost
Chair, Geological Sciences	Sara Mana
AVP, Capital Planning and Facilities	Luigi Marcone
Chair, Occupational Therapy	Jeramie Silveira

DESIGN REVIEW

PAYETTE & RW SULLIVAN ENGINEERING



Horace Mann Renovation

45,500 GSF

Classrooms + Teaching Labs + Support + Offices

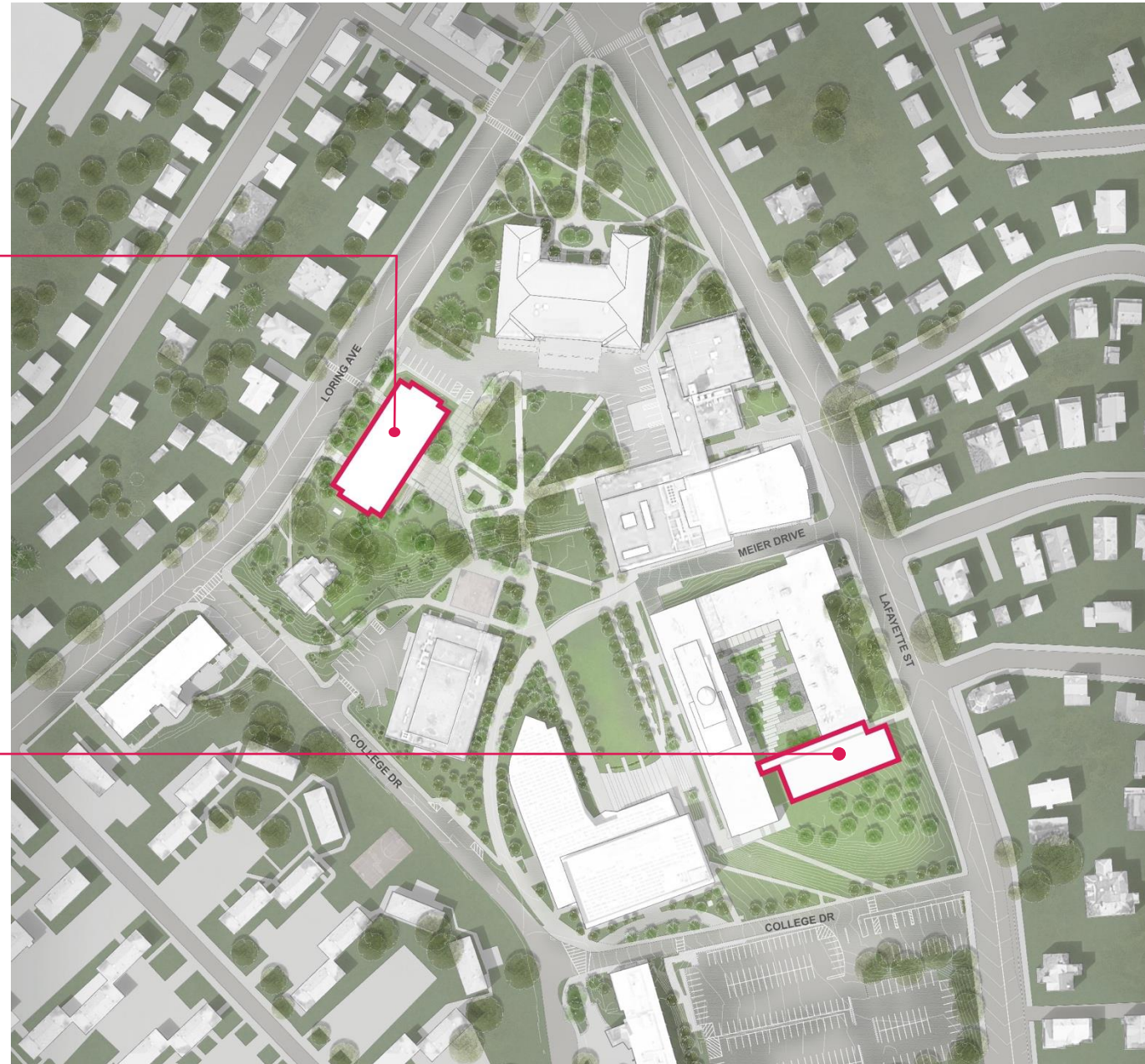
Criminal Justice
Healthcare Studies
Nursing
Occupational Therapy

Meier Hall Addition

22,000 GSF

Teaching Labs + Support

Chemistry/Organic Chemistry
Biology
Geological Sciences



HORACE MANN | Overview



HORACE MANN
EXTERIOR (HISTORIC)



HORACE MANN
INTERIOR (HISTORIC)
PHOTO FROM SULLIVAN
BUILDING



HORACE MANN
EXTERIOR (PRESENT)



HORACE MANN
INTERIOR (PRESENT)

HORACE MANN | Design

7 Flexible Classrooms, & Computer Classrooms

5 Office Suites

2 Bedside Skills & 1 OT Skills

2 Nursing Sim. Suites

5 Student Hubs

Corridor

Stairs & Elevator



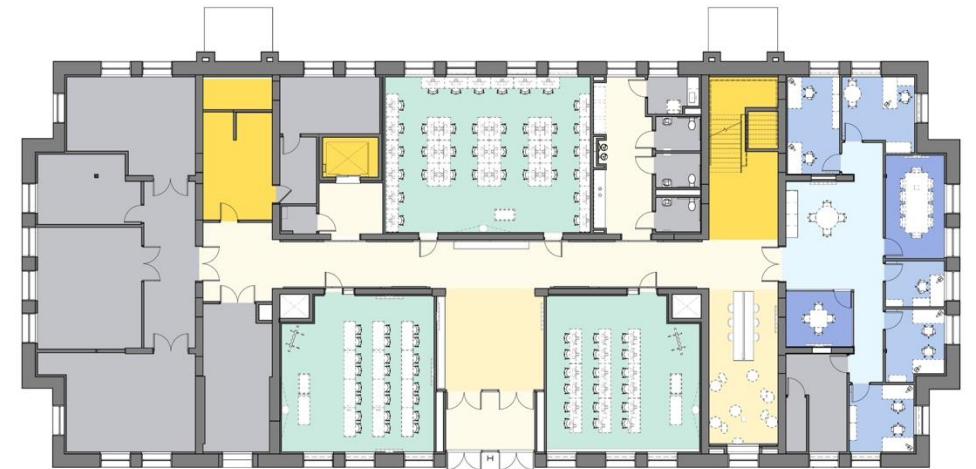
LEVEL 4



LEVEL 3



LEVEL 2



LEVEL 1



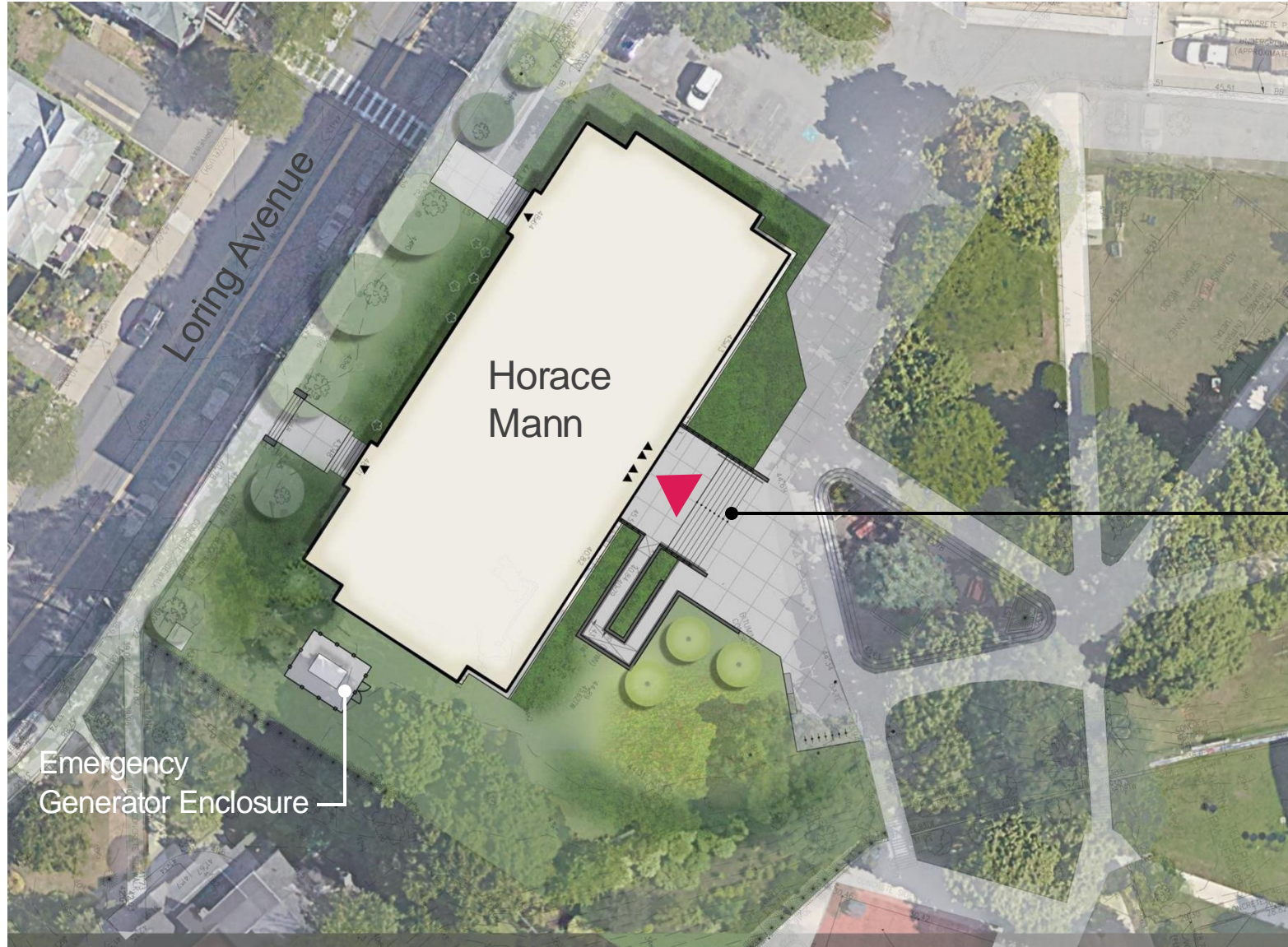


Proposed Nursing Skills Rendering



Proposed Classroom Rendering

HORACE MANN | Site



New Main Entry with Ramp

0' 30' 60'

HORACE MANN | Overview



Campus Side Existing Building

Horace Mann | Overview



Campus Side Proposed Rendering

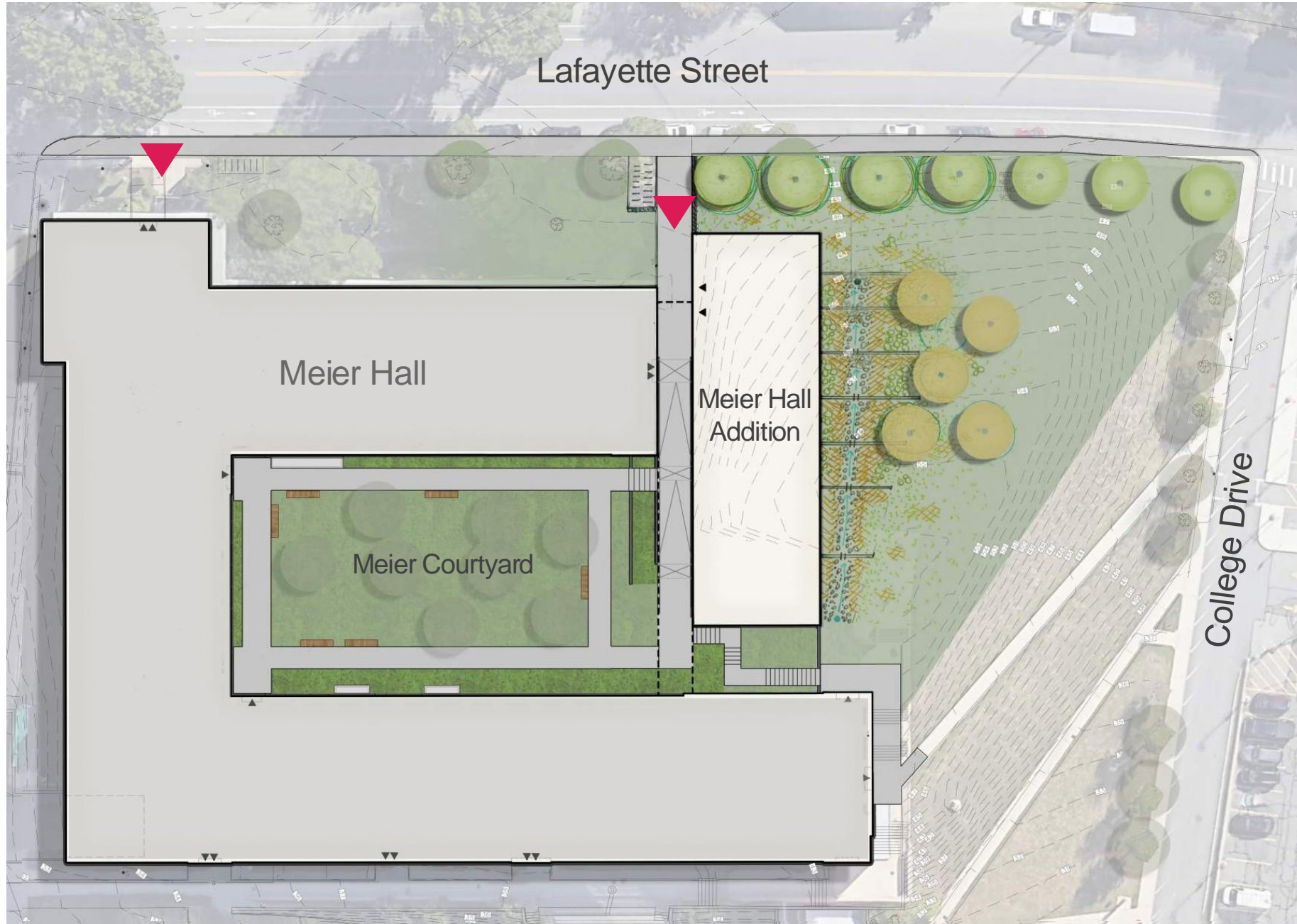
MEIER HALL ADDITION | Site



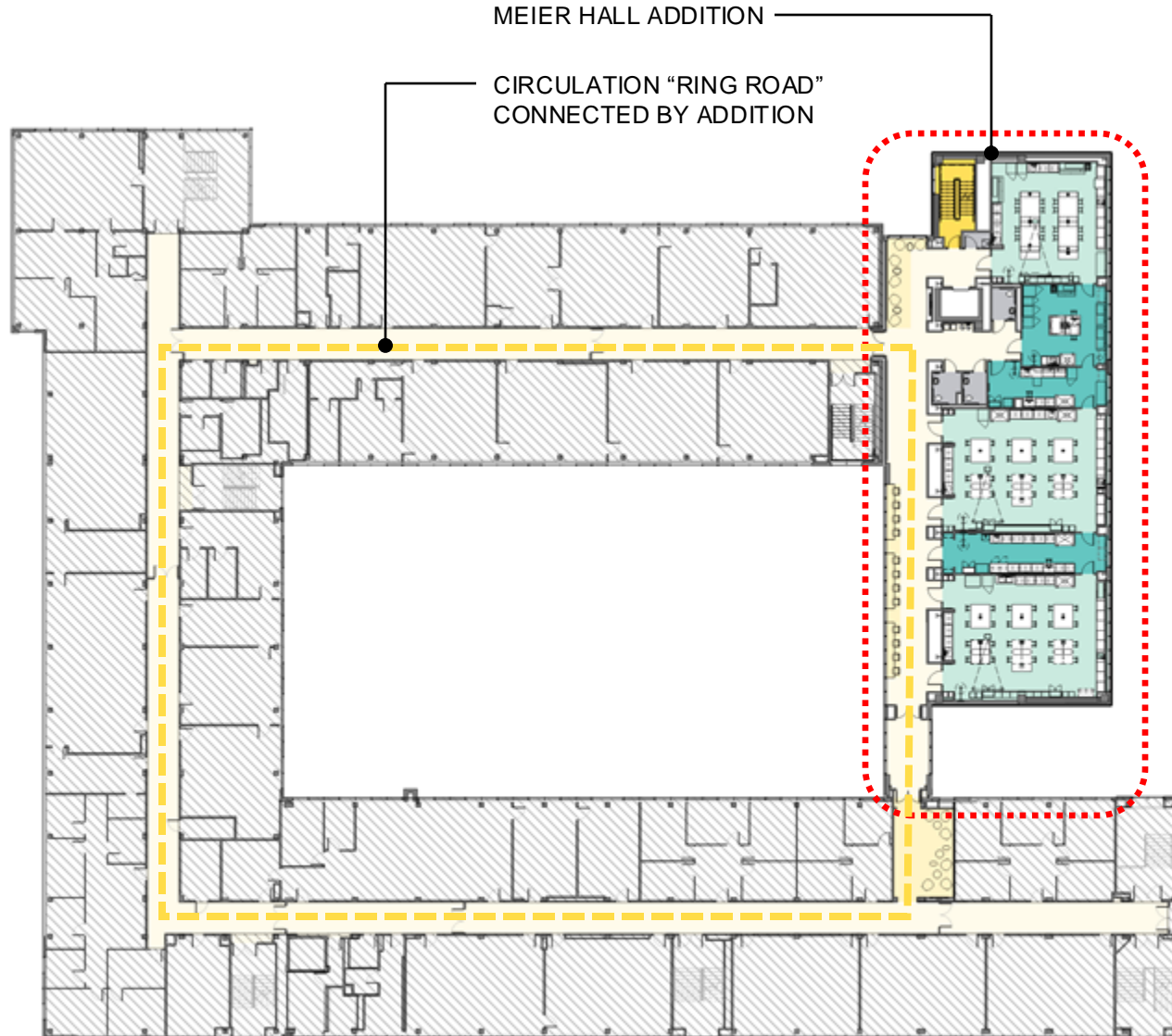
MEIER HALL ADDITION | Site



MEIER HALL ADDITION | Proposed Landscape



MEIER HALL ADDITION | Design



Proposed Corridor



MEIER HALL ADDITION | Design

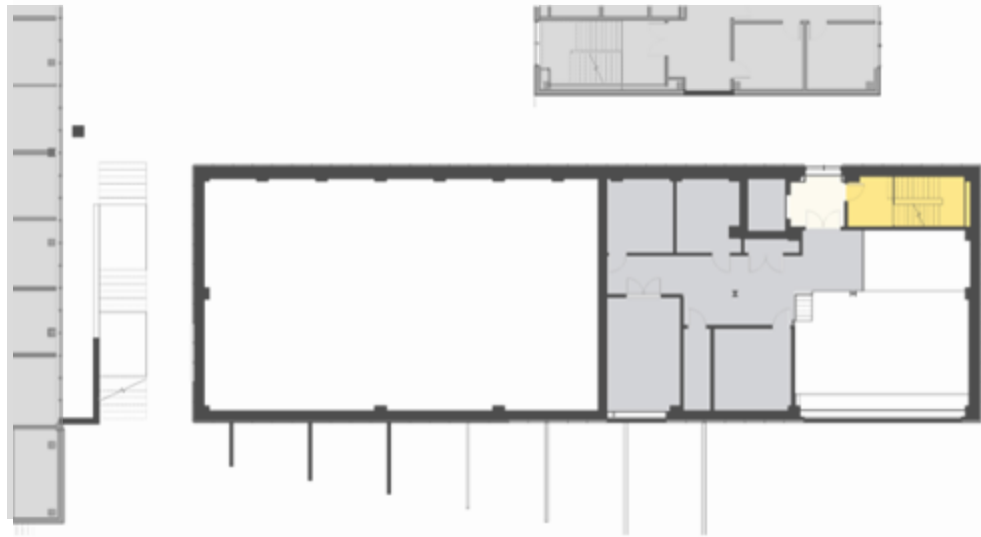
- Teaching Labs
- Support
- Corridor
- Stair & Elevator



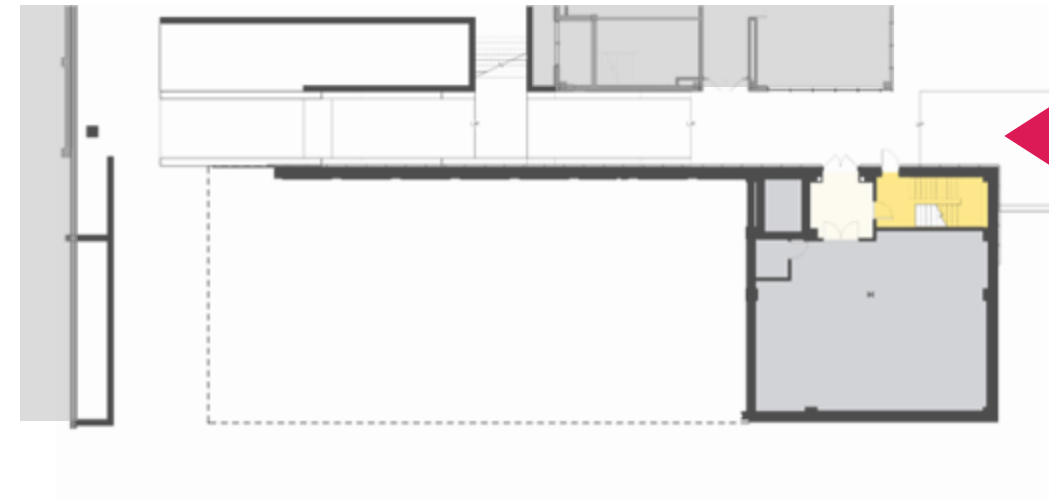
LEVEL 4 – Chemistry Teaching, Support and Shared Instrumentation



LEVEL 3 – Enviro & Biology Teaching and Support



LEVEL 2 – Unoccupied foundation space & Mechanical space



LEVEL 1 - Mechanical Space



MEIER HALL ADDITION | Design



Biology Teaching Lab

Proposed Teaching Lab Renderings



Organic Chemistry Teaching Lab

MEIER HALL ADDITION | Street Façade



MEIER HALL ADDITION

MEIER HALL

SOPHIA GORDON CENTER

ADMINISTRATION BUILDING



Proposed Lafayette Street Renderings

MEIER HALL ADDITION | Street Façade



MEIER HALL ADDITION

MEIER HALL

SOPHIA GORDON CENTER

ADMINISTRATION BUILDING



Proposed Lafayette Street Renderings

MEIER HALL ADDITION | Design



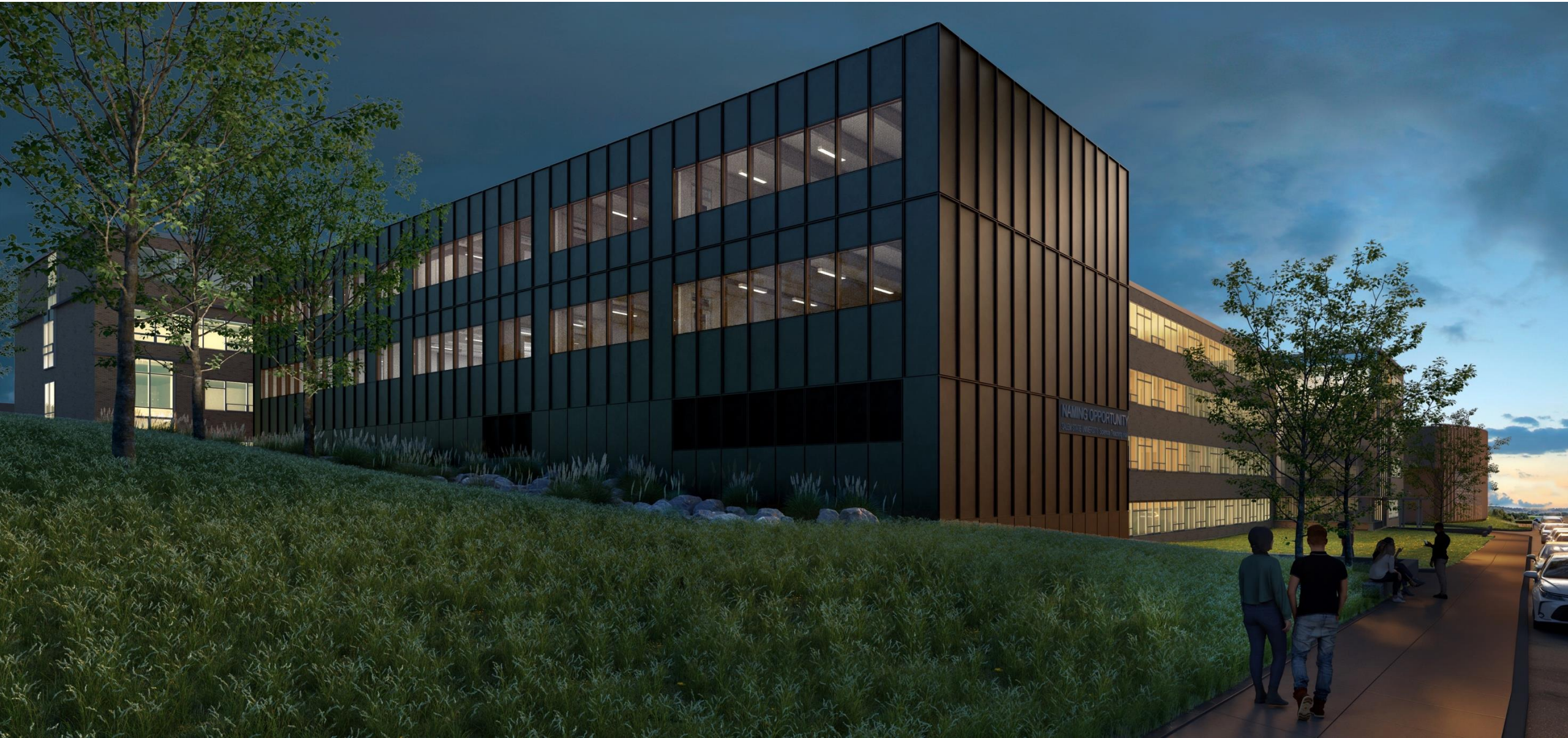
Proposed Courtyard Side Rendering

MEIER HALL ADDITION | Design



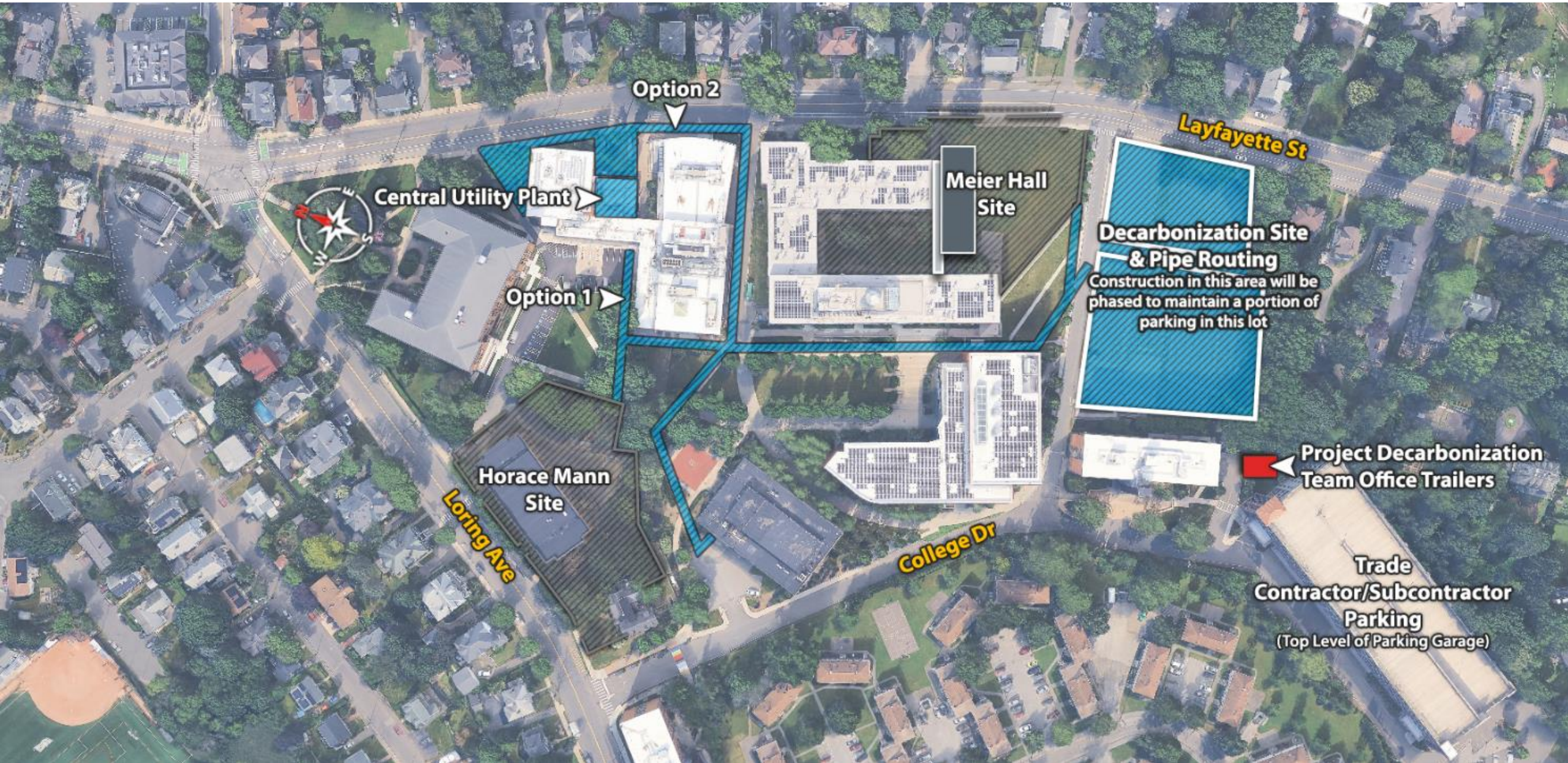
Proposed Lafayette Street Rendering

MEIER HALL ADDITION | Design

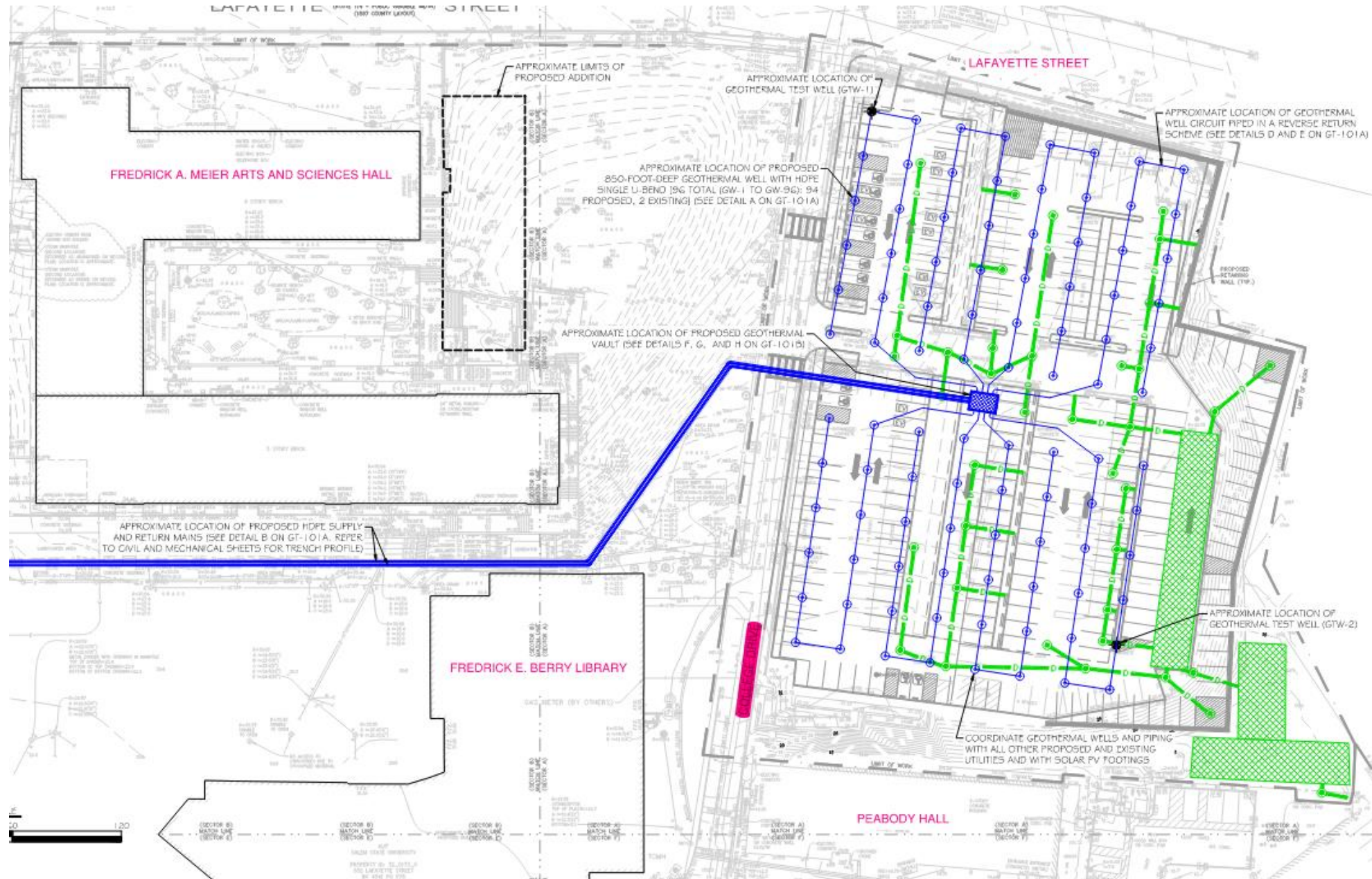


Proposed Lafayette Street Rendering

Decarbonization | Overview



Decarbonization | Geothermal Well Field



Decarbonization | Existing Central Utility Plant



Proposed Aerial View



Proposed Lafayette Street View

SCHEDULE, GENERAL WORK CONDITIONS & SITE LOGISTICS

Gilbane



Construction Manager | Project Level

- Gilbane Building Company is a local, family owned construction management firm.
- Gilbane has completed several successful projects with the City of Salem:
 - Renovations to the Collins & Saltonstall Schools.
 - Renovation to Salem High School
- Our team has extensive experience working on occupied campuses.
- Our team recognizes we are guests on campus and in the surrounding community and work to perform our work with respect and professionalism.



Saltonstall School Renovations

Anticipated Construction Schedule | Project Bold

Horace Mann Construction

- Mobilization to Site: Spring 2025
- Building Construction: Spring '25 – '27
- Building Commissioning: Spring 2027
- Demobilization from Site: Summer 2027
- **New Building Opening: Fall Semester 2027**



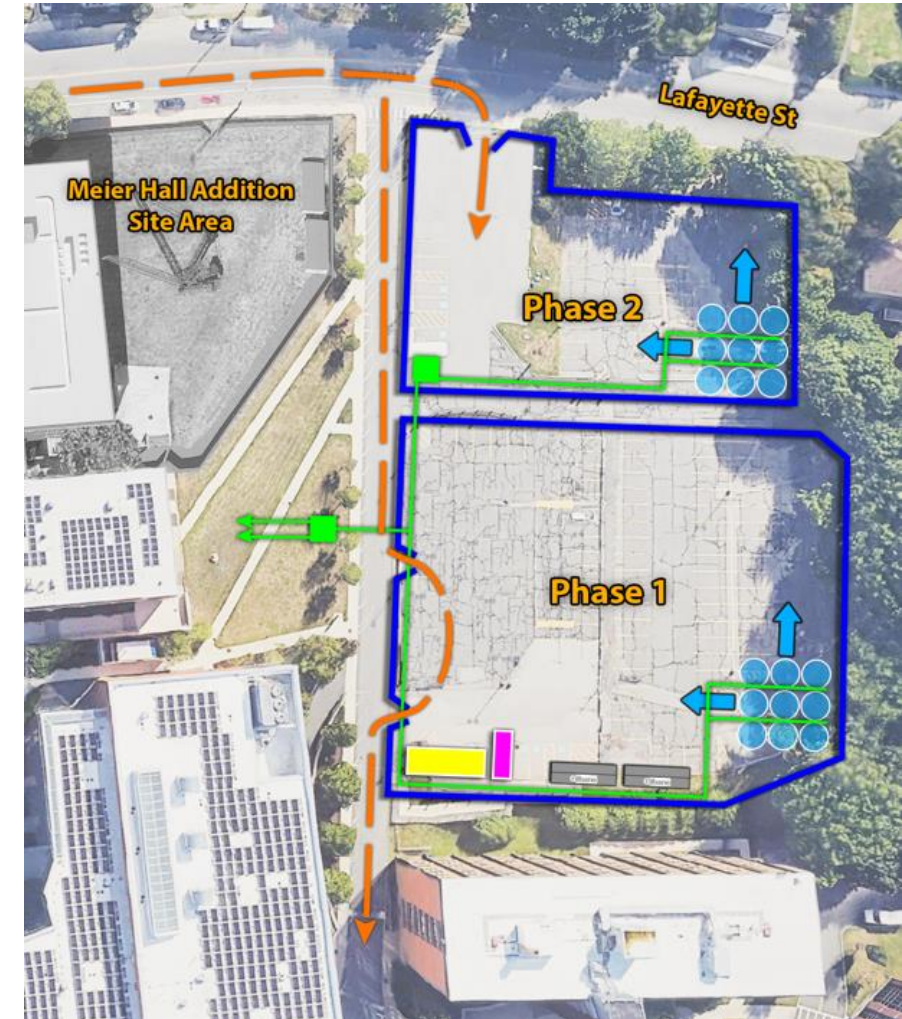
Meier Hall Construction

- Mobilization to Site: Summer 2025
- Ledge Removal: Summer 2025
- Building Construction: Summer '25 – Spring '27
- Building Commissioning: Spring 2027
- Demobilization from Site: Summer 2027
- **New Building Opening: Fall Semester 2027**



Decarbonization Construction

- Mobilization to Site: Summer 2025
- Phase 1-Well Drilling/Earthworks: Summer 2025
- Phase 2-Well Drilling/Earthworks: Spring 2026
- Utilities & Central Utility Plant Reno: Summer '25 – Spring '27
- System Commissioning: Spring 2027
- Demobilization from Site: Summer 2027



Hours of Work

- Monday – Friday, 7:00am to 5:00pm

General Mitigation Measures

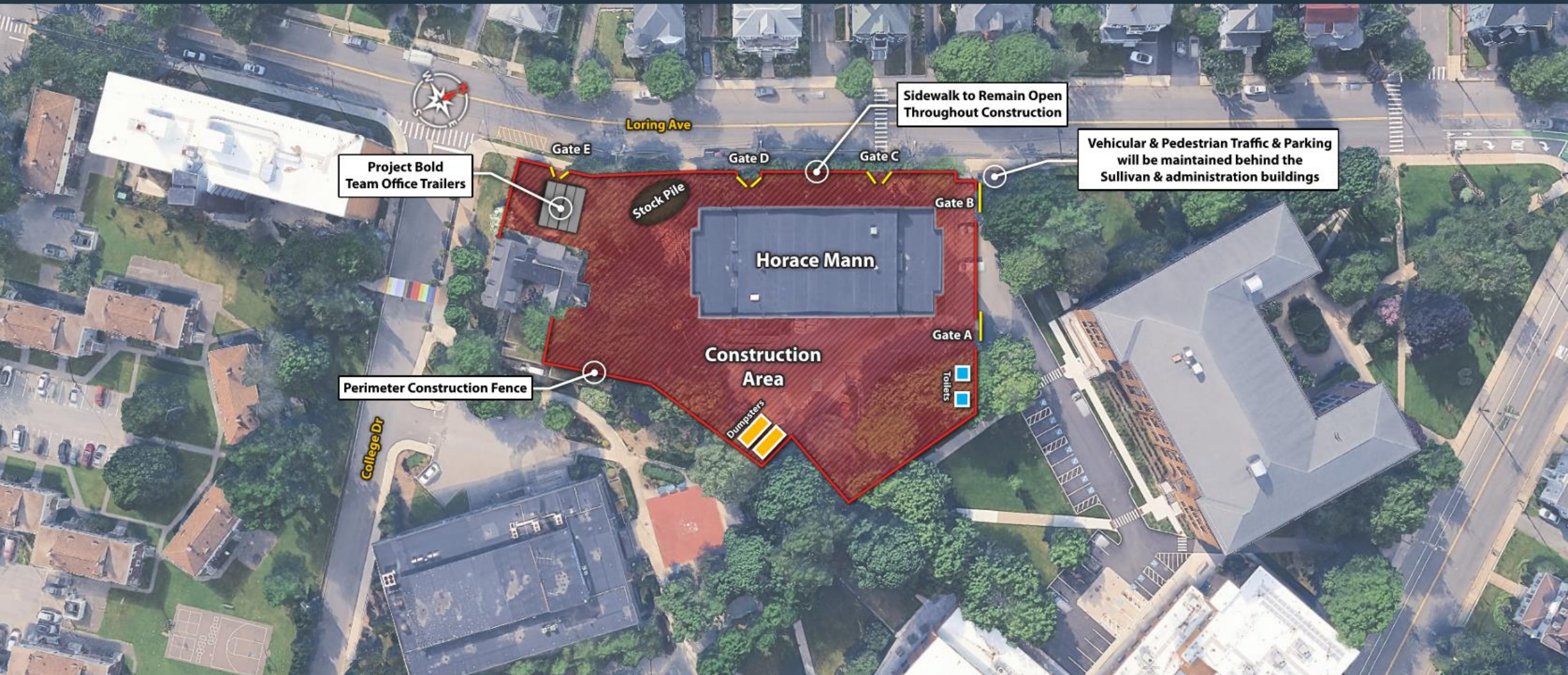
- Dust Control
- Noise & Vibration Controls
- Contractor Parking

Ledge Removal – Meier Hall Addition

- Process will follow Code of Massachusetts Regulations (CMR)
- Preblast inspections will be offered to properties within a 250 feet radius
- Seismograph equipment will be in place to monitor & record vibrations
- Blasting schedule will be shared regularly and in advance of work occurring



➔ Truck Delivery Route



Project Bold Team Office Trailers

Gate E

Gate D

Gate C

Gate B

Gate A

Perimeter Construction Fence

Stock Pile

Horace Mann

Construction Area

Dumpsters

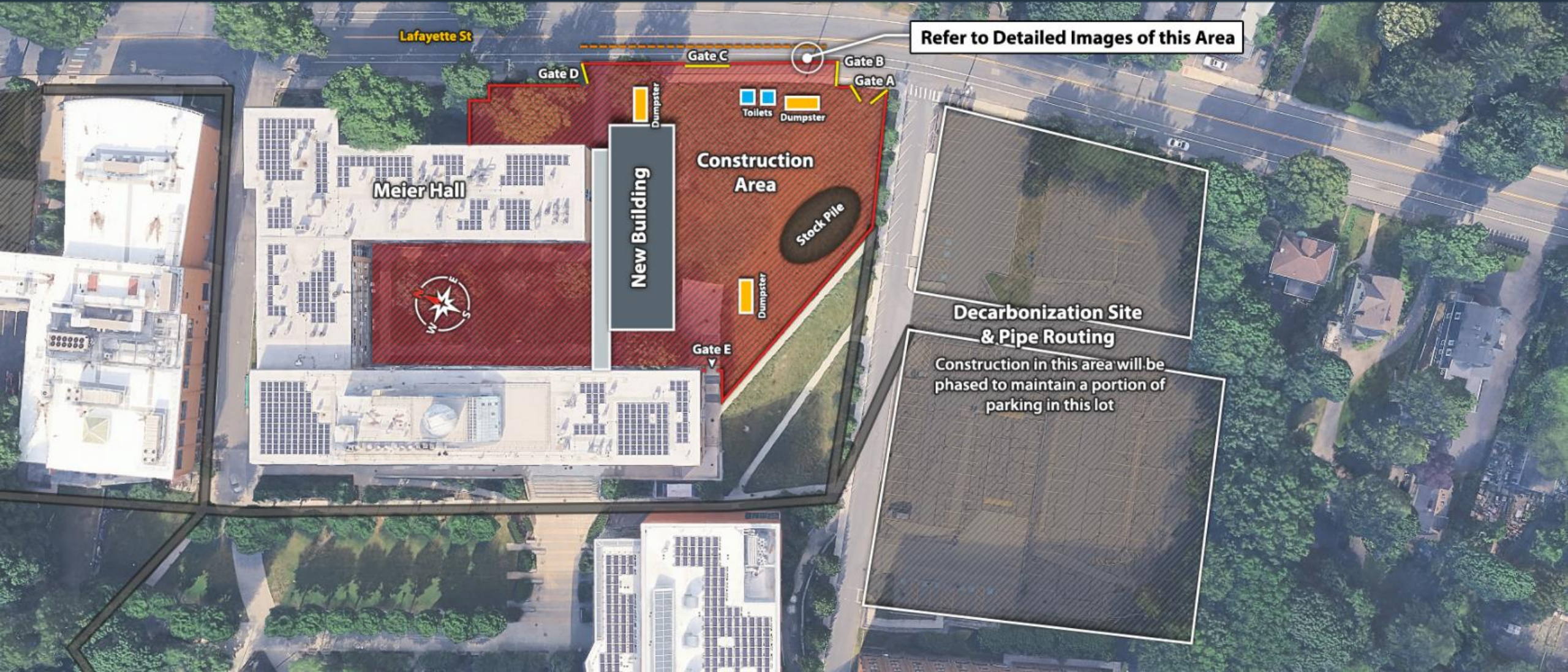
Toilets

Sidewalk to Remain Open Throughout Construction

Vehicular & Pedestrian Traffic & Parking will be maintained behind the Sullivan & administration buildings

Loring Ave

College Dr



Refer to Detailed Images of this Area

Meier Hall

New Building

Construction Area

Stock Pile

Decarbonization Site & Pipe Routing

Construction in this area will be phased to maintain a portion of parking in this lot

Lafayette St

Gate D

Gate C

Gate B

Gate A

Toilets

Dumpster

Dumpster

Dumpster

Gate E



Pedestrian & Cyclist Lane with Temporary Pavement Markings / Crosswalks

College Dr

Swing Gates

Construction Fence on Jersey Barriers

Sliding Gate

Swing Gate

New Meier Hall

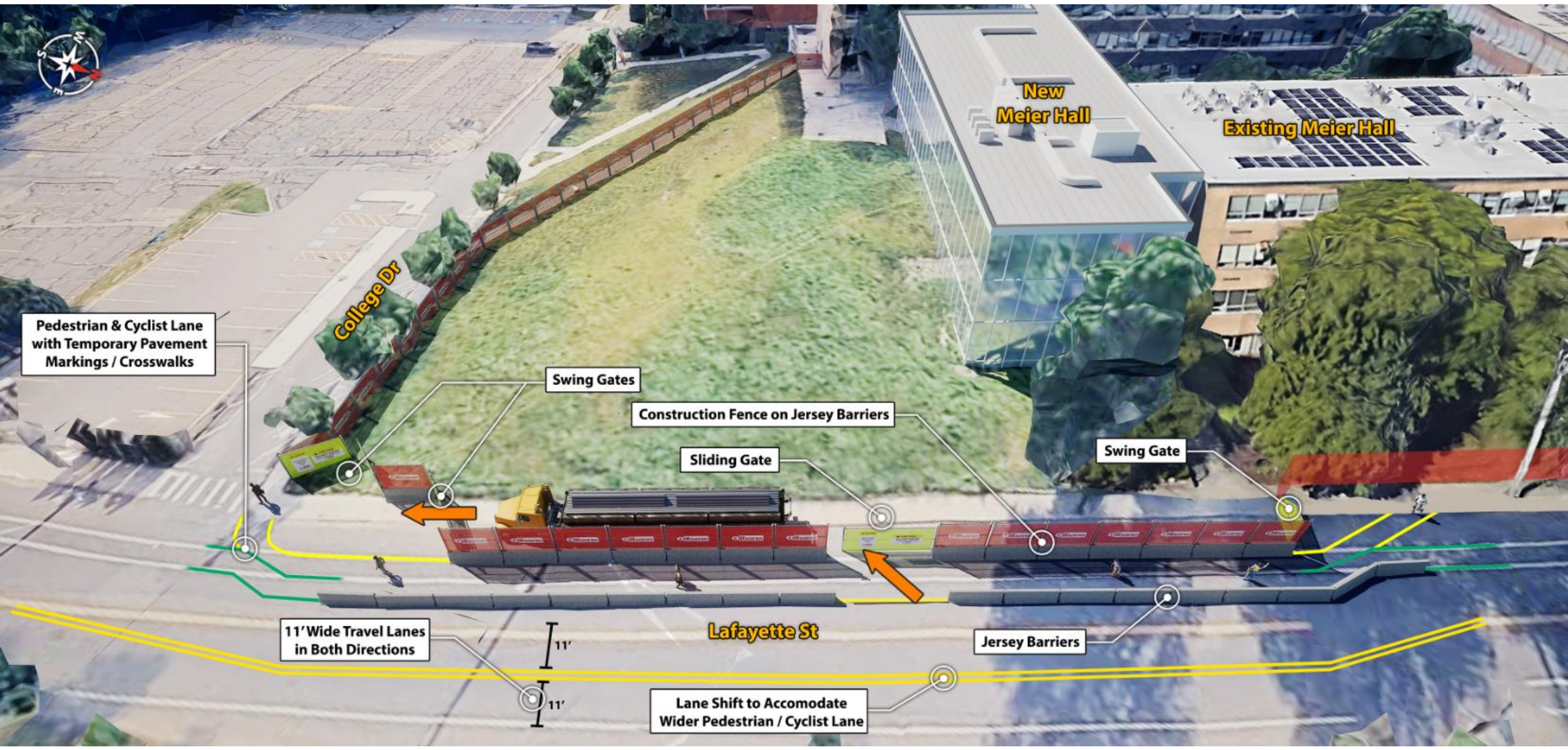
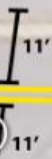
Existing Meier Hall

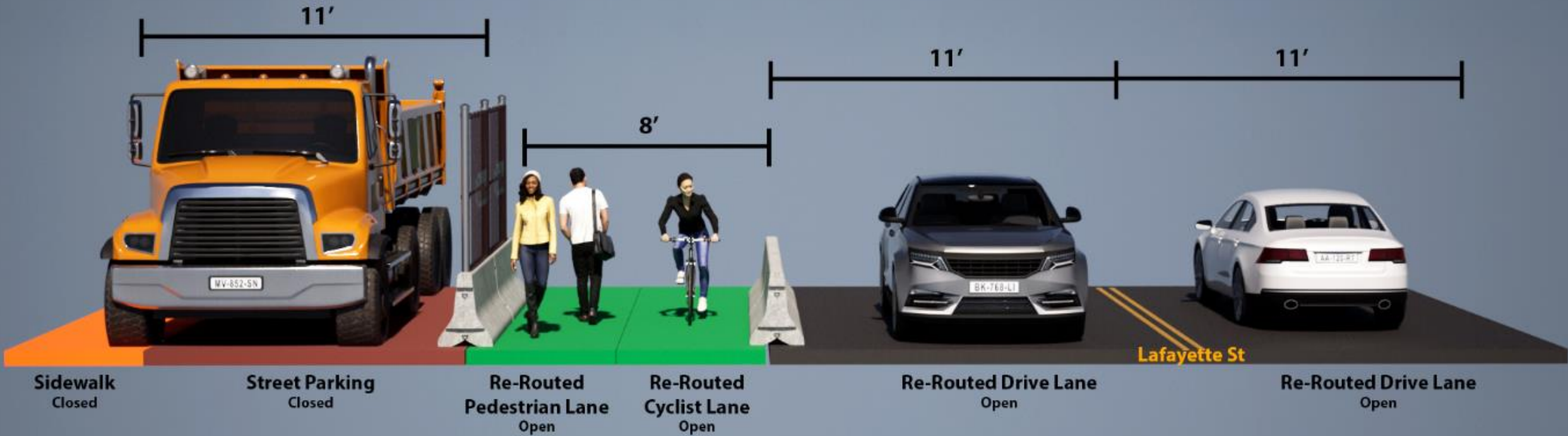
11' Wide Travel Lanes in Both Directions

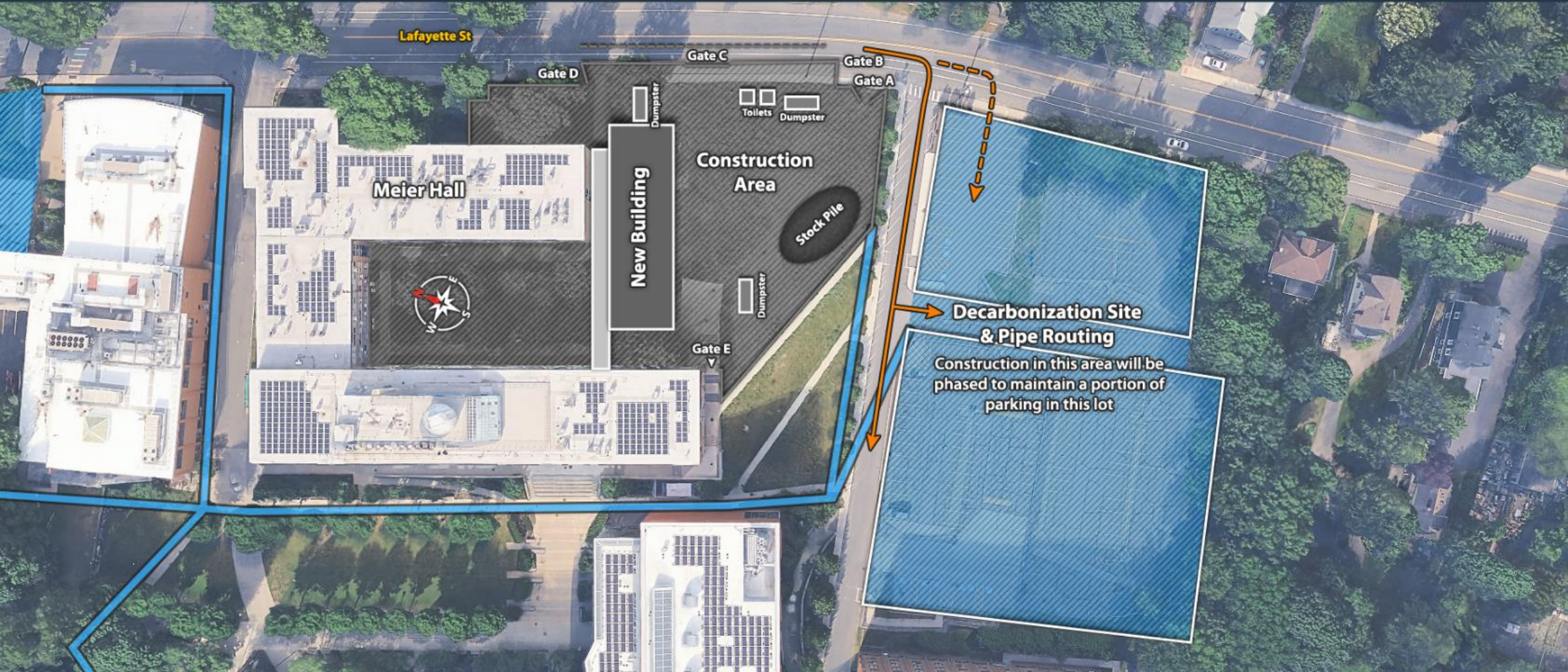
Lafayette St

Jersey Barriers

Lane Shift to Accomodate Wider Pedestrian / Cyclist Lane







QUESTION & ANSWER SESSION

