

# L.F. Driscoll News

L.F. Driscoll Co. - The Success of Your Project is the Foundation of our Future

Vol. 4 No. 2 - Summer 2002

## Phillies Ballpark for a new generation

*L.F. Driscoll is bringing their dream to life*

While the Philadelphia Phillies are trying to jump back into the pennant race, L.F. Driscoll Co. is working on another one of their projects: the new Phillies Ballpark, which is slated to open in April of 2004.

In a joint venture with Hunt Construction Group and in association with Synterra/Todd, L.F. Driscoll is building the 1,100,000 square foot, \$346,000,000 ballpark.

Not only will it feature a natural grass and dirt field, but it is also a baseball-only facility as opposed to their current home, Veterans Stadium, which the team shares with the Eagles (NFL).

This new ballpark is being built just east of Veterans Stadium on the north side of Pattison Avenue between 11<sup>th</sup> and Darien Streets.

It will combine cutting-edge technology with modern architecture. With design

by Ewing Cole Cherry Brott and HOK Sport + Venue + Event, the ballpark will feature red painted steel, brick, stone, glass and cantilevered steel as primary components of the design.

The 43,000-seat facility is being constructed with the spectator in mind. The seats are all angled toward home plate and are much closer to the action on the field—even the suite level is only 13 feet above street level.

This will be a radical environment change when compared to the arena-style setting of Veterans Stadium. In fact, the new ballpark could fit inside the Vet with room to spare.

“Our design team has worked hard with our entire organization to design a ballpark that will enhance our fan’s experience,” said Phillies General Partner and President David Montgomery.



After removing about 594,000 tons of material, L.F. Driscoll has started pouring concrete for the main concourse.

In the process of excavation, all utili-

*(continued on page 2)*

## Seashore Gardens to provide quality care

*The assisted living project will be completed in August*

One of L.F. Driscoll Co.’s current healthcare projects is the Seashore Gardens Living Center. Located in Galloway Township, NJ, this facility will provide both short and long term care with a 27,000 square foot, two-story assisted living facility and 98,000 square foot skilled nursing facility.

Seashore Gardens will feature private

and semi-private accommodations. The assisted living areas are designed for studio apartments and suites. They will each have fully equipped kitchen areas and private baths, laundry facilities, storage and mechanical rooms. The residents will also enjoy common areas such as a library, gift shop, chapel, beauty shop, dining and living areas, activity rooms, a spa and fitness center and a solarium.

While there is only space for 35 people in the assisted living areas, there will be room for 151 long-term care patients. Their facilities are equipped with in-room nurse call systems and complete security in order to provide top-notch, quality care.



*The Galloway Township facility offers short and long term care.*

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**L.F. Driscoll Co.  
would like to thank  
our current clients**

- Abington Memorial Hospital
- Atlanticare
- Clark St. James, LLC
- The Children’s Hospital of Philadelphia
- Country Day School of the Sacred Heart
- Hospital of the University of Pennsylvania
- KLMK Group, LLC
- Liberty Property Trust
- Marriott Ownership Resorts, Inc.
- Our Lady of Lourdes Medical Center
- P & A Associates
- Patrinely Group
- Pennsylvania Power and Light
- Philadelphia Orchestra Association
- Philadelphia Phillies
- PPL Energy Plus
- QVC Network, Inc.
- Seashore Gardens
- South Jersey Hospital, Inc.
- St. James Associates
- Stoudt Road Hotel Development, LLD
- University of Pennsylvania
- The Wharton School
- West Deptford Township



# New ballpark becoming a reality

*(continued from page 1)*



*Much progress has been made on the new Phillies ballpark since demolition began in December.*

ties that once ran under the current construction site were relocated.

The new facility, when complete, will offer more fan-friendly features. For example, fans can view pitchers warming up in the bullpen.

For food and refreshments, the Scoreboard Restaurant, which is actually located inside the scoreboard, offers two levels with two different views: one of the playing field and the other of the Philadelphia skyline.

The Sports Pub Café is a more informal eatery and features large screen televisions so fans can stay updated on the action on the field while enjoying food and refreshments off the field.

The design also brings in components of past Phillies facilities.

There will be roof deck seating atop the concession buildings in the outfield entertainment area, as there were seats on top of buildings near Connie Mack Stadium where the Phillies played until 1971.

Also, the bowl style seating arrangement is much like that of the Baker Bowl, which was the home of the Phillies until 1938.

This is L.F. Driscoll’s second major addition to Philadelphia sports. In 1996, L.F. Driscoll completed construction on the First Union Center, which is home to the Flyers (NHL), Sixers (NBA) and a host of other venues.

The company also built two Flyers/Phantom Skate Zones, one located in Voorhees, New Jersey, and the other in Northeast Philadelphia.

These facilities are used for Flyers/Phantoms training and practices and local community events.

The New Jersey facility is also the only hockey arena in the country to house both professional and minor league hockey teams under one roof.

## Project Profile Phillies Ballpark

**Owner:**  
Philadelphia Phillies

**Architect:**  
Ewing Cole Cherry Brott  
HOK Sport + Venue + Event

**Project Executive:**  
Brian King (Hunt)

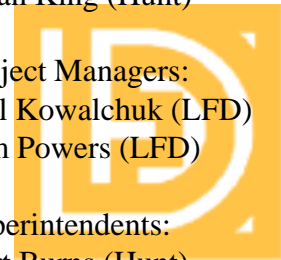
**Project Managers:**  
Phil Kowalchuk (LFD)  
Tim Powers (LFD)

**Superintendents:**  
Bart Burns (Hunt)  
Brian Kannengieszer (LFD)  
Pat McDermott (LFD)

**Estimating Team:**  
Steve Markley

**Square footage:**  
1,100,000 s.f.

**Project Value:**  
\$346,000,000



# L.F. Driscoll recognized with safety award from PMA

Safety has always been a top concern at L.F. Driscoll. This vigilance was recently rewarded by the PMA Insurance Group.

Over a period of eighteen months (666,650 hours) from July 23, 2000 to January 8, 2002, L.F. Driscoll went without an accident that resulted in lost work time.

This is a remarkable accomplishment for any construction firm as the United States Department of Labor rates construction as one of the highest risk industries in the country.

"L.F. Driscoll has a world-class safety program, and is...on the cutting edge of safety in the construction field," wrote Robert Bonomo, Senior Risk Control Consultant for PMA in a congratulatory letter.

L.F. Driscoll last won this award in 1997 when the company logged 358,251 employee hours without time lost due to accidents between January 1, 1996 and No-

vember 1, 1996.

**Dona File**, L.F. Driscoll Corporate Safety Director, was pleased with the award, especially since L.F. Driscoll improved, doubling its hours without lost work time since the company was last recognized by PMA.

"This time, we're going for a million hours," said File.

As Safety Director, File developed which has been heralded as a model by firms and implemented the current safety program, both in and out of the construction industry.



*The L.F. Driscoll safety team with the PMA award. From left to right are Walt Lynch, Diane Pierce, Dona File and Frank Baxter.*



*L.F. Driscoll President and CEO Jack Donnelly was given the Citation of Appreciation by state Senator Shirley M. Kitchen for L.F. Driscoll's continuing support of Philadelphia's youth. The award was presented at the graduation luncheon for Clymer Elementary School's fifth grade class. The group took part in Pennsylvania's Youth Leadership Program, in which L.F. Driscoll is an annual sponsor.*

## About Us...

The L.F. Driscoll Co. was founded more than seventy years ago and has grown to be the largest locally-based construction management firm in the region. The firm's growth stems from its strong reputation for delivering quality projects in a timely and cost-effective manner. Current projects include extensive additions to The Children's Hospital of Philadelphia, the Philadelphia Phillies New Ballpark, St. James Place and Jon H. Huntsman Hall—Wharton School at the University of Pennsylvania. L.F. Driscoll recently finished Philadelphia's latest landmark, the Kimmel Center for the Performing Arts.

## About L.F. Driscoll News...

L.F. Driscoll News is published periodically by L.F. Driscoll Co. For more information, to submit job leads or to suggest topics for future editions, contact Al Fazzini, Director of Marketing, at (610) 668-0950 or afazzini@lfdiscoll.com.

**Visit us on the web at [www.lfdiscoll.com](http://www.lfdiscoll.com)**

# Giving one hospital patient an extra “lift”

## How a construction team made a lasting impression

When Steven Hess, 13, was driven to The Children’s Hospital of Philadelphia (CHOP) for tests in April, he wanted to watch the crane operations at the L.F. Driscoll Co. South Tower construction site.

Steven is fascinated by cranes and their operators, and was in awe of the large Tower Crane. He even wants to be a crane operator some day.

What a coincidence that Steven was at a hospital where he could watch the construction throughout the day. Steven’s parents thought the same thing.

They did a bit of research and contacted L.F. Driscoll the day after their son was admitted with a special request: would it be possible for Steven to meet a crane operator?

**Mike Wolfe**, Project Manager, immediately arranged for **Bucky Cassalia**, the operator of the crane, to give Steven a surprise

visit in his hospital room. Cassalia works for CMC Equipment Corp.

“We were able to grab one of the crane operators,” said Wolfe. “We wanted to give him a surprise.”

Cassalia, along with Wolfe, **Jim Carpenter** (Project Manager) and **Tony Colaiezzi** (Superintendent), took pictures with Steven and gave him a hardhat of his own.



Stephen Hess (center) poses with (from left to right) Tony Colaiezzi, Bucky Cassalia, Mike Wolfe and Jim Carpenter.

“He and his family are so appreciative,” said **Diane Malesky**, L.F. Driscoll Marketing Coordinator, who also helped to arrange the meeting.

CMC also gave Steven a shirt with the company logo.

Malesky arranged for CMC to send Steven a brochure about their company and what kinds of cranes they use.

“I only hope that you and your company realize what that day meant to Steven,” said Ken Hess, Steven’s father.

“Again, we cannot tell you how much we appreciated what you did!”

Steven is now being treated at the Philadelphia College of Osteopathic Medicine.

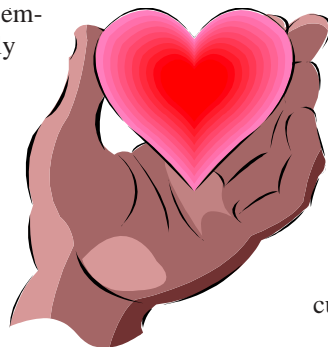
Even though he can’t see the CHOP South Tower crane from his new hospital, Steven’s parents say that he still talks about his surprise visit and experience with CMC Equipment Corp. and L.F. Driscoll.

*Thanks to everyone who made this surprise possible for Steven.*

## L.F. Driscoll employees give back

We would like to thank all our employees who have contributed to these and other service projects over the past year:

In March, L.F. Driscoll Co. participated in a clothing drive to benefit the **Working Wardrobe**, which is an organization that helps bridge the gap between job training and employment for economically challenged women. The group provides free interview-appropriate clothing and job readiness support to women making the transition from welfare to work or beginning a life free from domestic violence or homelessness.



**Jill Horner**, former Manager of Human Resources, coordinated the clothing drive and described its success.

“There were too many donations to be counted,” said Horner.

L.F. Driscoll employees gave suits, blouses, skirts, dresses, pants and accessories to help those in need.

In September, L.F. Driscoll participated in the **Memory Walk**, which benefited the Alzheimer’s Association. Twenty-three walkers raised a total of \$4,300.

**Ed Driscoll**, former president of L.F. Driscoll Co., sponsored each Driscoll walker with \$50. This was matched by L.F. Driscoll Co., so each employee raised \$100 just for walking because of these generous donations. Thanks to all those who walked for a cure.

L.F. Driscoll employees participated once again in the **United Way Campaign**. In 2002, L.F. Driscoll raised \$33,740. This was up from \$31,000 raised the year before. Donations were used toward the following United Way programs: Investing in Our Children, Building Adult Independence and Promoting Healthy Living. Again, thanks to all those who participated.

## President's Message

As we enter into the summer months, I would like to recognize what our employees do to help others. Not only have we participated in service projects as a group, but many individuals give in their own ways, whether it be through their local religious or community organizations.

As a company, these efforts are important to us. We feel it's necessary to give back to the community because we are, after all, a community contractor. Whether it's through donating to the United Way or giving a CHOP patient a surprise visit, thank you for doing your part.

I would also like to congratulate everyone for your commitment to safety. Our practice of safety procedures has earned us recognition from the PMA Insurance group. The construction industry can be a hazardous

one, but because of our strict adherence to our company programs and policies, we've made L.F. Driscoll a safe place to work. PMA has said that we have a "world-class safety program," and it's because of your dedication to safety.

For all your dedication to both the community and in the work place, thank you.

With Kindest Regards,



Jack Donnelly  
President & CEO

## RiverWinds is a fitness center designed for the entire family

*The West Deptford Township facility is now open to serve the community*

L.F. Driscoll Co. just wrapped up construction on RiverWinds, the new West Deptford Township recreation center.

The 116,304 square foot, state-of-the-art facility caters to all members of the community with areas for fitness, child care and crafts. RiverWinds even has an entire wing that serves senior citizens with a lounge featuring a two-sided fireplace, an outside veranda and game room with computer access.

The first floor of RiverWinds has a 23,600 square foot family aquatic center, which was built for both exercise and relaxation.

There is also an eight-lane pool for competitive swimming that is at a depth of 14 feet for competitive diving. The aquatic

center has eight separate locker rooms, a co-ed whirlpool, spa and steam room.

The lower level has two gymnasiums, the larger one housing two regulation basketball courts with retractable bleachers for 600 spectators. The second gym features one regulation basketball court and a wrestling gym.

The second floor of RiverWinds is used for more traditional fitness. It has a rubber walking/running track and weight lifting rooms. There is even a two-story rock climbing wall.

Construction of the center consists of steel piles, structural slab, slab on deck, heavy timber trusses with over a 100-foot span and masonry bearing walls.

### Project Profile

#### RiverWinds

Owner:  
West Deptford Township

Architect:  
WRT and AIA

Project Executive:  
Tom McDonald

Project Manager:  
John Donnelly, Jr.

Superintendent:  
Walt Smith

Estimating Team:  
Mack Stulb

Square footage:  
116,304 s.f.

Project Value:  
\$31,333,000



*The RiverWinds facility has fitness options for the entire family.*



*Making  
Dreams  
Come  
True*



**L.F. Driscoll Co.**  
Construction Management

P.O. Box 468  
9 Presidential Blvd.  
Bala Cynwyd, PA 19004-0468  
Tel (610) 668-0950  
Fax (610) 668-9425  
[www.lfdriscoll.com](http://www.lfdriscoll.com)