



CONSTRUCTION SOLUTIONS GROUP

EXCELLENCE IN OWNER'S REPRESENTATION, PROGRAM MANAGEMENT AND CONSTRUCTION ADMINISTRATION



Senior Living / Healthcare

STATEMENT OF QUALIFICATIONS

Updated October 2020



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United Methodist Homes · Middlewoods at Newington

Firm History

Established in 2014, CSG is a strategic collaboration of professionals providing a level of expertise garnered from their collective years in the construction industry that is incomparable to our competitors.

Our staff serve as an extension of yours – working with your best interests in mind throughout all phases of project planning, design and construction. CSG maintains offices in Connecticut and Rhode Island, working throughout southern New England on a wide range of project types in the senior living, municipal, K-12, higher education and commercial markets.

CSG is structured as a Limited Liability Company with two primary owners and registered as a Small Business Enterprise (SBE) by the State of Connecticut Department of Administrative Services.

Areas of Expertise:

Project Funding
Grant Application Preparation
Feasibility Studies / Master Plans
Site Acquisition Assistance
Pre-Referendum Support
Communications Support
Procurement Services
Contract Negotiations
Project Schedule Development
Oversight of Design Process

Regulatory Approvals
Value Engineering
Bidding Oversight
Clerk-of-the-Works Services
Budget Reporting
Change Order Review and Negotiation
CM/GC Payment Application Review
FF&E/Move Management Services
Audit Oversight
Project Close Out



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Rendering: Paul B. Bailey Architects

Senior Housing Community Redevelopment

Location:

20 Starkel Road, West Hartford, Connecticut

Owner Reference:

West Hartford Fellowship Housing
Clare Kindall, President, Development Board
860-874-2525



Owner's representative services for management of a redevelopment plan that will expand the 50-year-old senior housing community. Work will involve tearing down 23 of 24 total buildings on an eight acre Town-owned site to support the addition of six multi-story buildings consisting of 264 new units, with the one remaining building housing 44 units. In total, the development would contain 308 mostly new or remodeled studio and one-bedroom units.



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Middlewoods at Newington

Location:

2125 Main Street, Newington, Connecticut

Owner Reference:

United Methodist Homes

Zvonimir "Jukes" Jukic, Vice President of Finance

203-944-8276



Owner's representative services for oversight of construction associated with insurance claim involving flooring/carpet replacement and kitchen and bathroom repair due to extensive water damage. Work also included the complete replacement of existing parking and driveway areas.



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Federation Homes

Location:

156 Wintonbury Ave, Bloomfield, Connecticut

Owner Reference:

Federation Homes
Jonathan Reiner, Executive Director
860-243-2535



Owner's representative services for oversight of expansion and resurfacing of existing parking area and driveways.



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Alvin & Beatrice Wood Human Services Facility

Location:

330 Park Ave, Bloomfield, Connecticut

Owner Reference:

Town of Bloomfield

Nancy Haynes, Purchasing & Risk Manager

860-769-3534



Owner's representative services for the construction of a new community center adjacent to the existing facility which was demolished at the completion of construction. The new facility houses senior services, youth and social services, and leisure services. The two-story building features a full size gymnasium, café and dining, multiple activity and meeting rooms, and a central courtyard, and new soccer fields.



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Masonicare at Chester Village

Location:

317 West Main Street, Chester, Connecticut

Owner Reference:

Masonicare

Annie Hoefflerle, Executive Director

860-815-2864



Construction oversight services for a new 1,700 sf second story addition to a Continuing Care Retirement Community offering 100 combined units of Independent Living apartments and villas for older adults 55 and over. The addition was built over existing occupied space. The common areas, dining room, bar/bistro, library and various living units received extensive renovations. Major site improvements included complete replacement of concrete walks, paving and addition of new backup generators campus wide.

Experience of Mark Garilli prior to joining CSG.



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Masonicare at Mystic

Location:

45 Clara Drive, Mystic, Connecticut

Owner Reference:

Masonicare

Annie Hoefflerle, Executive Director

860-815-2864



Construction oversight services for a 350,000 sf retirement community offering 179 combined units of Independent Living, Assisted Living, and Memory Care for older adults 55 and over. The rental community features resort-like décor with full service dining facilities, bar/bistro, gift shop, indoor heated saltwater swimming pool and more. The project required extensive site excavation and storm water management to prepare the campus for construction.

Experience of Mark Garilli prior to joining CSG.



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Hole in the Wall Gang Camp

Location:

565 Ashford Center Road, Ashford, Connecticut

Owner Reference:

Hole in the Wall Gang Camp

Kevin Magee, Chief Financial Officer

860-429-3444



Owners Representative services for the construction of a new 12,000 sf maintenance complex comprised of three individual buildings for operations, shipping and receiving, vehicle and grounds maintenance, wood shop and linen operations as well as a repair of the existing dining hall rotunda exterior waterproofing and sheathing and bathroom expansion.



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Rendering: JCJ Architecture

Southend Boys & Girls Club

Location:

129-131 Ledyard Street, Hartford, Connecticut

Owner Reference:

Boys & Girls Clubs of Hartford

Sam Gray, President & Chief Executive Officer

860-247-0018



Owner's representative services for the construction of a new club in the south end of the City of Hartford, intended to service 1,500 youth. The facility will feature teen space, a technology center, game room, and performing arts/crafts room. A field house will be designed to include a full size basketball court, as well as a television/recording studio, will be incorporated in the design.



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Project Executive

Mark Garilli

Mark has 25 years of combined experience in construction management and the senior living industries in a variety of roles including Project Engineer, Superintendent and Project Manager. He has held executive level positions at Tower One/Tower East and Masonicare, where he gained a true owner's perspective.

Education and Certifications

B.S. Industrial Technology/Construction Management, Roger Williams University
Leading Age, National Leadership Academy

Selected Project Experience

Senior Housing Community Redevelopment, West Hartford Fellowship Housing · West Hartford, CT

Campus Redevelopment · \$100,000,000

Role: Project Executive · Firm of Record: Construction Solutions Group, LLC

United Methodist Homes, Middlewoods of Newington · Newington, CT

Remediation/Renovation · \$1,500,000

Role: Project Executive · Firm of Record: Construction Solutions Group, LLC

United Methodist Homes, Middlewoods of Newington · Newington, CT

Site Improvements · \$125,000

Role: Project Executive · Firm of Record: Construction Solutions Group, LLC

Federation Homes · Bloomfield, CT

Site Improvements · \$200,000

Role: Project Executive · Firm of Record: Construction Solutions Group, LLC

PierceCare, Pierce Memorial Baptist Home, Nursing & Rehabilitation Center · Brooklyn, CT

Addition/Renovation · \$6,500,000

Role: Project Executive · Firm of Record: Construction Solutions Group, LLC

Masonicare of Mystic · Mystic, CT

New Construction · \$45,000,000

Role: Chief Operating Officer · Project Owner: Masonicare

Masonicare of Chester Village · Chester, CT

New Construction / Renovation · \$4,000,000

Role: Chief Operating Officer · Project Owner: Masonicare

Tower One/Tower East Phase 1-6 · New Haven, CT

Additions/Renovations · \$20,000,000

Role: Project Manager · Firm of Record: KBE Building Corporation

Tower One/Tower East Phase 7-9 · New Haven, CT

Renovations · \$10,000,000

Role: Project Manager · Firm of Record: KBE Building Corporation

Columbus House · New Haven, CT

Addition/Renovations · \$4,000,000

Role: Superintendent · Firm of Record: KBE Building Corporation