



In the Neighborhood of Heritage!

FEATURE Project



Welcome to the *Carriage House*, Cornwall Manor's newest neighborhood of apartment homes and community living in the *heritage* of the historic Cornwall area! Nestled within the 85 acre Buckingham Campus these 18 spacious apartments within the 3 story facility offer 5 unique floor plans ranging from 900 sq. ft. to 1500 sq. ft. and all feature balconies or patios to enjoy the beautiful grounds of Cornwall Manor. The Carriage House will be connected to Bradley Hall, the former carriage house/stable of the historic Robert Coleman estate. Easy interior access is available to the Freeman Community Center and the Wright Family Wellness Center, housing the dining room, gift shop and fitness center amenities.

Two main entrances will be provided, one at the first floor level for the public, the second entrance will be on the second floor accessed from the covered resident parking area. The exterior design of complementing shades of stucco - grey tones and sandstone window trim - and the corner quoining reflect the architectural charm so prevalent in the Cornwall area.

Beers & Hoffman has been assisting Cornwall Manor since 1995 when the design of the Wright Family Wellness Center began. In 1999 a *Design Award for Excellence* by the Central Pennsylvania Chapter of the American Institute of Architects was awarded to the firm for the design of the Buckingham Mansion.

Construction for the Carriage House is expected to begin in 2014, Arthur Funk & Sons, Inc of Lebanon is the General Contractor.



Rooms with a View on the Susquehanna!

IN The Works



Susquehanna Valley Nursing & Rehabilitation Center on Old Chiques Hill Road in Columbia had a tall order.... provide 60 units within a very limited footprint, relate it to the existing facility, not overpower the campus with a multi-story building, and create units that would start as a personal care and later convert to use as assisted living. Scott Shonk, lead architect, confronted the challenge head-on and designed a 3-story, 40,000 square foot facility complimenting the current structure that includes indoor and outdoor dining/cafe areas, an “ice cream” parlor, activities and lounge areas, a serving kitchen, offices, a new covered drop-off, and a helping of other trending resident amenities. The resident living quarters consist of double and single occupancy units with the third floor offering a breathtaking view of the Columbia and Susquehanna River! Hogg Construction of York, PA is the design-team contractor and construction is anticipated to begin in the summer of 2013.

Convention Held at Newly Renovated Lebanon High School!

IN Education



The Lancaster-Lebanon IU13 Partnership recently held their annual convention in April of this year at the newly renovated Lebanon High School in Lebanon, PA. The main event was held in the new, large day-lit atrium/learning courtyard. The complete renovation project is targeted for LEED Gold Certification featuring geo-thermal systems, a green roof, and high efficiency windows, lighting and plumbing components. The event

featured student-led tours of the facility and musical entertainment in addition to the convention program.

IN The Green

Spray Foam Insulation

The GOOD, The BAD and The UGLY

By C. Bruce Christman, Jr., Registered Architect, LEED AP BD+C, GAC

A few years back I worked with a client who needed to significantly reduce energy costs with their home. One of the strategies used was targeted re-insulation (with spray foam). The project moved forward and the client was happy with the end result. They reduced their energy costs by over 60%! (This percentage included other energy efficient strategies as well).

At the conclusion of my client’s project, the spray foam contractor offered to provide insulation services to my home. With the perceived success of the recent project, we agreed. At the time (and based on a little research), the jury was still out on whether “open cell” or “closed cell” foam was best in our climate zone. The insulation contractor was adamant that “open cell” foam was the way to go. Believing he was the “expert”, we proceeded with the job.

THE GOOD

The “open cell” spray foam insulation was installed within a few days. We performed a blower door test after completion and the project tested out at 1.9 air ACH (Code requirement is 7 air ACH). Excellent results! After several months’ passed, we compared our current energy costs (post spray foam) to the prior year’s months and our savings was over 30%!

Needless to say, at the time, we thought we had achieved a tight and properly insulated home... but what about the **BAD** and the **UGLY**? Watch for our next newsletter for the “other side” of this commentary... if you just can’t wait, give me a call and I will be happy to fill you in!

Bruce is in the House!

Registered Architect, LEED AP BD+C, GAC



Welcome C. Bruce Christman, Jr. to the firm's in-house team of LEED professionals and registered architects! In addition to his 20 years of experience in a wide range of project types from large-scale residential multi-family projects to commercial, religious, senior living and educational projects, Bruce has been actively promoting and incorporating green and sustainable design principles on projects for over ten years.

He received the U. S. Green Building Council's Leadership in Energy and Environmental Design Accredited Professional (LEED AP) status in 2002. In 2009 he received his Green Advantage Certification (GAC). Bruce is licensed in NJ, PA and DC and is an active member in the local chapter of the American Institute of Architects (AIA) and the committee of the environment.

Bruce founded 3volve, LLC in March of 2010 to further his passion for a more sustainable built environment and speaks at several regional industry conferences a year. He co-founded (and is currently the board representative) of the USGBC Central Pennsylvania Chapter - Berks Lancaster Branch.

Watch for Bruce's green tips and advice to be featured in our newsletter, website and on Facebook!

IN The News

Lebanon Family Dental

IN The Works



Beers & Hoffman is pleased to be the architects for the new dental offices of Michael Barton, DMD in Lebanon, PA known as Lebanon Family Dental. The state of the art, single story, 4,300 sq. ft. facility features nine exam rooms and the addition of windows to make the operatories and reception area pleasant and relaxing with an abundance of natural light. The offices will be located in the Good Samaritan Hospital's former Imaging MRI Center at 320 Oak Street. The project was originally designed by architect Bob Hoffman and Bob has now crafted its conversion for Dr. Barton! Woodland Contractors of Lebanon, PA is the general contractor and completion is expected in late summer 2013.



REVIT Model of Reception Area



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Gather 'round the Inn at Brookline Village! **IN** Operation

**Brookline
Village's latest
addition—**
scheduled to open
in June 2013—is
a new café where
residents can
enjoy a bagel and
a hot cup of coffee
while chatting with
friends. Nestled
within beautiful
State College, PA,
the cafe is just one
more living option at *The Inn at Brookline* personal care and independent living facility located within the home-like surroundings of the Brookline campus.



The cafe, consisting of 500 sq. ft. with a vaulted ceiling, is accessed off the exterior main entrance to the Inn. The octagon shaped space has windows on all sides giving view to the exterior landscaping and surrounding grounds. The interior finishes and furnishings, designed by Vaughn Shirk Interior Design of Boalsburg, compliments the elegance of the Inn while extending a comfortable, relaxing and friendly atmosphere.

Beers and Hoffman designed the original Inn at Brookline in 1983 and has designed all of the facilities on the campus - a true testament to client happiness!

Visit us on the web at www.beersltd.com