



For Immediate Release

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**VIKING CONSTRUCTION PUTS EXPERTISE TO WORK FOR
THE FRANKLIN AND THE ELEANOR**
*Company Completes \$33 Million Development Project turning Former
Hospital into Low-Income and Elderly Housing*

BRIDGEPORT, Conn. (November 2, 2010) – For more than 17 years, the Park City Hospital building sat vacant, decaying, and slowly filling with massive amounts of water. Today, it stands as a completely renovated housing complex known as The Franklin and The Eleanor, with 110 units for low-income, elderly and homeless individuals and families. Viking Construction served as general contractor on this \$33 million development project, which brought together many different organizations, companies and individuals – all dedicated to the purpose of making this housing development a reality.

When Viking Construction first began work on The Franklin (a six-story building with 48 apartments) and The Eleanor (a four-story, 62-unit senior housing facility), the company knew it was taking part in something historic and important to the community. At the same time, it knew it was tackling a highly challenging renovation project.

Challenges literally began at the bottom – in the building’s basement -- which had filled with nearly five feet of ground water during the many years it was unused. Viking pumped out and treated the water, working to maintain the integrity and safety of the existing foundation.

From there the company removed asbestos and other hazardous materials, and reinforced the exteriors to bring it up to code. Then, Viking worked to renovate the entire interior, essentially from beam to beam. It replaced and upgraded all electrical, mechanical, heating and cooling systems in the two separate buildings. Additionally, the company had custom elevators installed to make use of existing shafts in the building and maintain some of the historic feel of the structure.

Funding for the project was a challenge as well. Viking remained flexible throughout the building process as funding came through in different phases (ultimately coming from a mix of nearly two dozen state, federal, local, private, and charitable sources, secured over six years). Viking worked closely with the project’s partners (the Women’s Institute for Housing and Economic Development, a non-profit development group, and the Housing Authority of the City of Bridgeport) to keep everything on budget and on schedule. Residents began moving into The Franklin and The Eleanor in September.

“There were a lot of players to keep happy during this project, and a lot of specific goals to meet, but in the end, our team of talented craftsmen and workers really did a fantastic job,” said Anthony Gaglio Sr., president of Viking Construction. “It was great being in the middle of such a vital project, using our expertise to keep the project moving forward, to keep everyone safe and well informed, and to keep on schedule. Now 110 residents have a new place to call home and the city of Bridgeport has a more vitalized neighborhood.”

Viking completed detailed finish work on the interior of each building, including apartments and living spaces, facilities for on-site support services, administrative and management offices, dining facilities and other common areas. The company used sustainable products and practices throughout the project.

The Franklin and The Eleanor project also has a personal component for Viking Construction, as the company donated much of the landscaping for a courtyard plaza. “The courtyard gardens were dedicated to the memory of my father,” explained Gaglio. “This project reflects the giving community spirit of both of my parents, and it is wonderful to see them memorialized in this manner.”

Founded in 1991, Viking Construction, Inc., (www.vikingconstruction.net) is a family-owned company of craftsmen in all areas of construction. The company strongly believes in personal involvement, quality control, and sound financial management. Its award-winning portfolio includes historic renovations, wastewater treatment facilities, pharmaceutical plants, churches, schools, assisted living facilities, office buildings, industrial manufacturing plants and large-scale affordable housing projects throughout Connecticut and New York.

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