

The background is a dark blue-grey color. It is decorated with various geometric shapes in orange and white. These include circles of different sizes, some with dotted patterns inside; hexagons, some solid orange and some white with orange outlines; triangles; and lines. Some shapes are partially cut off by the edges of the frame. The overall aesthetic is modern and minimalist.

..... Worcester Memorial Marketplace Proposal

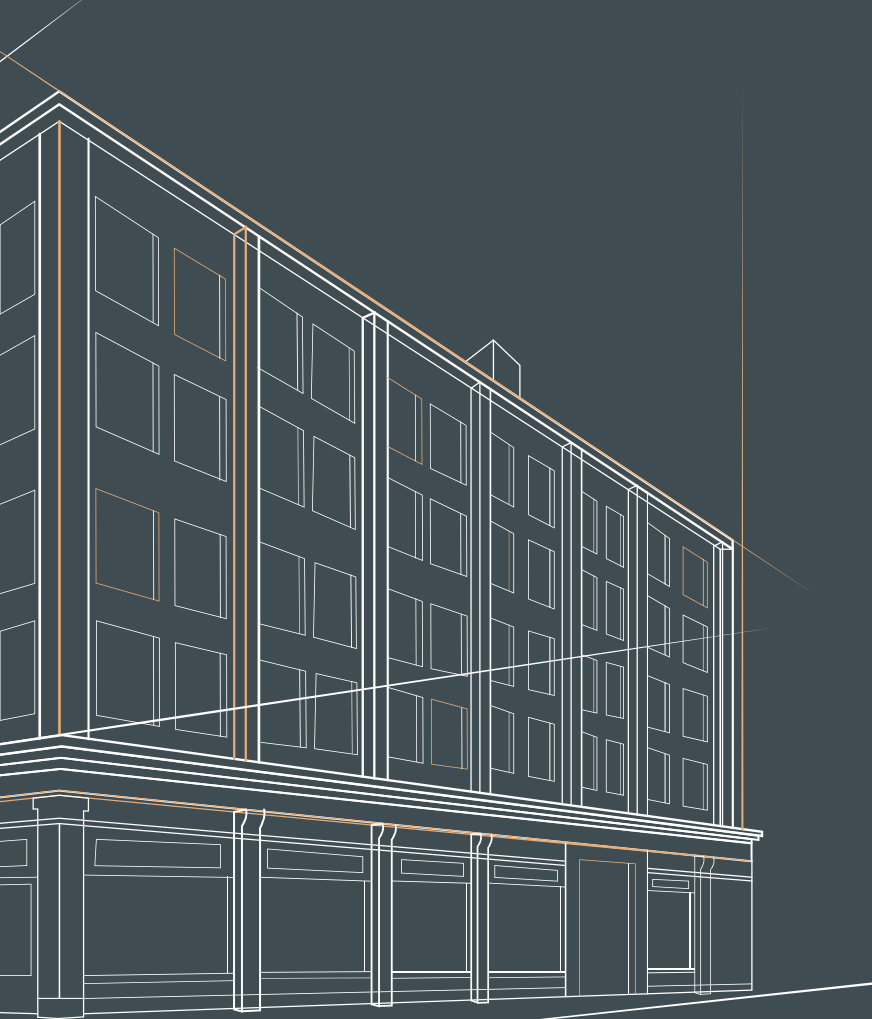
The revitalization of Worcester Memorial Auditorium

Worcester Contracting

**Vandana Anand, Jody Carregal, Kaidi Ding,
David Hinckley Jr., Somesh Patel and Allison Sichler**

August 9, 2020

..... Group 8



Agenda

- Introduction
- Background
- Goal
- Floor Plans
- Associated Risks
- Financials
- Timeline
- Responsibilities
- Levels of Effort
- Conclusion



We **aim** to
commercialize the
Worcester Memorial
Auditorium to
maximize the
memorials potential
economic impact



Our Vision



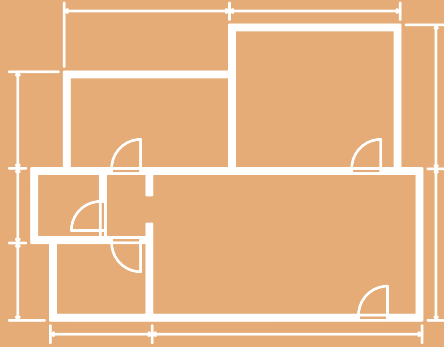
Worcester Memorial Auditorium

- Revealed on September 26th, 1933
- 110,668 square feet
- 2.43 acres
- Officially closed in 2007



Game Plan

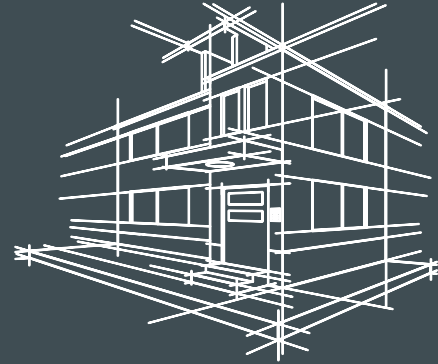
Worcester Memorial Auditorium



From Theatre to..

A memorial for War heros and a stage for performances, shows and basketball games

Worcester Memorial Marketplace



..A Multipurpose Entertainment Space

A shopping/dining experience with a reflection of the history of the city as well as a flare of the modern revolution that has begun taking over the city.

The Transformation

01.

Basement Conversion

Converting the basement to a parking garage because the site does not have parking

02.

First Floor Marketplace

Existing main stage and theatre will be transformed into a new marketplace for retail style vendors

03.

Second Floor Marketplace

Additional marketplace area predominantly for food related vendors

04.

Third Floor & Patio

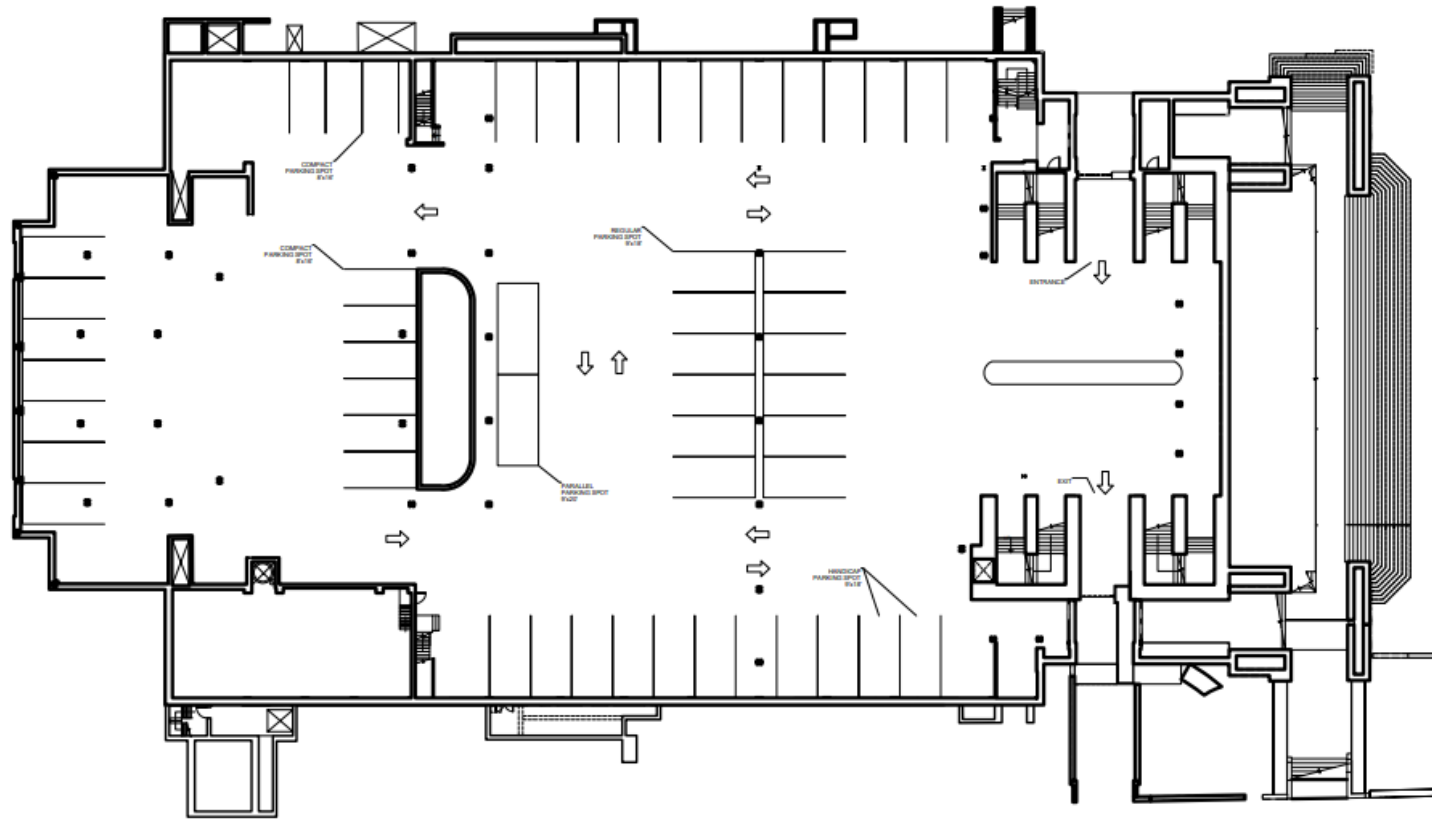
Newly built floor will house two fine dining restaurants with the option of indoor or outdoor dining

05.

Little Theatre

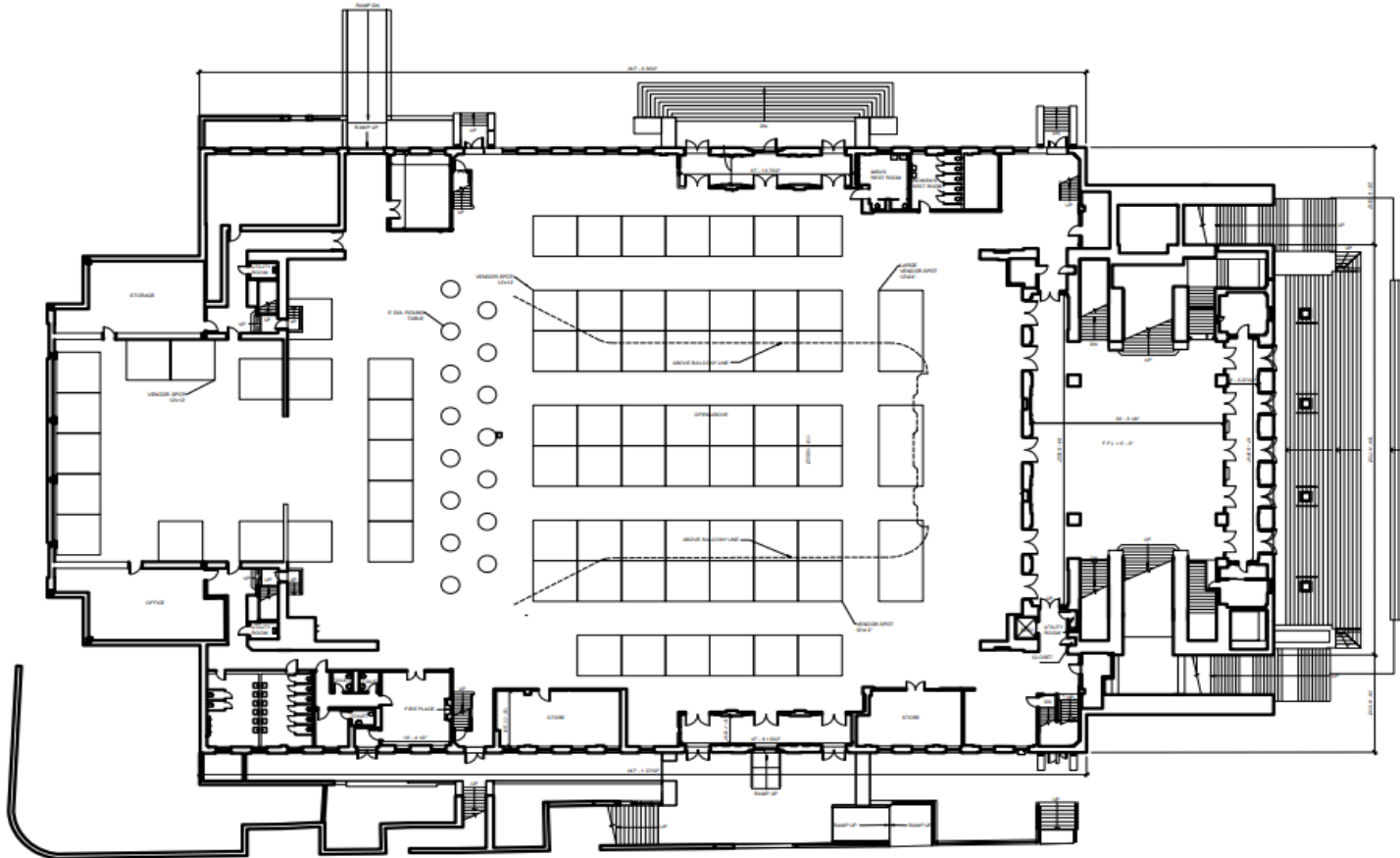
Multipurpose entertainment area

Basement Floor Plan



WORCESTER
MEMORIAL
AUDITORIUM
LACONUM STREET,
WORCESTER, MA 01609
CLIENT NAME
DATE: SEP 11/12
Basement Floor Plan

First Floor Plan



WORCESTER
MEMORIAL
MARKETPLACE
1000 N. STREET,
WORCESTER, MA 01609
First Floor Plan
Marketplace

[illegible]

Second Floor Plan

Architectural floor plan of the first floor of a building. The plan shows a large central 'OPEN HALL' area. To the left is a 'CURVED SEATING AREA' with a 'CURVED ROUND TABLE' and a 'UTILITY ROOM'. To the right is a 'SEATED WAITING AREA'. The plan includes multiple 'KITCHEN' areas, 'RESTROOMS', and 'STAIRS'. Numerous 'TABLES' and 'SEATING' are indicated throughout the space. Dimensions are provided for various sections, such as '10' - 11'0"' and '10' - 12'0"'.

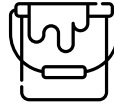
Existing Upper Seating Plan

Technical Risks



Asbestos

Highly toxic material
used in construction



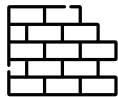
Lead Paint

Toxic paint additive
now banned



Old Wiring

Ageing wiring can
cause fires or burns



Structural Damage

Can increase schedule
and cost in event of
collapse



Water Damage

Can cause mold, decay,
and structural damage

External Risks



Traffic

Can cause delays in
schedule



Pests

Can carry diseases and
chew wires



Historical Preservation

Must be careful to preserve
historical significance



Economic Recession

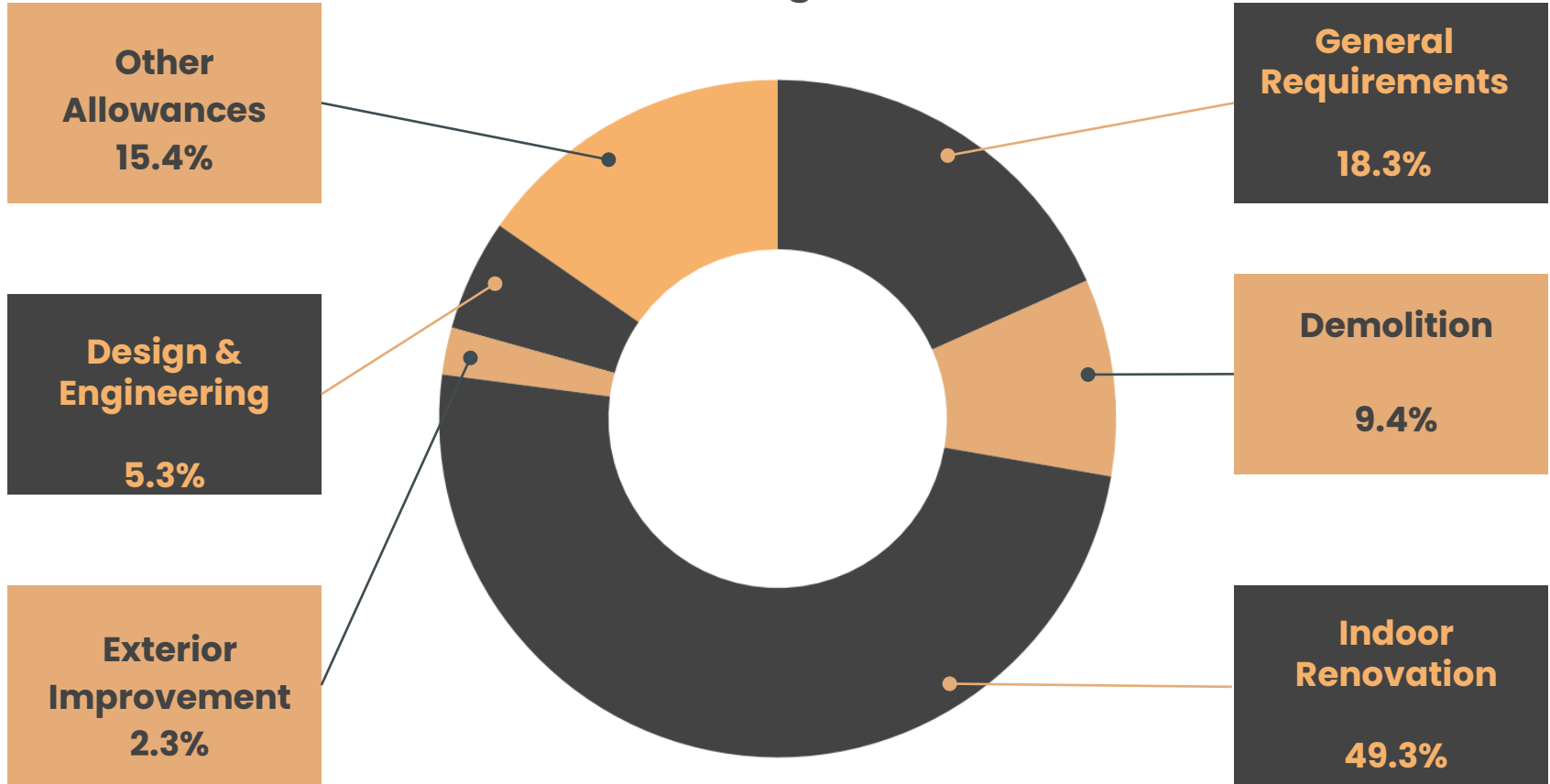
Could affect selling
price and material costs



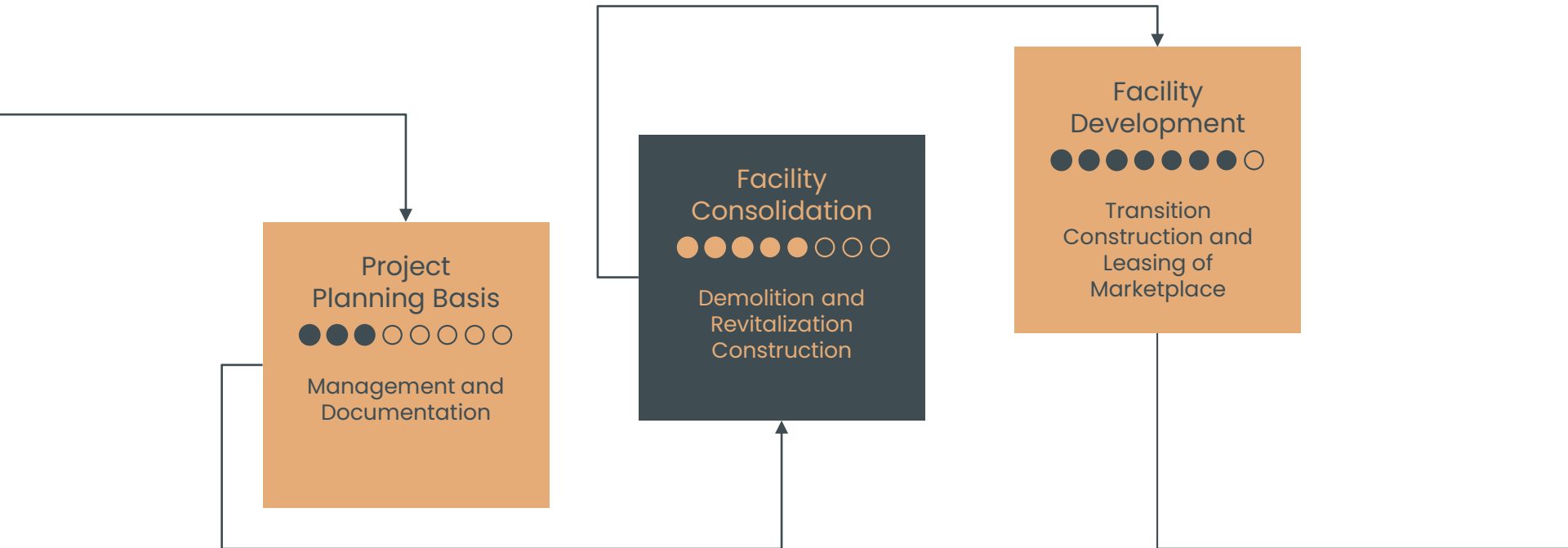
\$94,002,550

Renovation Cost

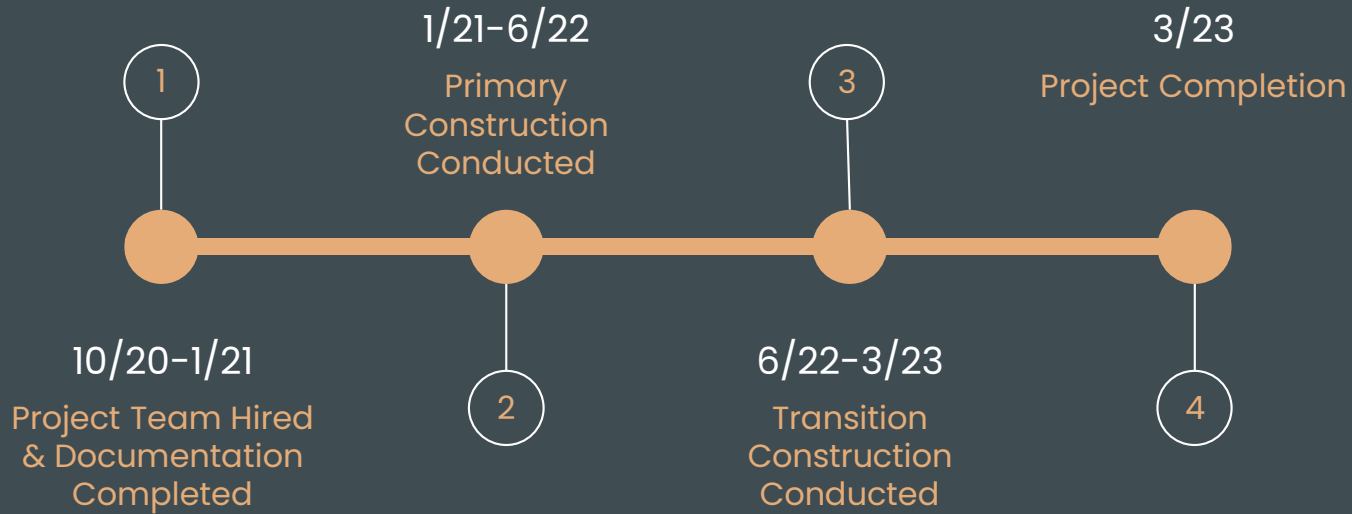
Budget



Work Breakdown Structure



Timeline



Responsibilities



Project Management Team

Overseeing the project



Design Team

Designing the layout



Construction Team

Building the design




Sponsor & Stakeholder

Making key business decisions



Levels of Effort

Effort Levels	
Project Management Team	High
Design Team	Medium
Construction Team	Medium
Sponsor & Stakeholder	Low



“This is really about community
revitalization of urban areas and
making our cities economically
competitive, better places to live”

— David Sciarra

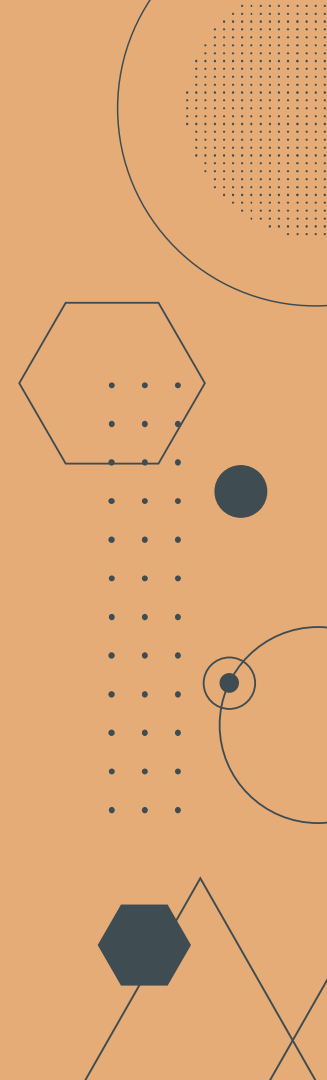




Thank you for listening!

Do you have any questions?

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References

- Gido, J., Clements, J. P., & Baker, R. (2018). Successful project management. Cengage Learning.
- Project Management Institute, Inc. (2017). A guide to the project management body of knowledge (Pmbok guide).
- Project Management Institute. (2017). Agile practice guide.