



## The Children's Workshop *Rumford, Rhode Island*

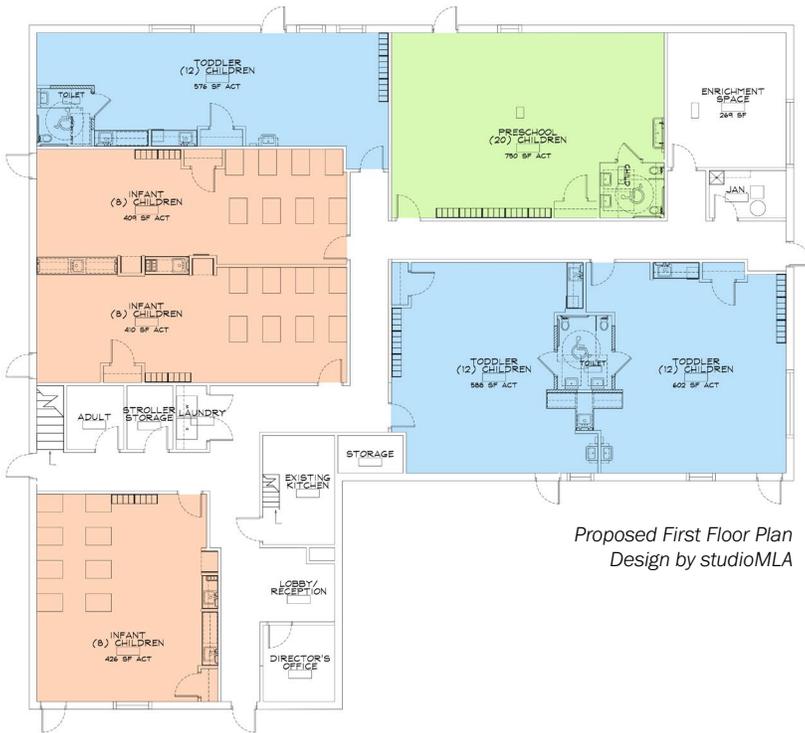


Building Exterior

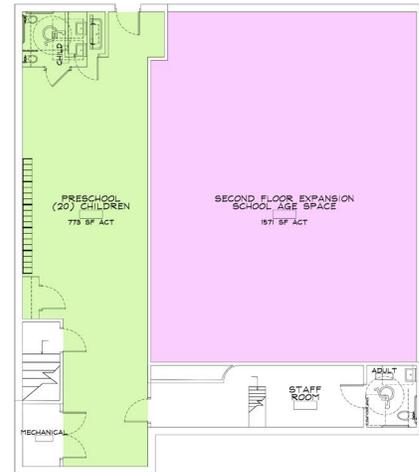
It is no surprise that with readily available buildings already at a premium, many child care centers operate wherever they can find space, even if it is not the most ideal environment. As a former dance studio, The Children's Workshop (TCW)'s facility in Rumford was never designed or intended to be used for child care - a common theme among many centers throughout Rhode Island. High ceiling heights, problematic acoustics and limited access to windows and natural light are just some of the challenges in the space. The building has a large footprint, though in its current configuration ample space goes unused. The site is in an important location and TCW knows many more children could be served. With a vision towards quality and expansion, TCW saw the potential this building had to offer and began exploring a conceptual design to better use the space.

The proposed interior renovation and reconfiguration would reorganize the entire space, reclaiming expansive and wasted square footage while absorbing all of the nooks and crannies that were non-functional. Double story ceiling heights create acoustical challenges but offer potential for creating a second story that could be used to support program expansion.

As a multi-site program operator, TCW is very well aware of the time, expense and complexity of building new space. They also know how challenging it is to find spaces that can work for early care and education. So, even with the expense and many challenges of this type of renovation, TCW believes a sound pathway forward is exploring how to best utilize their already owned space to the maximum extent possible for both growth in capacity and improved program quality.



Proposed First Floor Plan  
Design by studioMLA



Proposed Second Floor Plan

### PROJECT DETAILS

|                                   |  |
|-----------------------------------|--|
| <b>Year Completed</b>             | Not complete, conceptual only  |
| <b>Construction Type</b>          | Interior renovation and total reconfiguration of existing child care center with second floor addition |
| <b>Estimated Development Cost</b> | \$1,376,640  |
| <b>Square Footage</b>             | 9,560 SF   |
| <b># of Children</b>              | 126 (108 improved slots, 18 new slots created)   |
| <b># of Classrooms</b>            | 6 infant/toddler classrooms<br>2 preschool classrooms<br>1 school age classroom                        |
| <b>Construction Cost/Child</b>    | \$10,925/child   |
| <b>Construction Cost/SF</b>       | \$144/SF   |



Classroom Interior - Existing