

Ground Broken on Briarcliff Senior Housing Complex

By Steven Corvino

Ground was broken last week on a new \$350 million senior housing community in Briarcliff at the former site of the old Kings College.

Construction for The Club at Briarcliff Manor, a fee-for-service retirement community, is expected to be completed in 2013. When finished, it will contain 325 independent living residences and a 60-unit living center featuring 24-hour care staffed by skilled professionals.

"Today is a milestone event for our development team and for the Village of Briarcliff Manor," said Matt Phillips, CEO and president of Integrated Development Group (IDG), which is building the structure. "The Club at Briarcliff Manor will redefine the concept of retirement living and set a new standard of excellence for amenities and design. This will be the finest senior living community of its kind in the Northeast!"

The first phase of construction is scheduled to be completed by the fall and will include on-site model units, the sales center, a community ball field and a parking lot.

The complex will be split into two residential "villages." The upper village will include 288 one- and two-bedroom apartments, as well as a clubhouse that will



Briarcliff officials and representatives of Integrated Development Group were on hand Jan. 13 to break ground for what will be one of the largest residential developments built in Westchester County in recent years. IDG is constructing The Club at Briarcliff Manor, a \$350 million senior housing community scheduled for completion in 2013.

connect to the Aquatics, Spa and Fitness Center and the Supportive Living Center featuring wellness care, assisted living and skilled nursing services.

The lower village will contain 24 townhomes and 13 free-standing villas.

"We looked at the market and this was

one of the first places we looked," Phillips said. "There were a number of people here that made it a compelling area."

Among the amenities at The Club at Briarcliff Manor will be a full-service spa and salon, multiple dining venues, a state-of-the-art fitness center, an aquatics center

with heated indoor pool and whirlpool, a lodge room for social gathering, outdoor tennis courts, a private library, a multimedia business center with wireless Internet, a surround-sound theater, 24-hour security and extensive walking trails.

"The Club at Briarcliff Manor will be an outstanding asset for our community and region, providing high-quality senior housing in a beautiful setting with world-class architectural design," said Briarcliff Manor Mayor William Vesco.

"It's a great opportunity for a new residence and state-of-the-art facilities with a number of activities," Phillips added. "People don't want to be alone, and this will let them develop new social networks."

Entrance fees will start at \$750,000 and will be 90 percent refundable. Monthly fees are estimated to start at \$3,400. There is a Founders Club program also available for those who would like to join the waiting list.

"The aging of the baby boomer generation has created a growing demand for high-quality, full-service senior living communities such as The Club at Briarcliff Manor," Phillips said.

The 59-acre site has been vacant since Kings College shut down in 1994. In mid-2009, IDG purchased the property for about \$32 million.