



Caldwell Street Apartments, facing west toward Brown Street from Frericks Way

What sprouted this summer

Washers and dryers. Hardwood floors. Picture windows with sweeping views of a manicured courtyard.

Pam Mathias-Kleingers '89 commented on the *UD Magazine* Facebook photo of the Caldwell Street Apartments, "Should I be jealous that these apartments are nicer than my house?"

"We have all the amenities, everything we could possibly need," said senior pre-med major Ephraim Tolbert, one of 427 students who moved into the apartments in August. The apartments, for upperclass and international students, house four students in two-bedroom suites that include a kitchen, living room and two bathrooms. There's even a "porch" light outside every front door.

"It's a really impressive complex for upperclass (students), and we really haven't had one of those except for the houses we've been building," said Beth Keyes, vice president for facilities management. "It links our core campus very nicely to Brown Street, yet at the same time it's focused inwardly away from Brown Street for the privacy purposes of our residents."

The \$25 million apartment complex was built on land formerly occupied by the Frank Z car dealership and UD's Caldwell Center.

In August, students also moved into the four certified "green" houses on Lowes Street and into a renovated Campus South Apartments — which underwent a \$10 million upgrade to its bathrooms, lobby, lounges and living spaces.

The Roesch Library construction is progressing. New elevators make for a reliable trip up the stacks, and new windows are continuing to be installed. Workers are hanging support structure on the building's pebbly exterior to ready it to receive brick panels.

Also installed in time for the school year were windows and air conditioning in Sherman and Wohlleben halls and 390 new seats in Boll Theatre.

Five local contractors — Ferguson, Miller-Valentine, Messer, Rixco and Danis — performed nearly \$30 million of work this summer. The latest renovations are part of a six-year capital improvement plan tied to the University's strategic plan. UD, which is using operating funds, bonds and private support to fund the projects, typically invests an average \$30 million to \$35 million annually in capital improvements.

Brick and mortarboard



Dooley

Mike Dooley '03 spent his summer at Caldwell Street Apartments. Students were still months from move-in, but as an engineer at Bayer Becker, he guided the transformation of the rubble of the Frank Z dealership to state-of-the-art apartment-style housing.

"When I made my choice to go to UD, the campus was such a big part of that choice. And to think that I can impact someone else's decision to go there, that's pretty important," he says.

Another one of many grads who worked on University projects is Greg Rambo '04. A Miller-Valentine project manager in a dusty, yellow hardhat and a massive silver pickup truck, he literally paved the brickway for students to enjoy a sprawling courtyard just a Frisbee-toss from rooms that include in-unit washers and dryers. Rambo is thankful to be able to create community-living experiences for future generations.

"Being able to look back and, if I ever have a kid that comes here, be able to say, 'I built those dorms,' is pretty neat," he says.

—Emma Jarman '11