



STATE OF ILLINOIS  
**HEALTH FACILITIES PLANNING BOARD**

525 WEST JEFFERSON STREET • SPRINGFIELD, ILLINOIS 62761 • (217)782-3516

CERTIFIED MAIL  
RETURN RECEIPT REQUESTED

May 26, 2009

John R. Beberman  
14216 South Meadowview Court  
Orland Park, Illinois 60462-2350

Re: Obligation for Project #07-153  
Total Approved Project Cost: \$785,745,988.00  
Required Completion Date: December 31, 2016  
Permit Holder: The University of Chicago Medical Center  
Obligation Documentation Received: May 26, 2009  
Project Obligation Date: May 7, 2009

Dear Mr. Beberman:

We have received the documents verifying obligation of the project referenced above (refer to 77 IAC 1130.140 and 1130.720). The documents establish that the project's obligation date (the date the permit holder expended or committed to expend at least 33% of funds assigned to cover total project cost).

77 IAC 1130.710 a) specifies that a permit is valid until such time as the project has been completed, provided that obligation of the project occurs within the time frames specified in the Act unless the obligation period is extended by HFPB (as defined at 77 IAC 1130.730); and the project commences and proceeds to completion with due diligence. All permits for projects which are not completed in the time frames specified shall subject the permit holder to the sanctions and penalties provided in the Act unless renewed by HFPB (as defined at 77 IAC 1130.740). Based upon the information contained in your "Application for Permit", this project must be completed by the date referenced above. Failure to timely complete and report completion of the project may subject the permit holder to the penalties, fines and sanctions provided by the Act and the Code.

Further, the permit holder should note the post-permit requirements in 77 IAC 1130. Adherence to the post-permit requirements is essential in maintaining validity of the permit and is the responsibility of the permit holder. The post-permit requirements include the following:

1. Project Completion and Final Realized Cost Reports, 77 IAC 1130.140, 1130.710(a) and 1130.770

Project completion is defined in 77 IAC 1130.140 by type of project. Requirements for project completion and final realized cost reports are contained in 77 IAC 1130.770. These requirements include, but are not limited to, notifying HFPB within 30 days following the project completion date. The permit holder is also reminded that project costs need to be monitored by the permit holder to assure that the project does not incur a cost overrun. A cost overrun occurs when the final realized project cost exceeds the approved permit amount.

**2. Permit Renewals, 77 IAC 1130.740**

Should the permit holder determine that it will not be possible to complete the project within the time frames specified, the permit holder may request a renewal of the permit. Such requests must be in writing and must be received at least 45 days prior to the expiration date of the original or renewed completion period.

**3. Permit Alterations, 77 IAC 1130.750**

A permit is valid only for the defined construction or modification, equipment, site, amount and person(s) named in the application. Any change to a project subsequent to HFPB's issuance of a permit constitutes an alteration to the project. Projects for which a permit has been issued can be altered during the time period between the permit issuance and the date of project completion. However, all proposed alterations that require HFPB review and action must be submitted to HFPB for review prior to the execution of the alteration. Some alterations must be reviewed and approved by HFPB. Other alterations are not allowable and, if undertaken, will invalidate the permit. All alterations will be reviewed and approved on a cumulative basis. A permit holder may apply for more than one alteration during the life of a project. However, the limits on alterations shall apply cumulatively to all alterations for a single permit.

The permit holder shall notify HFPB in writing of any alteration to a project. The notice shall include a description of the alteration and related costs (if any) and shall address all applicable review criteria related to the alteration if the alteration requires HFPB approval.

**4. Annual Progress Reports, 77 IAC 1130.760**

Each permit holder shall submit annual progress reports to IDPH every 12 months from the permit issuance date until such time as the project is completed. The annual progress reports are due between 30 days prior to and or 30 days after the anniversary date of HFPB approval of the permit and must contain the information required by Section 1130.760.

Failure to provide the required annual progress reports will result in future applications being considered incomplete by IDPH until the required reports are received.

Please be advised that this letter and the permit approval letter constitute formal written notice of post-permit requirements and failure to comply may subject the permit holder to the penalties, fines and sanctions provided by the Act and the Code. Should you have any questions, please contact our office at (217) 782-3516.

Sincerely,



Michael D. Mills, Chief  
Compliance Section

cc: Jeffrey Mark  
Project File