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HEALTH FACILITIES &  
SERVICES REVIEW BOARD

July 13, 2016

Ms. Courtney Avery, Administrator  
Illinois Health Facilities and Services Review Board  
525 W. Jefferson Street - 2<sup>nd</sup> Floor  
Springfield, IL 62761

Subject: Permit # **11-104** McAllister Nursing and Rehab; Request for Permit Renewal

Dear Administrator Avery:

On April 17, 2012 the Illinois Health Facilities and Services Review Board granted a permit to McAllister Nursing and Rehab for the modernization of 111 Long-Term Care beds and the addition of 89 Long-Term Care beds, for a total of 200 nursing care beds. On behalf of the Applicant, I am writing this letter to comply with section 1130.740 (Permit Renewal of the 77 Illinois Administrative Code). The first permit renewal was for a sixth month extension from January 31, 2016 to July 31, 2016. This correspondence seeks a permit renewal for this Project from the its current completion date of July 31, 2016 to September 30, 2016 (a two month extension). This is the Applicant's second request for a permit renewal.

### **Project Overview and Status**

The project is complete and the Applicant has had the initial life safety inspection. The finding of the life safety inspection were minimal but will take this week and possibly next to satisfy and complete the first of the two part IDPH survey process. The second part of the licensing/survey process is the for the IDPH "nurses" inspection. It is anticipated to take up to 30-days for that process to be scheduled leaving an additional 30-days for the State to complete its survey and for the Applicant to ensure compliance.

### **Request Completion Date**

The Applicant respectfully requests a 2-month extension for this project. A completion date of September 30, 2016 should be adequate to complete the licensure process.

### **Status Report on Project**

The construction of the project is complete and is midstream in the IDPH two-part survey process. Once the initial Life Safety survey is complete, the Village can issue the Certificate of Occupancy.

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**Statement as to reasons why the Project has not been completed**

The initial permit renewal request set forth the rationale for the overall project delay. Now, the construction is complete and the first part of the two part IDPH licensure survey process is underway. The extension is merely to complete that part of the project to receive licensure as construction was completed as estimated in March of this year.

**Project Cost and Scope**

The Project cost and scope are in compliance with what the Health Facilities and Services Review Board approved. Appended herein (**EXHIBIT A**) is a project costs and sources of funds chart illustrating the approved line items and the corresponding expenditures. Sufficient financial resources are available to complete the 200-bed skilled nursing facility.

Enclosed please find the required \$1,000 application fee. Please let me know of any questions on this material, or if additional information needs to be provided.

Thanking you in advance for your assistance.

Respectfully,



Eli Atkin  
Member

**ENCLOSURES**

McAllister Nursing and Rehab

#11-104

**PROJECT COSTS AND SOURCES OF FUNDS**

<b><u>USE OF FUNDS</u></b>	<b><u>APPROVED</u></b>	<b><u>EXPENDED</u></b>	<b><u>PERCENT</u></b>
Preplanning Costs	\$ 38,500	\$ 38,500	100%
Site Survey and Soil Investigation	\$ 13,200	\$ 13,200	100%
Site Preparation	\$ 165,000	\$ 165,000	100%
Off Site Work	\$ 35,000	\$ 35,000	100%
New Construction Contracts	\$ 20,872,252	\$ 20,872,252	100%
Modernization Contracts	\$ -	\$ -	0%
Contingencies	\$ 1,043,416	\$ 1,043,416	100%
Architectural/Engineering Fees	\$ 695,000	\$ 695,000	100%
Consulting and Other Fees	\$ 209,000	\$ 209,000	100%
Movable or Other Equipment (not in construction contracts)	\$ 1,091,000	\$ 1,091,000	100%
Bond Issuance Expense (project related)	\$ -	\$ -	0%
Net Interest Expense During Construction (project related)	\$ 705,000	\$ 705,000	100%
Fair Market Value of Leased Space or Equipment	\$ -	\$ -	0%
Other Costs To Be Capitalized	\$ 47,500	\$ 47,500	100%
Acquisition of Building or Other Property (excluding land)	\$ -	\$ -	0%
<b>TOTAL USES OF FUNDS</b>	<b>\$24,914,868</b>	<b>\$24,914,868</b>	<b>100%</b>
<b><u>SOURCE OF FUNDS</u></b>	<b><u>APPROVED</u></b>	<b><u>EXPENDED</u></b>	<b><u>PERCENT</u></b>
Cash and Securities	\$ 2,614,868	\$ 2,614,868	100%
Pledges			
Gifts and Bequests			
Bond Issues (project related)			
Mortgages	\$ 22,300,000	\$ 22,300,000	100%
Leases (fair market value)			
Governmental Appropriations			
Grants			
Other Funds and Sources			
<b>TOTAL SOURCES OF FUNDS</b>	<b>\$ 24,914,868</b>	<b>\$ 24,914,868</b>	<b>100%</b>