

## Constantino, Mike

---

**From:** micbball@aol.com  
**Sent:** Tuesday, March 27, 2012 8:21 AM  
**To:** Constantino, Mike  
**Subject:** SwedishAmerican.  
**Attachments:** Copelin Healthcare ConsultingCell.doc

Mike,

Sorry I apparently only sent the first page. See if you can read this document

Mike Copelin  
Copelin Healthcare Consulting  
IL Phone 217-496-3712  
TX Phone 956-772-9520  
Cell Phone 217-725-4558

Copelin Healthcare Consulting  
42 Birch Lake Drive  
Sherman, Illinois 62684

Cell: 217-725-4558  
Phone: 217-496-3712  
Fax: 217-496-3097

March 25, 2012

Michael Constantino  
Illinois Department of Public Health  
525 West Jefferson St.  
2<sup>nd</sup> Floor  
Springfield, Illinois 62761

Re: Project #12-013 SwedishAmerican Hospital Cancer Treatment Center

Dear Mr. Constantino:

Thank you for the opportunity to provide additional information regarding the above project.

The State Agency indicated that they had concerns regarding the proposed project as it related to the proposed size of the project as it related to the Medical Imaging Department, and the Radiation Oncology Department.

The Medical Imaging Department exceeds the State Norm by approximately 275 GSF. This difference is explained by the fact that a PET Scanner is proposed and it is necessary to develop a "Hot Lab" to support this unit. This space is not normally included in the State Norm and as such justifies the excess square footage.

The Radiation Oncology Department square footage exceeds the State Norm by approximately 7,600 GSF when compared to the State Norm. The proposed department size was developed by utilizing benchmarks for other similar projects across the country. This space is similar to other freestanding Cancer Treatment Centers previously approved by the State Board. In terms of explaining the difference between the State Norm and the applicant's proposal, the primary difference lies in the program areas within the department. The Board's State Norm is based upon the number of Linear Accelerator units included in the department, the control rooms for those units and the direct support areas for the department, i.e. clean and soiled utilities and a nurses station. The applicant's proposal includes many other support services since it is a freestanding facility and provides offices for much of the support staff. These offices could be listed as non-clinical, but since patients travel through and around this space it was decided to include it in the clinical area.

There are three Physicians' offices (410 GSF) three Physicists' Offices (410 GSF), a conference room (276GSF), four exam rooms (500 GSF), Reception Space (672 GSF), a conference room (276 GSF), Treatment Planning Space (276 GSF), Patient Changing areas (381 GSF), a Managers office (137 GSF), pre and post treatment space (362 GSF), Consultation room (120 GSF), and several other smaller support areas such O2 storage, a Mold Room, clean storage, etc. In all the

space beyond the Linear Accelerator vaults and common support space totals in excess of 4,500 GSF. In addition the department has 3,816 GSF of circulation space much of which is a direct result of the increased square footage discussed above. Given the proposed projects freestanding nature, and the resulting need for additional support space the proposed square footage for this department is reasonable as evidenced by the space approved for other similar projects.

The State Agency staff also indicated a concern with the construction cost for the project. The State Staff used the RS Means 3<sup>rd</sup> quartile for Medical Office Buildings rather than the Hospital 3<sup>rd</sup> Quartile. The proposed construction is much more closely related to the hospital standard than the Medical Office Building standard due to the departments involved in the project and the construction needs for those departments. Radiation Therapy Equipment and Medical Imaging Equipment require a much higher construction cost than simply building routine office space.

I hope this information address the concerns the staff have raised concerning this project. If you have any further questions or concerns please contact me at 217-725-4558.

Michael I Copelin

Copelin Healthcare Consulting