

Constantino, Mike

13-011

From: Jack Axel [jacobmaxel@msn.com]
Sent: Tuesday, April 23, 2013 9:10 AM
To: Constantino, Mike
Subject: St. Joseph
Attachments: img001.jpg; img002.jpg

Mike,
See attached.
Hope you caught some fish.
J

Jacob M. Axel
President
Axel & Associates, Inc.
675 North Court, Suite 210
Palatine, IL 60067
Phone: (847) 776-7101

PROJECT COSTS

Category	Clinical	Non-Clinical	Total
Preplanning Costs			
evaluation of alternatives	\$ 102,036	\$ 129,864	\$ 231,900
master planning	\$ 357,126	\$ 454,524	\$ 811,650
feasibility assessments	\$ 51,018	\$ 64,932	\$ 115,950
	\$ 510,180	\$ 649,320	\$ 1,159,500
Site Survey and Soil Investigation			
survey confirmation	\$ 3,520	\$ 4,480	\$ 8,000
soil investigation	\$ 4,400	\$ 5,600	\$ 10,000
	\$ 7,920	\$ 10,080	\$ 18,000
Site Preparation			
prep for crains/equipment	\$ 14,520	\$ 18,480	\$ 33,000
safety fencing	\$ 3,080	\$ 3,920	\$ 7,000
repair of site at conclusion	\$ 19,800	\$ 25,200	\$ 45,000
	\$ 37,400	\$ 47,600	\$ 85,000
New Construction Contracts			
Construction	\$ 33,617,570	\$ 50,547,971	\$ 84,165,540
Modernization			
renovation of existing space	\$ 8,638,803	\$ 2,457,141	\$ 11,095,944
Contingencies-New Construction			
allowance	\$ 1,563,560	\$ 2,817,680	\$ 4,381,240
Contingencies-Modernization			
allowance	\$ 1,253,340	\$ 411,280	\$ 1,664,620
Architectural and Engineering Fees			
design	\$ 2,024,000	\$ 2,576,000	\$ 4,600,000
document preparation	\$ 72,600	\$ 92,400	\$ 165,000
const./ren. Monitoring	\$ 114,460	\$ 145,677	\$ 260,137
interface with review agencies	\$ 110,000	\$ 140,000	\$ 250,000
	\$ 2,321,060	\$ 2,954,077	\$ 5,275,137
Consulting and Other Fees			
CON-related	\$ 99,000	\$ 126,000	\$ 225,000
IDPH and municipal fees	\$ 204,600	\$ 260,400	\$ 465,000
zoning process	\$ 154,000	\$ 196,000	\$ 350,000
legal fees	\$ 176,000	\$ 224,000	\$ 400,000
bid prep and sollicitaion processes	\$ 44,000	\$ 56,000	\$ 100,000
traffic and parking studies	\$ 30,800	\$ 39,200	\$ 70,000
utilities systems analyses	\$ 19,800	\$ 25,200	\$ 45,000
equip. planning consultant	\$ 146,520	\$ 186,480	\$ 333,000
life safety code consultant	\$ 17,600	\$ 22,400	\$ 40,000
reimburseables	\$ 227,040	\$ 288,960	\$ 516,000
site security	\$ 66,000	\$ 84,000	\$ 150,000
materials testing	\$ 58,520	\$ 74,480	\$ 133,000
interior design consultant	\$ 22,000	\$ 28,000	\$ 50,000

PROJECT COSTS

miscellaneous	\$ 138,360	\$ 176,094	\$ 314,454
	\$ 1,404,240	\$ 1,787,214	\$ 3,191,454
Moveable and Other Equipment			
pls see detail on pgs 57-63 of app	\$ 30,965,465	\$ 3,440,607	\$ 34,406,072
Net Interest During Construction			
	\$ 4,210,635	\$ 5,358,990	\$ 9,569,625
Other Costs to be Capitalized			
owner's construction insurance	\$ 59,400	\$ 75,600	\$ 135,000
project management/misc.	\$ 795,960	\$ 1,013,040	\$ 1,809,000
	\$ 855,360	\$ 1,088,640	\$ 1,944,000



STATE OF ILLINOIS
HEALTH FACILITIES AND SERVICES REVIEW BOARD

525 WEST JEFFERSON ST. • SPRINGFIELD, ILLINOIS 62761 • (217) 782-3516 FAX: (217) 785-4111

April 24, 2013

Representative Camille Lilly
5755 West Division Street
Chicago, Illinois 60651

Re: E-012-13 - Change of Ownership - Gottlieb Memorial Hospital

Dear Honorable Representative Lilly:

The Illinois Health Facilities and Services Review is required by statute (20 ILCS 3960/8.5) to inform the State Senator and State Representative of a change of ownership of a health care facility in their district.

The Illinois Health Facilities and Services Review Board ("State Board") is in receipt of a change of ownership exemption application (E-012-13) for Gottlieb Memorial Hospital ("Gottlieb"), a 264 bed general acute care hospital located at 701 West North Avenue in Melrose Park, Illinois. The transaction will result in a change in the membership or sponsorship of a not-for-profit corporation that owns or controls an Illinois licensed facility (as well as its physical plant and capital assets). There is no change in the operating entity or owner of the site.

This application is tentatively scheduled to be heard at the May 14, 2013 State Board Meeting to be held at the Bolingbrook Golf Club, 2001 Rodéo Drive, Bolingbrook, Illinois beginning at 10:00 am.

Information regarding this application may be found at our website
<http://hfsrb.illinois.gov/>

Should you have any questions please contact me at 312-814-4825. Thank you.

Sincerely,

A handwritten signature in black ink that reads "Courtney R. Avery".

Courtney Avery, Administrator
Illinois Health Facilities and Services Review Board

cc: Dale Galassie, Chairman Illinois Health Facilities and Services Review Board