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September 27, 2016

Anne M. Cooper
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RECEIVED

SEP 28 2016

HEALTH FACILITIES &
SERVICES REVIEW BOARD

Michael Constantino
Illinois Health Facilities and Services Review Board
525 West Jefferson Street, Second Floor
Springfield, Illinois 62761

Re: Annual Progress Report – Asbury Court Nursing and Rehabilitation (Proj. No 14-022)

Dear Mr. Constantino:

This office represents Asbury Court Nursing and Rehabilitation, LLC and Des Plaines Property, LLC (collectively, "Permit Holders"). As you are aware, on August 27, 2014, the Illinois Health Facilities and Services Review Board (the "State Board") approved the Permit Holders' application to establish a 71 bed skilled nursing facility located at 1750 Elmhurst Road, Des Plaines, Illinois (the "Project"). On June 16, 2016, the State Board Chair granted the Permit Holders a twelve month renewal of Project Permit #14-022 and established July 31, 2017 as the project completion date. Pursuant to Section 1130.760, the Permit Holders submit the attached information regarding the progress of Project Permit #14-022.

As noted in the attached report, construction of the core and shell is complete and all rough mechanical, electric and plumbing is finished. Construction should be complete by year end, and the Permit Holders anticipate obtaining a certificate of occupancy in the first quarter of 2017. Further, as noted in the Project Costs and Sources of Funds schedule, the Permit Holders have expended 78% of the project costs to date. In summary, the project is on track to be completed by July 31, 2017.

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If you need any additional information or have any questions regarding the status of the project, please feel free to contact me at 312-873-3606 or acooper@polsinelli.com.

Sincerely,

Anne M. Cooper

Attachment

Asbury Court
Retirement Community

September 23, 2016

Courtney Avery
Administrator
Illinois Department of Public Health
525 West Jefferson Avenue
2nd Floor
Springfield, Illinois 62761

Re: Permit:#14–022 Asbury Court Nursing and Rehabilitation

Dear Ms. Avery,

On August 27, 2014, the Illinois Health Facilities and Services Review Board approved the application for permit for the above referenced project for the establishment of a 71 bed skilled nursing facility. This letter is to report the annual progress.

The building walls, windows, floors, and roof are complete. All rough mechanical, electric and plumbing is complete. The first floor interior partition walls are taped, sanded, and primed. The 2nd floor walls are nearly hung and being taped, sanded and finished. They should be finished in about 3 weeks. Floor finishes have started and should be complete in about 6-8 weeks. Acoustic eeiling grid has started on the first floor. All cable and wire is being pulled and should be complete in about 3 weeks. Trim plumbing, electrical and hvac will start in about 4 weeks and finish at the end of November. We are targeting the first quarter of 2017 to obtain the certificate of occupancy.

Financing for the construction is still in place and remains as stated in the application. Included below is a current "Project Costs and Source of Funds" table.

1750 South Elmhurst Road • Des Plaines, Illinois 60018 • (847) 228-1500 • Fax: (847) 228-1579

Use of Funds	Amount	Expent to Date	% of Total
Preplanning Costs	$39,600.00	$39,600.00	100.00%
Site Survey and Soil Investigation	$15,400.00	$15,400.00	100.00%
Site Preparation	$30,800.00	$30,800.00	100.00%
Off Site Work	$99,000.00	$99,000.00	100.00%
New Construction Contracts	$5,172,609.00	$4,484,773.01	86.70%
Modernization Contracts	$246,947.00	$179,000.00	72.49%
Contingencies	$270,978.00	$0.00	0.00%
Architectural/Engineering Fees	$518,200.00	$502,504.03	96.97%
Consulting and Other Fees	$258,500.00	$249,000.00	96.32%
Movable or Other Equipment	$560,900.00	$0.00	0.00%
Bond Issuance Expense	$0.00	$0.00	0.00%
Net Interest Expense During Construction	$0.00	$0.00	0.00%
Fair Market Value of Leased Space or Equipment	$0.00	$0.00	0.00%
Other Costs to be Capitalized	$0.00	$0.00	0.00%
Acquisition of Building or Other Property	$0.00	$0.00	0.00%
Total IDPH Regulated Uses of Funds	**$7,212,934.00**	**$5,600,077.04**	**77.64%**
Source of Funds	**Total**		
Cash and Securities	$1,442,587.00	$1,442,587.00	100.00%
Pledges	$0.00	$0.00	0.00%
Gifts and Bequests	$0.00	$0.00	0.00%
Bond Issues	$0.00	$0.00	0.00%
Mortgages	$5,770,347.00	$4,157,490.04	72.05%
Leases	$0.00	$0.00	0.00%
Governmental Appropriations	$0.00	$0.00	0.00%
Grants	$0.00	$0.00	0.00%
Other Funds and Sources	$0.00	$0.00	0.00%
Total Sources of Funds	**$7,212,934.00**	**$5,600,077.04**	**77.64%**

In closing, please feel free to contact our CON consultant Charles Sheets at (312) 873-3605.

Thank you

Sincerely,

Tom McNulty

Tom McNulty

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