

Corporate Finance  
Professional Building  
1725 W. Harrison St.  
Suite 364  
Chicago, IL 60612

Tel: 312.942.5600  
Fax: 312.942.5729  
john\_p\_mordach@rush.edu  
www.rush.edu



John P. Mordach  
Rush University Medical Center  
Senior Vice President  
Chief Financial Officer

June 22, 2012

Ms. Courtney Avery  
Administrator  
Division of Health Systems Development  
525 West Jefferson St., Second Floor  
Springfield, IL 62761

Re: Project #10-041

Dear Ms. Avery,

Pursuant to 77 Illinois Administrative Code 1130.770, this is the project completion report for project #10-041, Rush University Medical Center – Entry Pavilion Project (the “Project”). The permit for the Project was issued on September 3, 2010, to Rush University Medical Center. The approved permit amount was \$16,300,000 to construct a 3 story entry pavilion in 10,500 GSF of non-clinical space located at 1725 West Harrison, Chicago, Illinois 60612.

The Project was brought to a conclusion on March 31, 2012, which is the permit completion date. The notification letter on completion was submitted on April 2, 2012. This letter certifies the following:

1. The final realized costs are the total costs required to complete the project and there are no associated costs or capital expenditures related to the project that will be submitted for reimbursement under Title XVIII or XIX of the Social Security Act;
2. The Project is in compliance with all terms of the permit to date (Attachment I).

Additionally, we provide the following information regarding the completion of this project:

1. Itemization of All Project Costs – The final realized costs are summarized in the final CON Report (Attachment II).
2. Final Application and Certification of Payment for the Construction Contract – A copy of the final Form G702 is attached (Attachment III).

If you need any additional information, please contact Alicia M. Maitland at 312-563-4419 or [Alicia\\_M\\_Maitland@rush.edu](mailto:Alicia_M_Maitland@rush.edu) or Sarah Kross at 312-942-4938 or [Sarah\\_Kross@rush.edu](mailto:Sarah_Kross@rush.edu).

Sincerely,

A handwritten signature in black ink that reads 'John P. Mordach'.

John P. Mordach  
Senior Vice President and Chief Financial Officer

cc: Mike Constantino, Supervisor of Project Review  
George Roate, Division of Health Systems Development  
Janet Scheuerman, PRISM Healthcare Consulting

**RECEIVED**

JUN 25 2012

HEALTH FACILITIES &  
SERVICES REVIEW BOARD

**Attachment I**

**Certification of Compliance**

Professional Building  
1725 W. Harrison St.  
Suite 364  
Chicago, IL 60612

Tel: 312.942.8801  
Fax: 312.942.2055  
peter\_butler@rush.edu



**Peter W. Butler**  
**Rush University Medical Center**  
*President and Chief Operating Officer*  
**Rush University**  
*Chairman, Department of Health Systems  
Management*

June 22, 2012

Ms. Courtney Avery  
Administrator  
Division of Health Systems Development  
525 West Jefferson St., Second Floor  
Springfield, IL 62761

Re: Project #10-041

Dear Ms. Avery,

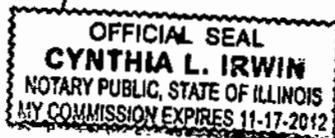
Pursuant to 77 Illinois Administrative Code 1130.770, this letter certifies project #10-041, Rush University Medical Center – Entry Pavilion Project (the “Project”), is in compliance with all terms of the permit to date, including project cost, square footage and services.

Sincerely,

A handwritten signature in black ink that reads 'Peter W. Butler'.

Peter W. Butler  
President and Chief Operating Officer

A handwritten signature in black ink that reads 'Cynthia L. Irwin'.



**Attachment II**  
**Final CON Report**

Rush University Medical Center  
Transformation Program - Entry Pavilion  
Permit #10-041

FINAL CERTIFICATE OF NEED REPORT

Reported through 5/31/12	CON Permit	Final Realized Costs	Increase (Decrease)	Percent Expended
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Uses of Funds				
Site Preparation	\$ 466,000	\$ 399,427	\$ (66,573)	100.0%
New Construction Contracts	11,954,000	13,554,928	1,600,928	100.0%
Modernization Contracts	1,000,000	483,390	(516,610)	100.0%
Contingencies	1,080,000	-	(1,080,000)	N/A
Architecture & Engineering Fees	1,100,000	1,334,291	234,291	100.0%
Consulting & Other Fees	400,000	201,050	(198,950)	100.0%
Net Interest Expense During Construction	300,000	252,012	(47,988)	100.0%
<b>Total Uses of Funds</b>	<b>\$ 16,300,000</b>	<b>\$ 16,225,097</b>	<b>\$ (74,903)</b>	<b>100.0%</b>

Sources of Funds				
Cash & Securities	\$ 1,300,000	\$ 5,142,499	\$ 3,842,499	100.0%
Gifts & Bequests	13,000,000	9,067,598	(3,932,402)	100.0%
Grants	2,000,000	2,015,000	15,000	100.0%
<b>Total Sources of Funds</b>	<b>\$ 16,300,000</b>	<b>\$ 16,225,097</b>	<b>\$ (74,903)</b>	<b>100.0%</b>

**Attachment III**  
**Final Form G702**



Document G702/CMA™ - 1992

Application and Certificate for Payment Construction Manager-Adviser Edition

TO OWNER:
Rush University Medical Center
1725 W. Harrison St., Suite 364
Chicago, IL 60612

PROJECT:
Transformation Program
Phase II Construction

APPLICATION NO: 2
PERIOD TO: 3/31/12
CONTRACT DATE:

Distribution to:

OWNER [ ]

CONSTRUCTION MANAGER [ ]

ARCHITECT [ ]

CONTRACTOR [ ]

FIELD [ ]

FROM CONTRACTOR:
Rush University Medical Center
1725 W. Harrison St., Suite 364
Chicago, IL 60612

VIA CONSTRUCTION MANAGER: Power / Jacobs

PROJECT NO: Entry Pavilion

VIA ARCHITECT: Perkins + Will / Walker Parking

CONTRACT FOR: Sitework, Construction and Modernization for the Entry Pavilion

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract Continuation Sheet, AIA Document G703, is attached

- 1. ORIGINAL CONTRACT SUM \$ 11,479,670.00
2. Net change by Change Orders \$ 2,958,074.88
3. CONTRACT SUM TO DATE (Line 1 & 2) \$ 14,437,744.88
4. TOTAL COMPLETED & STORED TO DATE \$ 14,437,744.88
5. RETAINAGE:
a. 0.000 % of Completed work \$ 0.00
b. 0.000 % of Stored Material \$ 0.00
6. TOTAL EARNED LESS RETAINAGE \$ 14,437,744.88
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT \$ 9,086,035.00
8. CURRENT PAYMENT DUE \$ 5,351,709.88
9. BALANCE TO FINISH, INCLUDING RETAINAGE \$ 0.00

Table with 3 columns: CHANGE ORDER SUMMARY, ADDITIONS, DEDUCTIONS. Rows include Total changes approved in previous months by Owner, Total approved this Month, NET CHANGES by Change Order.

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents that all amounts have been paid by Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due

CONTRACTOR: Rush University Medical Center

By Date: May 31, 2012

State of Illinois

County of Cook

Subscribed and sworn to before me this 31st day of May, 2012 Notary Public.

My Commission expires:

CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on my observations and the data comprising this application, the Construction Manager and Architect certify to the Owner that to the best of their knowledge, information and belief the Work has proceeded as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 5,351,709.88

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

CONSTRUCTION MANAGER:

By Date:

ARCHITECT:

By Date:

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CAUTION: You should sign an original AIA Contract Document, on which this text appears in RED. An original assures that changes will not be obscured

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