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RECEIVED

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**HEALTH FACILITIES &
SERVICES REVIEW BOARD**

HAND DELIVERED

November 7, 2013

Ms. Courtney Avery, Administrator
Illinois Health Facilities and Services Review Board
Illinois Department of Public Health
525 West Jefferson Street, 2nd floor
Springfield, Illinois 62761

Re: HFSRB Project Number **12-049**,
Manor Court of Carbondale

Expansion

Dear Ms. Avery:

On behalf of the Applicants for the above referenced project, Edwin Enterprises, LLC and UDI #5, LLC, we respectfully request the project's first Renewal of a Permit as stated in Section 1130.140. The Applicant is requesting a completion date of December 31, 2014 from the approved date of December 31, 2013. This constitutes a 12 month extension.

Status Report:

All preplanning, site survey and soil work, site preparation and the majority of the architectural and engineering work has been completed. The foundation, underground plumbing and electrical is complete. All concrete floors are poured. Framing is 90% complete and trusses are 70% set. Approximately 50% of the roof is complete. Rough in of mechanical, electrical and plumbing are currently underway.

All walls and the roof system will be completed by the end of November. Between December and March all drywall and finish work is to be completed with flooring scheduled for March and April. The punch list and final walk through is expected to take the project through the end of June with licensure and State Inspections to be requested at this time. The Applicant is allowing six months for all licensing inspections and to submit back to this Board its final costs and project completion report. Currently the project is 55% complete.



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Rational for Request:

The most significant delay experienced by this project, in addition to the heavier rain that was received this spring was that after the drawings were approved by the Department of Public Health, the City of Carbondale held up the building permits as their ADA requirements for the handicap accessible restrooms were more stringent than those required and approved by IDPH. The design review and approval process to receive the building permits was lengthy and any change to the drawings had to go back to IDPH for their consideration and approval.

It should be known that timing of this project is of the utmost importance to the Applicant as this project has existing residents waiting for the doors to open. Since this delay, the construction has been proceeding post haste.

Project Cost:

The permit amount of this project is \$13,757,750 and we do not anticipate exceeding that original amount. To date the project costs expended are \$3,069,007. Please refer to **EXHIBIT A** for an itemization of the project cost.

Current Conditions of Financial Status:

The project cost will remain totally funded through internal sources, i.e., cash as stated and approved in the original Application.

After reviewing the above information, we hope the Board will grant our permit renewal. This submittal is more than 45-days prior to the current permit expiration and as such is in compliance with the requirements of Board's processing rules. As such, enclosed is also the required processing fee of \$500.00. Should you have any questions or concerns with any of the information provided herein, please do not hesitate to contact me.

Respectfully,

John P. Kniery
Health Care Consultant

ENCLOSURES

C: Donald E. Fike

Current Conditions of Costs Paid To Date

Item	Cost	Paid to Date	% Expended
Preplanning Costs	\$75,000.00	\$67,886.00	90.00%
Site Survey & Soil Investigation	\$10,000.00	\$9,850.00	99.00%
Site Preparation	\$25,000.00	\$21,955.00	88.00%
Off Site Work	\$0.00	\$0.00	0.00%
New Construction Contracts	\$10,942,750.00	\$2,594,471.00	24.00%
Modernization Contracts	\$0.00	\$0.00	0.00%
Contingencies	\$765,000.00	\$0.00	0.00%
Architectural/Engineering Fees	\$475,000.00	\$359,081.00	76.00%
Consulting & Other Fees	\$25,000.00	\$15,764.00	63.00%
Movable or Other Equipment (not in construction contracts)	\$720,000.00	\$0.00	0.00%
Bond Issuance Expense (project related)	\$0.00	\$0.00	0.00%
Net Interest Expense During Construction (project related)	\$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	\$720,000.00	\$0.00	0.00%
Acquisition of Building or Other Property (excluding land)	\$0.00	\$0.00	0.00%
ESTIMATED TOTAL PROJECT COST	\$13,757,750.00	\$3,069,007.00	23%

EXHIBIT A