

# Axel & Associates, Inc.

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MANAGEMENT CONSULTANTS

**RECEIVED**

MAR 11 2013

HEALTH FACILITIES &  
SERVICES REVIEW BOARD

March 6, 2013

Mr. Michael Constantino  
c/o Illinois Health Facilities and  
Services Review Board  
525 West Jefferson  
Springfield, IL 62761

**RE: Project 13-012  
Elmhurst Memorial Hospital**

Dear Mike:

Enclosed please find a revised ATTACHMENT 7/ITEMIZATION OF COSTS for the above -referenced project. None of the project costs, as identified in the "Project Costs and Sources of Funds" table have changed. Rather, greater detail of those costs is being provided.

Sincerely,



Jacob M. Axel  
President

enclosure

## PROJECT COST ITEMIZATION

### Preplanning Costs (\$273,000)

life safety consultant	\$7,500
preconstruction development	158,787
preliminary design	106,713

### Site Survey and Soil Investigation (\$25,000)

geotechnical engineering	\$10,000
environmental survey and testing	5,000
land survey	10,000

### Site Preparation (\$350,000)

grading and landscaping	\$300,000
miscellaneous	50,000

### Off-Site Work (\$725,000)

grading, utilities and excavation	\$275,000
site improvements	450,000

### New Construction Contracts (\$9,675,000)

Estimate of materials and labor costs directly associated with construction.

### Contingencies (\$475,100)

Allowance for unexpected construction-related expenses.

### Architectural and Engineering Fees (\$587,700)

architecture	\$273,085
engineering (structural and MEP)	314,615

### Consulting and Other Fees (\$1,105,700)

reimburseables	\$61,500
radiation shielding consultant	10,000
building permit	96,000
CON filing fees (2)	85,114
IDPH inspection fee	12,000
interior design consultant	50,000
civil engineering consultant	25,000
landscape architecture	16,000
signage and artwork consultant	10,000
materials testing	75,000
builders risk insurance	45,000

printing	20,000
legal	50,000
feasibility assessments	538,086
post-CON audit	12,000
<u>Movable Equipment (\$4,488,500)</u>	
PET/CT	\$2,100,000
support equipment-PET/CT	530,959
Cyberknife relocation	276,742
FF&E, furniture	385,411
IT & communications	1,195,388
<u>Fair Market Value of Leased Equipment (\$3,500,000)</u>	
linear accelerator	\$3,340,000
QA testing equipment	160,000
<u>Other Costs to be Capitalized (\$495,000)</u>	
infrastructure extensions	\$180,000
pneumatic tube extensions	180,000
utilities during construction	60,000
relocation/move-in costs	75,000