



**FRESENIUS
KIDNEY CARE**

Fresenius Kidney Care

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July 7, 2016

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**HEALTH FACILITIES &
SERVICES REVIEW BOARD**

Ms. Courtney Avery
Administrator
Illinois Health Facilities & Services Review Board
525 West Jefferson, 2nd Floor
Springfield, IL 62761

Re: Annual Progress Report. Section 1130.760
Project #14-019, Fresenius Medical Care Summit
Permit Holder: Fresenius Medical Care Summit, LLC, and Fresenius Medical Care Holdings, Inc.

Dear Ms. Avery:

Enclosed please find the annual progress report which summarizes the current status of the above-mentioned project.

If you have any questions, please contact me at 630-960-6807.

Sincerely,

Lori Wright
Senior CON Specialist

cc: Clare Ranalli



FRESENIUS KIDNEY CARE

July 7, 2016

Annual Progress Report, Section 1130.760

Project #14-019, Fresenius Medical Care Summit

Permit Holder: Fresenius Medical Care Summit, LLC, and Fresenius Medical Care Holdings, Inc.

Original Permit Amount: \$5,331,247

Permit Amount: \$4,873,333

This report summarizes the current status of the above-mentioned project located at 7320 Archer Avenue, Summit.

Status of the Project

This project was originally for the establishment of a 12-station ESRD facility in 9,700 GSF with a permit amount of \$5,331,247. On April 21, 2015 an alteration was approved to decrease the project size to 8,761 GSF and a permit cost of \$4,873,333. The project was obligated with the execution of the lease on June 15, 2015.

A permit renewal request was granted on December 23, 2015 with a new completion date of December 31, 2016. The facility is expected to open prior to July 31, 2016 and then will be waiting for Medicare Certification for completion.

Application and Certificate for Payment (AIA G702)

All construction costs are being incurred by the landlord and will be paid back over the term of the lease as rent.

Anticipated Completion Date

The project is approximately 99% complete and is expected to be completed prior to December 31, 2016.



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Sources and Uses of Funds

All Project financing to date has been funded from available cash and its equivalents as reported on the company's financial statements. The right to occupy the premises is being secured through a leasing arrangement. This leasing arrangement is utilized to obligate the project. Project costs have not exceeded the approved permit amount.

Project Costs and Sources of Funds

Line Item	Allowance/CON	Realized Costs
Preplanning Costs	N/A	N/A
Site Survey & Soil Investigation	N/A	N/A
Site Preparation	N/A	N/A
Off-site work	N/A	N/A
New Construction Contracts	N/A	N/A
Modernization	1,410,521	0
Contingencies	140,176	0
Architectural/Engineering	151,000	0
Consulting and other fees	N/A	N/A
Movable & Other Equipment	368,000	315,680
Bond Issuance Expense	N/A	N/A
Net Interest Expense during Construction	N/A	N/A
FMV of Leased Space & Equipment	2,803,636	4,141,783*
Other Costs to be Capitalized	N/A	N/A
Acquisition of Building or other Property (excluding land)	N/A	N/A
Total Project Costs	\$4,873,333	
Realized Total Project Costs To Date		\$4,457,463
Cash & Securities	1,631,647	315,680
Pledges	N/A	N/A
Gifts & Bequests	N/A	N/A
Bond Issues	N/A	N/A
Mortgages	N/A	N/A
Lease FMV	2,803,636	4,141,783*
Gov. Approp	N/A	N/A
Grants	N/A	N/A
Other funds and Sources	N/A	N/A
Total funds	\$4,873,333	
Total Spent to Date		\$4,457,463

*Total architecture, modernization and contingency costs were incurred by the landlord and will be paid back over the term of the lease as rent.