



**FRESENIUS  
KIDNEY CARE**

**Fresenius Kidney Care**

3500 Lacey Road, Downers Grove, IL 60515  
T 630-960-6807 F 630-960-6812  
Email: lori.wright@fmc-na.com

April 24, 2018

Ms. Courtney Avery  
Administrator  
Illinois Health Facilities & Services Review Board  
525 W. Jefferson, 2<sup>nd</sup> Floor  
Springfield, IL 62761

**RECEIVED**

APR 25 2018

**HEALTH FACILITIES &  
SERVICES REVIEW BOARD**

**Re: Final Cost Report, Section 1130.770**  
**Project #15-028, Fresenius Kidney Care Schaumburg**  
**Permit Holder: Fresenius Medical Care Schaumburg, LLC, and Fresenius Medical**  
**Care Holdings, Inc.**

Dear Ms. Avery:

Enclosed please find the final realized cost report submission for Fresenius Kidney Care Schaumburg, #15-028, along with a signed notarized cost report certification for the project as required pursuant to 7II. Adm. 1130.770.

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

Sincerely,

Lori Wright  
Senior CON Specialist

cc: Clare Connor



# FRESENIUS KIDNEY CARE

April 23, 2018

## Final Cost Report, Section 1130.770 Fresenius Kidney Care Schaumburg

**Project #15-028, Fresenius Kidney Care Schaumburg**

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

This project was for the establishment of a 12-station ESRD facility located at 815 Wise Road, Schaumburg. The project was obligated with the execution of the lease on August 9, 2016. A permit renewal was granted in February 2017 with a completion date of May 31, 2018. The facility began operations on February 23, 2018. The project was complete upon receipt of the CMS Certification letter on April 10, 2018 with an effective date of March 28, 2018.

### Project Costs and Sources of Funds

<b>Project Costs</b>	<b>Allowance/CON</b>	<b>Realized</b>
Modernization	1,497,322	1,145,330
Contingencies	143,456	0
Architectural/Engineering	150,000	92,097
Movable & Other Equipment	360,000	304,565
FMV of Leased Space/Equipment	2,732,637	2,732,637
<b>Total Project Costs</b>	<b>\$4,883,415</b>	<b>\$4,274,629</b>
<b>Funding</b>	<b>Allowance/CON</b>	<b>Realized</b>
Cash & Securities	2,150,778	1,541,992
Lease FMV	2,732,637	2,732,637
<b>Total funds</b>	<b>\$4,883,415</b>	<b>\$4,274,629</b>

There are no costs that have been or will be submitted for reimbursement under Titles XVIII and XIX of the Social Security Act.

### Application and Certificate for Payment (AIA G702)

G-702 attached.



# FRESENIUS KIDNEY CARE

Certification Of Cost Report  
Fresenius Medical Care Schaumburg, LLC  
Project #15-028

Fresenius Medical Care Schaumburg, LLC certifies that pursuant to 7711. Adm. 1130.770, that the final realized costs of Fresenius Kidney Care Schaumburg, Project #15-028, are the total costs required to complete the project, and that there are no additional or associated costs or capital expenditures related to the project which will be submitted for reimbursement under Title XVIII or XIX.

BY: *[Signature]*

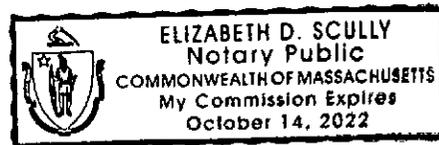
ITS: Asst. Treasurer

Subscribed and Sworn to before me  
this 23<sup>rd</sup> day of April, 2018

*[Signature]*  
Notary Public

My commission expires: 10/14/22

Seal





# FRESENIUS KIDNEY CARE

Certification Of Cost Report  
Fresenius Kidney Care Schaumburg  
Project #15-028

Fresenius Medical Care Holdings, Inc. certifies that pursuant to 7711. Adm. 1130.770, that the final realized costs of Fresenius Kidney Care Schaumburg, Project #15-028, are the total costs required to complete the project, and that there are no additional or associated costs or capital expenditures related to the project which will be submitted for reimbursement under Title XVIII or XIX.

BY: [Signature]  
ITS: Asst. Treasurer

BY: [Signature]  
ITS: Bryan Mello  
Assistant Treasurer

Subscribed and Sworn to before me  
this 23<sup>rd</sup> day of April, 2018

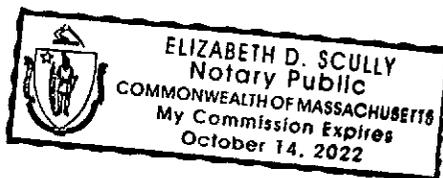
Subscribed and Sworn to before me  
this \_\_\_\_\_ day of \_\_\_\_\_, 2018

[Signature]  
Notary Public

[Signature]  
Notary Public

My commission expires: 10/14/22

My commission expires: \_\_\_\_\_



**APPLICATION AND CERTIFICATION FOR PAYMENT**

AIA DOCUMENT G702

PAGE ONE OF

TO OWNER: Fresenius Medical Care Schaumburg LLC  
 c/o Fresenius Medical Care NA  
 1909 Tyler Street, 8<sup>th</sup> Floor  
 Hollywood, FL 33020

PROJECT: Fresenius Medical Care Tenant  
 815 West Wise Road  
 Schaumburg, IL 60193  
 100375-1-DN-W-GU-16

APPLICATION NO: 17-077-4  
 INVOICE DATE: 1/31/18  
 PERIOD FROM: 11/1/17  
 TO: 1/31/18

Distribution to:  
 OWNER  
 ARCHITECT  
 CONTRACTOR

ARCHITECT Christopher Kidd & Associates, LLC  
 N48W16550 Lisbon Road  
 Menomonee Falls, WI 53501

FROM CONTRACTOR:  
 Midwest Construction Partners, Inc.  
 1300 E. Woodfield Rd., Suite 150  
 Schaumburg, IL 60173

CONTRACT FC General Construction CONTRACT DATE: 7/21/2017

**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.

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 the 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 Midwest Construction Partners, Inc.

1. ORIGINAL CONTRACT SUM	\$ 999,711.00
2. Net change by Change Orders	\$ 57,050.51
3. CONTRACT SUM TO DATE (Line 1 ± 2)	\$ 1,056,761.51
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)	\$ 1,056,761.51
5. RETAINAGE:	
a. 0 % of Completed Work (Column D + E on G703)	\$ -
b. % of Stored Material (Column F on G703)	\$ -
Total Retainage (Lines 5a + 5b or Total in Column I of G703)	\$ -
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)	\$ 1,056,761.51
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	\$ 932,732.88
8. CURRENT PAYMENT DUE	\$ 124,028.63
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 8)	\$ -

By: James O'Brien, President Date: 1/31/18  
 State of: ILLINOIS County of: COOK  
 Subscribed and sworn to before me this 31st day of January, 2018  
 Notary Public: Patricia E. Hart, Notary  
 My Commission Expires: \_\_\_\_\_

**ARCHITECT'S CERTIFICATE FOR PAYMENT**

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed 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 ..... \$ \_\_\_\_\_

(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. 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.

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved	\$ 57,050.51	
TOTALS	\$ 57,050.51	\$ -
NET CHANGES by Change Order	\$ 57,050.51	

**APPLICATION AND CERTIFICATE FOR PAYMENT**

**AIA DOCUMENT G702**

Page 1 of

TO (OWNER): Fresenius Medical Care PROJECT: Schaumburg IL FMC 7529 APPLICATION NO: 4 Distribution to:   
 FROM (CONTR.) Cohen Architectural VIA (ARCHITECT): CONTRACTOR'S PERIOD TO: Jan 2018 OWNER:   
 Woodworking ARCHITECT CONTRACTOR   
 CONTRACT FOR: Millwork & Installation PROJECT NO: CONTRACT DATE: ; 15

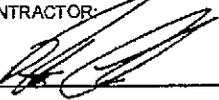
**CONTRACTOR'S APPLICATION FOR PAYMENT**

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Change Orders approved in previous months by Owner			
TOTAL			
Approved this month			
Number	Date Approved		
2	10/17/2017	970.31	
TOTALS		970.31	0
Net change by Change Orders		970.31	

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

- 1. ORIGINAL CONTRACT SUM \$ 87,598.00 ✓
- 2. Net change by Change Orders \$ 970.31
- 3. CONTRACT SUM TO DATE (Line 1 + 2) \$ 88,568.31
- 4. TOTAL COMPLETED & STORED TO DATE (Column G on G703) \$ 88,568.31
- 5. RETAINAGE:
  - a. 10% % of Completed Work \$ - (Columns O + E on G703)
  - b. 100 % of Stored Material (Column F on G703)
- Total Retainage (Line 5a + 5b or Total in Column I of G703) \$ -
- 6. TOTAL EARNED LESS RETAINAGE \$ 88,568.31 (Line 4 less Line 5 Total)
- 7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 8 from prior Certificate) \$ 79,711.48 ✓
- 8. CURRENT PAYMENT DUE \$ 8,856.83
- 9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6) \$ -

The undersigned Subcontractor certifies that to the best of Subcontractor'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 the 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: 

By:  Date: 1-17-18  
 DAVID BEADES  
 Notary Public - Notary Seal  
 STATE OF MISSOURI  
 Phelps County  
 My Commission Expires: March 29, 2021  
 Commission #17296584

State of: Missouri County of: Phelps  
 Subscribed and sworn to before me this 17<sup>th</sup> day of January 2018  
 Notary Public:   
 My Commission expires: 3-29-2021

**ARCHITECT'S CERTIFICATE FOR PAYMENT**

In accordance with the contract Documents, based on an on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed 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  
 (Attach explanation if amount certified differs from the amount applied for.)  
 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.

NOTICE: PROPERTY OWNERS IMPORTANT INFORMATION CONCERNING MECHANICS LIENS ON REVERSE SIDE.

F. PRINCE  
 RECS - North Central