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HEALTH FACILITIES &
SERVICES REVIEW BOARD

February 14, 2017

Mike Constantino
Illinois Health Facilities and Services Review Board
525 West Jefferson, 2nd Floor
Springfield, Illinois 62761

Re: Project # 16-053
HSHS St. John's Hospital Women's and Children's Health Center

Dear Mike:

Attached is a revised Attachment 7, correcting an error in calculation on site preparation costs.

Also per your request, these costs include demolishing the concrete parking lot where the building will be constructed, curb and related work, remediation at the site for historical preservation of artifacts, significant utilities work (fiber, electric, telephone), curb cuts and soil build-up on the site.

Thank you.

Very truly yours,

Clare Connor Ranalli

Clare Connor Ranalli

HSHS St. John's Tenant Finish Certificate of Need Evaluation - Attachment #7	
11/9/2019	
	Amount
Preplanning	$ 236,000
Site Survey and Soil Investigation	$ 106,000
Construction	
Description:	
General Conditions	$ 2,247,527
Temp Facilities,Controls, Cleaning, Waste Management	$ 370,291
Site Preparation	$ 4,366,000
Concrete	$ 2,663,278
Masonary	$ 2,873,272
Metal Fabrications	$ 2,469,227
Carpentry	$ 1,603,971
Themal, Moisture & Fire Protection	$ 2,239,555
Doors, Frames, Hardware, Glass & Glazing	$ 2,229,716
Walls, Ceilings, Floors, & Window Treatments	$ 2,582,196
Piping, Sanitary Waste, HVAC, Ductwork, Roof Penetrations	$ 3,613,854
Wiring, Fire Alarm System, Lighting	$ 3,437,614
Miscellaneous Construction Costs	$ 996,034
Total Construction Costs	$ 31,692,534
Contingencies	$ 2,142,535
Architectural/ Engineering Fees	$ 2,683,400
Consulting and Other Fees	$ 1,159,911
Lender's Inspection	$ 27,500
Legal Fees	$ 150,000
Development Fee	$ 519,611
Const. Management Fee	$ 407,800
Traffic Study	$ 35,000
Archaeologist Fee	$ 20,000
Net Interest Expense During Construction (project related)	$ 1,517,994
Other Costs to be Capitalized	$ 854,000
Overhead, Travel, Supplies, Postage, Salaries	$ 385,000
Builder's Risk Insurance	$ 35,000
Testing/Commissioning	$ 80,000
FF&E/Signage	$ 75,000
Blue Printing	$ 19,000
Project Photos, Turnover and Other Misc Costs.	$ 50,000
Archaeological Work	$ 200,000
Agency Approvals	$ 10,000
Movable or Other Equipment	$ 7,985,452
Medical Equipment	$ 3,923,600
Furniture	$ 1,571,320
Telephones & Computer	$ 1,248,883
Miscellaneous Equipment/Relocations	$ 1,241,649
Fair Market Value of Leased Space and Equipment	$ -
Grand Total	$ 48,377,826