

TROUTMANIDAMS

commercial real estate

March 26, 2018

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

RECEIVED

MAR 27 2018

**HEALTH FACILITIES &
SERVICES REVIEW BOARD**

Re: Support for Romeoville DaVita Dialysis Project- No. 17-043
Route 53 and Romeo Road

Dear Ms. Avery:

We offer our enthusiastic support for the DaVita Dialysis Project. Our firm, Troutman & Dams, has been working closely with the Village of Romeoville in the development of the Village's "Uptown" area. We have similarly worked with DaVita in finding a location for its facility that will be accessible and convenient for its patients.

In working with DaVita we have come to understand that most dialysis patients receive treatment three times each week. This means traveling to the facility over 150 times per year. Obviously, access to transportation becomes very important to DaVita and its patients. What is particularly attractive about this site is the abundant availability of multiple modes of convenient transportation. The proposed facility is located on Illinois Route 53. For patients who drive, this major highway is the primary north/south route serving this area. The route links Joliet with Downers Grove, and communities in between such as Lockport, Romeoville and Bolingbrook. The proposed site will have ample free parking for patients.

For those patients using mass transit, there is a Pace bus stop located only 900 feet from the DaVita site and accessed with a new 8 foot wide sidewalk. Metra has also recently opened a new station within one mile that can similarly serve this area. The site is also easily accessible through the Village's very affordable "Ride Around Town" program for residents. For those patients who desire, the facility is also located directly on a wide bike path that would go right past the DaVita door.

TROUTMANIDAMS

I have attached maps and aerial photographs that show how the facility is well located for convenient transportation access for patients. We ask you support of this project that can well serve this community and its patients.

I ask you approval of the Romeoville Dialysis Project.

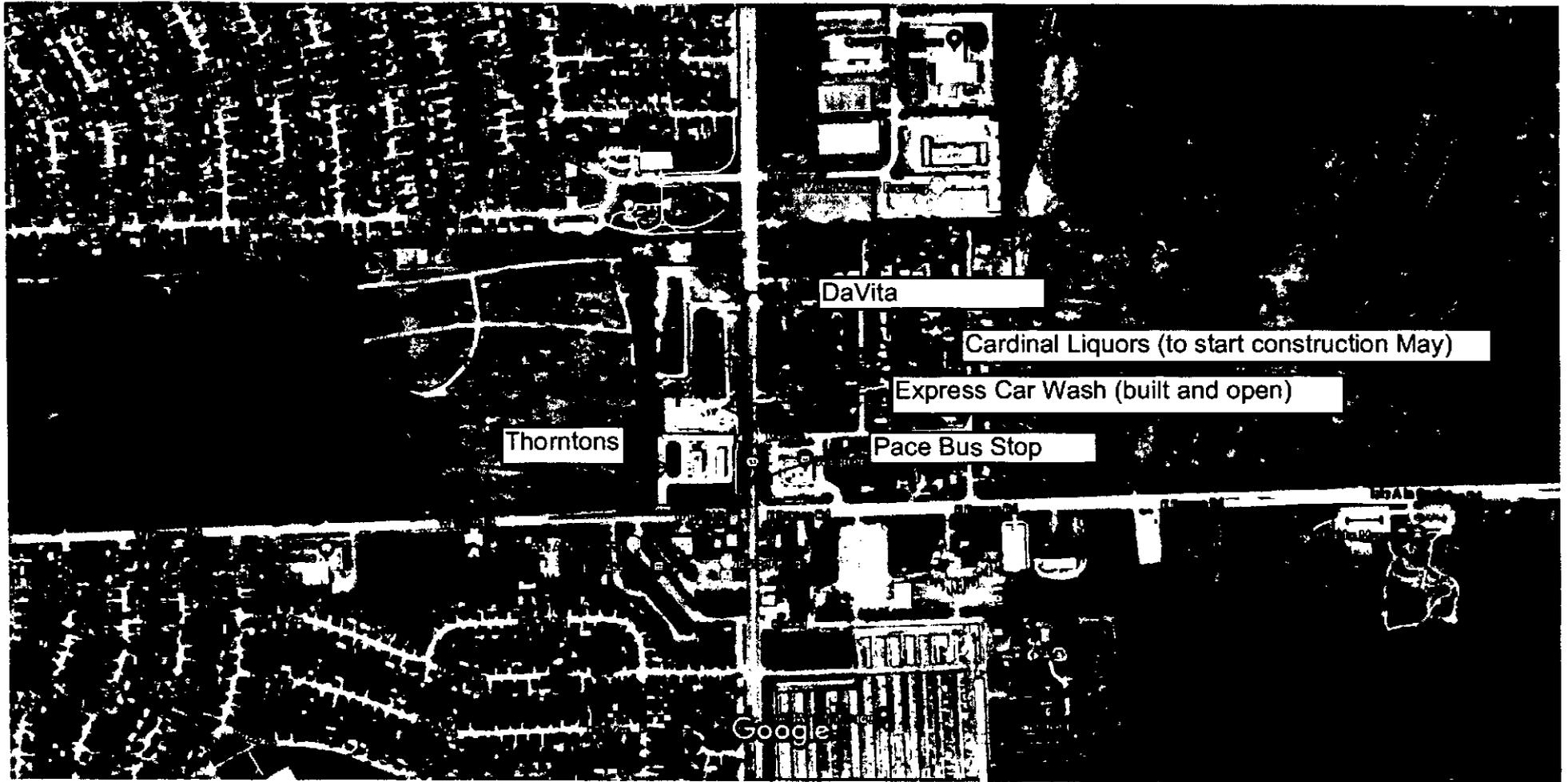
Very truly yours,

Eric Dams

Eric G. Dams

Enclosures

Google Maps NWC - Route 53 and Romeo, Romeoville IL



Imagery ©2018 Google, Map data ©2018 Google 200 ft

Route 834

Effective Date
September 25, 2017

Yorktown Center stop located north of JCPenney.
La parada en Yorktown Center esta localizada al norte de JCPenney.

Transfer at Yorktown Center to/from Routes 313, 322, 715, 722, 877 and 888.

Transbordo en Yorktown Center a/de Rutas 313, 322, 715, 722, 877 y 888.

PS Posted Stops Only

Buses on this route will stop to pick up and drop off passengers only at bus stop signs with the Pace logo and route number. Please wait for the bus at a bus stop sign.

Solamente Paradas Asignadas
Los Autobuses en esta ruta pararán a recoger y bajar a pasajeros solamente donde haya parada de autobús señaladas con el logo de Pace y el número de la ruta. Por favor espere al autobús donde estén estas señales.

..... Certain trips only.
See schedule.
Solamente algunos viajes
Consulta el horario.

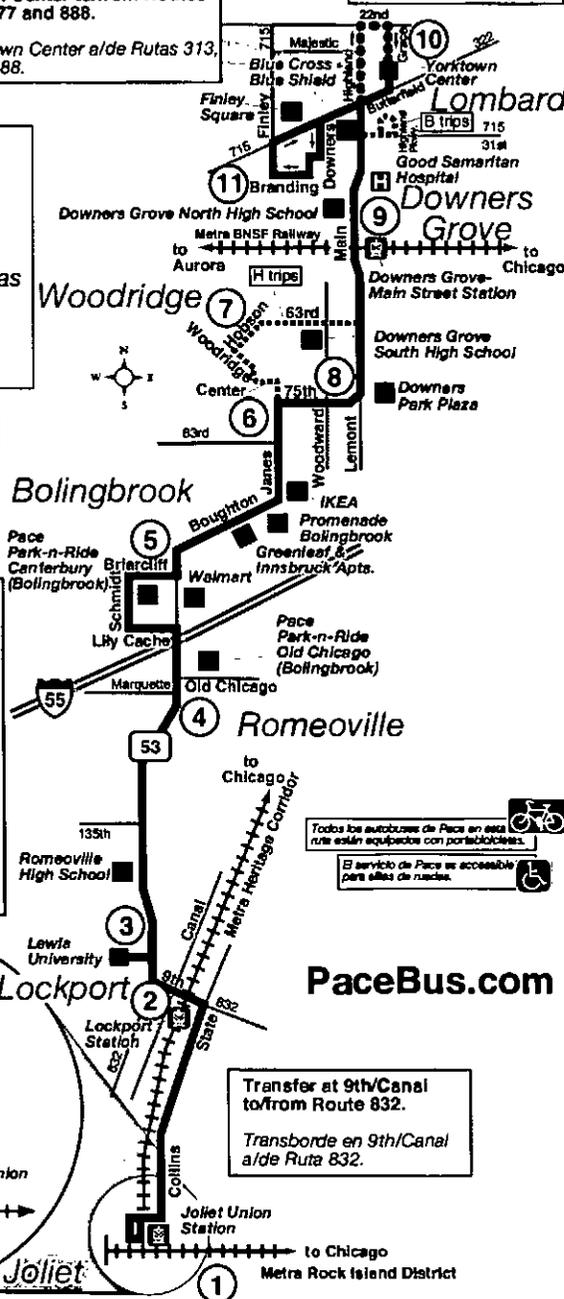
● Northbound trips only.
Solo viajes hacia el norte.

Transfer at Chicago/Jefferson to/from Routes 501, 505, 507, 508 and 509.
Transbordo en Chicago/Jefferson a/de Rutas 501, 505, 507, 508, y 509.

Transfer at Washington/Scott to/from Routes 504, 511 and 512.
Transbordo en Washington/Scott a/de Rutas 504, 511 y 512.

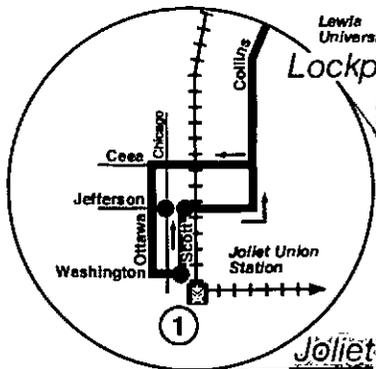
Transfer at Scott/Jefferson to/from Route 832.
Transbordo en Scott/Jefferson a/de Ruta 832.

● Transfer point.
Punto de Transbordo.



PaceBus.com

Transfer at 9th/Canal to/from Route 832.
Transbordo en 9th/Canal a/de Ruta 832.



REGULAR FARE ROUTE

Use your Ventra Card or exact fare in cash.
Driver Has No Change

Customers may use a Ventra Card, contactless bankcard, Ventra Ticket, Ride Free or Reduced Fare permit, or cash to pay fares on Pace local route services. Reduced fares are available for children (ages 7-11) and high school, junior high and grammar school students (ages 12-20) presenting a valid Ventra Student Riding Permit or valid school I.D. between 5:00am and 8:00pm on school days. Seniors 65 and older, people with disabilities and individuals with a valid healthcare card qualify for reduced fares. A valid RTA Reduced Fare Permit must be presented when using cash to pay a reduced fare. Eligible seniors and people with disabilities may ride local route services for free through the RTA Ride Free Program. Please contact the RTA at (312) 813-3119 for more information on fare and reduced fares. Free rides are offered to children under 7 years two children per fare paying adult, law enforcement officers and firefighters in full uniform by presenting a badge and active duty military personnel in uniform. See the Pace Fare Guide for current fares, passes, restrictions and additional information. Visit ventrachicago.com or call 877-NOW-VENTRA to purchase and load value and passses onto your Ventra Card.

TRAVEL INFORMATION

If you need transit information please call The RTA Travel Information Center. (Open daily) (312) 838-7000

For Customer Relations support please call Pace. (Open Monday-Friday) (847) 364-PACE (7223)

CARRIER INFORMATION

OPERATED BY: Pace Heritage
For lost and found call (815)723-3259

ADDITIONAL INFORMATION

The schedules, fares and other information in this timetable are subject to change. Pace does not assume responsibility for errors in timetables, nor for inconveniences or damage resulting from delayed trains or buses or failure to make connections.

TARIFA PARA RUTA REGULAR

Use su tarjeta Ventra o tarifa exacta en efectivo.
El Conductor No Tiene Cambio

Los clientes pueden usar su tarjeta Ventra, tarjeta bancaria de contacto, billetes Ventra, permisos de tarifas reducidas, o dinero en efectivo para pagar tarifas en los autobuses de rutas locales de Pace. Se aplican tarifas reducidas para niños de 7-11 años de edad, para estudiantes de escuela secundaria, y para niños en escuela primaria y en 7^o y 8^o grado (de 12 a 20 años), que presenten un permiso válido de tarifa o una identificación válida de la escuela, entre las 5:00am y las 8:00pm durante los días escolares. Los ancianos de 65 años y más, personas con discapacidades e individuos con una tarjeta válida de salud, califican para tarifas reducidas. Se debe presentar un permiso válido de Tarifa Reducida de RTA cuando se use dinero en efectivo para pagar una tarifa reducida. Los ancianos elegibles y personas con discapacidades pueden usar el servicio de rutas gratuitas por medio del programa gratuito del RTA. Por favor llame al RTA al (312) 813-3119 para más información sobre tarifas, pases y reducidas. Se ofrecen viajes gratuitos a los niños menores de 7 años de edad (máximo dos niños acompañados por un adulto con tarifa pagada), e oficiales de policía y bomberos en uniforme si que presenten identificación apropiada, y a personal militar en uniforme. Ver la Guía de Tarifas de Pace para tarifas actuales, pases, restricciones y pase información adicional. Visite ventrachicago.com o llame al 877-NOW-VENTRA para comprar y cargar valor y pases en su tarjeta Ventra.

CENTRO DE INFORMACION

Para información de tránsito, llame al Centro de Información de Viajes del RTA. (Abierto diariamente) (312) 838-7000

Para llamar al Centro de Servicios al Cliente de Pace. (Abierto de Lunes a Viernes) (847) 364-PACE (7223)

COMPANIA DE TRANSPORTE

OPERADO POR: Pace Heritage
Para información sobre objetos perdidos (815) 723-3259

INFORMACION ADICIONAL

Los horarios, tarifas y otra información en esta horaario están sujetos a cambios. Pace no asume la responsabilidad por errores cometidos en los horarios, inconvenientes o daños como resultado de el retraso en trenes o autobuses, o el fallo al hacer conexiones.

834 Joliet-Downers Grove



All Pace service is wheelchair accessible.



All Pace buses on this route are equipped with bike racks.

Posted Stops Only **PS**
Solamente Paradas Asignadas

Major Destinations Destinos mayores

- Joliet Union Station
- Lewis University
- Promenade Bolingbrook
- IKEA
- Metra BNSF Railway
Downers Grove
Main Street Station
- Good Samaritan Hospital
- Blue Cross Blue Shield
- Yorktown Center
- Monday - Saturday Service
Servicio de Lunes a Sábado

September 25, 2017
25 de Septiembre de 2017

**BUY
TICKETS
RIGHT
FROM YOUR
SMARTPHONE**

**DOWNLOAD
NOW**



WHERE TO PURCHASE TICKETS

Mobile Ticketing — Use your mobile device and purchase all Metra ticket types via the new Ventra App. Download the free app from the Apple App Store™ or Google Play™.

Downtown/Outlying Stations — All Metra ticket types can be purchased at downtown stations, or at outlying stations where a ticket agent is on duty. Credit and debit cards accepted.

On the Train — A One-Way cash fare can be purchased on the train from the conductor. However, if an agent is on duty at the station where you boarded, the conductor will charge a surcharge for cash fares purchased on the train.

Ticket-By-Internet — Visit the website for more information.

Metra Passenger Services
Weekdays 8 a.m. - 5 p.m.
(312) 322-6777

Transit Information Center
Daily 6 a.m. - 7 p.m.
836-7000 (Any Local Area Code)

To inquire about lost articles, call
Metra's lost and found office at (312) 322-4269.

Metra Website: metrairail.com

CHECK ACCEPTANCE POLICY

Personal checks will be accepted only for the amount of transportation charges (\$10.00 or more). Checks must be made payable to Metra. Personal checks must include name, address, home and work phone numbers. A valid Illinois, Indiana or Wisconsin drivers license, or a state issued photo identification card is required. An assessment will be charged for any check returned by the bank on which drawn. This charge will be added to the face amount of the check and included in the amount due.

FORM 80 02/18

FARES EFFECTIVE FEBRUARY 1, 2018

Column A lists fares to/from downtown Chicago.

Reduced Fares are available for Senior Citizens and Customers with Disabilities who have an RTA-issued Reduced Fare Permit. Reduced Fares are also available for Students and Children.

ZONE	STATION	TICKET CLASS	A	C	D	E	G
A	UNION STATION	ONE-WAY	\$ 4.00				
		10-RIDE	38.00				
		MONTHLY	116.00				
		REDUCED ONE-WAY	2.00				
		REDUCED 10-RIDE	19.00				
REDUCED MONTHLY	70.00						
C	*Summit	ONE-WAY	5.50	\$ 4.00			
		10-RIDE	52.25	38.00			
		MONTHLY	159.50	116.00			
		REDUCED ONE-WAY	2.75	2.00			
		REDUCED 10-RIDE	26.25	19.00			
REDUCED MONTHLY	96.25	70.00					
D	*Willow Springs	ONE-WAY	6.25	4.25	\$ 4.00		
		10-RIDE	59.50	40.50	38.00		
		MONTHLY	181.25	123.25	116.00		
		REDUCED ONE-WAY	3.00	2.00	2.00		
		REDUCED 10-RIDE	28.50	19.00	19.00		
REDUCED MONTHLY	105.00	70.00	70.00				
E	*Lemont	ONE-WAY	6.75	5.50	4.25	\$ 4.00	
		10-RIDE	64.25	52.25	40.50	38.00	
		MONTHLY	195.75	159.50	123.25	116.00	
		REDUCED ONE-WAY	3.25	2.75	2.00	2.00	
		REDUCED 10-RIDE	31.00	26.25	19.00	19.00	
REDUCED MONTHLY	113.75	96.25	70.00	70.00			
F	*Romeoville	ONE-WAY	7.25	6.25	5.50	4.25	
		10-RIDE	69.00	59.50	52.25	40.50	
		MONTHLY	210.25	181.25	159.50	123.25	
		REDUCED ONE-WAY	3.50	3.00	2.75	2.00	
		REDUCED 10-RIDE	33.25	28.50	26.25	19.00	
REDUCED MONTHLY	122.50	105.00	96.25	70.00			
G	*Lockport	ONE-WAY	7.75	6.75	6.25	5.50	\$ 4.00
		10-RIDE	73.75	64.25	59.50	52.25	38.00
		MONTHLY	224.75	195.75	181.25	159.50	116.00
		REDUCED ONE-WAY	3.75	3.25	3.00	2.75	2.00
		REDUCED 10-RIDE	35.75	31.00	28.50	26.25	19.00
REDUCED MONTHLY	131.25	113.75	105.00	96.25	70.00		
H	JOLIET	ONE-WAY	6.25	7.25	8.75	8.25	4.25
		10-RIDE	78.50	69.00	64.25	59.50	40.50
		MONTHLY	239.25	210.25	195.75	181.25	123.25
		REDUCED ONE-WAY	4.00	3.50	3.25	3.00	2.00
		REDUCED 10-RIDE	38.00	33.25	31.00	28.50	19.00
REDUCED MONTHLY	140.00	122.50	113.75	105.00	70.00		

**ON BOARD
SURCHARGE \$5.00**
If an agent or ticket vending machine is available at the station where you boarded.

ZONES 9 IS NOT SHOWN. FARES ARE BASED ON TRAVEL THROUGH THIS ZONE.

* NO TICKETS SOLD AT THESE STATIONS.

Buy on the go from your smartphone with the new Ventra App. Download now.



**METRA
HERITAGE CORRIDOR**

Chicago to
Joliet

**EFFECTIVE
FEBRUARY 5, 2018**

- CHICAGO (CUS)
- Summit
- Willow Springs
- Lemont
- Romeoville
- Lockport
- JOLIET

DOWNLOAD
THE APP NOW



SCHEDULES



TICKET OPTIONS



FARES



GENERAL INFO



metrairail.com
For the most up-to-date
information



Joliet to Chicago - Monday through Friday

ZONES	STATIONS	814	816	818
		AM	AM	AM
H	JOLIET	LV: 5:45	6:25	7:15
F	Lockport	5:51	6:31	7:11
G	Romeoville	6:54	6:34	7:14
E	Lemont	6:01	6:42	7:22
D	Willow Springs	6:10	6:51	7:32
C	Summit	6:19	7:00	7:42
A	CHICAGO (Union Station)	AR: 6:52	7:32	8:12

Chicago to Joliet - Monday through Friday

ZONES	STATIONS	815	817	818	821
		PM	PM	PM	PM
A	CHICAGO (Union Station)	LV: 2:45	4:50	5:25	6:12
C	Summit	3:10	5:15	5:49	6:36
D	Willow Springs	3:17	5:22	5:57	6:43
E	Lemont	3:26	5:31	6:06	6:52
F	Romeoville	3:30	5:35	6:10	6:56
G	Lockport	3:38	5:42	6:18	7:02
H	JOLIET	AR: 3:51	5:56	6:31	7:18

ALL STATIONS ARE ACCESSIBLE.



STATION INFORMATION

STATION	LOCATION	PHONE
Joliet	4 North Michigan	(815) 723-2244
Lockport	13th St. & State St.	†
Romeoville	899 E. Romao Rd.	†
Lemont	101 Main St.	†
Willow Springs	87th St. & Archer Ave.	†
Summit	Cantor St. & Hanover Ave.	†
Chicago	210 S. Canal St.	

(312) 322-4269

† No agent at this station

GENERAL INFORMATION

All information in this timetable is subject to change without notice. Visit metrarail.com for updates, regulations and restrictions. Metra is not responsible for lost articles, errors in timetables, or for inconvenience or damage resulting from missed stops, delayed, cancelled or missed trains, failure to make connections or shortages of equipment.

GENERAL INFORMATION CONTINUED

Bicycles: Small folding bicycles in protective covers are permitted on all trains. Standard bicycles are accommodated on a first come first serve basis on weekday off-peak hours and on weekends. There is no guarantee that there will be space available on an initial or return trip (this includes late night trains). Bicycles are permitted on weekday trains arriving in Chicago before 6:31 AM and after 9:30 AM and leaving Chicago before 3:00 PM and after 7:00 PM. Metra reserves the right to ban bikes on trains during special events. **Train crews have the final authority on accommodating bicycles.** Crews may prohibit a cyclist from boarding or require a cyclist to detrain due to overcrowding or if priority seating is needed for customers with disabilities.

Five bicycles are allowed in the priority seating areas on each accessible car. Cyclists are required to tightly secure their bike to the lower railing of the folding seat with a bungee cord or other device. Cyclists should visit metrarail.com to review the complete bicycle policy.

Quiet Car® Program: Quiet Cars are available on all weekday rush hour trains arriving downtown at or before 9 a.m. and departing downtown between 3:30 p.m. and 6:30 p.m. Quiet Cars are the second cars from both ends of the train with six or more cars. On trains of five cars or less, the Quiet Car is the second car from the engine. (Quiet Car is a registered service mark of Amtrak.)

Baggage: There is no checked baggage on Metra trains. Because of limited space, non-folding carriages or other large items cannot be carried. Baggage should not block aisles or other seats.

Pets: Service animals assisting customers with disabilities are permitted on trains. Small pets in travel carriers are allowed on weekends.

Stop Overs / Transfers: On board personnel must be notified before your ticket is punched.

Lost Tickets / Refund Information: No refund or replacement ticket will be issued for lost, destroyed or stolen tickets. For policy details on refunds visit metrarail.com or consult a ticket agent. You may also complete a refund form and mail it, along with your ticket to Metra Revenue Accounting Department 547 W. Jackson Blvd. Chicago, IL 60661. Monthly Pass refunds will be subject to a \$5.00 handling fee.

CONNECTING SERVICES

CTA Connections: Many buses board at the Union Station Transit Center on Jackson, including popular routes to Navy Pier, North Michigan Avenue and Illinois Center.

Board CTA Blue Line trains at the Clinton/Congress subway station, two blocks south of Union Station. Board CTA Brown, Orange, and Purple Line trains at the Quincy/Walton Elevated Station, three blocks east of Union Station.

Seasonal service is also available to the United Center, Soldier Field and the Lakefront Museums.

Pace Connections: Pace buses connect with Metra trains at a number of suburban stations, primarily at peak rush hour periods.

Uber: Download the app, request a ride, and a nearby driver will arrive in minutes. New to Uber? Use promo code METRACONNECT for your first ride free up to \$15 off.

RTA Trip Planner: The RTA Trip Planner makes it easy to connect to CTA and Pace services. Visit RTAChicago.com, enter your starting and destination points, and click "TAKE ME THERE!"

A FEW CONSIDERATIONS

When using electronic devices or cell phones listen or speak at a volume that does not disturb other passengers.

No smoking is allowed on any trains, in stations or within 15 feet of station and enclosed area entrances, (this includes E-Cigarettes).

Reserving seats with parcels or coats is strictly prohibited.

Please refrain from placing feet on seats or upper deck railings.

Please keep doorways and aisles clear especially when passengers are attempting to exit or board at their stations.

Shoes, shirts and cover-ups for swimsuits are required to be worn when riding the train.

Passengers whose conduct is disorderly or abusive will not be allowed on, or will be asked to leave the train.

Obscene language, or that which is disturbing to others is prohibited.

Hoverboards are not permitted on Metra trains.

TICKET INFORMATION

Monthly Pass — Save over 30%. Good for unlimited travel between the fare zones indicated on the ticket during a calendar month. The Monthly Pass is valid until noon on the first business day of the following month. The pass is not transferable. Refunds are subject to a \$5.00 handling fee.

10-Ride Ticket — Save 5%. Good for ten one-way trips between the fare zones indicated on the ticket. Valid for one year ticket can be shared by people riding together. Non-refundable.

One-Way Ticket — Good for one-way travel between the fare zones indicated on the ticket. Valid for 90 days from date of purchase. Non-refundable.

Link-Up — Monthly ticket holders can purchase a Link-Up for connecting travel on CTA and Pace buses. CTA usage is restricted to the 6:00 to 9:30 a.m. and 3:30 to 7:00 p.m. weekday rush hour periods.

Pace PlusBus — Good for unlimited travel on all Pace suburban buses during a calendar month. Must be purchased in conjunction with a Metra Monthly Pass.

Regional Rail Program — (Not applicable on the South Shore Line) A Monthly Pass, 10-Ride or One-Way ticket can be used for travel between same zones on any Metra line.

Children's Weekday Fares — Children 6 and under ride free when accompanied by a fare-paying adult (up to three children free per adult). Children 7-11 save approximately 50% on a One-Way ticket. Under no circumstance will children under seven years of age be permitted to travel alone.

Student Fares — Full time students enrolled in an accredited grade school or high school can purchase a reduced One-Way, 10-Ride or Monthly Pass. Student fares are in effect at all times. When purchasing a ticket, students must present a valid letter of certification from their school (on school stationery) or present a valid school I.D. (both are valid through the end of the calendar year) bearing the student's name, school name and authorized signature. Student identification card or letter of certification must be displayed along with the ticket to the conductor. Failure to do so will result in full fare payment. Student tickets are not transferable.

Senior Citizen/Disability Fares — Senior citizens 65 or older, customers with disabilities, and Medicare cardholders who have an RTA-issued Reduced Fare Permit are eligible for a reduced fare ticket. If you are enrolled in the Benefit Access program and have an RTA-issued Ride Free Circuit Permit, you are eligible to ride free. If you are not in possession of a RTA Reduced Fare Card you must contact the RTA to apply at (312) 913-3110.

U.S. Military Fares — Military personnel who produce proper active duty identification are eligible for a reduced one-way and ten-ride fare.