



NC DEPARTMENT OF
**HEALTH AND
HUMAN SERVICES**

ROY COOPER • Governor
MANDY COHEN, MD, MPH • Secretary
MARK PAYNE • Director, Division of Health Service Regulation

VIA EMAIL ONLY

March 10, 2021

Elizabeth V. Kirkman
Elizabeth.Kirkman@atriumhealth.org

Exempt from Review – Physician Office or Medical Office Building

Record #: 3500
Date of Request: March 8, 2021
Business Name: The Charlotte-Mecklenburg Hospital Authority
Business #: 1770
Project Description: Renovate and upfit 9,000 square feet of leased space in a new physician office building
County: Mecklenburg

Dear Ms. Kirkman:

The Healthcare Planning and Certificate of Need Section, Division of Health Service Regulation (Agency), determined that the project described above is exempt from certificate of need review in accordance with G.S. 131E-184(a)(9). Therefore, you may proceed to offer, develop or establish the project described above without a certificate of need.

It should be noted that this Agency's position is based solely on the facts represented by you and that any change in facts as represented would require further consideration by the Agency and a separate determination. If you have any questions concerning this matter, please feel free to contact this office.

Sincerely,

Julie M. Faenza
Project Analyst

Lisa Pittman
Assistant Chief, Certificate of Need

cc: Brigid Huber, Atrium Health (Brigid.Huber@atriumhealth.org)

NC DEPARTMENT OF HEALTH AND HUMAN SERVICES • DIVISION OF HEALTH SERVICE REGULATION
HEALTHCARE PLANNING AND CERTIFICATE OF NEED SECTION

LOCATION: 809 Ruggles Drive, Edgerton Building, Raleigh, NC 27603
MAILING ADDRESS: 809 Ruggles Drive, 2704 Mail Service Center, Raleigh, NC 27699-2704
<https://info.ncdhhs.gov/dhsr/> • TEL: 919-855-3873

AN EQUAL OPPORTUNITY / AFFIRMATIVE ACTION EMPLOYER

March 8, 2021

Ms. Lisa Pittman, Assistant Chief
Certificate of Need Section
Division of Health Service Regulation
N. C. Department of Health & Human Services
809 Ruggles Dr.
Raleigh, NC 27603

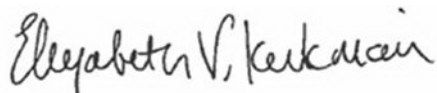
RE: Exemption Request for Physician Office Building in Charlotte, North Carolina (Mecklenburg County)

Dear Ms. Pittman:

The Charlotte-Mecklenburg Hospital Authority is planning to upfit approximately 9,000 square feet of leased space in a new physician office building located at 12016 Lemmond Farm Drive in Charlotte, NC. A third-party developer is constructing the building and the associated parking. There will be no new institutional health services offered or developed in the new building without first obtaining the necessary certificate of need approval. The estimated cost of the upfit is greater than \$2,000,000.

Based upon the project as described above and pursuant to N.C.G.S. § 131E-184(a)(9) this project is exempt from CON review. This letter serves as notification of our intent to proceed with this project. We would appreciate your written concurrence that this project is exempt from CON review. If you have any questions or require further information regarding this project, please contact me at 980-622-7049.

Sincerely,



Elizabeth V. Kirkman
Assistant Vice President
Atrium Health Strategic Services Group

Faenza, Julie M

From: Flores, Disraeliza
Sent: Monday, March 8, 2021 11:45 AM
To: Faenza, Julie M
Subject: FW: [External] MOB Exemption Request for The Charlotte-Mecklenburg Hospital Authority
Attachments: 2021 Lemmond Farm Upfit_MOB LOE_Signed.pdf

This is logged and ready for you.

Disraeliza Flores
Administrative Assistant
Division of Health Service Regulation
North Carolina Department of Health and Human Services

919-855-3872 office
disraeliza.flores@dhhs.nc.gov

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From: Huber, Brigid K <Brigid.Huber@atriumhealth.org>
Sent: Monday, March 8, 2021 10:36 AM
To: Flores, Disraeliza <Disraeliza.Flores@dhhs.nc.gov>; Faenza, Julie M <Julie.Faenza@dhhs.nc.gov>
Cc: Kirkman, Elizabeth <Elizabeth.Kirkman@atriumhealth.org>
Subject: [External] MOB Exemption Request for The Charlotte-Mecklenburg Hospital Authority

CAUTION: External email. Do not click links or open attachments unless you verify. Send all suspicious email as an attachment to [Report Spam](#).

Good morning,

Please find attached an exemption request submitted by The Charlotte-Mecklenburg Hospital Authority (“CMHA”) to upfit leased space in a new physician office building in Charlotte, NC.

Thank you and please let me know if you have any questions.

Best,

Brigid

Brigid Knoll Huber, MHA, ATC

Strategic Services Group

Office: 704-446-2070

Atrium Health

Carolinas HealthCare System is Atrium Health

2709 Water Ridge Parkway, Suite 200, Charlotte, NC 28217

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