

The Children's Medical Center Corporation
DoN Application No. BCH-23090808-HS
Attachments

Substantial Capital Expenditure
Children's Hospital Corporation

September 26, 2023

Submitted By
The Children's Medical Center Corporation
300 Longwood Avenue
Boston, MA 02115

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Community Health Initiative Supplemental Information

- a. 2022 Community Health Needs Assessment
<https://www.childrenshospital.org/sites/default/files/2022-12/community-health-needs-2022-final-report.pdf>
- b. 990
- c. CHNA/CHIP – Self- Assessment Form Cover
- d. Community Health Initiative Narrative
- e. Community Engagement Plan

Community Health Initiative Narrative

Boston Children's Hospital will be filing a Community Health Initiative CHNA/CHIP Self-Assessment as well as a Community Health Initiative Community Engagement Plan as part of the September 2023 DoN for a Substantial Capital Expenditure. Boston Children's plans to focus its Community Health Initiative on eliminating the racial, ethnic and other health disparities for children and families in Boston. The Proposed Project, while focused on work occurring at its main campus in Boston, will ensure that the facility is able to serve children from a broad range of geographies, including all parts of the Commonwealth.

Community Health Initiative Community Engagement Processes

Community Health Needs Assessment: Boston Children's completed a Community Health Needs Assessment in 2022. That process included a broad focus on the needs of children and families in Boston, with a strong emphasis on social determinants of health. Through that process the following areas identified: Mental and behavioral health, Housing, Youth development, Early Childhood and Food Access.

Community Health Initiative Community Engagement Processes: The Boston Children's Hospital Office of Community Health ("BCH OCH"), will work with its ongoing Community Advisory Board as the CHI Advisory Board. For this DoN. The Board has served in this role for previous conservation DoNs as well as for our triennial community health needs assessment and includes representation from neighborhoods across Boston.

During this time, Boston Children's will also be participating, as a partner with Franciscan Children's Hospital, in another SCE DoN (filed August 2023). A new CHI Advisory group will be developed for this process which will occur across both institutions, and include representatives from Allston/Brighton, as well as neighborhoods across Boston. We will use the findings from that process to also inform this smaller SCE DoN. As part of these processes, BCH will consult with the following organizations or organizational types: Boston Public Schools, Boston Public Health Commission, stakeholders in the sectors of Education, Housing, Social Services, and Community Health, and Community-based Organizations with expertise in children's mental/behavioral health and child development.

The BCH OCH will ensure (1) appropriate community engagement throughout the planning, implementation, and evaluation of the CHI process, (2) transparency in CHI decision-making, and (3) accountability for planned CHI activities.

The overarching goal for the CHI Engagement Program is to focus on evidence-informed and impactful projects to address social determinants of health and reduction of health inequities for children who live in Boston, particularly for children and families of color, from low- and moderate-income households, LGBTQ children and adolescents, and other systematically underserved groups of children and adolescents. Anticipated areas of focus include: youth development, and mental and behavioral health.

CHI Funding Allocation: As a component of the overall CHI contribution, Boston Children's may include a contribution to one or more statewide initiatives focusing on policy or practice changes related to eliminating the racial, ethnic and other health disparities for the state's most systematically marginalized children and families.

Community Health Initiative Funding

The funding plan for this CHI will be focused on the health issues of children and their families identified in the Boston Children's 2022 Community Health Needs Assessment. Funding will be dispensed over 2-3 years.

The breakdown of Community Health Initiative ("CHI") monies for the Proposed Project is as follows. All totals are presented in the order calculated.

	Amounts	Description
Substantial Capital Expenditure ("SCE")	\$34,020,000	
Community Health Initiative	\$1,701,000	5% of MCE
Administrative Fee	\$34,020	2% of CHI Monies retained by Applicant
CHI Less Administrative Fee	\$1,666,980	CHI Monies less Administrative Fee
Statewide Initiative	\$416,745	25% of CHI Less Administrative Fee
Local Initiative	\$1,250,235	75% of CHI Less Administrative Fee

Please note that following the DoN Community Based Health Initiative Planning Guideline (issued in 2017), BCH is also including a two percent (2%) allowable administrative fee to assist with the development of the community engagement and allocation process.

Attachment 6

Notice of Intent

Boston Globe today.

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Watch our award-winning stories and hear thoughtful commentary.

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notices & more

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

Premises: 8 Wayside Lane, Sandwich, Massachusetts

By virtue and in execution of the Power of Sale contained in a certain mortgage given by John R. Gonnella and Barbara H. Gonnella to National City Mortgage a division of National City Bank, said mortgage dated June 24, 2009, and filed in Barnstable County Registry District of the Land Court as Document No. 1187715 and noted on Certificate of Title No. 204960, and now held by PNC Bank, National Association, for breach of the conditions in said mortgage and for the purpose of foreclosing the same, will be sold at **Public Auction on October 4, 2023 at 10:00 AM Local Time** upon the premises, all and singular the premises described in said mortgage, to wit:

BORROWER(S): JOHN R GONNELLA, BARBARA H GONNELLA

LOAN NUMBER: 0006189964

LEGAL DESCRIPTION:

THE REFERRED TO IN THIS POLICY IS SITUATED THE STATE OF MASSACHUSETTS, COUNTY OF BARNSTABLE, CITY OF SANDWICH, AND DESCRIBED AS FOLLOWS: LOT 132, LAND COURT PLAN 36005-B (SHEET 2) TOGETHER WITH A 1/108TH INTEREST IN LOTS 60-65, 70-72 ON PLAN 36005-B

SUBJECT TO ALL MATTERS OF RECORD.

BEDIG THE SAME PROPERTY CONVEYED TO JOHN R. GONNELLA AND BARBARA H. GONNELLA, HUSBAND AND WIFE, FROM HOMECOMINGS FINANCIAL REAL ESTATE HOLDINGS LLC BY DEED DATED 3-29-12 AND RECORDED ON 03/29/2012 IN THE REGISTER OF DEED FOR BARNSTABLE COUNTY, MASSACHUSETTS IN DEED INSTRUMENT 1187714 DEED BOOK: _____, PAGE: _____

ALSO KNOWN AS: 8 WAYSIDE LANE, SANDWICH, MASSACHUSETTS 02563

The description of the property that appears in the mortgage to be foreclosed shall control in the event of a typographical error in this publication.

For Mortgagors' Title see deed dated October 24, 2008, and filed in Barnstable County Registry District of the Land Court as Document No. 1187714 and noted on Certificate of Title No. 196645.

TERMS OF SALE: Said premises will be sold and conveyed subject to all liens, encumbrances, unpaid taxes, tax titles, municipal liens and assessments, if any, which take precedence over the said mortgage above described.

FIVE THOUSAND (\$5,000.00) Dollars of the purchase price must be paid by a certified check, bank treasurer's or cashier's check at the time and place of the sale by the purchaser. The balance of the purchase price shall be paid in cash, certified check, bank treasurer's or cashier's check within sixty (60) days after the date of sale.

Other terms to be announced at the sale.

BENDETT & MCHUGH, PC
270 Farmington Avenue
Farmington, CT 06032
Attorney for PNC Bank, National Association
Present Holder of the Mortgage
(860) 677-2868

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Amrik S. Pabla and Dalwinder Pabla of 32 Solomon Pierce Road, Lexington, Massachusetts to Gurnam Singh, dated June 22, 2012 and recorded in the Middlesex South Registry of Deeds in Book 80271, Page 242, of which mortgage the undersigned is the present holder, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at 11:00 AM on October 17, 2023, on the mortgaged premises located at 309-311 Beacon Street, Somerville, Middlesex County, Massachusetts all and singular the premises described in said mortgage to wit:

A certain parcel of land with the building(s) thereon, situated in Somerville, Middlesex South County, Massachusetts, now being numbered 309-311 Beacon Street, and being shown as Lot 1 on a "Plan of Land in Somerville, Mass. prepared for Kevin J. Emery", Marchionda & Associated Inc., Engineering Planning Consultants, recorded with Middlesex South District Registry of Deeds in Book 24055, Page 574 bounded and described as follows:

NORTHERLY: by Miller Street, as shown on said plan, 55.00 feet;

NORTHEASTERLY: by Lot 2 as shown on said plan, in two courses measuring 26.80 feet and 53.75 feet respectively;

NORTHWESTERLY: by land now or formerly of Magnusson, 45.21 feet;

SOUTHWESTERLY: by Beacon Street, as shown on said plan, 81.44 feet.

Containing 4,154 square feet of land, more or less, according to said plan.

These premises will be sold and conveyed subject to and with the benefit of all rights, rights of way, easements, improvements, public assessments, any and all unpaid taxes, tax titles, tax liens, water and sewer liens and any other municipal assessments or liens or existing encumbrances of record which are in force and are applicable, having priority over said mortgage, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the deed.

TERMS OF SALE: A deposit of Five Thousand (\$5,000.00) Dollars by certified or bank check will be required to be paid by the purchaser at the time and place of sale. The balance is to be paid by certified or bank check at Stanzler Levine, LLC, 37 Walnut Street, Suite 200, Wellesley, Massachusetts, 02481, within thirty (30) days from the date of sale. Deed will be provided to purchaser for recording upon receipt in full of the purchase price. The description of the premises contained in said mortgage shall control in the event of an error in this publication. Other terms, if any, to be announced at the sale.

Gurnam Singh, Present holder of said mortgage,
By his Attorneys, Richard E. Levine, Esq., Stanzler Levine, LLC
37 Walnut Street, Suite 200, Wellesley, Massachusetts, 02481
(617) 482-3198

Public Announcement Concerning
a Proposed Health Care Project

The Children's Medical Center Corporation (located at 300 Longwood Avenue, Boston, MA 02115) intends to file a determination of need application ("Application") with the Massachusetts Department of Public Health with respect to a substantial capital expenditure on the main campus of Boston Children's Hospital (located at 300 Longwood Avenue, Boston, MA 02115) under the determination of need regulations. The Application requests approval to renovate 10,256 square feet including (1) its existing emergency department to add 8 exam rooms, (2) existing space to accommodate a vaccine program, and (3) existing ultrasound suite. The total value of the Proposed Project is \$34,020,000. Any ten Taxpayers of Massachusetts may register in connection with the intended Application by no later than October 13, 2023 or 30 days from the Filing Date, whichever is later, by contacting the Department of Public Health, Determination of Need Program, 250 Washington Street, 6th Floor, Boston, MA 02108.

Public Shade Tree Removal Hearing

In accordance with Chapter 87 of the Massachusetts General Laws, a Public Shade Tree Removal Hearing will be held via Zoom

On: Thursday, September 14th at 10:00AM
At: <https://watertown-ma.zoom.us/j/82882442414>

This hearing is to consider the proposed removal of (8) eight trees as part of the Arsenal St Project.

The species and Diameter at Breast Height (DBH) are as follows: (3) 4" DBH Red Maple
(3) 4" DBH Callery Pear
(2) 3" DBH Callery Pear
Location: **Arsenal x Elm Street Opp. 570 Arsenal**
Requested by: **Tree Warden**
Reason for hearing: **Proposed removal for the redevelopment of Arsenal St (ADA Compliance/ Street Widening)**
Questions or concerns regarding this posting should be directed to the Tree Warden's office at (617) 972-6420
or email: mmicieli@watertown-ma.gov

WANTED TO LEASE

ADMINISTRATIVE OFFICE SPACE IN BOSTON, WITHIN 1/3 MILE OF THE MASSACHUSETTS STATE HOUSE

On behalf of the Executive Office of Veterans' Services, the Massachusetts Division of Capital Asset Management and Maintenance invites proposals to lease approximately 14,000-16,000 usable square feet of administrative office space in the above-referenced search area for a term of 10 years.

Proposals must be submitted to:

Division of Capital Asset Management and Maintenance
Office of Leasing and State Office Planning
One Ashburton Place
15th Floor, Room 1500
Boston, Massachusetts 02108

or by e-mail to: leaseproposubmittal.DCAMM@mass.gov

Proposals must be submitted by the deadline of **October 12, 2023, at 2:00 p.m.** Proposals will be opened at that time.

The RFP can be downloaded from www.mass.gov/service-details/leasing-property-to-the-commonwealth Under requests for Proposals (RFP) to Lease, Space, click on "COM-MB-LVS" and then click on "Request for Proposals". You may also email leasing.dcammmass.gov or call 857-204-1355 to request a copy of the RFP, referencing Project Number 202312900. For further information, email Kendria.Howes@mass.gov or call 857-276-0905. This notice is also available at www.mass.gov/publicnotices.org.

City of Newton
Request for Qualifications for Trade Contractors & General Contractors

The City of Newton is soliciting qualifications from Trade Contractors (#24-16) and General Contractors (#24-17) for the Newton Center for Active Living, an approximately 32,000 gross SF project of new construction in Newton, MA. Bids will then be solicited from contractors prequalified by the City.

Owner's Project Manager: NV5
Designer: Bargmann Hendrie + Archetype
Estimated Construction Cost: \$23 Million
Estimated Construction Duration: 20 months
Scheduled Occupancy: Fall 2025

Bidders' Statements of Qualifications (SOQs) must conform to the requirements set forth in the Request for Qualifications (RFQs). The RFQs will be available for download as of 10:00AM, Thursday, September 14, 2023 at <https://www.nv5.com/client-access/project-downloads/other/newton-center-for-active-living-project-general-contractor-rfq/> or <https://www.nv5.com/client-access/project-downloads/other/newton-center-for-active-living-project-subcontractors-rfq/>

SOQs for both RFQs must be received before 3:00PM (local time) on Thursday, October 5, 2023, at the following location: City of Newton, c/o NV5, 70 Fargo Street, Suite 800, Boston, MA 02210, Attn: Maria Hernandez.

Qualifications are being solicited for the following trades: General Contractor; Masonry; Miscellaneous & Ornamental Iron; Waterproofing; Damp-Proofing & Caulking; Roofing & Flashing; Glass & Glazing; Tile; Acoustic Tile; Resilient Flooring; Painting; Elevators; Fire Protection; Plumbing; HVAC; and Electrical.

Respondents to the RFQs must be DCAMM certified with prior projects of similar size, scope, complexity, and with a total construction cost similar to that of this project. A complete description of the evaluation procedures and criteria is provided in the RFQs.

Prospective respondents shall not communicate with any person or entity participating in the Prequalification Committee at any time during the RFQ process except through written questions submitted in accordance with the process outlined in the RFQs.

The RFQs will be used to prequalify trade contractor and general contractor firms that will be invited to submit proposals in response to an invitation for bid to be issued pursuant to M.G.L. Ch. 149. Bid documents are expected to be available in October 2023.

City of Watertown
Zoning Board of Appeals
Watertown Administration Building
149 Main Street
Watertown, Massachusetts 02472

PUBLIC NOTICE

Watertown Zoning Board of Appeals Public Hearing: **Wednesday, September 27, 2023, at 7:00 p.m.** Council Chambers, Administration Building, 149 Main Street, Watertown, MA with remote access link on the Agenda 48 hours prior to the meeting.

200 Palfrey St-Hasan Rahim- Requests a Variance in accordance with §9.04 for relief from §5.04 Table of Dimensional Regulations to allow the southwesterly side yard setback to be decreased along the length of the building with a varied setback (9'1 to 7'1 feet front to rear), where 10' is required, because of conflicting survey at completion of the project. Located in the Single Family (S-6) Zoning District. **ZBA2023-08.**

Notice of Community Outreach Meeting

Notice is hereby given that 1220 Washington St., Inc. d/b/a The Boston Garden Dispensary will hold a Virtual community Outreach Meeting on September 27, 2023 at 5:30PM to discuss an Adult-Use Marijuana Retailer at 1220 Washington Street in Boston. Meeting information is at the end of this notice. A copy of the presentation will be available 24 hours in advance by emailing r.rutenberg@vicentitell.com or asked during the meeting. | Zoom Meeting: <https://us02web.zoom.us/j/86389060050> | Telephone: Dial in: +1 646 558 8656; Meeting ID: 863 8906 0050

Attachment 7

Articles of Organization

https://corp.sec.state.ma.us/CorpWeb/CorpSearch/CorpSearchRedirector.aspx?Action=PDF&Path=CORP_DRIVE1/2004/0423/000076506/0001/020500035140_1.pdf

Attachment 8

Affidavit of Truthfulness and Compliance



Massachusetts Department of Public Health
Determination of Need
Affidavit of Truthfulness and Compliance
with Law and Disclosure Form 100.405(B)

Version 7-6-17

Instructions: Complete information below. When complete check the box "This document is ready to print." This will date stamp and lock the form. Print Form. Each person must sign and date the form. When all signatures have been collected, scan the document and e-mail to: dph.don@state.ma.us include all attachments as requested.

Application Number: BCH-23090808-HS

Original Application Date: 09/26/2023

Applicant Name: The Children's Medical Center Corporation

Application Type: Hospital/Clinic Substantial Capital Expenditure

Applicant's Business Type: ☒ Corporation ☐ Limited Partnership ☐ Partnership ☐ Trust ☐ LLC ☐ Other

Is the Applicant the sole member or sole shareholder of the Health Facility(ies) that are the subject of this Application? ☒ Yes ☐ No

The undersigned certifies under the pains and penalties of perjury

1. The Applicant is the sole corporate member or sole shareholder of the Health Facility(ies) that are the subject of this Application,
2. I have been informed of the contents of 105 CMR 100.000, the Massachusetts Determination of Need Regulation;
3. I understand and agree to the expected and appropriate conduct of the Applicant pursuant to 105 CMR 100.800,
4. I have been informed of the contents of this application for Determination of Need including all exhibits and attachments, and been informed that all of the information contained herein is accurate and true;
5. I have submitted the correct Filing Fee and understand it is nonrefundable pursuant to 105 CMR 100.405(B);
6. I have submitted the required copies of this application to the Determination of Need Program, and, as applicable, to all Parties of Record and other parties as required pursuant to 105 CMR 100.405(B),
7. I have caused, as required, notices of Intent to be published and duplicate copies to be submitted to all Parties of Record, and all carriers or third-party administrators, public and commercial, for the payment of health care services with which the Applicant contracts, and with Medicare and Medicaid, as required by 105 CMR 100.405(C), et seq;
8. I have been informed of proper notification and submissions to the Secretary of Environmental Affairs pursuant to 105 CMR 100.405(E) and 301 CMR 11.00,
9. If subject to M.G.L. c. 6D, § 13 and 95B CMR 7.00, I have submitted such Notice of Material Change to the HPC - in accordance with 105 CMR 100.405(G);
10. Pursuant to 105 CMR 100.210(A)(3), I certify that both the Applicant and the Proposed Project are in material and substantial compliance and good standing with relevant federal, state, and local laws and regulations, as well as with all previously issued Notices of Determination of Need and the terms and Conditions attached therein;
11. I have been informed of the contents and understand the limitations on solicitation of funding from the general public prior to receiving a Notice of Determination of Need as established in 105 CMR 100.415,
12. I understand that, if Approved, the Applicant, as Holder of the DoN, shall become obligated to all Standard Conditions pursuant to 105 CMR 100.310, as well as any applicable Other Conditions as outlined within 105 CMR 100.000 or that otherwise become a part of the Final Action pursuant to 105 CMR 100.360,
13. Pursuant to 105 CMR 100.705(A), I certify that the Applicant has Sufficient Interest in the Site or facility, and
14. Pursuant to 105 CMR 100.705(A), I certify that the Applicant will secure approval for the Proposed Project to be authorized under applicable zoning by-laws or ordinances, whether or not a special permit is required; or,
 - a. If the Proposed Project is not authorized under applicable zoning by-laws or ordinances, a variance has been received to permit such Proposed Project; or,
 - b. The Proposed Project is exempt from zoning by-laws or ordinances

Corporation:

Attach a copy of Articles of Organization/Incorporation, as amended

Kevin B. Churchwell

Signature

Date

CEO for Corporation Name

Douglas A. Berthiaume

Signature

Date

Board Chair for Corporation Name

Save

Print form

Reset form

Affidavit of Truthfulness The Children's Medical Center Corporation

Page 1 of 2

Attachment 9

Filing Fee



September 26, 2023

By E-mail and First Class mail

Robert Goldstein, M.D.
Commissioner
Department of Public Health
250 Washington St.
Boston, MA 02108

Determination of Need
Boston Children's Hospital
Project Number: BCH-23090808-HS

Dear Commissioner Goldstein:

On behalf of Children's Medical Center Corporation, I am submitting a Determination of Need application for a project related to a Substantial Capital Expenditure at the Boston Children's Hospital. The application was submitted online and the attachments were emailed according to the instructions. Attached to this letter, please find the check for the application fees.

Please feel free to contact me at 617-355-2683 with any questions regarding the application.

Sincerely,

Donna M. Casey
Senior Vice President, Strategic Business Planning
Boston Children's Hospital
donna.casey@childrens.harvard.edu

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S2020



Boston Children's Hospital
Until every child is well

VENDOR NAME: COMMONWEALTH OF MASSACHUSETTS

DATE: 09/19/2023

CHECK NO. 0001504256

INVOICE NO.	DATE	P.O. NO.	GROSS AMOUNT	DISCOUNT	NET AMOUNT
BCH-23090808-HS DONNA CASEY	09/19/2023	05542756	68,040 00	0.00	68,040 00

REMOVE DOCUMENT ALONG THIS PERFORATION

THIS DOCUMENT IS PRINTED IN TWO COLORS. DO NOT ACCEPT UNLESS BLUE AND BLACK ARE PRESENT.



Boston Children's Hospital
Until every child is well

Bank of America, Boston, MA

Check No. 0001504256 5-13/110

Date: September 19, 2023

PAY SIXTY EIGHT THOUSAND FORTY AND XX/100 DOLLAR

Pay Amount *****68,040.00

PAY COMMONWEALTH OF MASSACHUSETTS
TO THE 67 FOREST ST
ORDER OF MARLBOROUGH MA 01752


AUTHORIZED SIGNATURE



Boston Children's Hospital
Until every child is well

300 Longwood Avenue, Boston, MA 02115

COMMONWEALTH OF MASSACHUSETTS
67 FOREST ST
MARLBOROUGH MA 01752
UNITED STATES

Attachment 10

HPC ACO Certification Approval Letter



Atrius Health, Inc.

Baycare Health Partners, Inc., inclusive of Pioneer Valley Accountable Care, LLC; and Baystate Health Care Alliance, LLC

Beth Israel Lahey Performance Network, inclusive of Beth Israel Deaconess Physician Organization, LLC (Beth Israel Deaconess Care Organization); Lahey Clinical Performance Network, LLC; and Lahey Clinical Performance Accountable Care Organization, LLC

BMC Health System, Inc., inclusive of Boston Accountable Care Organization, Inc.; and BMC Integrated Care Services, Inc.

Cambridge Public Health Commission D/B/A Cambridge Health Alliance

Children's Medical Center Corporation, inclusive of Children's Hospital Corporation; and Boston Children's Health Accountable Care Organization (Boston Children's Accountable Care Organization)

Community Care Cooperative, Inc.

Attachment 11

Affiliated Parties

Attachment 12

Change in Service