



ONE SOURCE ONE SOLUTION



Swedish American Hospital's Dedicated Daycare
The Ryan Jury Child Development Learning Center
Rockford, IL

Fresenius Medical Care
Dialysis Clinic
Rockford, IL



WILLIAM CHARLES
REAL ESTATE



RAGNAR
BENSON
CONSTRUCTION



Neonatal Intensive Care Unit
Northwestern Memorial's Prentice Hospital
Chicago, IL



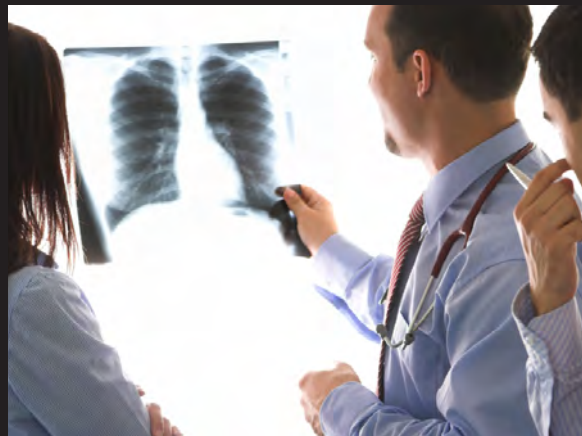
Operating Room/Ambulatory Surgery Center
Northwestern Memorial's Olson Pavilion
Chicago, IL

**WILLIAM CHARLES
REAL ESTATE**

**RAGNAR
BENSON
CONSTRUCTION**



Northwestern Memorial's Prentice Women's Hospital
Chicago, IL



We will work together to determine
the ownership structure that works
best for you...

...so that we can plan, design, and
build or renovate a health care
facility that meets your needs, to
help you meet the needs of those
you serve.



Northwestern Memorial's
Prentice Women's Hospital
Chicago, IL

Your construction project has particular needs unique to your health care business. We have a broad range of resources to respond to your needs. Whether you want to lease, own, or lease the real estate with an option to purchase in the future, a solution can be tailored to your requirements. Through the collaborative efforts of William Charles Real Estate and Ragnar Benson, the complete package, from conceptual stage to occupancy, can all be administered through one point of contact.



You, the Customer



PLANNING	FINANCING	DESIGN	CONSTRUCTION	PROPERTY MANAGEMENT
<ul style="list-style-type: none"> ❑ Initial program development ❑ Preliminary site & building plans ❑ Preliminary cost projections ❑ Liaison with governing agencies 	<ul style="list-style-type: none"> ❑ 100% financing available ❑ Flexible customer ownership: <ul style="list-style-type: none"> • Lease • Lease with purchase • Partial ownership • Build-to-suit 	<ul style="list-style-type: none"> ❑ Selection of architect & engineer ❑ Finalize program development ❑ Establish budget & schedule controls ❑ Secure final construction pricing 	<ul style="list-style-type: none"> ❑ Construction administration ❑ Subcontractor coordination ❑ Construction safety management ❑ Quality assurance 	<ul style="list-style-type: none"> ❑ Develop annual operating budgets ❑ Secure service contracts ❑ Develop marketing campaigns & leasing programs ❑ Guarantee & warranty management

We look forward to meeting you, discussing your health care project, and more thoroughly explaining our One Source, One Solution program. Your satisfaction is our priority and the primary purpose of this program.



Erik Lindberg

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