



NC DEPARTMENT OF
**HEALTH AND
HUMAN SERVICES**

ROY COOPER • Governor
KODY H. KINSLEY • Secretary
MARK PAYNE • Director, Division of Health Service Regulation

VIA EMAIL ONLY

November 1, 2023

Catharine W. Cummer
Catharine.cummer@duke.edu

Exempt from Review – Physician Office or Medical Office Building

Record #: 4299
Date of Request: October 27, 2023
Business Name: Duke University Health System, Inc.
Business #: 640
Project Description: Development of physician office building
County: Wake

Dear Catharine Cummer:

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,

Handwritten signature of Crystal Kearney in cursive.

Crystal Kearney
Project Analyst

Handwritten signature of Micheala Mitchell in cursive.

Micheala Mitchell
Chief

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



Catharine W. Cummer
Regulatory Counsel, Strategic Planning

October 27, 2023

Via Electronic Mail

Micheala Mitchell, Chief
Healthcare Planning and Certificate of Need Section
Division of Health Service Regulation
2704 Mail Service Center
Raleigh, NC 27699-2704

Re: Duke University Health System
Notice of exempt development of physician office building

Dear Ms. Mitchell:

I am writing to inform you of the intended development by the Duke University Health System, Inc. of a physician office building at 1481 Richardson Road, within the Sweetwater development off NC Highway 64 between Apex and Pittsboro in Wake County. DUHS will incur costs greater than \$4 million to upfit leased space for physician services. This project is necessary to increase patient access to essential clinical services in a fast-growing region in the county.

No new institutional health services will be offered at this site without a certificate of need. We therefore understand that this project is exempt from certificate of need review as the development of a physician office building under N.C.G.S. 131E-184(a)(9), and would appreciate your confirmation of this understanding.

Please let me know if you have any questions. Thank you very much.

Very truly yours,

Catharine W. Cummer

Catharine W. Cummer

From: [Catharine Cummer](#)
To: [Waller, Martha K](#)
Cc: [Stancil, Tiffany C](#)
Subject: RE: [External] Notice of Exempt Development of Physician Office Building
Date: Friday, October 27, 2023 9:47:19 AM
Attachments: [Letter to Micheala Mitchell regarding Sweetwater MOB.pdf](#)

CAUTION: External email. Do not click links or open attachments unless verified. Report suspicious emails with the Report Message button located on your Outlook menu bar on the Home tab.

Thank you! I will be sure to do that going forward. Tiffany, if you need anything further on the attached request, please let me know. Thanks to you both and have a great weekend,
Catharine

From: Waller, Martha K <martha.waller@dhhs.nc.gov>
Sent: Friday, October 27, 2023 9:46 AM
To: Catharine Cummer <catharine.cummer@duke.edu>
Cc: Stancil, Tiffany C <Tiffany.Stancil@dhhs.nc.gov>
Subject: FW: [External] Notice of Exempt Development of Physician Office Building

Hi Catharine,
You will send No Reviews/Exemptions/Material Compliance to Tiffany..Cc'd on this email.

Martha Waller

Administrative Specialist 1
Division of Health Service Regulation, Certificate of Need Section North Carolina Department of Health and Human Services

Main: 919-855-3873
Office: 919-855-3885
martha.waller@dhhs.nc.gov

Help protect your family and neighbors from COVID-19.
[Know the 3 Ws. Wear. Wait. Wash.](#)
#StayStrongNC and get the latest at nc.gov/covid19

809 Ruggles Drive, Edgerton Building
2704 Mail Service Center
Raleigh, NC 27699-2704

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From: Catharine Cummer <catharine.cummer@duke.edu>

Sent: Friday, October 27, 2023 9:36 AM

To: Waller, Martha K <martha.waller@dhhs.nc.gov>

Subject: [External] Notice of Exempt Development of Physician Office Building

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Martha,

I hope you're doing well! I have the attached exemption notice to file. Can you remind me if there is a specific email address I should use for these? Thank you!

Catharine

Catharine W. Cummer

Regulatory Counsel, Strategic Planning, Duke University Health System

Office 919-668-0857 | Cell 919-423-6928