



NC DEPARTMENT OF
**HEALTH AND
HUMAN SERVICES**

JOSH STEIN • Governor

DEVPUTTA SANGVAI • Secretary

MARK PAYNE • Director, Division of Health Service Regulation

VIA EMAIL ONLY

June 4, 2025

Elizabeth Kirkman

Elizabeth.kirkman@atriumhealth.org

Exempt from Review – Physician Office or Medical Office Building

Record #: 4782

Date of Request: May 15, 2025

Business Name: The Charlotte-Mecklenburg Hospital Authority

Business #: 1770

Project Description: Develop a 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,

A handwritten signature in black ink, appearing to read "Gregory F. Yakaboski".

Gregory F. Yakaboski
Project Analyst

A handwritten signature in black ink, appearing to read "Micheala Mitchell".

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

May 12, 2025

Ms. Micheala Mitchell, Chief
Healthcare Planning and Certificate of Need Section
Division of Health Service Regulation
N. C. Department of Health & Human Services
809 Ruggles Dr.
Raleigh, NC 27603

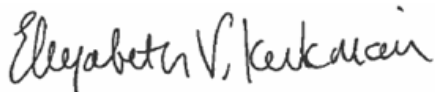
RE: Exemption Request for Physician Office Building in Mecklenburg County

Dear Ms. Mitchell:

The Charlotte-Mecklenburg Hospital Authority is planning to upfit approximately 7,900 square feet of leased space in a new physician office building located at 3310 Dutch Creek Drive, Charlotte, NC 28215. 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 (CON) approval. The estimated cost of the upfit is greater than \$4,119,200.

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,

A handwritten signature in black ink that reads "Elizabeth V. Kirkman". The signature is written in a cursive, flowing style.

Elizabeth V. Kirkman
Assistant Vice President
Core Market Growth Business Development
Atrium Health

From: [Huber, Brighid K](#)
To: [Moore, Chalice L](#)
Cc: [Stancil, Tiffany C](#)
Subject: [External] Physician Office Building Exemption Request for The Charlotte-Mecklenburg Hospital Authority
Date: Tuesday, May 13, 2025 4:47:58 PM
Attachments: [2025 CMHA MOB Upfit \(Dutch Creek Dr\) Exemption Request.pdf](#)

Some people who received this message don't often get email from brighid.huber@advocatehealth.org. [Learn why this is important](#)

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Good afternoon,

I hope your week is going well so far! Please find attached an exemption request submitted by The Charlotte-Mecklenburg Hospital Authority ("CMHA") to upfit leased space in a new physician office building.

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

Best,

Brighid

Brighid Knoll Huber, MHA, ATC

Core Market Growth Business Development
Mobile: 724-986-6214

Atrium Health

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