

**Tulare Local Healthcare District  
Board of Directors Meeting  
Wednesday, March 27, 2024, 6:00 PM  
Administrative Offices, Modular Building  
842 N. Gem Street  
(Northeast corner of Terrace and Gem Street)**

**Electronic participation will be available via Zoom**

<https://us06web.zoom.us/j/87478735678?pwd=OcZR9HZe9ky4Pu2Mft5LFzilUfDKfx.1>

Meeting ID: 874 7873 5678

Passcode: 023392

**You can also dial in using your phone**

+1 669 444 9171 US; +1 346 248 7799; +1 719 359 4580

+1 720 707 2699; +1 253 205 0468; +1 253 215 8782

+1 564 217 2000; +1 646 558 8656

**Special notice to individuals with disabilities:**

Please email [eedge@tulareregional.org](mailto:eedge@tulareregional.org) or call [\(559\) 656-1301](tel:559-656-1301) in order to request any reasonable modification or accommodation as may be needed to observe or participate in this meeting telephonically/electronically.

**Availability of Public Records.** All public records relating to an open session item on this agenda, which are not exempt from disclosure pursuant to the California Public Records Act, will be available for public inspection at TLHD Administrative Offices, Modular Building, 842 North Gem Street, Tulare, California, at the same time the public records are distributed or made available to the majority of the board members.

---

<sup>1</sup> A Zoom Webinar link to this meeting is being provided for the convenience of members of the public desiring to view this meeting remotely. Any member of the public requiring assistance in the use of any offsite/remote viewing technology should email Eva Edge at [eedge@tulareregional.org](mailto:eedge@tulareregional.org) or call 559-656-1301 at least three (3) hours prior to the scheduled commencement of this meeting. Under the Americans with Disabilities Act of 1990 (ADA), a qualifying person may further request that the District provide a disability-related modification or accommodation for said person to participate in any public meeting of the District. Such assistance includes alternative formats for the agendas and agenda packets used for any public meetings of the District. Requests for assistance shall be made in person or in written form to the Tulare Local Healthcare District at 842 North Gem Street, Tulare, CA 93274, or by telephone at (559) 656-1301. Requests made under the ADA must be received at least 48 hours prior to a scheduled public meeting.

# AGENDA

March 27, 2024

## Tulare Local Healthcare District Board Members:

Kevin Northcraft	President	District 4
Mike Jamaica	Vice President	District 2
Xavier J. Avila	Secretary	District 5
Jevon Price	Treasurer	District 3
Kathy Nesper	Director	District 1

### 1) Call to Order

- a) Roll Call
- b) Welcome/Introductions
- c) Pledge of Allegiance

2) **Public Comment:** The public may comment on any item of public interest within the jurisdiction of the Tulare Local Healthcare District Board of Directors. In the interest of time and equal opportunity, speakers are requested to observe a 3-minute maximum time limit (subject to change at the Chair's direction). In accordance with the Brown Act, if a member of the public addresses an item not on the posted agenda, no response, or action on the item may occur during the meeting.

### 3) Announcements – Board

### 4) Approval of 2/28/24 Regular Board Meeting Minutes *(Attachment)*

### 5) Adventist Health Tulare Update – TBD

### 6) Tulare Hospital & Community Health Foundation Update – Jan Smith, Executive Director

### 7) Evolutions Fitness & Wellness Center Update – Jayne Presnell, Executive Director

### 8) Finance Committee Update *(Attachment)*

Discussion and Possible Action to Approve the February 2024 Financials:

- a) Tulare Local Healthcare District Internal Financial Statements
- b) Evolutions Internal Financial Statements

### 9) Discussion and Possible Action to Establish Date and Time for the 2024 – 2025 Strategic Planning Session

### 10) Discussion and Possible Action to Approve Security Camera System and Network Upgrades at Evolutions Plaza *(Attachment)*

### 11) Discussion and Possible Action to Approve Contract to Complete Drawings for Fire Alarm Panel in Existing Hospital *(Attachment)*

### 12) Discussion and Possible Action Regarding Vacancies on Tower Construction Committee

- 13) Discussion and Possible Action Regarding Resolution 923, Declaration of Surplus Property for Evolutions**  
*(Attachment)*
- 14) Discussion and Possible Action Regarding Policy for Internal and External Communications** *(Attachment)*
- 15) Discussion and Possible Action Regarding Policy for Ethical Behavior** *(Attachment)*
- 16) Discussion and Possible Action on Meeting with District Attorney Regarding Yorai Benzeevi – Xavier Avila and Jevon Price**
- 17) Discussion and Possible Action on potential letter to California State Bar**
- 18) Administrative Director Report**
- a) Building Repairs at Evolutions Plaza
  - b) District Office Move to Evolutions Plaza *(Attachment)*
  - c) HVAC Installation Progress at Evolutions Plaza
  - d) Additional Updates as Desired by Board or Noted by Staff
- 19) Chief Executive Officer Report**
- a) Property Management & Construction Update
    - i) Leases
    - ii) Property Repairs Update
    - iii) Sale/Use of Properties Update
      - (1) Potential move of District Office to Evolutions Plaza
    - iv) Project Updates
      - (1) Solar for Evolutions Fitness & Wellness Center – Ribbon Cutting
      - (2) Ongoing Tower Construction Projects
        - (a) Asphalt and Concrete Update for Tower parking lot.
        - (b) Installation of Sheetrock Update
  - b) Evolutions Updates
    - i) Discussion regarding temporary executive oversight of Evolutions
  - c) Ongoing conversations and planning with Adventist Health
  - d) Additional Project Updates as Desired by Board or Noted by Staff
- 20) Conclude Open Session**
- 21) Closed Session**
- a) Potential Litigation (pursuant to Govt. Code § 54956.9) (two items)
  - b) Conference with Legal Counsel – Existing litigation (pursuant to Govt. Code § 54956.9):
    - i) *Tulare Local Healthcare District v. Bruce R. Greene; Baker & Hostetler, LLP; Parmod Kumar; Linda Wilbourn; and Richard Torrez*, Superior Court for the State of California, County of Kern, Case No. BCV-19-103514.
    - ii) *The People of the State of California v. Yorai Benzeevi; Alan W. Germany; and Bruce R. Greene*, Superior Court for the State of California, County of Tulare, Case No. VCF401053A/B/C.
  - c) Instructions to designated representative (Kevin Northcraft) related to sale of real property at the Tulare Medical Center, parcel number 23 *(pursuant to Govt. Code § 54956.8)*.

- d) Conference with agency-designated representatives (Kevin Northcraft and Jevon Price) on labor negotiations regarding Chief Executive Officer position (*pursuant to Govt. Code § 54957.6*).

**22) End Closed Session**

**23) Reconvene Open Session – Public Report of Action Taken in Closed Session (If Necessary) pursuant to Government Code 54957.1.**

**24) Adjournment – Next regular meeting is scheduled for 6:00 PM on Wednesday, April 24, 2024, at the Administrative Offices, Modular Building, Northeast corner of Terrace and Gem Street.**