

**Tulare Local Health Care District
Board of Directors Meeting
Wednesday, June 23, 2021, 6:30 PM
Evolutions Plaza Conference Room
1425 E. Prosperity Ave., Tulare, CA
(Use Prosperity Avenue entrance on north side of Plaza)**

Electronic participation will be available via Zoom Webinar link/phone number below.

Zoom Webinar link and call in information¹:

<https://zoom.us/j/97713473652?pwd=VDZ0bGswaXNlZk5xL2pSdzdhYXh3UT09>

You can also dial in using your phone

United States: +1 669 900 9128 or +1 253 215 8782 or +1 346 248 7799 or +1 301 715 8592

Webinar ID: 977 1347 3652

Passcode: 221523

Special notice to individuals with disabilities:

Please email kmelendez@tulareregional.org or call [\(559\) 685-3879](tel:5596853879)
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.² 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, that are distributed to a majority of the board members will be available for public inspection at TLHCD Administrative Offices, Annex Lab Building, 2nd Floor, 869 North Cherry Street, Tulare, California at the same time that the public records are distributed or made available to the board members.

¹ Pursuant to Executive Order N-29-20 dated March 17, 2020, in order to further combat the spread of the COVID-19 virus, California Governor Gavin Newsom has temporarily suspended certain provisions of the Brown Act respecting notice, quorum and accessibility requirements applicable to meetings of local legislative bodies. In accordance with said Order—a copy of which will be made available upon request—and related recommendations by the CDC, a physical location for public participation will be provided on a limited occupancy basis for the June 23, 2021, regular meeting of the Board. To avoid unintentional transmission of COVID-19, interested members of the public are encouraged to observe and participate in this meeting telephonically or electronically using the information provided above. Any member of the public requiring assistance in accessing these offsite technologies should email Kathy Melendez at kmelendez@tulareregional.org or call [\(559\)685-3879](tel:5596853879) at least three (3) hours prior to the scheduled commencement of this meeting.

² Due to present restrictions related to COVID-19, the District is operating under a modified schedule. Please call [\(559\)685-3879](tel:5596853879) or email kmelendez@tulareregional.org to arrange viewing access to documents.

AGENDA

Tulare Local Health Care District Board Members:

Kevin Northcraft	President	District 4
Mike Jamaica	Vice President	District 2
Phil Smith	Treasurer	District 1
Xavier J. Avila	Secretary	District 5
Senovia Gutierrez	Director	District 3

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. **Consent Agenda**
 - a. 5/24/2021 Special Board Meeting Minutes
 - b. 5/26/2021 Regular Board Meeting Minutes

5. **Tulare Hospital Foundation Update – Jan Smith, Executive Director**

6. **Evolutions Fitness & Wellness Center**
 - a. Gym Status Update – Jayne Presnell, Executive Director
 - b. Transition Update – Sandra Ormonde, District CEO
 - c. Discussion and Action Related to Child Care Facility Shade Structure

7. **Adventist Health Tulare Update – Sheri Pereira, Site Administrator**

8. **Adventist Health Tulare – Capital Improvements**
 - a. NPC-2 Emergency Lighting
 - b. NPC-2 Exit Lighting
 - c. Miscellaneous Projects

9. **Update on District Real Properties Sales/Use/Development Opportunities – Randy Dodd, Dodd Consulting**

10. **Discussion and Action to Approve Proposal for Demolition of 591 E. Merritt and 979 N. Gem**

11. **Discussion and Action to Approve Proposed Insurance Coverages for the TLHCD for FYE June 30, 2022 – Rachelle Taylor and Brett Buchannan, Marsh McLennan Agency**

12. **Tower Construction Committee Update – Phil Smith, Committee Chair**
13. **Discussion and Action on Resolution 902 Declaring Certain Medical and Non-Medical Equipment as Surplus Property**
14. **Discussion and Action to Approve Extension of Listing Agreement with Craig Smith & Associates, Inc., related to the Real Property on North Cherry Street, commonly referred to as Tulare Medical Center Lots 24, 26 and 35**
15. **Discussion and Action Related to Request for Lease Proposals No. 36C26120R0059 (supersedes 36C26121R0063) for Veterans Administration Facility**
16. **Discussion and Action Related to District Office Relocation**
17. **Discussion and Action Related to Establishing Cell Phone Policy for Board Directors**
18. **Discussion and Action to Approve Cost of Living Adjustment to the Chief Executive Officer Salary**
19. **Chief Executive Officer Report**
 - a. Property Management Update
 - i. Leases
 - ii. Property Repairs
 - b. IT Update
 - c. Tower Update
 - d. Redistricting Update
 - e. Board and Staff Training
20. **Financial Report**
 - a. Discussion and Action to Approve TLHCD Financial Statements – May 2021
 - b. Cash Report Update – June 17, 2021
 - c. Budget FY2021-22 status
21. **Suspend Open Session – Recess to Closed Session**
22. **Closed Session**
 - a. Potential Litigation (*pursuant to Ca. Govt. Code § 54956.9*).
 - b. Conference with Interim Legal Counsel – Existing litigation (*pursuant to Ca. Govt. Code § 54956.9*):
 - i. *In re Tulare Local Healthcare District dba Tulare Regional Medical Center – United States Bankruptcy Court Eastern District of California Case No. 17-13797*
 - ii. *Tulare Local Health Care District v. Bruce R. Greene, et al., Superior Court for the State of California for Tulare County Case No. 278333*
 - c. Instructions to designated representative related to real property at 1425 E. Prosperity Avenue commonly known as Evolutions (*pursuant to Ca. Govt. Code § 54956.8*)

- d. Instructions to designated representative related to leases of real property located in Evolutions Plaza at 1425 E. Prosperity Avenue (*pursuant to Ca. Govt. Code § 54956.8*)
 - e. Instructions to designated representative related to lease of real property located at 890 N. Cherry Street (*pursuant to Ca. Govt. Code § 54956.8*)
 - f. 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 scheduled for 6:30 PM on Wednesday, July 28, 2021, at a location to be determined**