

**Tulare Local Health Care District
Board of Directors Meeting
Wednesday, April 28, 2021, 6:30 PM
Evolutions Plaza Conference Room*
1425 E. Prosperity Ave., Tulare, CA
(Use Prosperity Avenue entrance on north side of Plaza)**

* Due to technology upgrade in progress to address a technical issue, this meeting may be held at an alternate location, to be determined by District staff, if necessary. In any event, the District shall post the final meeting location on its website at <https://tularelocalhealthcaredistrict.org> by no later than Tuesday, April 27, 2021 at 5 p.m. PST.

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

Zoom Webinar link and call in information¹:

<https://zoom.us/j/92645432888?pwd=d3pUZjk1ZFh1UVV2QjEzTThUOGJoUT09>

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: **926 4543 2888**

Passcode: **140969**

Special notice to individuals with disabilities:

Please email kmelendez@tulareregional.org or call (559) 685-3879
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.

MINUTES

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 April 28, 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 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 or email kmelendez@tulareregional.org to arrange viewing access to documents.

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

President Kevin Northcraft called the meeting to order at 6:33 PM.

2. Administer Oath of Office to Philip Smith, Director District 1

(In the interest of allowing Mr. Smith to vote on agenda items, President Northcraft requested that the Oath of Office be administered at this point on the agenda.)

The Oath of Office was administered by Notary Public Paula Tucker.

A brief recess was held to enjoy refreshments (6:36-6:43 PM).

3. Public Comment

None.

4. Announcements – Board

- a. Update on LAFCO Call to Vote for the Appointment of an Independent Special District Representative to the Countywide RDA Oversight Board
Northcraft conferred with County Supervisor Pete VanderPoel and made the decision to nominate Steve Presant to the County RDA Oversight Board.

5. Consent Agenda

- a. 3/24/2021 Regular Board Meeting Minutes
Motion was made by Senovia Gutierrez and seconded by Xavier Avila to accept the minutes as presented. Motion approved 4-0 with Phil Smith abstaining.

6. Tulare Hospital Foundation Update – Jan Smith, Executive Director

In the absence of Jan Smith, Kevin Mooney updated the Board on upcoming Foundation events and programs. A new Employee Recognition Program, Know Your Hero, has been implemented at the hospital, and the Foundation will host a fundraiser, It's a Girl Thing, brunch on August 8 at Country M Ranch, Tulare along with a silent auction.

7. Evolutions Fitness & Wellness Center

- a. Gym Status Update – Jayne Presnell, Executive Director
Jayne Presnell reported on the number of check-ins and membership; there was a loss of some staff members due to Covid-19; staff has been working hard to sanitize equipment and facility; the AARP Renew Active program has been implemented and will shortly be receiving training, however, the reimbursement is less than a regular membership. Feedback from members regarding the re-opening has been positive.

- b. Transition Update – Sandra Ormonde, District CEO

The transition from EVO Management to the District will wait until the PPP loans have been forgiven and proper paperwork has been completed to disengage with EVO Management. Ormonde has been working with Jayne on the budget. Northcraft inquired about energy costs and would like to look into solar energy. Ormonde will work with Grant Management Associates to see if they have any information on grant funding for solar.

8. Adventist Health Tulare Update – Sheri Pereira, Site Administrator

Sheri Pereira reported on activity and progress at the Hospital. Pereira advised that financial results have exceeded budget and surgery cases including elective surgeries have increased; the year-to-year comparisons showed ER visits have increased 3.7%, admissions increased 25% and OB deliveries have increased 21%. As for projects, the orthopedic program is in full operation performing spinal and other orthopedic procedures; the GI lab is performing procedures; staff has been working on improving the relationship with the Veteran’s Administration to discuss what outpatient services are available; speaking engagements are being scheduled with local service clubs, along with the Healthcare District and the Hospital Foundation, to provide awareness of services available at our local hospital; AH has met with the City of Tulare to discuss their needs as to what they feel is needed from the hospital; upgrades to radiology services (such as mammography) are being planned, a new MRI is in place and CT has been upgraded; staff will be meeting with the local high schools to perform athletic physicals; created a partnership with FEMA to assist in mass vaccinations at the World Ag Center Tuesday through Thursday through July 2021.

9. Adventist Health Tulare – Capital Improvements

- a. NPC-2 Emergency Lighting Construction Administration Services
 - i. Discussion and Action to Approve Construction Administration Services Amendment Number 006R to Kluger Contract 19-105
Motion was made by Xavier Avila and seconded by Mike Jamaica to approve Amendment 006R as presented. Motion approved 4-1 with Senovia Gutierrez voting no.
 - ii. Discussion and Action Determining Financial Responsibility
Motion was made by Xavier Avila and seconded by Mike Jamaica to accept financial responsibility. Motion approved 4-1 with Senovia Gutierrez voting no.
 - iii. Discussion and Action to Approve Adventist Health Payment of Project Expenses as Offset Against Rent Pursuant to the Lease
Motion was made by Xavier Avila and seconded by Mike Jamaica to approve as payment presented. Motion approved 4-1 with Senovia Gutierrez voting no.
- b. NPC-2 Exit Lighting: One interior sign has not been identified and a solution is needed for an exit route so that AH can proceed.
- c. IT Server Room AC Upgrade: Upgrade is complete.
- d. Miscellaneous Projects: IT archive remains on hold. The parking lot will not be complete until the water line is replaced. The kitchen project is on hold.

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

Randy Dodd reviewed the architectural, structure, electrical and mechanical reports from Teter, Inc., on 591 Merritt and 979 Gem Street buildings. It was the consensus of the Board for Dodd to move forward in seeking proposals to determine the feasibility in renovating versus new construction.

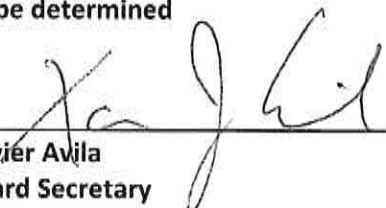
11. **Tower Construction Committee Update – Phil Smith, Committee Chair**
Phil Smith gave an update on the initial Tower Construction Committee meeting from April 20, 2021. Smith was selected as the Chair and Linda Crase accepted the nomination of Vice Chair. Meetings will be held at Evolutions Plaza Conference Room on the 2nd Tuesday of each month. Northcraft added that both the Compliance Officer and AOR recommended the first action of the Committee should be to finish permanent power to the Tower.

The following members were appointed as liaisons to work with the following organizations:

Grant Management Associates – Rick Albert and Ross Gentry
Tulare Hospital Foundation – Linda Crase and John Atilano
Adventist Health Central Valley Network and Adventist Health Tulare – Mike Shaffer and Kevin Northcraft
Architect of Record – John Atilano and Ross Gentry
Inspector of Record – John Atilano and Rick Albert

12. **Discussion and Action on Resolution 901 Declaring Certain Medical and Non-Medical Equipment as Surplus Property**
Motion was made by Senovia Gutierrez and seconded by Phil Smith to approve Resolution 901 as presented. Motion approved 5-0.
13. **Discussion and Action to Approve Request to Amend Records Retention and Destruction Schedule**
Motion was made by Senovia Gutierrez and seconded by Mike Jamaica to approve the amendment to the Records Retention and Destruction Schedule as presented. Motion approved 5-0.
14. **Discussion and Action to Approve Extension of Lease with Sequoia Institute of Surgical Services, Inc. Related to the Certain Commercial Space Located at 1425 E. Prosperity Avenue, Tulare**
Motion was made by Phil Smith and seconded by Senovia Gutierrez to approve the extension of lease with Sequoia Surgical Institute as presented. Motion approved 5-0.
15. **Discussion and Action Related to Request for Lease Proposals No. 36C26120R0063 for Veterans Administration Facility**
This item is being tabled at this time. The request for lease proposals has been rescinded.
16. **Chief Executive Officer Report**
- a. Property Management Update
 - i. Leases – All leases are current with the exception of Microcorre Diagnostic Lab due to the recent death of Dr. Walter.
 - ii. Property Repairs – There were no major repairs.
 - iii. Sales/Use of Properties Update – The demolition of 922 Cherry is pending completion of asbestos survey and staff will seek proposals to replace/repair water line to construction trailer.
 - b. IT Update – Working on moving to the Cloud.

- c. Tower Update – More cast iron work is being done to keep the permits current. A survey will be performed to determine work needed to complete permanent power project.
 - d. Redistricting Update – New deadline is May 2022.
 - e. Board and Staff Training – With membership to CSDA and ACHD, free trainings are available and staff will be scheduling required sexual harassment prevention training.
17. **Financial Report**
Discussion and Action to Approve Financials:
- a. TLHCD Internal Financial Statements – March 2021
 - b. Cash Report Update – April 21, 2021
- Motion was made by Senovia Gutierrez and seconded by Mike Jamaica to approve financial reports as presented. Motion approved 5-0.
18. **Suspend Open Session – Recess to Closed Session at 9:01 PM.**
19. **Closed Session at 9:04 PM.**
- 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. Staff Evaluation
 - i. *Public Employee Performance Evaluation of District CEO* (*pursuant to Ca. Govt. Code § 54957(b)(1)*)
 - f. Discussion and Action on public employee matter (*pursuant to Ca. Govt. Code § 54957*)
 - g. End closed session at 10:15 PM.
20. **Reconvene Open Session at 10:15 PM – Public Report of Action Taken in Closed Session (If Necessary) pursuant to Government Code 54957.1**
Nothing to report.
21. **Adjournment at 10:16 PM – Next regular meeting scheduled for 6:30 PM on Wednesday, May 26, 2021, at a location to be determined**



Xavier Avjila
Board Secretary