

**Tulare Local Health Care District  
Board of Directors Meeting  
Wednesday, December 15, 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 information<sup>1</sup>:**

<https://us06web.zoom.us/j/83902767936?pwd=cXVsOE9qMFBhYWJzT1pVL3JXOVRxUT09>

**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: 839 0276 7936

Passcode: 328857

**Special notice to individuals with disabilities:**

Please email [kmelendez@tulareregional.org](mailto: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.**<sup>2</sup> 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, Construction Trailer, 869 North Cherry Street, Tulare, California at the same time that the public records are distributed or made available to the board members.

**AGENDA**

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<sup>1</sup> Pursuant to Government Code Section 54953(e) (as amended by AB-361), when a legislative body holds a meeting during a proclaimed state of emergency and either (a) state or local officials have imposed or recommended measures to promote social distancing, or (b) the board of the local agency, by majority vote within the last 30 days, has determined that, as a result of said emergency, meeting in person would present imminent risks to the health or safety of attendees, certain provisions of the Brown Act respecting notice, quorum and accessibility requirements applicable to meetings of local legislative bodies are modified to accommodate overriding public health concerns. A physical location for public participation in the December 15, 2021, regular meeting of the Board of Directors will therefore be provided on a limited occupancy basis. 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](mailto:kmelendez@tulareregional.org) or call [\(559\)685-3879](tel:5596853879) at least three (3) hours prior to the scheduled commencement of this meeting.

<sup>2</sup> 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](mailto: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
Xavier J. Avila	Secretary	District 5
Marmie Fidler	Treasurer	District 3
Vacant	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. **Consent Agenda**
  - a. 11/17/2021 Regular Board Meeting Minutes
  - b. 11/23/2021 Special Board Meeting Minutes
  - c. 12/8/2021 Special Board Meeting Minutes
  - d. Discussion and Action Related to Continuation of Remote Attendance Accommodations (by Zoom) in Accordance with AB 361
  
5. **Tulare Hospital Foundation – Jan Smith, Executive Director**
  
6. **Evolutions Fitness & Wellness Center**
  - a. Gym Status Update – Jayne Presnell, Executive Director
  - b. Transition Update – CEO
    - i. Discussion and Potential Action Related to Gym Ownership Transition
    - ii. Discussion Related to Evolutions Pricing Change
  
7. **Adventist Health Tulare Update – Sheri Pereira, Site Administrator**
  
8. **Adventist Health Tulare Capital Improvements Update – CEO**
  - a. NPC-2 Emergency Lighting
  - b. NPC-2 Exit Lighting
  - c. Arc Flash Survey
    - i. Discussion and Action to Approve Proposal
    - ii. Discussion and Action Determining Financial Responsibility
    - iii. Discussion and Action to Approve Adventist Health Payment of Project Expenses as Offset Against Rent Pursuant to the Lease

9. **Hospital Tower Project**
  - a. Update on Tower Projects – Roy Magdaleno, Project Manager
10. **Tower Construction Committee**
  - a. Appointment of One District Board Member to the Committee
  - b. Discussion and Action Related to Status of Selection Process for Committee Member
11. **Discussion and Action Related to Independent Consulting Contract – Phil Smith, CEO**
  - a. Approve Consulting Agreement in Form
  - b. Authorize District CEO to Negotiate Material Terms Subject to Board Approval
    - i. Sandra Ormonde
12. **Discussion Related to Professional Liability Insurance Requirements for DSC Architects – Phil Smith, CEO**
13. **Discussion and Potential 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**
14. **Discussion Pertaining to District Proposal to the City of Tulare Relative to ARPA Funds**
15. **Chief Executive Officer Report**
  - a. Technology Update
  - b. Project Manager Recruiting Effort Update
  - c. Unclaimed Property
16. **Financial Report**
  - a. Discussion and Action to Approve TLHCD Financial Statements – November 2021
  - b. Cash Report Update – December 9, 2021
17. **Suspend Open Session – Recess to Closed Session**
18. **Closed Session**
  - a. Potential Litigation (pursuant to Ca. Govt. Code § 54956.9).
  - b. Conference with 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
  - c. End closed session
19. **Reconvene Open Session – Public Report of Action Taken in Closed Session (If Necessary) pursuant to Government Code 54957.1**
20. **Adjournment – Next regular meeting scheduled for 6:30 PM on Wednesday, January 26, 2021, at Evolutions Plaza, Conference Room.**