

**Tulare Local Health Care District
Board of Directors Meeting
Wednesday, June 29, 2022, 6:30 PM
Administrative Offices, Modular Building
869 N. Cherry Street
(Northeast corner of Terrace and Gem Street)**

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

Zoom Webinar link and call-in information¹:

<https://us06web.zoom.us/j/89784956794?pwd=am4rVkJDZTZYb1Ayd2hMbHl0SVImUT09>

You can also dial in using your phone

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

Webinar ID: 897 8495 6794

Passcode: 982882

Special notice to individuals with disabilities:

Please email cwatkins@tulareregional.org or call [\(559\) 685-3879](tel: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. 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.

¹ 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 June 29, 2022, 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 Philip Smith at cwatkins@tulareregional.org or call 559-685-3465 at least three (3) hours prior to the scheduled commencement of this meeting.

AGENDA

June 29, 2022

Tulare Local Health Care District Board Members:

Kevin Northcraft	President	District 4
Mike Jamaica	Vice President	District 2
Xavier J. Avila	Secretary	District 5
Margaret Fidler	Treasurer	District 3
Brandon Taylor	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. 5/25/2022 Regular Board Meeting Minutes
 - b. 6/15/2022 Special Board Meeting Minutes
 - c. Discussion and Action Related to Continuation of Remote Attendance
 - d. Accommodations (by Zoom) in Accordance with AB 361

5. **Hospital Tower Construction Committee – John Atilano/Roy Magdaleno/Nancy Overstreet**
 - a. Update on Tower Project(s)

6. **Tulare Hospital Foundation Update – Jan Smith**

7. **Evolutions Fitness & Wellness Center – Jayne Presnell**
 - a. Status Update
 - b. Previously used conference room application and discussion

8. **Nomination Procedures and Election Timeline, and Requests for Nominations, for November 5, 2022 Election for Three Seats on the TLHCD Board (Districts 1, District 3, and District 5)**

9. **Discussion and Possible Action regarding the Proposed Evolutions Project – Includes planned solar project, energy savings components, potential parking lot, and HVAC work.**

10. Discussion and Possible Action to Approve Proposed Insurance Coverages for TLHCD for FYE June 30, 2023 – Marsh & McLennan Agency

The Marsh & McLennan Agency provides property, liability and other coverages for TLHCD.

11. Discussion and Action with regard to retaining services of Wulff, Hansen & Co. on a project specific basis – Philip Smith. Wulff, Hansen & Co. specializes in revenue bonds and refinancing and handled the district's last bond refinance. Proposal for possible representation by Wulff, Hansen & Co. for the district regarding financing options.

12. Chief Executive Officer Report

- a. Property Management Update
 - i. Potential Tenant Update
 - ii. 922 Cherry Street Project Update
 - iii. IT Upgrade
 - iv. Employee Retirement Plans
 - v. Landscape Project with the University of California Extension Master Gardener Program
 - vi. Initial budget proposal

13. Financial Report

Discussion and Action to Approve Financials:

- a. TLHCD Internal Financial Statements – May 2022
- b. Evolutions Internal Financial Statements – May 2022

14. Suspend Open Session – Recess to Closed Session

15. 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 Kern County Case No. BCV-19-103514
- 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. Discussion and Potential Action regarding public employee evaluation of Chief Executive Officer (*pursuant to Govt. Code § 54957(b)(1)*)
- f. End closed session

- 16. Reconvene Open Session – Public Report of Action Taken in Closed Session (If Necessary) pursuant to Government Code 54957.1**
- 17. Adjournment – Next regular meeting is scheduled for 6:30 PM on Wednesday, July 27, 2022, at Administrative Offices, Modular Building, Northeast corner of Terrace and Gem Street**