

**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**

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**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.

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<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.

# MINUTES

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

Director Jamaica called the meeting to order at 6:01 PM with Directors Xavier Avila, Kathy Nesper and Jevon Price present.

### 2) Public Comment:

No public comments were made.

### 3) Announcements – Board

Kathy Nesper reported on her recent experience attending the 3/20/24 Tower site meeting with HCAI representatives and District and Adventist Health leadership. She conveyed that the meeting was helpful in understanding the scope of work needed to further progress Tower construction.

Jevon Price announced that he will be attending an upcoming Healthcare Education event and volunteering at the mentorship booth.

Xavier Avila announced that he will be progressing to the November election as a candidate for State Assemblyman and will be focused on healthcare related issues.

Mike Jamaica also reported on his experience attending the 3/20/24 Tower site meeting with HCAI representatives and District and Adventist Health leadership, expressing positive feedback.

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

The minutes from the 01/24/24 regular Board meeting approved with a motion from Jevon Price and seconded by Xavier Avila. Motion carried 4-0-0-1 (Yes-No-Abstentions-Absent).

### 5) Adventist Health Tulare Update – Jason Wells, President, Central California Network

Jason Wells gave a collaborate presentation along with Heather Van Housen and Jennifer Dyst of Adventist Health on the recent activities of Adventist Health Tulare. Updates included a report of the successful opening of the new Cath lab, with an average of 9-10 patients being seen per week since opening, as well as discussion of strategies in place to open a GI Center of Excellence. It was also reported that Adventist Health Tulare recorded a record number of surgeries in the month of February. Gratitude and excitement were expressed in response to the recent completion of the Tower parking lot pavement.

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

Barbara Harrel gave a report on the Foundation's Kids off the Couch program, stating that the program has been a success, and plans are in place to continue growing and developing the program.

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

Jayne Presnell gave a report of the recent activities at Evolutions Fitness and Wellness Center.

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

Randy Dodd presented the January 2024 financials to the Board. Motion to approve was made by Jevon Price and seconded by Xavier Avila. Motion carried 4-0-0-1 (Yes-No-Abstentions-Absent).

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

Discussion confirmed that all Directors are available on 4/27/2024. The 2025 Strategic Planning Session will be scheduled for April 27, 2024, from 8:00 AM to 12:00 PM.

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

Eva Edge presented and reviewed *Staff Report with attachments: Evolutions Camera and Network Upgrades* with the Board. Motion to approve *option 4* as listed on the staff report: *Verkada 5-yr, No Conf, SafeHouse Cable, EMD Equipment - Total: \$ 86,126.00* was made by Xavier Avila and seconded by Jevon Price. Motion carried 4-0-0-1 (Yes-No-Abstentions-Absent).

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

Randy Dodd presented and reviewed *Staff Report – Fire Alarm Panel with attachment CO-FA-001-TulareAdventist FACP* with the Board. Motion to approve change order proposal with not to exceed amount of \$40,000.00 made by Xavier Avila and seconded by Jevon Price. Motion carried 4-0-0-1 (Yes-No-Abstentions-Absent).

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

Jevon Price made a recommendation to the Board to appoint citizen Alberto Aguilar as a member of the Tower Construction Committee. Motion made by Xavier Avila and seconded by Jevon Price. Motion carried 4-0-0-1 (Yes-No-Abstentions-Absent).

**13) Discussion and Possible Action Regarding Resolution 923, Declaration of Surplus Property for Evolutions (Attachment)**

Eva Edge presented resolution 923 to the Board. Motion made by Xavier Avila and seconded by Jevon Price to approve the resolution as written. Motion carried 4-0-0-1 (Yes-No-Abstentions-Absent).

**14) Discussion and Possible Action Regarding Policy for Internal and External Communications (Attachment)**

Removed from the agenda.

**15) Discussion and Possible Action Regarding Policy for Ethical Behavior (Attachment)**

Removed from the agenda.

**16) Discussion and Possible Action on Meeting with District Attorney Regarding Yorai Benzeevi – Xavier Avila and Jevon Price**

Jevon Price and Xavier Avila gave report of their March 19, 2024 meeting with the District Attorney regarding Yorai Benzeevi. It was noted that the Board will have an opportunity to speak at the hearing scheduled for July 19, 2024. The Board directed legal counsel to draft a message on behalf of the Board to be considered at the next regular Board meeting. No action taken.

**17) Discussion and Possible Action on potential letter to California State Bar**

Deferred to the next meeting.

### 18) Administrative Director Report

Eva Edge reported on the list of updates to the Board, including review of associated staff reports and discussion regarding:

- 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

Randy Dodd reported on the list of updates to the Board, including review of associated staff reports and discussion regarding:

- 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.

No action taken.

**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.**

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**Xavier Avila, Secretary**