

**Tulare Local Healthcare District
Board of Directors Meeting
Wednesday, April 24, 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/82012479330?pwd=0a5qYEkOfYdb4xKMEKjZCQlF43WpgH.1>

Meeting ID: 820 1247 9330
Passcode: 256537

You can also dial in using your phone
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Special notice to individuals with disabilities:
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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.

¹ 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 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.

AGENDA

April 24, 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

- 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) Approval of 3/27/24 Regular Board Meeting Minutes *(Attachment)*

5) Insurance Renewal Discussion – Marsh McLennan

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

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

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

9) Service & Retirement Recognition – Jayne Presnell

10) Finance Committee Update *(Attachment)*

Discussion and Possible Action to Approve the March 2024 Financials:

- a) Tulare Local Healthcare District Internal Financial Statements
- b) Evolutions Internal Financial Statements

11) Discussion and Possible Action on a written statement from the Board regarding Yorai Benzeevi sentencing

12) Discussion and Possible Action to approve costs to prepare for District office relocation to Evolutions Plaza

13) Discussion and Possible Action Regarding Vacancies on Tower Construction Committee

14) Discussion and Possible Action on potential letter to California State Bar regarding Bruce Greene

15) Discussion and Possible Action re: Resolution 924, California Surplus Land Act Exemption Concerning Real Property Located at the Tulare Medical Center

16) Discussion and Possible Action on the Sale of Real Property Located at the Tulare Medical Center
(APN 170-340-023)

17) Administrative Director Report

- a) Staff Leadership SWOT Analysis of Evolutions
 - i) SWOT – Strengths, Weaknesses, Opportunities and Threats
- b) Building Repairs at Evolutions Plaza
- c) District Office Move to Evolutions Plaza
- d) HVAC Installation Progress at Evolutions Plaza
- e) Additional Updates as Desired by Board or Noted by Staff

18) Chief Executive Officer Report

- a) Property Management & Construction Update
 - i) Leases
 - ii) Property Repairs Update
 - iii) Sale/Use of Properties Update
 - 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) Strategic Planning 2024-2025 Update
- c) Ongoing conversations and planning with Adventist Health
- d) Additional Project Updates as Desired by Board or Noted by Staff

19) Conclude Open Session

20) 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.
 - iii) *Jose “Josh” Wee, III and Ava Olson v. Tulare Local Healthcare District*, Superior Court for the State of California, County of Tulare, Case No. VCU306788.
- c) Conference with agency-designated representatives (Kevin Northcraft and Jevon Price) on labor negotiations regarding Chief Executive Officer position (*pursuant to Govt. Code § 54957.6*).

21) End Closed Session

22) Reconvene Open Session – Public Report of Action Taken in Closed Session (If Necessary) pursuant to Government Code 54957.1.

23) Adjournment – Next regular meeting is scheduled for 6:00 PM on Wednesday, May 22, 2024, at the Administrative Offices, Modular Building, Northeast corner of Terrace and Gem Street.