



DESERT HEALTHCARE DISTRICT
Finance, Legal, Administration, & Real Estate Committee
January 10, 2024

The Finance, Legal, Administration, & Real Estate Committee of the Desert Healthcare District will be held at 5:00 PM, Wednesday, January 10, 2024, via Zoom using the following link:
<https://us02web.zoom.us/j/83743788340?pwd=VXljcEdUMWtLa3NvdHd3SGRXa0Mzd09>
Password: 108761

Members of the public can also participate by telephone, using the following dial in information:
Dial in #:(669) 900-6833 or (888) 788-0099
Webinar ID: 837 4378 8340
Password: 108761

I. CALL TO ORDER

II. APPROVAL OF AGENDA

III. PUBLIC COMMENT

At this time, comments from the audience may be made on items not listed on the agenda that are of public interest and within the subject-matter jurisdiction of the District. The Committee has a policy of limiting speakers to not more than three minutes. The Committee cannot take action on items not listed on the agenda. Public input may be offered on an agenda item when it comes up for discussion and/or action.

IV. APPROVAL OF MINUTES

- | | |
|--|---------------|
| 1. F&A Meeting Minutes – December 13, 2023 – Pg. 3-6 | ACTION |
|--|---------------|

V. INTERIM CEO REPORT

- | | |
|--|-------------|
| 1. 2024 Environmental Health Summit – Update | Information |
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VI. CHIEF ADMINISTRATION OFFICER’S REPORT – Pg. 7

- | | |
|--------------------------------|-------------|
| 1. LPMP Leasing Update – Pg. 8 | Information |
| 2. LPMP – Exterior Doors | |

VII. FINANCIAL REPORTS

- | | |
|--|---------------|
| 1. District and LPMP Financial Statements – Pg. 9-20 | ACTION |
| 2. Accounts Receivable Aging Summary – Pg. 21 | |
| 3. District - Deposits – Pg. 22 | |
| 4. District - Property tax receipts – Pg. 23 | |
| 5. LPMP – Deposits – Pg. 24-25 | |
| 6. District – Check Register – Pg. 26-27 | |
| 7. Credit Card – Detail of Expenditures – Pg. 28 | |
| 8. LPMP – Check Register – Pg. 29 | |
| 9. CEO Discretionary Fund – Pg. 30 | |
| 10. Retirement Protection Plan Update – Pg. 31 | |
| 11. Grant Payment Schedule – Pg. 32 | |

VIII. OTHER MATTERS

- | | |
|--|---------------|
| 1. Inland Empire Health Plan (IEHP) Connect IE Project Services – Professional Services Agreement – Pg. 33-54 | ACTION |
| 2. Amendment #2 – Property Management/Maintenance Agreement with INPRO Construction, Inc. – Name Change Only – Pg. 55-56 | ACTION |



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IX. ADJOURNMENT

The undersigned certifies that a copy of this agenda was posted in the front entrance to the Desert Healthcare District offices located at 1140 North Indian Canyon Drive, Palm Springs, California, and the front entrance of the Desert Healthcare District office located at the Regional Access Project Foundation, 41550 Eclectic Street, Suite G 100, Palm Desert, California at least 72 hours prior to the meeting.

If you have any disability which would require accommodation to enable you to participate in this meeting or translation services, please email Andrea S. Hayles, Special Assistant to the CEO and Board Relations Officer, at ahayles@dhcd.org or call (760) 567-0298 at least 24 hours prior to the meeting.

Andrea S. Hayles

Andrea S. Hayles, Board Relations Officer



DESERT HEALTHCARE DISTRICT
FINANCE, ADMINISTRATION, REAL ESTATE, AND LEGAL COMMITTEE
MEETING MINUTES
December 13, 2023

Directors Present via Video Conferencing	District Staff Present via Video Conferencing	Absent
Chair/Treasurer Arthur Shorr Director Leticia De Lara, MPA	Chris Christensen, Interim CEO Donna Craig, Chief Program Officer Alejandro Espinoza, Chief of Community Engagement Eric Taylor, Accounting Manager Andrea S. Hayles, Board Relations Officer	Vice-President Carmina Zavala, PsyD

AGENDA ITEMS	DISCUSSION	ACTION
I. Call to Order	Chair Shorr called the meeting to order at 5:03 p.m.	
II. Approval of Agenda	Chris Christensen, Interim CEO, requested that Chair Shorr motion to approve the agenda with the removal of item V.1. – Coachella Valley Economic Partnership (CVEP) / Desert Healthcare District Study Consulting Services Agreement describing that the Strategic Planning committee meeting tabled the matter to January for edits and modifications. Chair Shorr motioned to approve the agenda removing item V.1.	Moved and seconded by Director De Lara and Director Shorr to approve the agenda. Motion passed unanimously.
III. Public Comment	There was no public comment.	
IV. Approval of Minutes 1. F&A Minutes – Meeting November 15, 2023	Chair Shorr motioned to approve the November 15, 2023, meeting minutes modifying page 4 for the RRP for clarity	Moved and seconded by Director De Lara and Director Shorr to approve the November 15, 2023, meeting minutes. Motion passed unanimously.
V. Other Matters 1. District Portfolio Investments Review – Keith Stribling, CFA, Vice President, Senior	Chris Christensen, Interim CEO, introduced Keith Stribling, Vice President, Senior Portfolio Manager of	



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<p>Portfolio Manager, High Mark Capital Management</p>	<p>High Mark Capital Management who provided an overview of the asset allocation, highlighting the fixed income analysis, and performance reports for the District and Retirement Protection Plan reminding the committee of the merger with Union Bank and US Bank, discussing the bond position and selling the bonds since they weren't allowable by US Bank. Mr. Stribling provided an overview of the economic standing of inflation, and the interest rate hikes from committee inquiries.</p>	
<p>VI. Interim CEO Report</p> <p>1. Coachella Valley Economic Partnership (CVEP) / Desert Healthcare District Study Consulting Services Agreement</p> <p>a. The Regional Economic Impacts of DHCD's Community and Clinical Social Needs Goals and Implementation for Recommendations – NTE \$70,000</p> <p>2. 2024 Environmental Health Summit – Update</p>	<p>See item II. VI.1. is tabled until January.</p> <p>Chris Christensen, Interim CEO, provided an update on the May 2024 community health symposium and the draft budget with a District sponsorship contribution between \$65,000 - \$105,000 depending on other sponsors and the expense to Hocker Productions, with further</p>	

**DESERT HEALTHCARE DISTRICT
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<p>3. LPMP Temporary Lease Extension – Suite 2E-107</p>	<p>review of the gratuity in the venue itemization.</p> <p>Chris Christensen, Interim CEO, described the expiration of Desert Regional Medical Center’s Family Clinic’s 10-year lease expiring 12/31, negotiating a new 5-year lease. A 2-month temporary extension with the current terms until the new lease is finalized.</p>	
<p>VII. Chief Administration Officer Report</p> <p>1. Las Palmas Medical Plaza Update</p>	<p>Chris Christensen, Interim CEO, described the two vacant suites with limited activity during the holidays.</p>	
<p>VIII. Financial Reports</p> <p>1. District and LPMP Financial Statements</p> <p>2. Accounts Receivable Aging Summary</p> <p>3. District – Deposits</p> <p>4. District – Property Tax Receipts</p> <p>5. LPMP Deposits</p> <p>6. District – Check Register</p> <p>7. Credit Card – Detail of Expenditures</p> <p>8. LPMP – Check Register</p> <p>9. Retirement Protection Plan Update</p> <p>10. Grant Payment Schedule</p>	<p>Chair Shorr reviewed the November financial statements with the committee, highlighting the CEO Discretionary fund and the committee inquiring about any new sponsorships for potentially increasing the fund. Mr. Christensen described the Retirement Protection Plan reduction by three participants.</p>	<p>Moved and seconded by Director De Lara and Director Shorr to approve the November 2023 financials – items 1-10 and forward to the Board for approval. Motion passed unanimously.</p>
<p>IX. Adjournment</p>	<p>Chair Shorr adjourned the meeting at 5:47 p.m.</p>	<p>Audio recording available on the website at http://dhcd.org/Agendas-and-Documents</p>



**DESERT HEALTHCARE DISTRICT
FINANCE, ADMINISTRATION, REAL ESTATE, AND LEGAL COMMITTEE
MEETING MINUTES
December 13, 2023**

ATTEST: _____
Arthur Shorr, Treasurer, Board of Directors
Finance & Administration Committee Chair
Desert Healthcare District Board of Directors

Minutes respectfully submitted by Andrea S. Hayles, Board Relations Officer

DRAFT



Chief Administration Officer's Report

January 10, 2024

Las Palmas Medical Plaza - Property Management:

Occupancy:

See attached unit rental status report.

94.1% currently occupied –

Total annual rent including CAM fees is **\$1,441,699**.

Leasing Activity:

2 suites (1W-104, & 2W-103/104) are now vacant and available for lease. Rob Wenthold, our broker, will be showing the suites to prospective tenants.

Las Palmas Medical Plaza

Unit Rental Status

As of January 1, 2024

Unit	Tenant Name	Deposit	Lease Dates		Term	Unit Sq Feet	Percent of Total	Monthly Rent	Annual Rent	Rent Per Sq Foot	Monthly	Total Monthly Rent Inclg CAM	Total Annual Rent Inclg CAM
			From	To							CAM		
											\$ 0.80		
1W, 104	Vacant					1,024	2.07%						
2W, 103-104	Vacant					1,878	3.81%						
Total - Vacancies						2,902	5.88%						
Total Suites - 32 - 30 Suites Occupied		\$57,492.84				49,356	94.1%	\$ 82,981.61	\$ 995,779.32	\$ 1.79	\$ 37,160.00	\$ 120,141.61	\$ 1,441,699.32
Summary - All Units													
			Occupied	46,454	94.1%								
			Vacant	2,902	5.9%								
			Pending	0	0.0%								
			Total	49,356	100%								

DESERT HEALTHCARE DISTRICT
DECEMBER 2023 FINANCIAL STATEMENTS
INDEX
Year to Date Variance Analysis
Cumulative Profit & Loss Budget vs Actual - Summary
Cumulative Profit & Loss Budget vs Actual - District Including LPMP
Cumulative Profit & Loss Budget vs Actual - LPMP
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Balance Sheet - Expanded View
Accounts Receivable Aging
Deposit Detail - District
Property Tax Receipts - YTD
Deposit Detail - LPMP
Check Register - District
Credit Card Expenditures
Check Register - LPMP
CEO Discretionary Fund
Retirement Protection Plan Update
Grants Schedule

DESERT HEALTHCARE DISTRICT
YEAR TO DATE VARIANCE ANALYSIS
ACTUAL VS BUDGET
SIX MONTHS ENDED DECEMBER 31, 2023

Scope: \$25,000 Variance per Statement of Operations Summary				
	YTD		Over(Under)	
Account	Actual	Budget	Budget	Explanation
4000 - Income	\$ 3,981,744	\$ 1,781,162	\$ 2,200,582	Higher interest income and market fluctuations (net) from FRF investments \$1,905k; higher property tax revenues \$296k
4501 - Misc Income	\$ 144,500	\$ 4,500	\$ 140,000	Higher misc income \$140k from Coachella Valley Resource Conservation District for 2nd Mobile Medical Unit
5000 - Direct Expenses	\$ 885,042	\$ 938,148	\$ (53,106)	Higher wage related expenses \$33k; lower education expense \$32k; lower board expenses \$30k; lower health insurance expense \$21k; lower retirement expenses \$4k; higher misc \$1k
6500 - Professional Fees Expense	\$ 427,902	\$ 828,228	\$ (400,326)	Lower Professional Services expense \$348k; lower PR/Communications expense \$66k; higher legal expense \$11k; higher payroll preparation fees \$3k
7000 - Grants Expense	\$ 2,916,367	\$ 1,999,998	\$ 916,369	Budget of \$4 Million for fiscal year is amortized straight-line over 12-month fiscal year. As of December 31, 2023, there is \$1,083,633 remaining in the fiscal year grant budget, with a total of \$338,600 in unexpended grant funds.

Desert Healthcare District
Profit & Loss Budget vs. Actual
July through December 2023

	MONTH			TOTAL		
	Dec 23	Budget	\$ Over Budget	Jul - Dec 23	Budget	\$ Over Budget
Income						
4000 · Income	2,372,925	1,497,627	875,298	3,981,744	1,781,162	2,200,582
4500 · LPMP Income	119,844	116,723	3,121	706,387	700,338	6,049
4501 · Miscellaneous Income	4,500	750	3,750	144,500	4,500	140,000
Total Income	2,497,269	1,615,100	882,169	4,832,633	2,486,000	2,346,633
Expense						
5000 · Direct Expenses	102,188	156,358	(54,170)	885,042	938,148	(53,106)
6000 · General & Administrative Exp	51,748	52,110	(362)	316,763	312,660	4,103
6325 · CEO Discretionary Fund	0	4,167	(4,167)	42,198	25,002	17,196
6445 · LPMP Expenses	102,589	104,163	(1,574)	602,125	624,978	(22,853)
6500 · Professional Fees Expense	89,191	138,038	(48,847)	427,902	828,228	(400,326)
6600 · Mobile Medical Unit	0	0	0	2,073	0	2,073
6700 · Trust Expenses	5,458	6,542	(1,084)	44,548	39,252	5,296
Total Expense Before Grants	351,174	461,378	(110,204)	2,320,644	2,768,278	(447,634)
9000 · Other Income <expenses>	(965)	0	(965)	(965)	0	(965)
7000 · Grants Expense	539,691	333,333	206,358	2,916,367	1,999,998	916,369
Net Income	1,605,439	820,389	785,050	(405,345)	(2,282,276)	1,876,931

Desert Healthcare District
Profit & Loss Budget vs. Actual
 July through December 2023

	MONTH			TOTAL		
	Dec 23	Budget	\$ Over Budget	Jul - Dec 23	Budget	\$ Over Budget
Income						
4000 - Income						
4010 - Property Tax Revenues	1,696,170	1,493,960	202,210	2,055,237	1,759,160	296,077
4200 - Interest Income						
4220 - Interest Income (FRF)	72,720	85,000	(12,280)	568,897	510,000	58,897
9999-1 - Unrealized gain(loss) on invest	602,035	(83,333)	685,368	1,345,610	(499,998)	1,845,608
Total 4200 - Interest Income	674,755	1,667	673,088	1,914,507	10,002	1,904,505
4300 - DHC Recoveries	2,000	2,000	0	12,000	12,000	0
Total 4000 - Income	2,372,925	1,497,627	875,298	3,981,744	1,781,162	2,200,582
4500 - LPMP Income	119,844	116,723	3,121	706,387	700,338	6,049
4501 - Miscellaneous Income	4,500	750	3,750	144,500	4,500	140,000
Total Income	2,497,269	1,615,100	882,169	4,832,631	2,486,000	2,346,631
Expense						
5000 - Direct Expenses						
5100 - Administration Expense						
5110 - Wages Expense	98,915	131,159	(32,244)	825,778	786,954	38,824
5111 - Allocation to LPMP - Payroll	(6,539)	(6,539)	0	(39,234)	(39,234)	0
5112 - Vacation/Sick/Holiday Expense	13,809	15,000	(1,191)	101,304	90,000	11,304
5114 - Allocation to Foundation	(33,148)	(33,148)	0	(198,888)	(198,888)	0
5119 - Allocation-FED FUNDS/CVHIP-DHCF	(17,627)	(17,071)	(556)	(109,502)	(102,426)	(7,076)
5120 - Payroll Tax Expense	7,222	10,578	(3,356)	53,819	63,468	(9,649)
5130 - Health Insurance Expense						
5131 - Premiums Expense	17,213	22,456	(5,243)	123,074	134,736	(11,662)
5135 - Reimb./Co-Payments Expense	1,005	1,950	(945)	2,837	11,700	(8,863)
Total 5130 - Health Insurance Expense	18,218	24,406	(6,188)	125,911	146,436	(20,525)
5140 - Workers Comp. Expense	438	585	(147)	3,890	3,510	380
5145 - Retirement Plan Expense	7,776	10,486	(2,710)	58,498	62,916	(4,418)
5160 - Education Expense	3,809	8,333	(4,524)	17,719	49,998	(32,279)
Total 5100 - Administration Expense	92,873	143,789	(50,916)	839,295	862,734	(23,439)
5200 - Board Expenses						
5210 - Healthcare Benefits Expense	1,551	4,188	(2,637)	12,185	25,128	(12,943)
5230 - Meeting Expense	3,455	3,708	(253)	13,970	22,248	(8,278)
5235 - Director Stipend Expense	4,052	3,465	587	16,869	20,790	(3,921)
5240 - Catering Expense	167	1,000	(833)	1,743	6,000	(4,257)
5250 - Mileage Reimbursement Expense	90	208	(118)	980	1,248	(268)
Total 5200 - Board Expenses	9,315	12,569	(3,254)	45,747	75,414	(29,667)
Total 5000 - Direct Expenses	102,188	156,358	(54,170)	885,042	938,148	(53,106)

Desert Healthcare District
Profit & Loss Budget vs. Actual
 July through December 2023

	MONTH			TOTAL		
	Dec 23	Budget	\$ Over Budget	Jul - Dec 23	Budget	\$ Over Budget
6000 · General & Administrative Exp						
6110 · Payroll fees Expense	222	208	14	1,288	1,248	40
6120 · Bank and Investment Fees Exp	5,169	5,200	(31)	33,679	31,200	2,479
6125 · Depreciation Expense	2,039	2,000	39	11,698	12,000	(302)
6126 · Depreciation-Solar Parking lot	15,072	15,072	0	90,432	90,432	0
6127 · Depreciation - Autos	480	3,287	(2,807)	22,118	19,722	2,396
6130 · Dues and Membership Expense	1,647	5,385	(3,738)	13,480	32,310	(18,830)
6200 · Insurance Expense	4,133	4,950	(817)	25,322	29,700	(4,378)
6300 · Minor Equipment Expense	0	42	(42)	0	252	(252)
6305 · Auto Allowance & Mileage Exp	0	500	(500)	2,001	3,000	(999)
6306 · Staff- Auto Mileage reimb	1,130	625	505	3,250	3,750	(500)
6309 · Personnel Expense	0	375	(375)	0	2,250	(2,250)
6310 · Miscellaneous Expense	4,460	42	4,418	4,460	252	4,208
6311 · Cell Phone Expense	705	900	(195)	3,600	5,400	(1,800)
6312 · Wellness Park Expenses	0	83	(83)	689	498	191
6315 · Security Monitoring Expense	0	50	(50)	395	300	95
6340 · Postage Expense	343	333	10	1,228	1,998	(770)
6350 · Copier Rental/Fees Expense	377	500	(123)	2,377	3,000	(623)
6351 · Travel Expense	3,701	2,500	1,201	30,867	15,000	15,867
6352 · Meals & Entertainment Exp	792	2,417	(1,625)	6,215	14,502	(8,287)
6355 · Computer Services Expense	8,424	3,083	5,341	41,161	18,498	22,663
6360 · Supplies Expense	603	1,833	(1,230)	6,024	10,998	(4,974)
6380 · LAFCO Assessment Expense	180	208	(28)	1,080	1,248	(168)
6400 · East Valley Office	2,271	2,517	(246)	15,399	15,102	297
Total 6000 · General & Administrative Exp	51,748	52,110	(362)	316,763	312,660	4,103
6325 · CEO Discretionary Fund	0	4,167	(4,167)	42,198	25,002	17,196
6445 · LPMP Expenses	102,589	104,163	(1,574)	602,125	624,978	(22,853)
6500 · Professional Fees Expense						
6516 · Professional Services Expense	70,719	103,038	(32,319)	269,856	618,228	(348,372)
6520 · Annual Audit Fee Expense	1,441	1,458	(17)	8,646	8,748	(102)
6530 · PR/Communications/Website	3,804	20,542	(16,738)	57,015	123,252	(66,237)
6560 · Legal Expense	10,000	13,000	(3,000)	89,158	78,000	11,158
6561 · Payroll Preparation Fees	3,227	0	3,227	3,227	0	3,227
Total 6500 · Professional Fees Expense	89,191	138,038	(48,847)	427,902	828,228	(400,326)

Desert Healthcare District
Profit & Loss Budget vs. Actual
 July through December 2023

	MONTH			TOTAL		
	Dec 23	Budget	\$ Over Budget	Jul - Dec 23	Budget	\$ Over Budget
6600 · Mobile Medical Unit						
6605 · Mobile Medical Unit Expense	0	0	0	2,073	0	2,073
6700 · Trust Expenses						
6720 · Pension Plans Expense						
6721 · Legal Expense	0	167	(167)	0	1,002	(1,002)
6725 · RPP Pension Expense	5,000	5,000	0	30,000	30,000	0
6728 · Pension Audit Fee Expense	458	1,375	(917)	14,548	8,250	6,298
Total 6700 · Trust Expenses	5,458	6,542	(1,084)	44,548	39,252	5,296
Total Expense Before Grants	351,174	461,378	(110,204)	2,320,644	2,768,278	(447,634)
9000 · Other Income <expenses>	(965)	0	(965)	(965)	0	(965)
7000 · Grants Expense						
7010 · Major Grant Awards Expense	539,691	333,333	206,358	2,916,367	1,999,998	916,369
Net Income	1,605,439	820,389	785,050	(405,345)	(2,282,276)	1,876,931

Las Palmas Medical Plaza
Profit & Loss Budget vs. Actual
July through December 2023

	MONTH			TOTAL		
	Dec 23	Budget	\$ Over Budget	Jul - Dec 23	Budget	\$ Over Budget
Income						
4500 · LPMP Income						
4505 · Rental Income	82,684	93,600	(10,916)	486,448	561,600	(75,152)
4510 · CAM Income	37,160	23,040	14,120	219,939	138,240	81,699
4513 · Misc. Income	0	83	(83)	0	498	(498)
Total 4500 · LPMP Income	119,844	116,723	3,121	706,387	700,338	6,049
Expense						
6445 · LPMP Expenses						
6420 · Insurance Expense	5,568	4,050	1,518	33,408	24,300	9,108
6425 · Building - Depreciation Expense	28,177	27,441	736	157,693	164,646	(6,953)
6426 · Tenant Improvements -Dep Exp	14,587	17,917	(3,330)	64,774	107,502	(42,728)
6427 · HVAC Maintenance Expense	0	1,333	(1,333)	8,174	7,998	176
6428 · Roof Repairs Expense	0	208	(208)	0	1,248	(1,248)
6431 · Building -Interior Expense	0	625	(625)	31,300	3,750	27,550
6432 · Plumbing -Interior Expense	475	833	(358)	7,725	4,998	2,727
6433 · Plumbing -Exterior Expense	0	208	(208)	435	1,248	(813)
6434 · Allocation Internal Prop. Mgmt	6,539	6,539	0	39,234	39,234	0
6435 · Bank Charges	17	42	(25)	139	252	(113)
6437 · Utilities -Vacant Units Expense	43	183	(140)	78	1,098	(1,020)
6439 · Deferred Maintenance Repairs Ex	2,500	1,833	667	16,820	10,998	5,822
6440 · Professional Fees Expense	11,485	11,485	0	68,910	68,910	0
6441 · Legal Expense	0	83	(83)	0	498	(498)
6458 · Elevators - R & M Expense	282	1,083	(801)	6,842	6,498	344
6460 · Exterminating Service Expense	275	1,000	(725)	1,650	6,000	(4,350)
6463 · Landscaping Expense	4,723	917	3,806	9,833	5,502	4,331
6467 · Lighting Expense	0	417	(417)	0	2,502	(2,502)
6468 · General Maintenance Expense	0	83	(83)	0	498	(498)
6471 · Marketing-Advertising	0	1,250	(1,250)	842	7,500	(6,658)
6475 · Property Taxes Expense	6,167	6,650	(483)	38,994	39,900	(906)
6476 · Signage Expense	0	625	(625)	0	3,750	(3,750)
6480 · Rubbish Removal Medical Waste E	1,142	1,500	(358)	7,576	9,000	(1,424)
6481 · Rubbish Removal Expense	2,845	2,900	(55)	17,720	17,400	320
6482 · Utilities/Electricity/Exterior	1,048	625	423	5,087	3,750	1,337
6484 · Utilities - Water (Exterior)	1,011	833	178	4,008	4,998	(990)
6485 · Security Expenses	11,955	13,333	(1,378)	72,630	79,998	(7,368)
6490 · Miscellaneous Expense	3,750	167	3,583	8,253	1,002	7,251
Total 6445 · LPMP Expenses	102,589	104,163	(1,574)	602,125	624,978	(22,853)
Net Income	17,255	12,560	4,695	104,262	75,360	28,902

Desert Healthcare District
Balance Sheet Previous Year Comparison
As of December 31, 2023

			Dec 31, 23	Dec 31, 22
ASSETS				
Current Assets				
Checking/Savings				
	1000	CHECKING CASH ACCOUNTS	1,934,601	2,267,374
	1100	INVESTMENT ACCOUNTS	65,463,095	60,654,852
Total Checking/Savings			67,397,696	62,922,226
Total Accounts Receivable			191,895	(282)
Other Current Assets				
	1204.1	Rent Receivable-Deferred COVID	17,072	66,613
	1270	Prepaid Insurance -Ongoing	58,206	53,235
	1279	Pre-Paid Fees	41,967	29,622
Total Other Current Assets			117,245	149,470
Total Current Assets			67,706,836	63,071,414
Fixed Assets				
	1300	FIXED ASSETS	5,292,597	5,094,488
	1335-00	ACC DEPR	(2,744,768)	(2,479,887)
	1400	LPMP Assets	6,716,288	6,981,562
Total Fixed Assets			9,264,117	9,596,163
Other Assets				
	1600	RIGHT TO USE ASSETS	216,235	0
	1611	RTU Accumulated Amortization	(22,178)	0
	1700	OTHER ASSETS	3,708,380	3,509,745
	1800	OTHER RECEIVABLES	3,048,911	0
Total Other Assets			6,951,348	3,509,745
TOTAL ASSETS			83,922,301	76,177,322

Desert Healthcare District
Balance Sheet Previous Year Comparison
As of December 31, 2023

			Dec 31, 23	Dec 31, 22
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
		2000 · Accounts Payable	16,033	31,060
		2001 · LPMP Accounts Payable	3,289	3,200
		Total Accounts Payable	19,322	34,260
Other Current Liabilities				
		2002 · LPMP Property Taxes	2,265	(530)
		2003 · Prepaid Rents	11,077	0
		2101 · *Payroll Liabilities	3,227	0
		2131 · Grant Awards Payable	6,632,662	4,397,499
		2133 · Accrued Accounts Payable	259,550	179,550
		2141 · Accrued Vacation Time	89,686	94,286
		2152 · 457B/401A Liability	0	(1,039)
		2188 · Current Portion - LTD	0	7,402
		2190 · Investment Fees Payable	12,773	14,488
		Total Other Current Liabilities	7,011,240	4,691,656
		Total Current Liabilities	7,030,562	4,725,916
Long Term Liabilities				
		2171 · RPP-Deferred Inflows-Resources	564,584	492,802
		2172 · Lease - Deferred Inflows	2,982,703	0
		2280 · Long-Term Disability	0	2,981
		2281 · Grants Payable - Long-term	2,475,000	3,520,000
		2285 · Lease Payable	196,798	0
		2290 · LPMP Security Deposits	57,493	64,960
		Total Long Term Liabilities	6,276,578	4,080,743
		Total Liabilities	13,307,140	8,806,659
Equity				
		3900 · *Retained Earnings	71,020,500	67,758,461
		Net Income	(405,345)	(387,796)
		Total Equity	70,615,155	67,370,665
TOTAL LIABILITIES & EQUITY			83,922,301	76,177,322

Desert Healthcare District
Balance Sheet Previous Year Comparison
As of December 31, 2023

			Dec 31, 23	Dec 31, 22
ASSETS				
Current Assets				
Checking/Savings				
1000 · CHECKING CASH ACCOUNTS				
		1012 · Union Bank Operating - 9356	0	2,096,479
		1016 · US Bank Operating - 5018	1,716,803	0
		1044 · Las Palmas Medical Plaza - 1241	217,298	0
		1046 · Las Palmas Medical Plaza	0	170,395
		1047 · Petty Cash	500	500
		Total 1000 · CHECKING CASH ACCOUNTS	1,934,601	2,267,374
1100 · INVESTMENT ACCOUNTS				
		1130 · Facility Replacement Fund	66,441,924	63,277,537
		1135 · Unrealized Gain(Loss) FRF	(978,829)	(2,622,685)
		Total 1100 · INVESTMENT ACCOUNTS	65,463,095	60,654,852
		Total Checking/Savings	67,397,696	62,922,226
		Total Accounts Receivable	191,895	(282)
Other Current Assets				
		1204.1 · Rent Receivable-Deferred COVID	17,072	66,613
		1270 · Prepaid Insurance -Ongoing	58,206	53,235
		1279 · Pre-Paid Fees	41,967	29,622
		Total Other Current Assets	117,245	149,470
		Total Current Assets	67,706,836	63,071,414
Fixed Assets				
1300 · FIXED ASSETS				
		1310 · Computer Equipment	105,830	96,528
		1320 · Furniture and Fixtures	55,099	50,846
		1321 · Mobile Medical Unit	381,768	197,214
		1322 · Tenant Improvement - RAP #G100	32,794	32,794
		1325 · Offsite Improvements	300,849	300,849
		1331 · DRMC - Parking lot	4,416,257	4,416,257
		Total 1300 · FIXED ASSETS	5,292,597	5,094,488
1335-00 · ACC DEPR				
		1335 · Accumulated Depreciation	(245,200)	(225,571)
		1337 · Accum Deprec- Solar Parking Lot	(2,230,828)	(2,049,963)
		1338 · Accum Deprec - LPMP Parking Lot	(223,615)	(201,066)
		1339 · Accum Deprec - Autos	(45,125)	(3,287)
		Total 1335-00 · ACC DEPR	(2,744,768)	(2,479,887)

Desert Healthcare District
Balance Sheet Previous Year Comparison
As of December 31, 2023

		Dec 31, 23	Dec 31, 22
	1400 · LPMP Assets		
	1401 · Building	8,705,680	8,705,680
	1402 · Land	2,165,300	2,165,300
	1403 · Tenant Improvements -New	2,309,146	2,271,406
	1404 · Tenant Improvements - CIP	129,550	129,550
	1406 · Building Improvements		
	1406.1 · LPMP-Replace Parking Lot	676,484	676,484
	1406.2 · Building Improvements-CIP	0	459,999
	1406 · Building Improvements - Other	2,757,972	2,153,527
	Total 1406 · Building Improvements	3,434,456	3,290,010
	1407 · Building Equipment Improvements	445,553	444,268
	1409 · Accumulated Depreciation		
	1410 · Accum. Depreciation	(8,291,735)	(8,009,864)
	1412 · T I Accumulated Dep.-New	(2,181,662)	(2,014,788)
	Total 1409 · Accumulated Depreciation	(10,473,397)	(10,024,652)
	Total 1400 · LPMP Assets	6,716,288	6,981,562
	Total Fixed Assets	9,264,117	9,596,163
	Other Assets		
	1600 · RIGHT TO USE ASSETS		
	1610 · Right to Use Asset	216,235	0
	1611 · RTU Accumulated Amortization	(22,178)	0
	1700 · OTHER ASSETS		
	1731 · Wellness Park	1,693,800	1,693,800
	1740 · RPP-Deferred Outflows-Resources	587,440	836,699
	1742 · RPP - Net Pension Asset	1,427,140	979,246
	Total 1700 · OTHER ASSETS	3,708,380	3,509,745
	1800 · OTHER RECEIVABLES		
	1810 · Lease Receivable	3,048,911	0
	Total Other Assets	6,951,348	3,509,745
	TOTAL ASSETS	83,922,301	76,177,322

Desert Healthcare District
Balance Sheet Previous Year Comparison
As of December 31, 2023

			Dec 31, 23	Dec 31, 22
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
		2000 · Accounts Payable	16,033	31,060
		2001 · LPMP Accounts Payable	3,289	3,200
		Total Accounts Payable	19,322	34,260
Other Current Liabilities				
		2002 · LPMP Property Taxes	2,265	(530)
		2003 · Prepaid Rents	11,077	0
		2101 · *Payroll Liabilities	3,227	0
		2131 · Grant Awards Payable	6,632,662	4,397,499
		2133 · Accrued Accounts Payable	259,550	179,550
		2141 · Accrued Vacation Time	89,686	94,286
		2152 · 457B/401A Liability	0	(1,039)
		2188 · Current Portion - LTD	0	7,402
		2190 · Investment Fees Payable	12,773	14,488
		Total Other Current Liabilities	7,011,240	4,691,656
		Total Current Liabilities	7,030,562	4,725,916
Long Term Liabilities				
		2171 · RPP-Deferred Inflows-Resources	564,584	492,802
		2172 · Lease - Deferred Inflows	2,982,703	0
		2280 · Long-Term Disability	0	2,981
		2281 · Grants Payable - Long-term	2,475,000	3,520,000
		2285 · Lease Payable	196,798	0
		2290 · LPMP Security Deposits	57,493	64,960
		Total Long Term Liabilities	6,276,578	4,080,743
		Total Liabilities	13,307,140	8,806,659
Equity				
		3900 · *Retained Earnings	71,020,500	67,758,461
		Net Income	(405,345)	(387,796)
		Total Equity	70,615,155	67,370,665
TOTAL LIABILITIES & EQUITY			83,922,301	76,177,322

Desert Healthcare District
A/R Aging Summary
As of December 31, 2023

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL	COMMENT
Desert Healthcare Foundation-	51,175	0	51,483	48,959	0	151,617	Due from Foundation
PICA	4,500	0	0	0	0	4,500	
TOTAL	55,675	35,778	51,483	48,959	0	191,895	

Desert Healthcare District
Deposit Detail
December 2023

Type	Date	Name	Amount
Deposit	12/04/2023		2,000
		T-Mobile - Cell Tower Lease	(2,000)
TOTAL			(2,000)
Deposit	12/08/2023		1,589,424
		Riverside County Treasurer - Property Tax	(1,589,424)
TOTAL			(1,589,424)
Deposit	12/12/2023		95,042
		Riverside County Treasurer - Property Tax	(95,042)
TOTAL			(95,042)
Deposit	12/18/2023		5,938
		Riverside County Treasurer - Property Tax	(5,938)
TOTAL			(5,938)
Deposit	12/26/2023		5,766
		Riverside County Treasurer - Property Tax	(5,766)
TOTAL			(5,766)
		TOTAL	1,698,170

DESERT HEALTHCARE DISTRICT										
PROPERTY TAX RECEIPTS FY 2023 - 2024										
RECEIPTS - SIX MONTHS ENDED DECEMBER 31, 2023										
	FY 2022-2023 Projected/Actual					FY 2023-2024 Projected/Actual				
	Budget %	Budget \$	Act %	Actual Receipts	Variance	Budget %	Budget \$	Act %	Actual Receipts	Variance
July	0.0%	\$ -	0.0%	\$ 3,676	\$ 3,676	0.0%	\$ -	0.8%	\$ 70,152	\$ 70,152
Aug	0.0%	\$ -	2.2%	\$ 175,271	\$ 175,271	0.0%	\$ -	2.0%	\$ 180,642	\$ 180,642
Sep	0.0%	\$ -	0.0%	\$ 3,382	\$ 3,382	0.0%	\$ -	0.0%	\$ -	\$ -
Oct	2.6%	\$ 208,624	0.0%	\$ -	\$ (208,624)	2.6%	\$ 229,840	2.8%	\$ 248,614	\$ 18,774
Nov	0.4%	\$ 32,096	2.5%	\$ 198,217	\$ 166,121	0.4%	\$ 35,360	0.1%	\$ 10,535	\$ (24,825)
Dec	16.9%	\$ 1,356,056	18.2%	\$ 1,458,481	\$ 102,425	16.9%	\$ 1,493,960	19.2%	\$ 1,696,170	\$ 202,210
Jan	31.9%	\$ 2,559,656	40.6%	\$ 3,259,483	\$ 699,827	31.9%	\$ 2,819,960	0.0%		
Feb	0.0%	\$ -	0.6%	\$ 46,002	\$ 46,002	0.0%	\$ -	0.0%		
Mar	0.3%	\$ 24,072	1.1%	\$ 84,592	\$ 60,520	0.3%	\$ 26,520	0.0%		
Apr	5.5%	\$ 441,320	6.4%	\$ 510,192	\$ 68,872	5.5%	\$ 486,200	0.0%		
May	19.9%	\$ 1,596,776	48.4%	\$ 3,883,733	\$ 2,286,957	19.9%	\$ 1,759,160	0.0%		
June	22.5%	\$ 1,805,400	0.1%	\$ 5,841	\$ (1,799,559)	22.5%	\$ 1,989,000	0.0%		
Total	100%	\$ 8,024,000	120.0%	\$ 9,628,870	\$ 1,604,870	100.00%	\$ 8,840,000	25.0%	\$ 2,206,114	\$ 446,954

**Las Palmas Medical Plaza
Deposit Detail - LPMP
December 2023**

Type	Date	Name	Amount
Deposit	12/05/2023		10,924
Payment	12/05/2023	EyeCare Services Partners Management LLC	(7,053)
Payment	12/05/2023	Ramy Awad, M.D.	(3,871)
TOTAL			(10,924)
Deposit	12/11/2023		4,139
Payment	12/11/2023	Desert Family Medical Center	(4,139)
TOTAL			(4,139)
Deposit	12/11/2023		3,374
Payment	12/11/2023	Coachella Valley Volunteers in Medicine-	(3,374)
TOTAL			(3,374)
Deposit	12/11/2023		2,241
		Miscellaneous	3
Payment	12/19/2023	DPMG	(2,244)
TOTAL			(2,241)
Deposit	12/12/2023		8,819
Payment	12/12/2023	Desert Oasis Healthcare	(2,701)
Payment	12/12/2023	Global Premier Fertility	(4,455)
Payment	12/12/2023	Howard Aaron Aronow, M.D.	(1,664)
TOTAL			(8,820)
Deposit	12/12/2023		3,626
Payment	12/12/2023	Peter Jamieson, M.D.	(3,626)
TOTAL			(3,626)

**Las Palmas Medical Plaza
Deposit Detail - LPMP
December 2023**

Type	Date	Name	Amount
Deposit	12/12/2023		20,163
Payment	12/11/2023	Brad A. Wolfson, M.D.	(3,927)
Payment	12/11/2023	Cohen Musch Thomas Medical Group	(5,243)
Payment	12/11/2023	Cure Cardiovascular Consultants	(3,435)
Payment	12/11/2023	Palmtree Clinical Research	(7,558)
TOTAL			(20,163)
Deposit	12/18/2023		2,244
Payment	12/18/2023	DPMG	(2,244)
TOTAL			(2,244)
Deposit	12/19/2023		2,859
Payment	12/19/2023	Pathway Pharmaceuticals, Inc.	(2,639)
Payment	12/19/2023	Laboratory Corporation of America	(220)
TOTAL			(2,859)
Deposit	12/19/2023		13,085
Payment	12/19/2023	Desert Regional Medical Center	(6,177)
Payment	12/19/2023	Tenet HealthSystem Desert, Inc	(6,908)
TOTAL			(13,085)
Deposit	12/26/2023		4,478
		Quest Diagnostics Incorporated	(4,478)
TOTAL			(4,478)
Deposit	12/26/2023		6,599
		Aijaz Hashmi, M.D., Inc.	(3,226)
		Coachella Valley Volunteers in Medicine-	(3,374)
TOTAL			(6,600)
		TOTAL	82,551

Desert Healthcare District
Check Register
As of December 31, 2023

Type	Date	Num	Name	Amount
1000 - CHECKING CASH ACCOUNTS				
1016 - US Bank Operating - 5018				
Bill Pmt -Check	12/05/2023	2028	American Public Health Assoc	(525)
Bill Pmt -Check	12/05/2023	2029	Department of Motor Vehicles	(1,481)
Bill Pmt -Check	12/05/2023	2030	Leticia De Lara - Stipend	(695)
Bill Pmt -Check	12/05/2023	2031	Spectrum (Time Warner)	(271)
Bill Pmt -Check	12/05/2023	2032	Visual Edge IT (Image Source)	(441)
Bill Pmt -Check	12/05/2023	2033	Zendle, Les - Expense Reimbursement & Stipend	(651)
Bill Pmt -Check	12/05/2023	2034	Carmina Zavala - Stipend	(579)
Bill Pmt -Check	12/05/2023	2035	Hocker Productions	(35,000)
Bill Pmt -Check	12/05/2023	2036	Magdalena Cleaning Services	(200)
Bill Pmt -Check	12/05/2023	2037	Palm Springs Alarm	(150)
Bill Pmt -Check	12/05/2023	2038	Ready Refresh	(55)
Bill Pmt -Check	12/05/2023	2039	So.Cal Computer Shop	(8,829)
Bill Pmt -Check	12/05/2023	2040	Spectrum (Time Warner)	(273)
Bill Pmt -Check	12/05/2023	2041	Staples	(312)
Bill Pmt -Check	12/05/2023	2042	Chance Initiative, Inc. - Tropical Storm Outreach	(10,000)
Bill Pmt -Check	12/05/2023	2043	Deveau Burr Group, LLC	(9,500)
Bill Pmt -Check	12/05/2023	2044	Jana Trew - Expense Reimbursement	(149)
Bill Pmt -Check	12/05/2023	2045	Palms to Pines Printing	(3,374)
Bill Pmt -Check	12/05/2023	2046	Sergio Rodriguez - Expense Reimbursement	(579)
Bill Pmt -Check	12/05/2023	2047	TODEC Legal Center - Tropical Storm Outreach	(40,000)
Bill Pmt -Check	12/05/2023	2048	TWC Consulting LLC	(6,833)
Bill Pmt -Check	12/05/2023	2049	Veralon	(5,350)
Bill Pmt -Check	12/07/2023	2050	Alejandro Espinoza Santacruz - Expense Reimbursement	(1,486)
Bill Pmt -Check	12/07/2023	2051	Eric Taylor - Expense Reimbursement	(1,356)
Check	12/07/2023	Auto Pay	Calif. Public Employees' Retirement System	(15,136)
Liability Check	12/08/2023		QuickBooks Payroll Service	(263)
Liability Check	12/08/2023		QuickBooks Payroll Service	(52,327)
Bill Pmt -Check	12/12/2023	2052	California Consulting	(4,250)
Bill Pmt -Check	12/12/2023	2053	Cove Communities Senior Association - Grant Payment	(8,500)
Bill Pmt -Check	12/12/2023	2054	DPMG Health - Grant Payment	(10,860)
Bill Pmt -Check	12/12/2023	2055	El Sol Neighborhood Educational Center - Grant Payment	(33,750)
Bill Pmt -Check	12/12/2023	2056	Ready Refresh	(55)
Bill Pmt -Check	12/12/2023	2057	Rogers, Carole - Stipend	(1,273)
Bill Pmt -Check	12/12/2023	2058	Steven Hollis - Consulting Services	(5,625)
Bill Pmt -Check	12/12/2023	2059	Veralon	(5,114)
Bill Pmt -Check	12/12/2023	2060	Verizon Wireless	(798)
Bill Pmt -Check	12/12/2023	2061	Xerox Financial Services	(377)

Desert Healthcare District
Check Register
As of December 31, 2023

Type	Date	Num	Name	Amount
Bill Pmt -Check	12/12/2023	2062	Andrea S. Hayles - Expense Reimbursement	(2,640)
Bill Pmt -Check	12/14/2023	2063	LoopUp LLC	(24)
Bill Pmt -Check	12/14/2023	ACH 121423	U.S. Bank	(19,250)
Check	12/14/2023		Bank Service Charge	(735)
Bill Pmt -Check	12/19/2023	2064	CV Strategies	(7,464)
Bill Pmt -Check	12/19/2023	2065	Mangus Accountancy Group, A.P.C.	(500)
Bill Pmt -Check	12/19/2023	2066	Maria Concepcion Pozar Gonzalez - Promotora Services	(450)
Bill Pmt -Check	12/19/2023	2067	Maria G Molina - Promotora Services	(500)
Bill Pmt -Check	12/19/2023	2068	Sonia Rodriguez - Promotora Services	(500)
Bill Pmt -Check	12/19/2023	2069	State Compensation Insurance Fund	(438)
Bill Pmt -Check	12/19/2023	2070	Uken Report	(400)
Bill Pmt -Check	12/19/2023	2071	Yesenia Pozar Gonzalez - Promotora Services	(500)
Bill Pmt -Check	12/19/2023	2072	Andrea S. Hayles - Expense Reimbursement	(277)
Bill Pmt -Check	12/19/2023	2073	Evet PerezGil - Health Premium Reimbursement	(331)
Bill Pmt -Check	12/19/2023	2074	Jana Trew - Expense Reimbursement	(777)
Bill Pmt -Check	12/19/2023	2075	Jewish Family Service of the Desert - Grant Payment	(36,000)
Bill Pmt -Check	12/19/2023	2076	Meghan Kane - Expense Reimbursement	(168)
Bill Pmt -Check	12/19/2023	2077	Principal Life Insurance Co.	(1,858)
Bill Pmt -Check	12/19/2023	2078	Regional Access Project Foundation	(163)
Bill Pmt -Check	12/19/2023	2079	Spectrum (Time Warner)	(447)
Bill Pmt -Check	12/19/2023	2080	TODEC Legal Center - Grant Payment	(22,500)
Bill Pmt -Check	12/19/2023	2081	U.S. Bank	(14,781)
Bill Pmt -Check	12/19/2023	2082	Spectrum (Time Warner)	(9)
Bill Pmt -Check	12/19/2023	2083	U.S. Bank	(1,497)
Bill Pmt -Check	12/19/2023	2084	Evet PerezGil - Expense Reimbursement & Stipend	(774)
Bill Pmt -Check	12/20/2023	2085	Carmina Zavala - Expense Reimbursement & Stipend	(809)
Bill Pmt -Check	12/20/2023	2086	Chris Christensen - Expense Reimbursement	(576)
Bill Pmt -Check	12/20/2023	2087	Shred-It	(132)
Bill Pmt -Check	12/20/2023	2088	Zendle, Les - Expense Reimbursement & Stipend	(784)
Liability Check	12/22/2023		QuickBooks Payroll Service	(253)
Liability Check	12/22/2023		QuickBooks Payroll Service	(53,473)
Bill Pmt -Check	12/31/2023	1279	Youth Leadership Institute - Grant Payment Recognition for Deposit of Lost Check (11,250)	0
TOTAL				(435,427)

**Desert Healthcare District
Details for Credit Card Expenditures
Credit card purchases - November 2023 - Paid December 2023**

Number of credit cards held by District personnel -2

Credit Card Limit - \$20,000 - Chris

Credit Card Holders:

Chris Christensen - Interim CEO/Chief Administration Officer

Routine types of charges:

Office Supplies, Dues for membership, Computer Supplies, Meals, Travel including airlines and Hotels, Catering, Supplies for BOD meetings, CEO Discretionary for small grant & gift items

Statement						
Year	Month Charged	Total Charges	Expense Type	Amount	Purpose	Description
		\$ 16,278.22				
Chris' Statement:						
2023	October	\$ 14,781.14	District			
			GL	Dollar		Description
			6351	\$ (611.24)		Credit for Everline - lodging for ACHD 71st Annual Meeting - September 12-15, 2023 - Director De Lara
			6530	\$ 14.99		Desert Sun subscription - marketing
			5230	\$ 5,000.00		2023 VIMY Awards Bronze Sponsorship (duplicate billing, to be refunded due to payment already made by check)
			6351	\$ 202.96		Southwest Airlines - airfare for CHA BH Symposium- Sacramento, CA - December 11-13, 2023 - President PerezGil
			5230	\$ 1,936.21		Fantasy Springs - Room/food expense for BOD Strategic Planning Retreat 11/04/23
			6351	\$ 187.96		Southwest Airlines - airfare for CHA BH Symposium - Sacramento, CA - December 11-13, 2023 - Vice-President Zavala
			6360	\$ 15.00		Postal Palm Springs - Notary services for SAM Administration letter
			6355	\$ 93.98		Dropbox - additional license
			6355	\$ 254.94		Zoom webinar expense
			5240	\$ 152.83		Jensen's - food for 11/16/23 BOD meeting
			6360	\$ 15.00		Postal Palm Springs - Notary services for SAM Administration letter
			6351	\$ 1,524.25		Marriott - lodging for APHA Conference, Atlanta GA - November 11-16, 2023 - Sergio Rodriguez
			5230	\$ 1,399.25		UCR Palm Desert - room rental for Tenet Lease Negotiation Community Forum December 6, 2023
			6310	\$ 4,460.02		Budget Blinds - 50% deposit for PS Office blinds
			6530	\$ 14.99		Desert Sun subscription - marketing
			5230	\$ 120.00		Palm Desert Area Chamber of Commerce - Conference Room rental for Community Health Symposium Meeting
				\$ 14,781.14		
Conrado's Statement:						
2023	November	\$ 1,497.08	District			
			GL	Dollar		Description
			6351	\$ 1,497.08		Marriott - lodging for APHA Conference, Atlanta GA - November 11-16, 2023 - Alejandro Espinoza Santacruz*
				\$ 1,497.08		*Card was on file and charged prior to card cancellation

**Las Palmas Medical Plaza
Check Register - LPMP
As of December 31, 2023**

Type	Date	Num	Name	Amount
1000 - CHECKING CASH ACCOUNTS				
1044 - Las Palmas Medical Plaza - 1241				
Bill Pmt -Check	12/05/2023	10831	Desert Air Conditioning Inc.	(2,860)
Bill Pmt -Check	12/05/2023	10832	INPRO Environmental Management Services	(3,785)
Bill Pmt -Check	12/05/2023	10833	Omar Rojas Garden Service	(4,723)
Bill Pmt -Check	12/07/2023	10834	Southwest Plumbing	(475)
Bill Pmt -Check	12/07/2023	10835	Stericycle, Inc.	(1,142)
Bill Pmt -Check	12/12/2023	10836	Desert Water Agency	(566)
Bill Pmt -Check	12/12/2023	10837	Frazier Pest Control, Inc.	(275)
Bill Pmt -Check	12/12/2023	10838	Green Security Solutions	(11,955)
Bill Pmt -Check	12/12/2023	10839	INPRO Environmental Management Services	(11,485)
Bill Pmt -Check	12/12/2023	10840	Palm Springs Disposal Services Inc	(2,845)
Bill Pmt -Check	12/19/2023	10841	Frontier Communications	(282)
Bill Pmt -Check	12/19/2023	10842	Stellar Washers	(3,750)
Bill Pmt -Check	12/20/2023	10843	Southern California Edison	(1,028)
Check	12/26/2023		Bank Service Charge	(567)
TOTAL				(45,738)

Desert Healthcare District
CEO Discretionary Fund Detail
 July through December 2023

Date	Name	Memo	Amount
6325 - CEO Discretionary Fund			
07/01/2023	California Forward	Knowledge level sponsorship for 2023 Economic Summit	5,000
08/04/2023	U.S. Bank	Planned Parenthood contribution to 60th Anniversary Cocktail Reception - September 23, 2023	5,000
08/11/2023	Blood Bank of San Bernardino	2023 Thanks4Giving Gala Table Sponsorship - Saturday November 11, 2023	3,500
08/15/2023	Coachella Valley Volunteers in Medicine	2023 VIMY Awards - Bronze Sponsorship	5,000
08/17/2023	UC Riverside Foundation	UCR SOM 2023 Gala and Education Building II Grand Opening - Silver Sponsorship	10,000
08/30/2023	Regional Access Project Foundation	Desert Fast Pitch 2023 Sponsorship	5,000
09/06/2023	Cathedral City Senior Center	Table Sponsor at November 13, 2023 Gala	5,000
10/10/2023	Alianza Nacional De Campesinas Inc.	Storm assistance to help Alianza Nacional de Campesinas purchase and distribute food & water after Tropical Storm Hillary	3,698
TOTAL			42,198



MEMORANDUM

DATE: January 10, 2024
 TO: F&A Committee
 RE: Retirement Protection Plan (RPP)

Current number of participants in Plan:

	<u>November</u>	<u>December</u>
Active – still employed by hospital	64	63
Vested – no longer employed by hospital	49	48
Former employees receiving annuity	<u>7</u>	<u>7</u>
Total	<u>120</u>	<u>118</u>

The outstanding liability for the RPP is approximately **\$2.7M** (Actives - \$1.5M and Vested - \$1.2M). US Bank investment account balance \$4.5M. Per the June 30, 2023, Actuarial Valuation, the RPP has an Overfunded Pension Asset of approximately **\$1.45M**.

The payouts, excluding monthly annuity payments, made from the Plan for the six (6) months ended December 31, 2023, totaled **\$313K**. Monthly annuity payments (7 participants) total **\$1.0K** per month.

DESERT HEALTHCARE DISTRICT							
OUTSTANDING GRANTS AND GRANT PAYMENT SCHEDULE							
December 31, 2023							
TWELVE MONTHS ENDING JUNE 30, 2024							
Grant ID Nos.	Name	Approved	6/30/2023	Current Yr	Total Paid Prior Yrs	Total Paid Current Yr	Open
		Grants - Prior Yrs	Bal Fwd	2023-2024	July-June	July-June	BALANCE
2014-MOU-BOD-11/21/13	Memo of Understanding CVAG CV Link Support	\$ 10,000,000	\$ 3,320,000		\$ -		\$ 3,320,000
2022-1301-BOD-01-25-22	UCR Regents - Community Based Interventions to Mitigate Psychological Trauma - 1 Yr.	\$ 113,514	\$ 11,352		\$ 5,747		\$ 5,605
	Unexpended funds Grant #1301						\$ (5,605)
2022-1311-BOD-04-26-22	Desert Arc - Healthcare for Adults with Disabilities Project Employment of Nurses - 1 Yr.	\$ 102,741	\$ 10,275		\$ 10,275		\$ -
2022-1313-BOD-04-26-22	Angel View - Improving Access to Primary and Specialty Care Services for Children With Disabilities 1 Yr.	\$ 76,790	\$ 7,680		\$ 7,680		\$ -
2022-1314-BOD-05-24-22	Voices for Children - Court Appointed Special Advocate Program - 1 Yr.	\$ 60,000	\$ 6,000		\$ 6,000		\$ -
2022-1325-BOD-06-28-22	Vision Y Compromiso - CVEC Unrestricted Grant Funds - 2 Yrs.	\$ 150,000	\$ 82,500		\$ -		\$ 82,500
2022-1327-BOD-06-28-22	Youth Leadership Institute - Youth Voice in Mental Health - 2 Yrs.	\$ 50,000	\$ 27,500		\$ 11,250		\$ 16,250
2022-1328-BOD-06-28-22	El Sol - Expanding Access to Educational Resources for Promotoras - 2 Yrs.	\$ 150,000	\$ 82,500		\$ 33,750		\$ 48,750
2022-1331-BOD-06-28-22	Pueblo Unido - Improving Access to Behavioral Health Education and Prevention Services - 2 Yrs.	\$ 50,000	\$ 27,500		\$ 11,250		\$ 16,250
2022-1324-BOD-07-26-22	Galilee Center - Our Lady of Guadalupe Shelter - 2 Yr.	\$ 100,000	\$ 55,000		\$ 22,500		\$ 32,500
2022-1332-BOD-07-26-22	Alianza CV - Expanding and Advancing Outreach Through Increasing Capacity Development - 2 Yrs.	\$ 100,000	\$ 55,000		\$ -		\$ 55,000
2022-1329-BOD-09-27-22	DPMG - Mobile Medical Unit - 3 Yrs.	\$ 500,000	\$ 450,000		\$ 111,572		\$ 338,428
2022-1350-BOD-09-27-22	JFK Memorial Foundation - Behavioral Health Awareness and Education Program - 1 Yr.	\$ 57,541	\$ 5,755		\$ 5,755		\$ (0)
2022-1355-BOD-09-27-22	Joslyn Center - The Joslyn Wellness Center - 1 Yr.	\$ 85,000	\$ 8,500		\$ 8,500		\$ 0
2022-1361-BOD-09-27-22	DAP Health - DAP Health Monkeypox Virus Response - 1 Yr.	\$ 586,727	\$ 340,654		\$ 7,659		\$ 332,995
	Unexpended funds Grant #1361						\$ (332,995)
2022-1356-BOD-10-25-22	Blood Bank of San Bernardino/Riverside Counties - Coachella Valley Therapeutic Apheresis Program - 1 Yr.	\$ 140,000	\$ 77,000		\$ 63,000		\$ 14,000
2022-1358-BOD-10-25-22	Foundation for Palm Springs Unified School District - School-Based Wellness Center Project - 1 Yr.	\$ 110,000	\$ 60,500		\$ -		\$ 60,500
2022-1362-BOD-10-25-22	Jewish Family Service of the Desert - Mental Health Counseling Services for Underserved - 2 Yrs.	\$ 160,000	\$ 124,000		\$ 72,000		\$ 52,000
2022-1326-BOD-12-20-22	TODEC - TODEC's Equity Program - 2 Yrs.	\$ 100,000	\$ 77,500		\$ 22,500		\$ 55,000
2022-1330-BOD-12-20-22	OneFuture Coachella Valley - Building a Healthcare Workforce Pipeline - 2 Yrs.	\$ 605,000	\$ 468,874		\$ 136,124		\$ 332,750
2022-1369-BOD-12-20-22	ABC Recovery Center - Cost of Caring Fund Project - 1 Yr.	\$ 332,561	\$ 257,735		\$ 149,652		\$ 108,083
2023-1325-BOD-01-24-23	Organizacion en California de Lideres Campesinas - Healthcare Equity for ECV Farmworker Women - 2 Yrs.	\$ 150,000	\$ 116,250		\$ 33,750		\$ 82,500
2023-1363-BOD-01-24-23	Pegasus Riding Academy - Pegasus Equine Assisted Therapy - 1 Yr.	\$ 60,092	\$ 33,052		\$ 27,040		\$ 6,012
2023-1372-BOD-02-28-23	Reynaldo J. Carreon MD Foundation - Dr. Carreon Scholarship Program - 1 Yr.	\$ 50,000	\$ 27,500		\$ 22,500		\$ 5,000
2023-1391-BOD-05-23-23	Lift To Rise - Driving Regional Economic Stability Through Collective Impact - 3 Yrs.	\$ 900,000	\$ 832,500		\$ 67,500		\$ 765,000
2023-1392-BOD-05-23-23	Galilee Center - Galilee Center Extended Shelter - 1 Yr.	\$ 268,342	\$ 207,965		\$ 60,377		\$ 147,588
2023-1393-BOD-06-27-23	DAP Health - DAP Health Expands Access to Healthcare - 1 Yr.	\$ 1,025,778	\$ 1,025,778		\$ 461,600		\$ 564,178
2023-1398-BOD-06-27-23	Desert Healthcare Foundation - Core Operating Support - 1 Yr.	\$ 750,000	\$ 750,000		\$ 750,000		\$ -
2023-BOD-06-27-23	Carry over of remaining Fiscal Year 2022/2023 Funds for Mobile Medical Unit Program	\$ 395,524	\$ 395,524		\$ -		\$ 395,524
2023-1399-Mini-07-06-23	Theresa A. Mike Scholarship Foundation - Mini Grant			\$ 10,000		\$ 10,000	\$ -
2023-1401-Mini-07-07-23	Word of Life Fellowship Center - Mini Grant			\$ 10,000		\$ 10,000	\$ -
2023-1396-Mini-07-25-23	Boys & Girls Club of Coachella Valley - Mini Grant			\$ 10,000		\$ 10,000	\$ -
2023-1389-BOD-07-25-23	Step Up on Second Street - Step Up's ECM/LOS Programs in the Coachella Valley - 1 Yr.			\$ 64,401		\$ 28,980	\$ 35,421
2023-1394-BOD-07-25-23	CSU San Bernardino Palm Desert Campus Nursing Street Medicine Program - 1 Yr.			\$ 73,422		\$ 33,040	\$ 40,382
2023-1397-Mini-08-23-23	Well In The Desert - Mini Grant			\$ 10,000		\$ 10,000	\$ -
2023-1402-Mini-09-05-23	Ronnie's House for Hope - Mini Grant			\$ 10,000		\$ 10,000	\$ -
2023-1414-Mini-09-14-23	Desert Access and Mobility, Inc. - Mini Grant			\$ 10,000		\$ 10,000	\$ -
2023-1400-BOD-09-26-23	Desert Arc - Desert Arc Health Care Program - 1 Yr.			\$ 291,271		\$ 65,536	\$ 225,735
2023-1404-BOD-09-26-23	Martha's Village and Kitchen - Homeless Housing and Wrap-Around Services Expansion - 2 Yrs.			\$ 369,730		\$ 83,189	\$ 286,541
2023-1405-BOD-09-26-23	Variety Children's Charities of the Desert - Expansion of Core Programs and Services - 1Yr.			\$ 120,852		\$ 54,383	\$ 66,469
2023-1408-BOD-10-24-23	Coachella Valley Volunteers in Medicine - Ensuring Access to Healthcare - 1 Yr.			\$ 478,400		\$ 107,640	\$ 370,760
2023-1410-BOD-10-24-23	Alianza Nacional de Campesinas, Inc. - Coachella Valley Farmworkers Food Distribution - 1 Yr.			\$ 57,499		\$ 25,875	\$ 31,624
2023-1413-BOD-10-24-23	Voices for Children - Court Appointed Special Advocate Program - 1 Yr.			\$ 81,055		\$ 36,474	\$ 44,581
2023-1412-BOD-10-24-23	DPMG - DPMG Health Community Medicine - 2 Yrs.			\$ 1,057,396		\$ 100,000	\$ 957,396
2023-MOU-BOD-11-04-23	TODEC - Outreach and Linkage to Supportive Mental Health Services - Tropical Storm Hilary - 3 Mos.			\$ 40,000		\$ 40,000	\$ -
2023-MOU-BOD-11-04-23	Chance Initiative, Inc. - Outreach and Linkage to Supportive Services - Tropical Storm Hilary - 3 Mos.			\$ 10,000		\$ 10,000	\$ -
2023-1403-BOD-12-19-23	Vision To Learn - Palm Desert and Coachella Valley VTL Program - 1 Yr.			\$ 50,000		\$ -	\$ 50,000
2023-1419-BOD-12-19-23	Blood Bank of San Bernardino/Riverside Counties - LifeStream's Attracting New Donors Initiative - 1 Yr.			\$ 104,650		\$ -	\$ 104,650
2023-1420-BOD-12-19-23	Braille Institute of America - Low Vision Telehealth Services - 1Yr.			\$ 36,697		\$ -	\$ 36,697
2023-1421-BOD-12-19-23	Olive Crest - General Support for Counseling and Mental Health Services to Vulnerable Children and Families - 2 Yrs.			\$ 359,594		\$ -	\$ 359,594
TOTAL GRANTS		\$ 17,229,610	\$ 8,944,395	\$ 3,254,967	\$ 2,107,982	\$ 645,117	\$ 9,107,662
Amts available/remaining for Grant/Programs - FY 2023-24:							
Amount budgeted 2023-2024			\$ 4,000,000				12/31/2023
Amount granted YTD:			\$ (3,254,967)				
Financial Audits of Non-Profits; Organizational Assessments			\$ -			2131	\$ 6,632,662
Net adj - Grants not used: 1361; 1301			\$ 338,600			2281	\$ 2,475,000
Matching external grant contributions			\$ -			Total	\$ 9,107,663
Balance available for Grants/Programs			\$ 1,083,633				\$ (0)



DESERT HEALTHCARE
DISTRICT & FOUNDATION

Date: January 10, 2024
To: Finance & Administration Committee
Subject: Inland Empire Health Plan (IEHP) Connect IE Service Agreement Renewal

Staff Recommendation: Staff recommends approval of the renewal of the Connect IE services agreement with IEHP

Background:

- CVHIP was developed in early 2015 using a multi-year collective fund (\$300,000) formed in collaboration with the City of Palm Springs with proceeds from the Mayor’s Race and Wellness Festival. Staff from various local community organizations participated in training and presentations on the functionality and usability of CVHIP.
- CVHIP was relaunched in March 2018 with new branding and an approved \$39,000 budget for the first phase (May 2018 to August 2018) of a public marketing campaign managed by O’Bayley Communications. Results from the first phase did not meet expectations and future marketing efforts were discussed and placed on hold.
- DHCD/F staff had meetings with representatives from IEHP and Aunt Bertha (platform developer) to gather more information on the ConnectIE platform and concluded that there was an opportunity for further collaboration. Part of this collaboration included adopting the ConnectIE branding and marketing here in the Coachella Valley.
- The collaboration with IEHP also came with funding to support DHCD/F staff in the promotion of Connect IE to the public, along with onboarding Coachella Valley organizations and agencies into the database and the electronic referral network.
- DHCD/F staff have been participating in meetings and training to learn and guide the development process of the electronic referral network. Staff will also be trained in new features and capabilities of the revamped Connect IE platform. Those new features include the enrollment of community members into the Community Information Exchange (CIN).
- The partnership between the DHCD and IEHP is entering its 4th year since the rebranding of the CVHIP platform into the Connect IE platform.

Fiscal Impact

Revenue of \$71,040.00 received from the professional services agreement with IEHP

PROFESSIONAL SERVICES AGREEMENT

FOR

CONNECT IE PROJECT SERVICES

BETWEEN

INLAND EMPIRE HEALTH PLAN

AND

DESERT HEALTHCARE DISTRICT AND FOUNDATION

**PROFESSIONAL SERVICES AGREEMENT
INLAND EMPIRE HEALTH PLAN**

This Professional Services Agreement (“Agreement”) is made and entered into by and between Inland Empire Health Plan (“IEHP”), a local public entity of the State of California, and Desert Healthcare District and Foundation (“CONTRACTOR”), with reference to the following facts:

RECITALS

WHEREAS, IEHP is in need of the professional services offered by CONTRACTOR;
and

WHEREAS, CONTRACTOR has offered evidence of having the relevant specialized training and/or experience and/or knowledge and is interested in providing the scope of work as set forth herein, including any attachments hereto; and,

WHEREAS, this Agreement may be presented to the Governing Board of IEHP for approval and is effective only upon the authorization of the Governing Board of IEHP;

NOW THEREFORE in consideration of the mutual promises, covenants and conditions hereinafter contained, and in the following exhibits or attachments attached hereto and incorporated herein by this reference:

- ATTACHMENT A – SCOPE OF SERVICES
- ATTACHMENT B – SCHEDULE OF FEES
- ATTACHMENT C – OWNERSHIP INFORMATION

The Parties hereto mutually agree as follows:

1. SERVICES

- A. Subject to the terms and conditions of this Agreement, CONTRACTOR shall provide the services necessary to perform in a complete, skillful and professional manner all those services described in Attachment A. CONTRACTOR agrees to maintain any applicable professional license(s) as required by law at all times while performing services under this Agreement.

- B. CONTRACTOR must disclose all current subcontracts which it holds related to the services performed under this Agreement in Attachment A. Other than as specifically indicated in Attachment A, CONTRACTOR will not utilize the services of any subcontractors in providing the services required hereunder without IEHP's prior written approval. CONTRACTOR shall request approval by submitting a written description of the services to be subcontracted along with the name of the subcontractor at least 90 days prior to the anticipated subcontractor start date. If approved by IEHP, CONTRACTOR shall remain the prime contractor for the services and be responsible for the conduct and performance of each approved subcontractor. If the HIPAA Business Associate Agreement, Plan Licensing/State Requirements, Medicare Advantage Program Addendum and/or the Covered California Addendum are included in this Agreement, the terms of those Addendums must also be included in any IEHP approved subcontract. All references to CONTRACTOR in this Agreement in the context of providing services, where applicable, will also include CONTRACTOR's approved subcontractors.

- C. CONTRACTOR, or its agents or subcontractors, shall not perform any services outside the continental United States of America without IEHP's prior written consent. In the event CONTRACTOR is in breach of this Section, IEHP shall have, in its sole discretion, the right to immediately terminate this Agreement.

2. COMPENSATION

- A. IEHP shall compensate CONTRACTOR for the services set forth in Attachment A, upon approval of a properly presented invoice for services. Payment shall be made "net-30" terms from the date of receipt of a complete invoice.

- B. IEHP shall make payments to CONTRACTOR as outlined in Attachment B. CONTRACTOR shall submit invoices to IEHP for authorized services within thirty (30) days of the month of the rendered service. Invoices from CONTRACTOR must be received by IEHP no later than ninety (90) days from the month wherein the services were rendered; invoices submitted after ninety (90) days from the month of services are not eligible for reimbursement.

- C. Other than as stated on Attachment B, price increases will not be permitted during the Agreement term. If applicable, annual increases shall not exceed the Consumer Price Index- All Consumers, All Items – Riverside, San Bernardino and Ontario areas and be subject to satisfactory performance review by IEHP and approved (if needed) for budget funding by the Governing Board.

- D. The total compensation payable under this Agreement shall not exceed Seventy-One Thousand Forty Dollars and Zero Cents (\$71,040.00). In no event shall compensation exceed this amount without a written amendment to this Agreement authorizing such increase in total compensation payable to CONTRACTOR.

CONTRACTOR agrees to monitor its costs at all times and provide IEHP forty-five (45) days' written notice if CONTRACTOR becomes aware that it may exceed the total compensation authorized pursuant to this Section.

- E. It is expressly agreed between the parties that payment to CONTRACTOR does not constitute or imply acceptance by IEHP of any portion of the CONTRACTOR's work.
- F. It is mutually agreed and understood that the obligations of IEHP are contingent upon the availability of state and federal funds. In the event that such funds are not forthcoming for any reason, this Agreement is rendered null and void, and IEHP shall immediately notify CONTRACTOR in writing. This Agreement shall be deemed terminated and of no further force and effect immediately on IEHP's notification to CONTRACTOR. In the event of such termination, CONTRACTOR shall be entitled to reimbursement of costs for services rendered in accordance with this agreement.

3. DISALLOWANCE

In the event CONTRACTOR receives payment for services under this Agreement which are later disallowed for nonconformance with the terms and conditions herein, CONTRACTOR shall refund the disallowed amount to IEHP within thirty (30) days of IEHP's written request. IEHP retains the option to offset the amount disallowed from any payment due to CONTRACTOR under this Agreement, or under any other contract or agreement between CONTRACTOR and IEHP.

4. TERM AND TERMINATION

- A. Term of Agreement. This Agreement shall be effective as of date of last signature ("Effective Date") and shall continue in effect through December 31, 2024 ("Initial Term") unless earlier terminated in accordance with the provisions of Paragraph B of Section 4 (TERM AND TERMINATION) of this Agreement. At the end of the Initial Term, upon thirty (30) days written notice. This Agreement shall immediately lapse unless IEHP exercises its option to extend the term at the end of the Initial Term or any Extended Term.
- B. Termination.
 - 1) Termination for Convenience. IEHP may terminate this Agreement, for convenience, upon sixty (60) days' written notice in accordance with Section 18 (NOTICES).
 - 2) Termination for Cause. Should IEHP determine that there is a basis for termination for cause, such termination shall be effected upon five (5)

days' written notice to CONTRACTOR in accordance with Section 18 (NOTICES).

- 3) Immediate Termination. Immediate termination shall be available to the non-defaulting party, as specified below, by providing written notice in accordance with Section 18 (NOTICES).
 - i. IEHP may immediately terminate this Agreement upon IEHP's determination that CONTRACTOR has engaged in a fraudulent activity against IEHP or its health plan members.
 - ii. If CONTRACTOR is excluded, terminated, or suspended from participation in any state or federal health care program, including, without limitation, appearing on the federal List of Excluded Individuals/Entities (LEIE), the Medi-Cal Suspended and Ineligible Provider List (SIPL), or the System for Award Management (SAM). CONTRACTOR understands that IEHP is prohibited from paying CONTRACTOR for any services rendered on or after the date of exclusion.
 - iii. Pursuant to any provision of this Agreement which expressly authorizes immediate termination.

- 4) Effect of Termination.
 - i. If, for any reason, this Agreement is terminated prior to full completion of services, CONTRACTOR agrees to immediately furnish to IEHP all documents related to services rendered under this Agreement, including without limitation, copies of work papers, schedules or other work products related to this Agreement.
 - ii. Unless otherwise provided herein, the rights and obligations of any party which by their nature extend beyond the expiration or termination of this Agreement, shall continue in full force and effect, notwithstanding the expiration or termination of this Agreement. This includes, without limitation, the following provisions: DISALLOWANCE, INDEMNIFICATION, LIMITATION OF LIABILITY, WORK PRODUCT AND INTELLECTUAL PROPERTY, CONFIDENTIALITY, and GOVERNING LAW; VENUE.

5. INDEMNIFICATION

- A. CONTRACTOR shall indemnify, and hold harmless IEHP, its Governing Board, directors, officers, employees, agents and representatives (individually and collectively hereinafter referred to as “Indemnitees”) from liability, loss, settlement, claim, demand, and expense of any kind, arising out of the performance of services or the omission of any required act under the Agreement (and as noted in Attachment A), of the CONTRACTOR, its officers, employees, subcontractors, agents or representatives. CONTRACTOR shall defend the Indemnitees in any claim or action based upon any such alleged acts or omissions, at its sole expense, which shall include all costs and fees, including, but not limited to, attorney fees, cost of investigation, defense, and settlement or awards.
- B. With respect to any action or claim subject to indemnification herein by CONTRACTOR, CONTRACTOR shall, at their sole cost, have the right to use counsel of their own choice and shall have the right to adjust, settle, or compromise any such action or claim without the prior consent of IEHP; provided, however, that any such adjustment, settlement or compromise in no manner whatsoever limits or circumscribes CONTRACTOR’s indemnification to Indemnitees as set forth herein.
- C. CONTRACTOR’s obligation hereunder shall be satisfied when CONTRACTOR has provided to IEHP the appropriate form of dismissal relieving IEHP from any liability for the action or claim involved.
- D. The specified insurance limits required in this Agreement shall in no way limit or circumscribe CONTRACTOR’s obligations to indemnify and hold harmless the Indemnitees herein from third party claims.

6. LIMITATION OF LIABILITY

Without affecting the indemnification obligations set forth in this Agreement, in no event shall either party be liable for consequential, indirect, or incidental damages, including, without limitation, lost profits, arising out of the services provided under this Agreement.

7. INSURANCE

Without limiting or diminishing CONTRACTOR’s obligation to indemnify or hold IEHP harmless, CONTRACTOR shall procure and maintain or cause to be maintained, at its sole cost and expense, the following insurance coverage during the term of this Agreement.

- A. Workers’ Compensation - covering all of CONTRACTOR’s personnel performing services under this Agreement as prescribed by the laws of the jurisdiction where work is performed. Policy shall include Employers’ Liability

including Occupational Disease with limits not less than \$1,000,000 per person per accident.

- B. Commercial General Liability - including but not limited to, premises liability, contractual liability, products and completed operations liability, personal and advertising injury, and cross liability coverage. Policy's limit of liability shall not be less than \$1,000,000 per occurrence combined single limit, with a general aggregate limit of no less than two (2) times the occurrence limit.
- C. Vehicle Liability - all owned, non-owned, or hired vehicles so used in an amount not less than \$1,000,000 per occurrence combined single limit, with a general aggregate limit of no less than two (2) times the occurrence limit.
- D. Professional Liability - a limit of liability not less than \$1,000,000 per occurrence and \$2,000,000 annual aggregate. CONTRACTOR shall ensure continuous coverage for such length of time as necessary to cover any and all claims (i.e. appropriate Tail Coverage for coverage written on a claims made basis, etc.).
- E. Cyber and Privacy Liability - covering claims involving privacy violations, information theft, damage to or destruction of electronic information, negligent, intentional and/or unintentional release of private information, alteration of electronic information, extortion and network security. The below referenced coverage is required only if any products and/or services related to professional services or information technology (including hardware and/or software) are provided to IEHP under this Agreement for such length of time as necessary to cover any and all claims.
 - 1) Privacy & Network Liability: \$1,000,000
 - 2) Internet Media Liability: \$1,000,000
 - 3) Business Interruption & Expense: \$1,000,000
 - 4) Data Extortion: \$1,000,000
 - 5) Regulatory proceeding: \$1,000,000
 - 6) Data Breach Notification & Credit Monitoring: \$1,000,000

In the event of a breach, it is the CONTRACTOR's obligation to notify IEHP's Compliance department immediately, but no later than 24 hours via telephone to the Compliance Hotline (866) 355-9038 and via email to the Compliance Mailbox compliance@iehp.org.

- F. General Insurance Provisions – All lines.
 - 1) Insurance to be placed with insurers with a current A. M. BEST rating of not less than A: VIII (A:8) unless otherwise acceptable to IEHP.
 - 2) CONTRACTOR must declare any deductibles or self-insured retentions (“SIRs”) for insurance coverage required to be approved by IEHP. Should

any deductibles or SIRs be unacceptable to IEHP, IEHP may require CONTRACTOR to: 1) reduce or eliminate such deductibles or SIRs; 2) provide proof of ability to pay such required fees/expenses within the retention or deductible; and 3) procure a bond which guarantees payment of losses and related investigations, claims administration, and defense costs and expenses.

- 3) CONTRACTOR shall furnish IEHP with either 1) original Certificate(s) of Insurance or amendatory endorsements effecting coverage as required herein, or 2) if requested by IEHP, provide original certified copies of policies including all Endorsements and all attachments thereto, showing such insurance is in full force and effect. Further, CONTRACTOR shall provide no less than thirty (30) days' written notice to IEHP prior to any material modification, cancellation, expiration or reduction in coverage of such insurance. In such event, this Agreement shall terminate forthwith, unless IEHP receives, prior to such effective date, another properly executed original Certificate of Insurance, including all endorsements, evidencing the coverage set forth herein are in full force and effect. **CONTRACTOR shall not commence operations until IEHP has been furnished original Certificate(s) of Insurance and endorsements.**
- 4) CONTRACTOR's insurance shall be construed as primary insurance, and IEHP's insurance shall not be construed as contributory. Additionally, the above-referenced policies shall be endorsed to waive subrogation in favor of IEHP and name IEHP as an Additional Insured, where applicable.
- 5) CONTRACTOR shall pass down the insurance obligations contained herein to all tiers of subcontractors working under this Agreement.
- 6) The insurance requirements contained in this Agreement may be met with a program(s) of self-insurance acceptable to IEHP.
- 7) CONTRACTOR agrees to notify IEHP of any claim by a third party or any incident or event that may give rise to a claim arising from the performance of this Agreement.

8. WORK PRODUCT AND INTELLECTUAL PROPERTY

- A. CONTRACTOR work product, including without limitation, all reports, findings, data or documents compiled or assembled by CONTRACTOR under this Agreement on behalf of IEHP, becomes the property of IEHP and shall be transmitted to IEHP at the termination of this Agreement (the "Deliverables").
- B. To the extent that any CONTRACTOR Information (as defined below) is contained in any of the Deliverables, CONTRACTOR hereby grants to IEHP a paid-up,

royalty-free, nonexclusive, perpetual license to use and reproduce such CONTRACTOR Information solely for IEHP's internal business operations.

- C. CONTRACTOR Information is defined as information created, acquired or otherwise to which CONTRACTOR has rights in (or may otherwise obtain rights in), including methods, methodologies, procedures, processes, know-how, and techniques (including, without limitation, function, process, system and data models); templates; and data, documentation, and proprietary information and processes.

9. OFFICERS, OWNERS, STOCKHOLDERS AND CREDITORS

On an annual basis, CONTRACTOR shall identify the names of the following persons and update such names by providing IEHP with thirty (30) days written notice of any changes in the information of such persons by listing them on Attachment C:

- A. CONTRACTOR officers and owners who own greater than 5% of the CONTRACTOR;
- B. Stockholders owning greater than 5% of any stock issued by CONTRACTOR;
- C. Major creditors holding more than 5% of any debts owed by CONTRACTOR;

10. NONDISCRIMINATION

This Agreement hereby incorporates by reference the provisions of *Title 2, CCR, Sections 11105 et seq.*, as may be amended from time to time. CONTRACTOR agrees to comply with the provisions of *Title 2, CCR, Sections 11105 et seq.*, and further agrees to include this Nondiscrimination Clause in any and all subcontracts to perform services under this Agreement.

11. CONFLICT OF INTEREST

CONTRACTOR shall have no interest, and shall not acquire any interest, direct or indirect, which will conflict in any manner or degree with the performance of services required under this Agreement.

12. PROTECTED HEALTH INFORMATION (“PHI”)

In the event that there is PHI shared between IEHP and CONTRACTOR pursuant this Agreement, IEHP and CONTRACTOR are subject to all relevant requirements contained in the Health Insurance Portability and Accountability Act of 1996 (HIPAA), codified at Title 45, C.F.R., Parts 160 and 164, the Health Information Technology for Economic and Clinical Health Act provisions of the American Recovery and Reinvestment Act of 2009 (HITECH), Public Law 111-5, enacted February 17, 2009, and the laws and regulations promulgated subsequent hereto and as amended, for purposes of services rendered pursuant to the Agreement. The Parties agree to cooperate in accordance with the terms and intent of this Agreement for implementation of relevant law(s) and/or regulation(s) promulgated under HIPAA and HITECH. The Parties further agree that it shall be in compliance with the requirements of HIPAA, HITECH, and the laws and regulations promulgated subsequent hereto and as amended.

13. CONFIDENTIALITY

- A. Each Party receiving Confidential Information (a “Receiving Party”) hereunder, as defined below, shall hold the Confidential Information in strict confidence and use and access the Confidential Information only as is necessary for the performance of this Agreement. Each Receiving Party may only disclose Confidential Information to its employees and third party consultants who have a bona fide need to know and who have a written agreement restricting use and disclosure of Confidential Information to no less an extent as that required of the parties under this Agreement or as otherwise required by law. Receiving Party shall not otherwise disclose Confidential Information without the prior written consent of the other party (the “Disclosing Party”) or as otherwise required by law.
- B. Confidential Information means any technical, financial, trade secrets, or any information the Disclosing Party has received from others, including personal information, which it is obligated to treat as confidential or proprietary, including without limitation, any and all ideas, techniques, processes, methods, systems, cost data, computer programs, formulas, work in progress, customers/members, business plans, and other business information. Confidential Information shall not include any information that:
- 1) Is or becomes available to the public (other than through any act or omission of Receiving Party);
 - 2) Is required to be disclosed pursuant to an applicable law, subpoena, or court order, provided that the Receiving Party notifies the Disclosing Party to allow Disclosing Party to protect its interests, if desired;
 - 3) Is independently developed by the Receiving Party without access to any Confidential Information of the Disclosing Party;

- 4) Is lawfully known by the Receiving Party at the time of disclosure or otherwise lawfully obtained by a third party with no obligation of confidentiality.

14. PUBLIC ENTITY STATUS; BROWN ACT/PUBLIC RECORDS ACT

The parties hereby acknowledge and agree that IEHP is a local public entity of the State of California subject to the Brown Act, *California Government Code Sections 54950 et seq.*, and the Public Records Act, *California Government Code Sections 7920.000 et seq.*

15. COMPLIANCE WITH LEGAL AND REGULATORY REQUIREMENTS

- A. General. The parties shall observe and comply with all applicable county, state and federal laws, ordinances, rules and regulations now in effect, subsequently amended or hereafter enacted. The parties shall further observe and comply with all applicable executive orders, directives, requirements (including state and/or federal contract requirements), and standards by any organization having jurisdiction over IEHP to regulate the delivery of health care services. This shall include applicable accrediting organizations. All the aforementioned items are hereby made a part hereof and incorporated herein by reference.
- B. Plan Licensing/State Requirements. CONTRACTOR understands that IEHP is a Medi-Cal Managed Care Health Plan and subject to the requirements under applicable laws (including but not limited to the Knox-Keene Health Care Service Plan Act and the Waxman-Duffy Prepaid Health Plan Act), contractual obligations set forth under the contract between IEHP and the California Department of Health Care Services (“DHCS”), and regulations promulgated by the California Department of Managed Health Care (“DMHC”) and DHCS. CONTRACTOR understands that specified requirements of the DHCS and DMHC may apply to CONTRACTOR as a contractor of IEHP.

16. AUDIT RIGHTS

- A. CONTRACTOR understands that IEHP is a health plan regulated by entities, including without limitation, DMHC, DHCS, and the Centers for Medicare and Medicaid Services. To the extent CONTRACTOR is identified as a subcontractor for which IEHP is required to do oversight due to its legal and/or contractual obligations to such regulatory agencies, the following provisions shall apply:
 - 1) Maintenance of Records. CONTRACTOR will maintain complete and accurate books, records and documentation, including audited financial statements prepared in accordance with generally accepted accounting procedures and practices, to sufficiently and properly reflect the services

provided and CONTRACTOR's direct and indirect costs invoiced in the performance of the Agreement. The retention period for such books and records shall be for a period of ten (10) years or as otherwise stated in the Attachments to this Agreement.

- 2) Records Subject to Inspection. All books, records, documents, and other materials maintained by CONTRACTOR and relating to the Agreement will be subject, at reasonable times during regular business hours and upon thirty (30) days prior written notice, to examination, inspection, copying, or audit by authorized IEHP personnel. The parties agree that books, records, documents, and other evidence of accounting procedures and practices related to CONTRACTOR's cost structure, including overhead, general and administrative expenses, and profit factors will be excluded from IEHP's review. Notwithstanding the foregoing, to the extent CONTRACTOR does not maintain audited financial statements, IEHP shall maintain the right to conduct a financial audit to confirm CONTRACTOR's financial viability in connection with demonstrating CONTRACTOR's ability to continue providing services in accordance with the standards outlined under this Agreement.
- 3) Subcontracts. CONTRACTOR will incorporate into any subcontracts the records retention and review requirements of this Section.

17. EXCLUSION/DEBARMENT LISTS

- A. CONTRACTOR represents that it, and the employees and consultants engaged under this Agreement, are not excluded, debarred, or suspended individuals/entities under any exclusion or debarment list relating to state or federal health care programs, including the Federal List of Excluded Individuals/Entities, System for Award Management, and the Suspended and Ineligible Provider List. CONTRACTOR warrants that such status shall be maintained throughout the term of this Agreement.
- B. CONTRACTOR understands that appearing on any such list requires IEHP to terminate this Agreement immediately, and prohibits IEHP from paying CONTRACTOR for any services rendered on or after the date of exclusion. Should CONTRACTOR be in receipt of payment for services rendered after the exclusion date, CONTRACTOR agrees to submit a refund of such fees upon written notice by IEHP. IEHP expressly reserves its right to recoup payment of such fees under Section 3 (DISALLOWANCE).

- C. On March 4, 2022, California Governor Gavin Newsom issued Executive Order N-6-22 (the EO) regarding Economic Sanctions against Russia and Russian entities and individuals. “Economic Sanctions” refers to sanctions imposed by the U.S. government in response to Russia’s actions in Ukraine, as well as any sanctions imposed under state law. The EO directs all California state agencies and departments to terminate contracts with, and to refrain from entering any new contracts with, individuals or entities that are determined to be a target of Economic Sanctions. All contractors and grantees are obligated to comply with the Economic Sanctions. Accordingly, should the State of California (the State) or IEHP determine CONTRACTOR is a target of Economic Sanctions or is conducting prohibited transactions with sanctioned individuals or entities, that shall be grounds for termination of this Agreement. CONTRACTOR shall be provided with advance written notice of such termination, allowing CONTRACTOR at least thirty (30) calendar days to provide a written response. Termination shall be at the sole discretion of the State or IEHP.

18. NOTICES

Other than correspondences for which email communication is expressly reserved pursuant to the terms of this Agreement, all notices required or contemplated by this Agreement shall be delivered to the respective parties in the manner and at the addresses set forth below or to such other address(es) as the parties may hereafter designate, in writing. Such notices will be deemed given if sent by certified United States mail or commercial courier, at the time of receipt confirmed by corresponding documentation.

IEHP:

Jarrold McNaughton, MBA, FACHE
Chief Executive Officer
IEHP
10801 Sixth Street
Rancho Cucamonga, CA 91730
(909) 890-2000
cc: Procurement Department
Procurement@iehp.org

CONTRACTOR:

Chris Christensen
Interim Chief Executive Officer
Desert Healthcare District and Foundation
1140 N. Indian Canyon Drive,
Palm Springs, California 92262
(760) 323-6166
cchristensen@dhcd.org

19. SEVERABILITY

In the event any provision of this Agreement is determined by any court of competent jurisdiction to be invalid, void, or unenforceable, the remaining provisions of this Agreement will continue in full force and effect.

20. WAIVER

A waiver by a party of any breach of any one (1) or more of the terms of this Agreement shall not be construed to be a waiver of any subsequent or other breach of the same term or of any other term herein.

21. INDEPENDENT CONTRACTOR

It is understood and agreed that the relationship between the parties is an independent contractor relationship. Neither party, including its officers, agents, employees or subcontractors, shall be considered to be employees of the other, nor entitled to any benefits payable to such employees, including Workers' Compensation Benefits. None of the provisions of this Agreement shall be construed to create a relationship of agency, representation, joint venture, ownership, control or employment between the parties other than that of independent parties contracting for the purposes of effectuating this Agreement.

22. GOVERNING LAW; VENUE

- A. The provisions of this Agreement shall be construed in accordance with the laws of the State of California, excluding its conflicts of law provisions.
- B. The provisions of the Government Claims Act (*California Government Code Sections 900 et seq.*) must be followed for any disputes under this Agreement.
- C. All actions and proceedings arising in connection with this Agreement shall be tried and litigated exclusively in the state or federal (if permitted by law) courts located in the counties of San Bernardino or Riverside, State of California.

23. FORCE MAJEURE

Each party shall be excused from performing hereunder to the extent that it is prevented from performing as a result of any act or event which occurs and is beyond the reasonable control of such party, including, without limitation, acts of God, war, or action of a governmental entity; provided that the affected party provides the other party with prompt written notice thereof and uses all reasonable efforts to remove or avoid such causes.

24. ASSIGNMENT

A party may not sell, assign, transfer, or otherwise convey this Agreement without the prior express written consent of the other party. Any attempted assignment of this Agreement not in accordance with this Section shall be null and void.

25. CHANGE IN CONTROL

CONTRACTOR must obtain IEHP’s written consent prior to CONTRACTOR entering into (i) any transaction or series of related transactions (including, but not limited to, any reorganization, merger, or consolidation) that results in the transfer of 50% or more of the outstanding voting power; or (ii) sale of all or substantially all of the assets of the CONTRACTOR to another person or entity. In the event CONTRACTOR fails to obtain IEHP’s prior written consent, IEHP shall have the option to terminate this Agreement immediately.

26. ALTERATION AND/OR AMENDMENT

No alteration, amendment, or variation of the terms of this Agreement shall be valid unless made in writing and signed by the parties hereto, and no oral understanding or agreement not incorporated herein, shall be binding on any of the parties hereto. Only the Governing Board of IEHP or designee may authorize any alteration or revision of this Agreement on behalf of IEHP. Notwithstanding the foregoing, amendments required due to legislative, regulatory or other legal authority do not require the prior approval of CONTRACTOR and shall be deemed effective immediately (or such other time frame as required by law or regulation) upon CONTRACTOR’s receipt of notice. Notice of amendments required by law, regulation or other legal authority may be given to CONTRACTOR via regular mail at the address provided in Section 18. NOTICES.

27. ENTIRE AGREEMENT

This Agreement, including all attachments, which are hereby incorporated in this Agreement, supersedes any and all other agreements, promises, negotiations or representations, either oral or written, between the parties with respect to the subject matter and period governed by this Agreement and no other agreement, statement or promise relating to this Agreement shall be binding or valid.

28. COUNTERPARTS; SIGNATURES

This Agreement may be executed in separate counterparts, each of which shall be deemed an original, and all of which shall be deemed one and the same instrument. The parties’ faxed signatures, and/or signatures scanned into PDF format, shall be effective to bind them to this Agreement.

(SIGNATURE PAGE TO FOLLOW)



IN WITNESS WHEREOF, the parties hereto certify that the individuals signing below have authority to execute this Agreement on behalf of their respective organizations, and may legally bind them to the terms and conditions of this Agreement, and any attachments hereto. The parties have signed this Professional Services Agreement as set forth below.

DESERT HEALTHCARE DISTRICT AND FOUNDATION:

INLAND EMPIRE HEALTH PLAN:

By: _____
Chris Christensen
Interim Chief Executive Officer

By: _____
Jarrod McNaughton, MBA, FACHE
Chief Executive Officer

Date: _____

Date: _____

By: _____
Chair, IEHP Governing Board

Date: _____

Attest: _____
Secretary, IEHP Governing Board

Date: _____

Approved as to Form:

By: _____
Anna W. Wang
Vice President, General Counsel
Inland Empire Health Plan

Date: _____

ATTACHMENT A

SCOPE OF SERVICES

1. CONTRACTOR RESPONSIBILITIES:

CONTRACTOR will work on the promotion and service provider adoption of the Connect IE Project for a crowd-sourced human service database, housing well-organized, accessible program information throughout all of Coachella Valley in California.

- A. CONTRACTOR will promote the Connect IE program to community-based organizations (CBOs) throughout all of Coachella Valley in California by engaging service providers to contribute their information and participate in Connect IE.
- B. CONTRACTOR will submit a Monthly Metric Summary Report. IEHP’s Independent Living and Diversity Services (ILDS) department holds weekly and monthly meetings with Connect IE stakeholders and metrics are discussed and verified during those meetings. The monthly metric summary report will include the breakdown of each metric met.

2. DELIVERABLES:

CONTRACTOR will complete the following activities for the Low Desert Region in Coachella Valley on a monthly basis for the duration of the contract term:

- A. 4 per month Connect IE presentations to local CBO’s, medical providers, school districts, churches, and government agencies. (No less than 48 annually)
- B. 1 per month (12 annually) onboarded local CBO’s, medical providers, school districts, churches, and government agencies to utilize Connect IE.
- C. 4 per month (48 annually) Connect IE post on CONTRACTOR and Connect IE social media accounts highlighting a local organization and /or service.
- D. Participate in 3 quarterly (12 Annual) Community events such as health fairs to promote the Connect IE platform.
- E. Enroll a minimum of 10 CIN enrollments a month (120 annually) at community events.

Coachella Valley Deliverables Table			
Deliverables	Monthly Quota	Quarterly Quota	Annual Quota
Presentations/Virtual Meetings	4	12	48
Onboard Agencies to Utilize Connect IE	1	3	12
Social Media Posts	4	12	48
Participation in Community Events/ Health Fairs	1	3	12
CIN Enrollments	10	30	120

3. LIST OF CURRENT SUBCONTRACTORS

Subcontractor Name	Function Performed	Physical Address where Subcontracted work is performed

ATTACHMENT B

SCHEDULE OF FEES

1. CONTRACTOR shall invoice IEHP electronically for Connect IE Project Services fees to IEHP’s Accounts Payable Office at apinvoices@iehp.org. Each invoice shall cite the CONTRACTOR’s name, address, and remit to address, IEHP Purchase Order number, description of the work performed, the time period covered by the invoice, and the amount of payment requested.
 - A. Invoices shall be paid electronically by IEHP to the banking institution/account numbers provided by the CONTRACTOR. In the event of a change in banking institution and/or account numbers, CONTRACTOR shall provide IEHP thirty (30) days prior written notice. IEHP will assume no liability for payments made to banking institutions and/or accounts that are due to CONTRACTOR’S failure to provide the correct information.

2. CONTRACTOR requests for payments and reimbursements must comply with the requirements set forth in Attachment A.

3. Requests for services shall be on an as needed basis. CONTRACTOR’s rates are as follows.

Total Deliverables	Program Deliverables	Fee Amount
48	Connect IE presentations to local CBO’s, medical providers, school districts, churches, and government agencies (\$870).	\$41,760
12	Onboarded local CBO’s, medical providers, school districts, churches, and government agencies to utilize Connect IE (\$870).	\$10,440
12	Participate in 3 quarterly (12 Annual) Community events such as health fairs to promote the Connect IE platform (\$870).	\$10,440
120	Enroll in a minimum of 10 CIN enrollments a month (120 annual) at community events (\$30).	\$3,600
48	Connect IE post on CONTRACTOR and Connect IE social media accounts highlighting a local organization and /or service (\$100).	\$4,800
TOTAL NOT TO EXCEED AMOUNT		\$71,040.00

4. All travel related expenses will be included in the total compensation value of the Agreement.



DESERT HEALTHCARE
DISTRICT & FOUNDATION

Date: January 10, 2024
To: Finance & Administration Committee
Subject: INPRO EMS name change to INPRO Construction, Inc. – Addendum #2

Staff Recommendation: Consideration to approve Addendum #2 to the maintenance agreement with INPRO EMS to change the company name to INPRO Construction, Inc.

Background:

- INPRO EMS has been the maintenance contractor at the Las Palmas Medical Plaza for several years.
- The company name was recently changed to reflect the incorporation of the organization to INPRO Construction, Inc.
- Staff recommends approval of Addendum #2 to the maintenance agreement.

Fiscal Impact:

None

**LAS PALMAS MEDICAL PLAZA
PROPERTY MANAGEMENT/MAINTENANCE AGREEMENT
ADDENDUM #2**

This Property Management/Maintenance Agreement (“Agreement”) was entered into on April 18, 2022, by and between Desert Healthcare District (“District”), a public agency organized and operating pursuant to California Health and Safety Code section 32000 et seq., and INPRO-EMS (“Manager”) as follows:

R-E-C-I-T-A-L-S

1. This Addendum modifies INPRO-EMS (“Manager”) to INPRO Construction, Inc.
2. All other terms and conditions of the agreement remain unchanged.

“District”:

Desert Healthcare District

By: _____
Chris Christensen, Interim CEO

Date: _____

“Consultant”:

INPRO Construction, Inc.

By: _____
Rick Lykins, Owner

Date: _____