



**DESERT HEALTHCARE DISTRICT  
FINANCE, ADMINISTRATION, REAL ESTATE, LEGAL, AND COMMITTEE  
MEETING MINUTES  
November 12, 2019**

<b>Directors Present</b>	<b>District Staff Present</b>	<b>Absent</b>
Chairman/Treasurer Mark Matthews Vice-President Leticia De Lara, MPH Director Arthur Shorr	Conrado E. Bázaga, MD, Chief Executive Officer Chris Christensen, Chief Administration Officer Stephen Huyck, Accounting Manager Andrea S. Hayles, Clerk to the Board	

<b>AGENDA ITEMS</b>	<b>DISCUSSION</b>	<b>ACTION</b>
<b>I. Call to Order</b>	Chairman Matthews called the meeting to order at 3:04 p.m.	
<b>II. Approval of Agenda</b>	Chairman Matthews asked for a motion to approve the agenda.	<b>Moved and seconded by Vice-President De Lara and Director Shorr to approve the agenda. Motion passed unanimously.</b>
<b>III. Public Comment</b>	There was no public comment.	
<b>IV. Approval of Minutes</b> 1. F&A Minutes – Meeting October 8, 2019	Chairman Matthews motioned to approve the October 8, 2019, minutes.	<b>Moved and seconded by Director Shorr and Vice-President De Lara to approve the minutes. Motion passed unanimously.</b>
<b>V. CEO Report</b>	No report was provided.	
<b>VI. Chief Financial Officer's Report</b> 1. LPMP Leasing Update	Chris Christensen, CAO, explained that there is one new lease for approval later in the meeting, and two suites are currently vacant. One vacancy is 1,000 sq. ft. and the other vacancy is 1,600 sq. ft.	
<b>VII. Financial Reports</b> 1. District and LPMP Financial Statements 2. Accounts Receivable Aging Summary 3. District – Deposits 4. District – Property Tax Receipts 5. LPMP Deposits 6. District – Check Register	Chairman Matthews provided an overview of the financials, and Chris Christensen, CAO, explained that the District is ahead of income projections for investments, and the direct expenses are down due to adjustments at the beginning of the year.	<b>Moved and seconded by Director Shorr and Vice-President De Lara to approve the September 2019 District Financial Reports - Items 1-10 and to forward to the Board for approval. Motion passed unanimously.</b>

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<p><b>7. Credit Card – Detail of Expenditures</b>  <b>8. LPMP – Check Register</b>  <b>9. Retirement Protection Plan Update</b>  <b>10. Grant Payment Schedule</b></p>		
<p><b>VIII. Other Matters</b></p> <p><b>1. LPMP Lease – Suite 2W 107 – Corey King, N.D., &amp; William Grimm, Jr., M.D.</b></p> <p><b>2. T-Mobile Cell Site Amendment #3 – Extending the lease 5 years</b></p> <p><b>3. Political Consultants for Potential Hospital Lease/Transaction</b></p>	<p>Chris Christensen, CAO, explained the details of the lease for \$2 per sq. ft. and \$12 per sq. ft. for the Tenant Improvements (TI) requesting that the District pay for the sprinkler system requirements. The lease includes the option of a 5-year extension and 1-month rent abatement.</p> <p>In 1996 when the District owned and operated the hospital, a cell tower was installed with the term expiring in 2021. Chairman Matthews recommended tabling the matter for one month due to his relationship with a non-profit operator and a potentially different rate, including more expertise.</p> <p>Chris Christensen, CAO, described the discussions for a consultant to guide the Board as the Tenet lease transaction unfolds with staff, making a recommendation for Strategies 360.</p>	<p><b>Moved and seconded by Director Shorr and Vice-President De Lara to approve the LPMP Lease – Suite 2W 107 – Corey King, N.D., &amp; William Grimm, Jr., M.D., and to forward to the Board for approval. Motion passed unanimously.</b></p> <p><b>Moved and seconded by Director Shorr and Vice-President De Lara to table for one month the T-Mobile Cell Site Amendment #3 – extending the lease 5 years. Motion passed unanimously.</b></p> <p><b>Moved and seconded by Director Shorr and Vice-President De Lara to approve the Political Consultant for Potential Hospital Lease/Transaction and to forward to the Board for approval. Motion passed unanimously.</b></p>
<p><b>IV. Adjournment</b></p>	<p>Chairman Matthews adjourned the meeting at 3:24 p.m.</p>	<p><b><i>Audio recording available on the website at</i></b></p>





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		<a href="http://dhcd.org/Agendas-and-Documents">http://dhcd.org/Agendas-and-Documents</a>
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ATTEST:   
Mark Matthews, Chair/Treasurer Finance & Administration Committee  
Desert Healthcare District Board of Directors

*Minutes respectfully submitted by Andrea S. Hayles, Clerk of the Board*