

## Minneola Healthcare

### Regular Monthly Meeting, Board of Trustees

August 27, 2025

Call to Order: The meeting was called to order at 6:01 pm by Jen Denison, Board Chair. Trustees present include Denny Denton, Dianne Sheetz, Gail Norton, and Bill Baker. No Trustees were absent. Others present were Debbie Bruner, CEO; Hope Williams, Controller; Jalin Johnson, COO; Ashley Boyd, Executive Director of LTC; and Paul Baumert (Lutz) via Teams.

Approval of Agenda: Johnson requested to add "KHA Poker Run" and Denison requested to add "Housing Accommodations for On Call and Locum Providers" to New Business. Baker moved to approve the agenda with requested revision; Denton seconded. Motion carried.

Conflict of Interest: Denison asked if anyone had a conflict of interest. None reported.

Review of Minutes: Minutes of the June 2025 and the June Annual Meeting were presented for review and approval. Following review, Baker made the motion to approve both sets of minutes as presented; Denton seconded. Motion carried.

**BOARD/STAFF/COMMUNITY INTERACTION (Limited to Ten Minutes):** Bruner reported that MHC had a community member express concern regarding the entrance to LTC, noting the external doors are not closing correctly. Bruner shared that the issue has been discussed with the Plant Ops Manager and he will be evaluating.

### **FINANCIAL REPORTS:**

Financials: The July 2025 financials were presented for review and discussion. Baumert reported the following: 1) July revenue of \$1,971,734.00, exceeded the 6-month average by \$30,000.00; 2) Medicaid DSH settlement received for \$398,000.00; 3) Cash increased \$146,000.00 over June with AR down \$240,000.00; 4) Month of July Total Income of \$145,012.00 and a YTD Total Income of \$104,244.00; 5) Days in Net AR = 47; 6) Total Margin = 0.8%; LTC annualized loss projected to be \$918,093.00.

ISB/LTC Analysis: Baumert shared the results of the ISB/LTC analysis requested at the last Board meeting, reminding the Board the analysis was being completed so MHC could understand what the number of ISB beds and LTC beds were needed to get both operations in the best financial position. As a result of the analysis, the determination was made to increase ISB beds to 13 and to reduce LTC beds to 13. This change would result in a reduction of 4 hospital inpatient beds. These changes would result in a positive cost report impact of \$207,000.00, despite the pending nursing facility rate changes. Bruner did remind the Board that MHC cannot move forward with reducing hospital beds until after the ER expansion is completed. Following lengthy discussion, Baker made the motion to proceed with the reduction of 4 beds in the hospital, as well as reducing LTC beds to 13 and increasing ISB beds to 13 upon completion of the ER expansion project; Denton seconded. Motion carried.

Board Tax Account: Williams reported that there has been no significant change in the Board Tax Account which has a current balance of \$563,549.81 as of July 28, 2025. Williams requested \$130,000.00 be transferred to the General Fund for operations. Following discussion, Baker made the motion to transfer \$130,000.00 to the General Fund for operations; Norton seconded. Motion carried.

Statistics: Williams reviewed updated statistics for the hospital, clinics, and LTC.

AR Reports: Williams reviewed the AR report for June and July 2025.

Top AP Vendors: Williams presented a listing of the top Accounts Payable vendors.

Check Register: The check registers for the Hospital and FCC for June and July were presented for review and approval. Checks numbered 74543 through 75137, totaling \$2,160,738.67 and checks numbered 381 through 392 totaling \$8,532.95 were submitted. Baker made the motion to approve the check registers as presented; Denton seconded. Motion carried.

USDA Financial Covenants: The Board reviewed the USDA financial covenants with no changes noted.

**QUALITY AND/OR PATIENT EXPERIENCE/ADVOCACY:** Sheetz reported that PFAC did not meeting in the previous months but that they do have a meeting scheduled in September.

#### **NEW BUSINESS:**

Holistic Pain Management (HPM): Johnson reviewed the pro forma for HPM services at MHC, noting a projected year 1 contribution margin of more than \$500,000.00. Johnson noted the contract has been signed and that HPM will be scheduling consultation appointments two days per month, one day at the MCC and one day at the FCC, as well as interventional days two days per month at MHC.

Freedom Claim Year-End Review: Johnson noted that MHC completed its first year on the MERP plan through Freedom Claims, resulting in \$150,000.00 being able to be placed in a reserve account/CD. Johnson also reminded the Board that MHC did not have to increase insurance rates for the current plan year. Johnson requested approval to open an account at Outdoor Bank for the MERP fun with Johnson, Bruner, and Williams as signers. Following discussion, Baker made the motion to approve opening the account at Outdoor Bank as requested with Bruner, Johnson, and Williams as signers; Denton seconded. Motion carried.

Credit Card vs. Debit Card Use: Bruner requested the Board consider transitioning from debit cards to credit cards for hospital use. Williams noted she will be able to set spending thresholds based on the already Board approved spending policy for each credit card that is issued. Following discussion, Denton made the motion to transition from debit cards to credit cards, as well as authorize Administration to select the credit card to be utilized; Baker seconded. Motion carried. The Board requested to review the Expense Authorization policy at its next meeting to determine if any additional revisions need to be made.

Private Pay Billing: Bruner informed the Board that after careful consideration, including the number of customers expressing frustrations with the current vendor, MHC has initiated the process to transition private pay billing from MBR to MHC with an anticipated effective date of 2/1/2026. Software vendors are currently being evaluated and position has been posted.

Housing Accommodations: Denison discussed the current housing situation MHC is utilizing for on-call and locum providers, noting MHC is currently spending \$3,500.00 per month to provide housing. Bruner noted she had a conversation with a member of the Housing Authority to see if they may be interested in working with the Hospital on a fourplex structure which would then free up two of the three apartments currently being utilized. Bruner noted that for the Hospital to take on a building project, the Hospital would need a partner as MHC is not able to take out a loan to complete the work. Denison mentioned meeting with the Housing Authority to determine if they would be interested in assisting with a building project with the potential for a lease to own arrangement. Following discussion, the recommendation was made for Denison to approach the Housing Authority to determine interest and ability in assisting with this project.

#### **OLD BUSINESS:**

ER Expansion Update: Johnson reported that the ER pre-construction meeting was held, and that construction will begin on September 2<sup>nd</sup>. The exterior work will take approximately two months with interior work to follow.

EMS Update: Johnson reported that Clark County EMS is continuing to work on reviewing and revising protocols as appropriate.

Provider Update: Bruner provided a recruiting update, noting that MHC is currently in discussion with two physician providers and has extended a DRAFT contract to one of them. She also noted that Halie Davis, PA-C, will initiate practice at MHC in mid-October.

#### **REPORTS:**

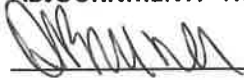
Credentialing: There following credential files were presented for review and approval: Laurel Antoinette, D.O., Telepsychiatry with Psychiatry privileges; Aladdin Tarakji, M.D., Teleradiology with Radiology privileges; Mirza Ahmad, M.D., Active Staff with General Surgery privileges; and Anna Cleland-Leighton, M.D., Courtesy Staff with Family Practice privileges. Following review and discussion, Baker made the motion to approve the credential files as recommended by the Medical Staff; Norton seconded. Motion carried.

Medical Staff Minutes: The June and July 2025 Medical Staff minutes were submitted for review. The minutes were accepted as presented.

**EXECUTIVE SESSION:** Williams requested the Board enter into Executive Session for five minutes to discuss Bad Debt and Denison requested five minutes to discuss Employment Matters of Non-Elected Personnel. Sheetz made the motion to enter Executive Session at 7:36 p.m. for ten minutes; Baker

seconded. Regular session resumed at 7:45 p.m. Following additional discussion, Baker made the motion to approve Bad Debt in the amount of \$186,323.12; Denton seconded. Motion carried.

**ADJOURNMENT:** Norton moved to adjourn at 7:50 p.m.; Sheetz seconded. Motion carried.



Debbie Bruner, Recorder



Bill Baker, Secretary/Treasurer