

NEHALEM BAY HEALTH DISTRICT

BOARD MEETING

February 6, 2020 7:00 pm

Location: NEHALEM BAY UNITED METHODIST CHURCH PARLOR

The meeting was called to order by Chairman, Marc Johnson at 7:00 pm.

Attendance: Board Members: Marc Johnson, Lynda Chick, Debbie Moberly, Barbara Edwardson and Tom Mock.

CEO: Jeff Slamal,

Care Center: Kim Topazio, Mark Remley.

Public: Gerald Wineinger, Tom Ayers, David Fleming and Bill Wright.

1. The Consent Agenda: Approval of the Minutes of the January Board meeting and the current Financial Statement by motion from Debbie and second by Tom. Motion passed unanimously. There was a review of the Financial Statement which compares budget to YTD actual and is made available to all members prior to the meeting.
2. Public Comment: None.
3. Care Center Report: Kim distributed an information sheet along with the score card. Census for December was 26.5 average. One week had 28 residents. New software is in place. Other personnel issues were discussed. Kim led a review of the current financial statement and clarified questions. She commented that the C N A classes are free and they are offered on a regular basis.

Lynda commented that in her affiliation with the hospital and recommending follow-up care in the community, there is sometimes a negative attitude about the Care Center. There was discussion about how to take the Care Center reputation into the current status as a well-run, clean environment that is doing a good job at long term and rehabilitation care. It was decided that at our next meeting the Board and Care Center folks will spend some time developing a plan to publicize and enhance the vision and mission of the Care Center.

The roof at the Care Center is currently in need of repairs and ultimately a new roof. A subcommittee comprised of Barb, Tom, Marc, Jeff, Kim, Mark and Brian (maintenance at CC) will meet to discuss the roof issues.

New Business:

The Management Agreement that is attached was discussed at length. The following changes to the document were unanimously agreed upon and authorization was given to Jeff and Mark to sign the document. Motion by Barb and seconded by Tom, passed unanimously.

Page 1, first paragraph: Term of the Management Agreement is 3 years.

Page 1- 1.2: Add at the end of the paragraph: "and regular communication with the Health District Board."

Page 5 – 6, 6-1B: The LLC may terminate this Agreement for "any reason with or without cause".

Date of the Agreement will be the date of the last signer.

Old Business:

DEI Agreement Letter with Awake At Work: Discussion regarding scheduling meetings and location. Partners need to be invited and encouraged to attend. Not only upper management but day-to-day customer service employees should be included. Jeff will communicate with AAWI to let them know that we aren't ready to begin the meetings and inquire of them the upper limit of people who can be accommodated in the meetings. Jeff will gather a list of potential participants.

Land Sale to North County Food Bank: Barb reported that the footprint of the sale is somewhat larger than originally detailed. It may take a few parking spaces in the upper lot, however all parking on the campus is for all partners to share so there shouldn't be a problem. Sale price is \$5,000. Other details were discussed. Copy of the Land Sale agreement is attached. The construction will begin as soon as all the hoops have been concurred. There was a motion to accept the Land Sale as follows by Barb and seconded by Tom. "I move that the Board votes to accept the attached January 26, 2020, NBHD/NCFB Land Sale – Version 2 memorandum as a guideline for a draft purchase agreement for the subject property." Unanimous approval

The next Board meeting will be in March 5, 2020.

The meeting was adjourned at 8:55 pm.

Respectfully Submitted,

Jennie Meyers, Recording Clerk