

NORTH RUNNELS HOSPITAL  
BOARD OF DIRECTORS MINUTES FOR 5/6/204

On May 6, 2024 after due notice to the public as evidenced by the attached copy of the Notice and Agenda The Board of Directors of North Runnels Hospital met in special session at 6:00pm at The Rives McCreight Center, 500 S. Main St. Winters, TX with the following directors present:

President David Hoelscher	Director Melinda Meyers	Director Gary Jacob
Director Esteban Esquivel	Secretary Alicia Colburn	Vice-President Bobbie Collom

1. Convene Meeting  
President David Hoelscher convened the meeting at 6:00pm and Gary Jacob offered prayer.
2. Roll Call  
Johnny Bob Pritchard was absent.
3. Public Input  
There was no public input.
4. Discussion/possible action regarding the sale of real estate at 500 S. Main Winters, TX to the City of Winters in accordance to Texas Local Government Code Sec 272.0010  
Motion by Esteban Esquivel, seconded by Bobbie Collom for Nicholas Lewis to go forth with the sale of 500 S. Main Winters, TX to the City of Winters. The hospital district will have to obtain a fair market value on the building and the City of Winters will need to obtain a commercial building inspection. Motion passed unanimously.
5. Discussion/possible action regarding the sale/lease with an option to purchase the real estate at 106-108 N. Main Winters, TX. The purchase shall be in compliance with Texas Local Government Code Sec 272.001  
Discussion held on the sale/lease of 106-108 N. Main Winters, TX. A fair market value will be needed by the hospital district. An auction or sealed bids can be held. Can lease the buildings without going out for bids. Advertising for two weeks in any newspaper must be held before a sale. Motion by Alicia Colburn to allow Nicholas Lewis to proceed with sealed bids, motion seconded by Melinda Meyers. Motion passed unanimously.
6. Discussion and possible action regarding CEO policy changes  
Nicholas Lewis reported to the Board of Director's regarding the FMLA policy. Motion by Alicia Colburn, seconded by Bobbie Collom to accept the discussed changes attached to these minutes.
7. Adjourn  
Motion by Esteban Esquivel, seconded by Bobbie Collom to adjourn the meeting at 6:20pm. Motion passed unanimously.

  
Secretary

Others present: Nicholas Lewis, Teresa Walden, Nate Smith, Steve Grenwelge, Paula Rodriguez, Eddie Rodriguez, Randall Conner, Doug Wheat, Mandy Finch, Carolyn Dennis, Kenneth Slimp via phone.

**NORTH RUNNELS HOSPITAL  
BOARD OF DIRECTORS MINUTES FOR 5/14/2024**

On May 14, 2024 after due notice to the public as evidenced by the attached copy of the Notice and Agenda The Board of Directors of North Runnels Hospital met in special session at 6:00pm at The Rives McCreight Center, 500 S. Main St. Winters, TX with the following directors present:

President David Hoelscher      Director Melinda Meyers      Director Gary Jacob  
Director Esteban Esquivel      Secretary Alicia Colburn      Vice-President Bobbie Collom  
Director Johnny Bob Pritchard

**1. Convene Meeting**

President David Hoelscher convened the meeting at 6:00pm and Gary Jacob offered prayer.

**2. Roll Call**

All members present.

**3. Public Input**

There was no public input.

**4. Discussion/possible action regarding from subcommittees**

Information from the Expense/Revenue Committee comprised of board members Bobbie Collom, Esteban Esquivel, Alicia Colburn, community members Doug Wheat and Randall Conner. Ms. Colburn report the committee has met three times. A 30-day plan has been worked on to hire a CFO, lease the nursing home, and sell buildings the hospital may not need. Want to have employees help with extra jobs, meet with employees once a week, have a meeting with Department Heads, employees evaluate work areas, find where expenses can be cut, oversee billing and revenue, documentation is a must to be done in a timely manner, Board of Directors be more involved, hire an MD to increase revenue, cut overhead. This subcommittee will meet weekly. The Building Committee did not have any information to discuss. No action on item.

**5. CEO Report**

- a. Financial Report-Nicholas Lewis reported the Account Payable debt is still at \$1.4 million.
- b. Nursing Home Update-Letter of intent has been signed. Time frame could be 15-30 days for finalizing the takeover by the new company.
- c. HHSC Texas Health Commission-Enforcement Division Hearing-Hospital district was fined \$300K for charges not posted correctly. Nicholas Lewis had a call with the State and will be submitting more information to the State to see if the fine can be reduced. The State does not want the hospital district to close. This issue started approximated October 2022. It will be 30-60 days before a determination is decided. A consulting firm is needed to fix the errors. Questions regarding in house billing. Mr. Lewis explained you need to be trained to bill Medicare correctly. Solvency plan for the State of Texas has been done. Plan sent to Medicare to lower the \$51K monthly repayment to \$26K. Waiting on information from Medicare on the request.

6. **Adjourn**

**Motion by Bobbie Collom, seconded by Alicia Colburn to adjourn the meeting at 6:20pm. Motion passed unanimously.**

  
Secretary

**Others present: Nicholas Lewis, Teresa Walden, Chris Holloway, Susy Mendoza, Kayla Speir, Linda Huckaby, Vickey Porter, Jimmy Frazier, Kenny Moore, Kelly Miller, Mr. Speir, Randall Conner, Beatrice Reyes, Nate Smith, Dawn Bryan, Paula Rodriguez, Carolyn Dennis, Nadine DeLaCruz, and Doug Wheat.**

**NORTH RUNNELS HOSPITAL  
BOARD OF DIRECTORS MINUTES FOR 4/23/2024**

**On May 20, 2024 after due notice to the public as evidenced by the attached copy of the Notice and Agenda The Board of Directors of North Runnels Hospital met in regular session at 7:00 pm at The Rives McCreight Center, 500 S. Main St. Winters, TX with the following directors present:**

<b>President David Hoelscher</b>	<b>Director Melinda Meyers</b>	<b>Director Gary Jacob</b>
<b>Director Esteban Esquivel</b>	<b>Vice-President Bobbie Collom</b>	<b>Director Johnny Bob Pritchard</b>
<b>Secretary Alicia Colburn</b>		

1. **Convene Meeting**  
President David Hoelscher convened the meeting at 7:00pm and Gary Jacob offered prayer.
2. **Roll Call**  
All directors present.
3. **Public Input**  
Public input was heard.
4. **Discussion/possible action regarding April 2024 Board of Director minutes**  
Motion by Esteban Esquivel, seconded by Gary Jacob to approve the minutes as printed.  
Motion passed unanimously.
5. **Medical Staff Report**  
No Medical Staff Report at this time.
6. **Discussion/possible action regarding the appointment of Dr. Sandra Mun, Radiology Associates**  
Motion by Bobbie Collom, seconded by Esteban Esquivel to appoint Dr. Sandra Mun to have privileges as a remote radiologist with Radiology Associates. Motion passed unanimously.
7. **Discussion/possible action regarding financial report**  
Nicholas Lewis presented the financial report. The nursing home has 21 residents and has lost \$1.1 million through fiscal year April 2024. The district has \$4.6 million in liabilities. The district is down \$2 million in outpatient services. There are a number of incomplete records that have not been completed or billed. Emergency room visits are down. Payroll is approximately \$250,000.00 per cycle and approximately \$60K-\$65K for employee insurance benefits per month. Received a letter from CMS that the clinic owes \$208K back to CMS. Motion by Esteban Esquivel, seconded by Bobbie Collom to accept the financial report.  
Motion passed unanimously.
8. **Discussion/possible action regarding PTO payout for resignations in compliance with notification policy**  
Nicholas Lewis reported there are several employees that have resigned and given proper notice. These employees are due their PTO payout. The amount of PTO owed needs to be provided to the Board of Directors. Motion by Esteban Esquivel, seconded by Melinda Meyers to table the item.
9. **Discussion/possible action regarding increasing the loan from The First State Bank in Abernathy not to exceed by \$150,000.00**  
Motion by Esteban Esquivel, seconded by Bobbie Collom to hold funds until they are needed.  
Motion passed unanimously.

**10. Discussion/possible action regarding increasing the length of the Medicare cost report payback**

Nicholas Lewis stated he has not heard from Medicare on the length of time for the cost report payback. There could be an interest rate of 12.5% charged. Motion by Esteban Esquivel, seconded by Bobbie Collom to enter into an agreement with Medicare on the payback.

**11. Discussion/possible action regarding the method and transactions for selling the property at 500 S. Main Winters, TX 79567**

Discussion held regarding sale of building. Earnest money could be collected, at least 10% of bid, letter of credit from banking institute may be needed. Funds would be due three days from awarding a bid. Thirty days to close deal. No action taken.

**12. Discussion/possible action regarding the method and transactions for selling the property at 106 N. Main and 108 N. Main Winters, TX**

Motion by Johnny Bob Pritchard, seconded by Bobbie Collom to add any additions to the sale that Attorney Kenneth Slimp may have. Motion passed unanimously.

**13. CEO Report**

- a. State of Texas Grant Report-Nicholas Lewis has a weekly meeting with the State of Texas. Solvency plan is in good order.
- b. Nursing Home Management Agreement-Management agreement is available. More information will be coming to Nicholas Lewis.
- c. Texas HHSC Pricing Transparency Fine-Will be approximately 4-6 weeks to receive information regarding the transparency fine. Fine could be \$10.00 a day due to revenue being under \$10 million.

**14. Adjourn**

Motion by Esteban Esquivel, seconded by Bobbie Collom to adjourn the meeting at 8:05pm. Motion passed unanimously.



Secretary