

**LAKE SHORE HOSPITAL AUTHORITY  
BOARD OF TRUSTEES**

**Minutes**

**Regular Meeting  
April 14, 2008**

**Present:** Jack Berry  
Marc Vann  
Audre' Washington

Bruce Naylor  
Dr. Robin Hall

**Also Present:** Lynn Witt  
Ed Lenhart  
Neerav Jadeja  
Jody DuPree  
Tony Britt, Lake City Reporter  
Karl Burkhardt, Lake City Journal

Rhonda Sherrod  
Dewayne Roark  
Barbara Sparks  
Curt McDonald  
Bill Freeman

**Public:** Stewart Lilker

**CALL TO ORDER**

The Regular Meeting of the Lake Shore Hospital Authority Board of Trustees was called to order by Chairman Jack Berry at 5:18 PM in the First Floor Conference Room at Shands at Lake Shore, Inc.

**CONSENT AGENDA**

March check registers were presented to the Board for approval.

Motion: Bruce Naylor made a motion to approve check numbers 1863-1884 from the Leasehold Fund and check number 128 from the Patient Care Fund.  
Dr. Robin Hall seconded the motion. All were in favor. Motion carried.

**APPROVAL OF MINUTES**

After review of the minutes from the March 10, 2008 Regular Meeting and the March 25, 2008 Workshop, motions were made.

Motion: Marc Vann made a motion to approve the March 10<sup>th</sup> minutes. Audre' Washington seconded the motion. All were in favor. Motion carried.

Motion: Bruce Naylor made a motion to approve the March 25<sup>th</sup> minutes. Marc Vann seconded the motion. All were in favor. Motion carried.

**PUBLIC COMMENTS**

Stewart Lilker questioned check #1875 from the Leasehold Fund check register payable to the Ritz Carlton Orlando. He was informed that it was for Board training for Audre' Washington. Stewart Lilker asked again "what is the LSHA supposed to do" and he also inquired about the need for the "Administrative Complex" for one employee, and finally, he questioned the placement of funds into Columbia Bank.

### **APPROVAL OF INVOICES**

#### **Shands Assistance Program**

After review of March 2008 patient charts by Jack Berry, an invoice from Shands at Lake Shore Assistance Program was presented in the amount of \$177,825.25. Jack informed the Board that Shands now has an employee actively helping to enroll patients in Medicaid and it has made a substantial difference in the amount spent for Indigent Care.

Motion: Dr. Robin Hall made a motion to approve the invoice and Audre' Washington seconded the motion. All were in favor. Motion carried.

#### **3<sup>rd</sup> Qtr. ACHA State Medicaid Payment**

An invoice in the amount of \$713,781.00 was presented for payment.

Motion: Dr. Robin Hall made a motion to approve payment to ACHA. Audre' Washington seconded the motion. All were in favor. Motion carried.

#### **Shands Pay Request #52**

After review by Richard Powell, an invoice was submitted totaling \$38,117.84 for reimbursement to Shands for construction projects.

Motion: Dr. Robin Hall made a motion to approve the Pay Request. Audre' Washington seconded the motion and questioned the progress of the elevators. All were in favor. Motion carried.

#### **Feagle & Feagle, Attorneys, P.A.**

An invoice in the amount of \$4,587.50 for 1<sup>st</sup> quarter legal services was submitted for payment.

Motion: Audre' Washington made a motion to approve payment to Marlin Feagle. Dr. Robin Hall seconded the motion. All were in favor. Motion carried.

Bruce Naylor requested a breakdown with the next quarter billing.

#### **Scottsdale Insurance Company**

An invoice in the amount of \$3,707.71 for the renewal of the General Liability insurance was presented for payment.

Motion: Marc Vann made a motion to approve the payment. Audre' Washington seconded the motion. All were in favor. Motion carried.

### **UNFINISHED BUSINESS**

#### **Update on Property Activities**

##### *Hacker Property:*

In the absence of Marlin Feagle, Jack reported that the Hacker account had been filed in Small Claims Court and is waiting for service.

##### *Prevatt Property:*

Jack reported that the Prevatt account had been filed in Small Claims Court and is waiting for service.

*Keaton Property:*

Jack reported that he had been in negotiations with Mr. Keaton, who is requesting that the LSHA pay closing costs of \$3,200.00.

Motion: Dr. Robin Hall made a motion to approve the appraised price of \$256,000.00 and \$3,200.00 in closing costs for the purchase of the Keaton property. Marc Vann seconded the motion. Jack noted that the renters would be given three (3) months to vacate from the time of closing and they would pay \$650.00 per month in rent. All were in favor. Motion carried.

Jack also reported that he had been in negotiations with the State Attorney's office and the County in regards to bringing in a Medical Examiner's office that would serve the entire Third Judicial Circuit. He informed the Board that Dale Williams had made a request for a ten (10) year time period at \$1 per year rent on the Sawyer Gas building, they would renovate the building, and at the end of ten years, a lease could be negotiated. Jack suggested putting a 90 day offer on the table. There was discussion as to the location being used for that purpose.

Motion: Marc Vann made a motion authorizing Jack Berry to continue to negotiate and to report back to the Board. Audre' Washington seconded the motion. All were in favor except Dr. Robin Hall, who was opposed to the location. Motion carried.

Report on Downtown and Neighborhood Dev. Committee

Marc Vann reported that there had not been a meeting last month.

Hospital Update

*Fast Track Patients:*

Rhonda Sherrod reported on the number seen and the charges for Fast Track patients in March.

*Capital Projects:*

Ed Lenhart reported on the progress of various projects.

*RFP's for Facility Condition Assessment:*

Ed referred to the spreadsheet that had been distributed. He explained the parts of the RFP and discussed the four (4) engineering firms that responded to the RFP. He strongly recommended putting together a subcommittee to review proposals, interview, and come back to the Board with recommendations. There was discussion on the extreme differences in proposals. Jack appointed Marc Vann, Ed Lenhart, Jody DuPree, and Richard Powell to a committee that will do a more in depth study and report back to the Board at the next meeting.

Administrative Complex Drawings

Bill Freeman, Freeman Design Group, presented a proposed site plan, with drawings showing thirty-four (34) parking spaces at the Complex. He also showed the Board drawings that reflected a modernized version of the "old Jail". He discussed the "new standard" for the medical campus. In closing, he presented a rendering of the building using stucco banding and a metal roof that completely changed the look. Dr. Robin Hall

recommended a tour of the building before work began. There was some discussion regarding the cost of renovations.

RFP for Demolition of Admin. Complex

Jack referred to the RFP for Demolition that had been sent out and reported that he had sent it to three qualified companies. He opened sealed bids and the results are as follows:

O'Neal Construction	\$107,690.00
Castagna Construction	\$106,500.00
J.L. DuPree Construction	\$ 97,900.00

Motion: Dr. Robin Hall made a motion to approve the Proposal for Demolition from J.L. DuPree Construction. Bruce Naylor seconded the motion. It was discussed that permitting will begin immediately. All were in favor. Motion carried.

**NEW BUSINESS**

Surplus Equipment

In a letter presented to the Board, a Dell Monitor, keyboard, and four (4) Atlas telephones were requested to be considered surplus and for donation.

Motion: Bruce Naylor made the motion declaring the property surplus. Marc Vann seconded the motion. All were in favor. Motion carried.

Private Prison Refund

A letter from Ronnie Brannon, Tax Collector, had previously been distributed.

CD Renewal

Sue Frazee reported that three (3) CD's currently at Peoples State Bank were maturing on May 16, 2008.

Motion: Marc Vann made a motion authorizing an RFP for rates to be distributed and then awarded at the next Regular Meeting. Audre' Washington seconded the motion. All were in favor. Motion carried.

Proposals – Bathroom Addition

A recap of proposals for the bathroom addition was presented. Bids were as follows:

Castagna Construction	\$3,340.00
J.L. DuPree Construction	\$2,966.18

Motion: Audre' Washington made a motion approving J.L. DuPree Construction to do the addition at the Authority's office. Dr. Robin Hall seconded the motion. All were in favor. Motion carried.

Proposals – Telephone System

A recap of proposals for a small telephone system was presented, as follows:

Kennedy Communications	\$2,278.00
Intella Communications	\$1,596.00

Motion: Marc Vann made a motion authorizing the purchase of a telephone system from Intella Communications. Audre' Washington seconded the motion. All were in favor. Motion carried.

**ANNOUNCEMENTS AND ADJOURNMENT**

- Regular Meeting: Monday, May 12, 2008 at 5:15 PM.
- Audre' Washington will audit patient charts for April.

There being no further business, the meeting adjourned at 6:43 P.M.

Respectfully submitted,

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Marc Vann, Secretary/Treasurer

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Date of Approval