

**LAKE SHORE HOSPITAL AUTHORITY
BOARD OF TRUSTEES
Minutes - Special Meeting
June 2, 2022, 5:15 p.m.**

This meeting was conducted as a public meeting and a virtual meeting.

Present: Brandon Beil, Chair
Stephen M. Douglas, Vice-Chair

Lory Chancy – Secretary/Treasurer
Don Kennedy, Trustee

Absent:

Also

Present: Dale Williams, Executive Director
Cynthia Watson, LSHA Staff
Fred Koberlein, Attorney
Dwayne Cunningham, Director of Facilities
Karl Plenge, NOC
Lee Pinchouck, FGC
Richard Powell, Accountant
Rachael Bjorklund
Angela Weiser
Lindsey Covington
Amber Cordero
Lex Carswell, School Superintendent
John Kuykendall
Rob Summerall
Koby Adams
Stew Lilker, Col. Cty. Observer

Sonja Markham, LSHA Staff
Liz Porter
Morgan McMullen, Reporter
Barbara Lemley
Jill Adams, CEO HCA Florida
Samuel Boadi, HCA Florida
Paula Land
Sylvia Louis
Randy Hobby, HCA Florida
Lauri Adams, Multi-Specialty
Chase Moses
Dennille Decker, The Blanche
Noah Walker
Miguel Tepedino, North Fl. Family
Medicine
Andrew Porter

1 participant participated in the LSHA Virtual Special Board Meeting.

CALL TO ORDER

The Lake Shore Hospital Authority Board Meeting was delayed due to a Trustee travel issue. Chairman Beil called the in person/virtual Special Meeting to order at 5:32 pm. Chairman Beil called for additions/deletions to the agenda. There were none. Chairman Beil called for a Motion to approve the Agenda. **Motion** by Mr. Stephen Douglas. **Second** by Mr. Don Kennedy to approve adoption of the Agenda. All in favor. **Motion carried.**

NEW BUSINESS

The purpose of the Special Meeting is to discuss and to take possible action on the Statement of Interest proposals (2nd offer) from parties interested in utilizing The Lake Shore Hospital Campus (all or part) to provide medical care/or other services to the citizens of Columbia County through a partnership with the Authority.

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Presentation from Florida Gateway College. Presenters were:

Dr. Lawrence Barrett
Mrs. Jill Adams

Handouts provided by Dr. Barrett and Mrs. Adams (attached to meeting minutes)

Trustees asked various questions to the presenters.

INDIVIDUAL APPEARANCES

Public Comments by Mrs. Barbara Lemley and Mr. Stew Lilker.

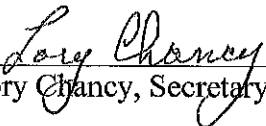
BOARD MEMBER COMMENTS

There were none.

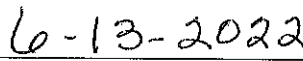
Chairman Beil called for a Motion to adjourn meeting.

Meeting adjourned.

Respectfully submitted,



Lory Chancy, Secretary/Treasurer



Date of Approval

01 PROPOSAL

Florida Gateway College and The Foundation for Florida Gateway College request the Lake Shore Hospital Authority transfer ownership of the Main Hospital Building, Land, and \$12 million to The Foundation for Florida Gateway College for repairs and development of the FGC Downtown Campus by December 31, 2022.

Florida Gateway College will seek funding from other sources of approximately \$3 million for repurposing areas of the building to create the FGC Downtown Campus.

Florida Gateway College will seek operating costs for the campus from the Florida State Legislature. It is estimated that \$2.3 million will be needed for recurring operational expenses per year.

02 POTENTIAL PARTNERS

All potential partners have existing ties to Columbia County.

Healthcare provider who could relocate its Occupational Health Care Clinic and operate an exclusive Sick Clinic for Lake Shore Hospital Authority clients.

Pharmacy to operate on regular hours

Inpatient medical research clinic for both Lake Shore Hospital Authority Clients and entire regional population.

Medical examiner's office

Charter School for Health Sciences

03 FGC CONTRIBUTION

FGC will seek out additional funding for repurposing areas of the hospital. A total of approximately 400 students will attend the downtown campus. It is anticipated that additional healthcare and non-care programs will be added at this campus.

In addition, 19 current FTE's (full time employment) will be moved to this campus. Also, an additional 8 FTE's will be added to this campus.

04 ECONOMIC IMPACT

It is estimated that the initial project (renovations and repurposing building) will bring in \$13.5 million in direct economic impact to the community. With the number of contractors working on building, the multiplier effect is approximately \$30 million.

Once the Downtown Campus opens (estimated 2024), the direct economic impact on the downtown Lake City Community is approximately \$7.7 million per year.



05 RECORD OF ACHIEVEMENT

Olustee Campus - \$6 million of expansions and renovations leveraging federal, state, local and private donors. This initiative has led to a significant increase in enrollment at this campus.

STEM Building - \$12.8 million project opening on June 30, 2022. This project will be completed two months earlier than expected and within budget.

Boys Club of Lake City - \$200,000 renovation after receiving the neglected property through a donation to The Foundation for FGC. The property is utilized for underrepresented children and will host FGC summer camps and potential after school programs.

FGC Lake City full Campus renovation and energy savings program for HVAC. Over the past two years the entire HVAC system has been replaced for \$8.3 million.

HCA Florida Lake City Hospital

HCA Florida Lake City Hospital has provided quality healthcare to Columbia, Suwannee and Hamilton counties for over 60 years. We are a 113-bed comprehensive facility offering medical and surgical programs including 24/7 emergency care, heart care, orthopedics, cancer care, imaging and rehabilitation services. We are an Accredited Chest Pain Center. We have also been named a Joint Commission Top Performer on Key Quality Measures for four consecutive years.



700 +

Current number of employees



169

New positions budgeted with expansions



25 +

Total new graduates hired YTD



39,754

Uninsured or underinsured ER visits and admissions in 2021

Expanding care close to home

- ✓ Opened in July 2021, \$5.6 million inpatient expansion to add 12 additional beds and 13 full-time employees
- ✓ Completed in 2022, \$3.2 million inpatient MRI upgrade
 - \$41.4 million expansion project including increased inpatient care, emergency department growth and patient support services expansion to add 10 additional beds and 69 budgeted full-time employees
 - \$103 million tower development to add 28 additional beds including 10 ICU beds, cath lab expansion, surgical services growth and 86 budgeted full-time employees

Strengthening the workforce

- Creating 169 full-time employee positions in the workforce
- Providing support for educational opportunities in the healthcare industry
- Hiring new graduates from Florida Gateway College

Supporting the community

- Relocation plans for occupational health program
- Potential exclusive sick clinic for authority board clients
- Fostering patient education and direction to authority board supported primary care clinics
- Expanding services to potentially provide 24/7 STEMI, increase vascular procedures and introduce ortho spine procedures

Sonja Markham

From: ALTON HINES <alh4fsu@comcast.net>
Sent: Thursday, June 2, 2022 9:41 AM
To: Sonja Markham
Subject: Lakeshore Hospital Authority

Dear Chairman Beil, Director Williams and Board members,

As you face the important task of deciding the future of Lake Shore Hospital, I'd like to share my thoughts on the issue. Decisions made today will have a critical impact on the future of our community.

Of the three options presented in the Lake City Reporter recently, the one that makes the most sense would be the partnership with Florida Gateway College for a nursing program. This option would bring the most value to the citizens of Lake City/Columbia County. Not only would this provide immediate jobs, but it would also provide fulfilling careers for graduates of the program.

There is a critical shortage of nurses nationwide. This program would help fill that need. And what better way to train these future medical professionals than in an actual hospital setting? Under the right direction, this program could become a model for other communities across the nation. And I have confidence that Dr. Barrett and the board of FGC would be capable of providing the leadership to make this partnership a tremendous success.

This option would also benefit the city by bringing hundreds of employees and students to downtown Lake City on a daily basis, providing potential customers to downtown shops and restaurants. And that's a win for all of us.

Thank you for your service to our community.

Regards,

Alton L. Hines
1487 SW King Road
Lake City, FL 32024

Sonja Markham

From: Regina Brown <rlb1216@gmail.com>
Sent: Thursday, June 2, 2022 11:58 AM
To: Sonja Markham
Subject: School for Nursing

To Members of the Lakeshore Hospital Authority

From some acquaintances of mine in the area, I heard you are considering the conversion of an old hospital into a school to train nurses. I have numerous friends and family members who are nurses, and I am keenly aware of the nursing shortage in our state, especially in our more rural areas. Since you already have a local hospital and access to other major hospitals in Gainesville and Jacksonville, creating a school for nursing seems to be an ideal solution that will serve your local community well into the future.

Regina Brown
727-243-0128

Sonja Markham

From: Raymond Johnson <rayscampaigning@yahoo.com>
Sent: Thursday, June 2, 2022 12:00 PM
To: Sonja Markham
Subject: Lake Shore Hospital Authority

To Whom it my Concern,

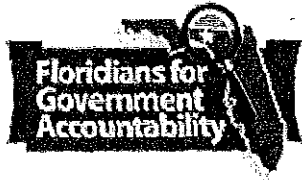
Through some pastors and friends of mine who know some people in the area, I have been made aware of an important decision you are about to make. I am sure you are well aware of the medical workforce shortage we are facing in our state. Especially nurses and physician assistants. Columbia County can take a huge and leading step forward by converting the old hospital into a school for training medical personnel. This would be a great idea for workforce development in a rural part of our state.

Thanks and God bless,

Raymond Johnson II
Biblical Concepts Ministries
904-338-4751

Sonja Markham

From: Brett Doster <fl4govacct@gmail.com>
Sent: Thursday, June 2, 2022 12:14 PM
To: Sonja Markham
Subject: Lake Shore Hospital Authority



June 2, 2022

Lake Shore Hospital Authority,

As a government watchdog organization, we have become concerned with the various taxing authorities around our state that have powers of taxation without elected representation.

We have become aware of an opportunity before you that, with serious and unbiased resolve, your authority could move forward with which would be in the best interest of your community.

A logical and effective approach to dealing with your assets and authority would be to convert your old hospital into a college for nurses and physician assistants to meet the medical workforce shortage needs in your area. Then, take your existing \$20 Million surplus and convert it into an indigent care fund or return the money to the taxpayers of Columbia County. Finally, for the benefit of your community, change the Authority to cease its power to tax.

Thank you for your thoughtful consideration.

Jim Hart, Chairman
7371 Cox Road
Bascom, Florida 32423

Sonja Markham

From: Karen Sapp <standnfl@gmail.com>
Sent: Thursday, June 2, 2022 1:45 PM
To: Sonja Markham
Subject: Lake Shore Hospital Authority,

June 2, 2022

To the Lake Shore Hospital Authority,

There is a serious shortage of nurses in our state, which can especially be found in north Florida and panhandle area. Columbia County has a wonderful opportunity to take some leadership in addressing this problem.

I understand you are contemplating the conversion of an old hospital into a college for nursing. Since there is already an existing hospital locally for immediate emergencies, and with easy access to more technical hospitals in Tallahassee, Gainesville, and Jacksonville, this would be a great idea for local workforce development and attending to the local nursing shortage.

We are hoping you decide to take the course to help improve the future of healthcare in Florida's rural areas.

Sincerely,

David Biddle, Board Member
5579 SE 91st Trail
Trenton, FL 32693

