

**LAKE SHORE HOSPITAL AUTHORITY
BOARD OF TRUSTEES**

Regular Meeting – August 14, 2023, 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

Also

Present: Dale Williams, Executive Director
Todd Kennon, Attorney
Richard Powell, Accountant
Barbara Lemley

Sonja Markham, LSHA Staff
Karl Plenge, NOC
Morgan McMullen, Reporter
Dwayne Cunningham, Director of Facilities
Operations

5 participants participated in the LSHA Virtual Regular Board Meeting.

CALL TO ORDER

Chairman Beil called the in person/virtual August 14, 2023, Regular Meeting to order at 5:15 P.M. Chairman Beil called for additions/deletions to the Agenda. There were two (2). 1. Discussion and possible action re: Bedoya Building Demolition Change Order. 2. The Contract between Authority and OCD, provider of janitorial services to the Authority. **Motion** by Mrs. Lory Chancy to approve adoption of the Agenda with the two (2) additions. **Second** by Mr. Stephen Douglas. All in favor. **Motion carried.**

INDIVIDUAL APPEARANCES

Barbara Lemley.

CONSENT AGENDA

Chairman Beil called for a Motion to approve the Consent Agenda. **Motion** by Mrs. Lory Chancy to approve adoption of the Consent Agenda. **Second** by Mr. Stephen Douglas. All in favor. **Motion carried.**

NEW BUSINESS

Discussion and possible action – OCD

Mr. Williams informed the Board the principal of OCD Pro Clean is now deceased. OCD has changed ownership to OCD Cleaning 904, LLC. OCD Cleaning 904, LLC would like a new agreement with the new name, with the same terms and conditions. Mr. Williams asked for approval from the Board to allow an assignment to OCD Cleaning 904, LLC. **Motion** by Mrs. Lory Chancy to transition from OCD Pro Clean to OCD Cleaning 904, LLC. **Second** by Mr. Stephen Douglas. All in favor. **Motion carried.**

Discussion and possible action – Disposition of Record Storage Building

Mr. Williams updated the Trustees of conversations with Mr. David Kraus. Mr. Williams suggested making changes to the existing agreement between the Authority and the County and adding the record storage building. At this time there will be five (5) changes to the existing agreement and this agreement will be brought back to the Trustees for their approval as soon as it is prepared.

Discussion and possible action – Lake Shore Hospital Emergency Management

Mr. Williams updated the Trustees on the emergency management trailers and their contents. The staff recommendation is to allow Columbia County Emergency Management to identify what materials, equipment, and supplies within the trailers they would like to transfer. Any non-transferred materials, equipment or supplies will be sold as surplus. **Motion** by Mr. Don Kennedy to allow the County to take possession of the contents of the three (3) trailers including the three (3) trailers. The property the county does not desire to utilize is to be declared as surplus and disposed of appropriately. **Second** by Mr. Stephen Douglas. All in favor. **Motion carried.**

Discussion and possible action – Auto Liability, Property Coverage and Workers Compensation Renewal 2023-2024

Mr. Williams informed the Trustees last year the premium was \$191,454.00, this year the premium has increased to \$291,321. Discussion regarding the value placed on the hospital building. Mr. Williams requested authorization from the Trustees to speak with the underwriter and have Mr. Kennon participate in this conversation. Mr. Williams will come back to the Board at the September 11th meeting with answers and/or options.

Discussion and possible action – City of Lake City re: Donated lots

Mr. Williams gave the Trustees an update. Discussion. **Motion** by Mr. Don Kennedy for Mr. Williams to write a detailed letter to the City Manager, Mr. Dyal and request the specifics as to their current needs for the donated lots. **Second** by Mr. Stephen Douglas. All in favor. **Motion carried.**

Update – Contract with EM PALS (Emergency Physicians at Lake Shore)

Mr. Kennon informed the Trustees the Ground Lease has been approved by all parties. The next step will be to work on the proposed financial agreement. More updates will be available at the September meeting.

Update – Contract with Meridian Behavioral Healthcare

Mr. Kennon informed the Trustees Meridian is requesting to purchase the hospital building. Discussion. The Trustees are asking Meridian to have paperwork prepared by the September meeting.

UNFINISHED BUSINESS

Mr. Williams informed the Trustees of the additional foundation Florida Fill and Grading found and removed when the demo of the Bedoya Building was in progress. There was an additional cost to Florida Fill and Grading to remove the foundation. Florida Fill and Grading gave a cost of \$4,500.00 for the additional work. **Motion** by Mrs. Lory Chancy to pay the additional \$4,500.00. Mr. Don Kennedy asked for an amendment to the Motion for documentation for over and above costs for the file. **Motion amended** by Mrs. Lory Chancy. **Second** by Mr. Stephen Douglas. All in favor. **Motion carried.**

STAFF REPORT

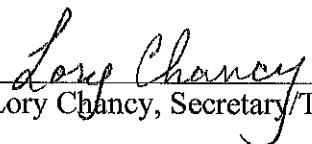
The staff report is in the Trustee packets.

BOARD MEMBER COMMENTS

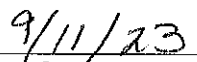
None.

Chairman Beil adjourned meeting. Meeting adjourned.

Respectfully submitted,



Lory Chancy, Secretary/Treasurer



Date of Approval