



**KANE COUNTY HUMAN RESOURCE SPECIAL SERVICE DISTRICT
DBA KANE COUNTY HOSPITAL
REGULAR BOARD MEETING**

Date: October 8, 2024

Place: KANE COUNTY HOSPITAL CONFERENCE ROOM
355 North Main Street
KANAB, UTAH 84741

TIME: 7:10 p.m.

Members present

Jeff Mosdell, Chairperson; Dr. Stuart Allan, Vice-Chairperson; Marybeth Kuntz, Board Member; Dr. Bruce Goldberger, Board Member; Chad Szymanski, Board Member; Maggie Browning, Secretary (TEAMS); and Ben Beckstead, Treasurer.

Ex-Officio Member

Kurt Loveless, CEO and Dr. Lance Allen

Staff Present

Stephen Howells, CFO; Shauna Crosby, EA; Kim Nuttall, HR; Julia Sbragia, CNO, Ben Armstrong, EMS

Guests Present: Johnathan Ward, Zions Bank (Teams); Patty Kubeja, Commissioner, Commissioner Heaton (TEAMS)

Excused:

Mr. Mosdell welcomed everyone to the meeting.

Mr. Mosdell asked for the approval of the consent agenda. Mr. Mosdell asked if anyone has any questions concerning the approval of minutes, nursing report, human resource report, and ambulance transport reports.

Ms. Kuntz made a motion to approve the consent agenda seconded by Dr. Goldberger. All in favor-Motion carried.



Medical Staff

Dr. Lance Allen reported that there has been notable improvement in the issues associated with the Cerner system. Furthermore, our collaboration with Ms. Sbragia continues as we address several outstanding items to enhance overall functionality.

New Business

Nursing Department

Ms. Sbragia highlighted the urgent need to replace the beds and mattresses in the acute care unit as well as the bed frames in the long-term care facility. To address this, she presented a comprehensive PowerPoint detailing a bid proposal that includes 15 new bed frames, 24 mattresses, and 15 overbed tables, which would fully replace the long-term care beds and upgrade the acute care mattresses that have been the subject of patient complaints, particularly regarding their inadequate thickness for patients who stay longer than 24 hours. Among the proposed equipment, there is a bariatric bed designed to accommodate end-of-life care and to facilitate closeness with family members, priced at \$18,188.37 after a substantial 43% discount. The total bid amounts to \$127,557.40, reflecting discounts of 40% on the bed frames, 3% on patient helpers and bed extensions, and a 38% discount on the overbed tables. Mr. Mosdell proposed that the Auxiliary sponsor this project, allowing for a clear acknowledgment of their contribution through tagging the new beds. In response to Dr. Goldberger's inquiry about the disposition of the old beds, Dr. Stuart Allan suggested considering a trade-in or alternative marketing strategies to offset costs. Ms. Sbragia agreed to collaborate with Mr. Jones to explore these options further. Mr. Loveless emphasized the advantages of the new beds, particularly their innovative folding mechanism that enhances patient safety. Following these discussions, Mr. Mosdell asked for a motion to accept the Umano bid, conditional on investigating potential cost recovery strategies for the existing beds. Dr. Goldberger suggested that we promote this within the community and newspaper.

Ms. Kuntz made a motion to approve the purchase of the Umano beds up to \$127,557.40 and the end-of-life bed at \$18,188.37 with looking at recouping some costs on the current beds seconded by Dr. Goldberger. All in favor motion carried.

Human Resources

Ms. Nuttall announced that the upcoming art reception is scheduled for October 17th at 5:30 PM, with refreshments to be served in the hospital waiting room. Additionally, the Auxiliary has requested the installation of security cameras to enhance monitoring of various areas. As part of this initiative, we will repurpose some of the cameras that are being replaced from the hospital. The Auxiliary is also actively seeking more volunteers to assist at the thrift store.



Mr. Loveless presented on the screen the proposed site plan to the city. On 300 avenues to the main entrance of the building and actually showed our property line. All of the parking is on the street and required parking spaces are not enough for the building ordinances. Even adding the on-street parking, so the city has required us to do a Development agreement that was in the packet for you to review. What this entails is in exchange for using the street parking as well as the parking above, we are going to move the center line closer to the hospital, and we will put angular parking in front of the library. We absorb the cost of painting and striping of the street. The agreement then says that in exchange for that they will allow us use the parking, it is still there and they will waive the parking requirement. That will meet our figures for the new building. The striping will be approximately \$15,000 to move the line and striping. Then going forward we will have to maintain and repair the road on the angular parking on main street. Mr. Mosdell and Mr. Loveless talked and reviewed with the attorneys.

Mr. Beckstead made a motion to approve the Development Agreement with Kanab City seconded by Ms. Kuntz. All in favor-motion carried.

Mr. Beckstead inquired whether the city has conducted calculations to assess the long-term parking requirements and whether there is sufficient parking capacity. He also raised the possibility that if city offices are relocated from across the street, additional parking may be necessary. Mr. Loveless mentioned his discussions with Kyler regarding the city's plans for the property located at the corner of the city parking lot, near the electric car charging station. There is no interest from the city in acquiring this property, as potential collaboration with the hospital for a land swap. We have the option for expanding the driveway and implementing dual parking to create more available spaces. With an adequate space between the trees and the hospital building, we could potentially accommodate up to 26 additional parking spaces if needed.

Mr. Loveless conducted a review of the 2024 accomplishments and provided an update to the board. I have attached the detailed list for your review.

Mr. Mosdell and Mr. Beckstead will be having a meeting to review Mr. Loveless for his yearly evaluation.

Mr. Loveless informed us that Stacy Cantu has entered into a contract with Rural 9 to provide training and evaluation services. Ms. Cantu is scheduled to conduct a training session for board members on December 12th. During this session, she will reach out individually to discuss each member's role and facilitate a comprehensive board evaluation. Following this evaluation, Ms. Cantu will present her findings during our January board meeting. Mr. Mosdell



noted that Ms. Cantu's assistance last year was invaluable. In light of her upcoming report, Mr. Loveless proposes to hold the Strategic Planning meeting subsequent to her January presentation.

Mr. Loveless, Dr. Goldberger and Mr. Mosdell will be attending the UASD conference on November 6th.

Mr. Mosdell would like the board to have a special meeting to review and discuss what we learned at the conference. Succession plan and if we need to have a committee and how we need to address that. Ms. Crosby will work on scheduling that with the board members.

County Commission

Commissioner Kubeja inquired about the details of the bond resolution, to which Mr. Loveless responded that the total bond amount will be \$20 million, while the entire project, including all associated soft costs, is estimated to reach \$32 million. The construction costs for the building itself are projected at \$26.7 million. Additionally, Commissioner Kubeja sought information regarding the current medical staff. Mr. Loveless provided the following details: Dr. Lyman, an orthopedic surgeon; Dr. Hewitt, a specialist in sports medicine; Dr. Stewart and Dr. Clark, both podiatrists; and Dr. Ripley, a general surgeon.

Committee Reports

Planning:

Ms. Browning referred Mr. Loveless to review the recent planning meeting outcomes. Mr. Loveless confirmed that the Development Agreement previously discussed was part of the meeting discussions. Currently, Ms. Kuntz is participating in construction meetings, which are still in the basic planning phase. Discussions also included county-wide emergency medical services (EMS) and fire coverage. Mr. Loveless held a meeting with the city manager, fire chiefs, and three county commissioners to explore various ideas for a county-wide plan. The preferred concept involves creating a unified county-wide fire service, necessitating collaboration among all municipalities and Special Service Districts (SSDs). While Cedar Mountain, Alton, Orderville, and Glendale have opted not to participate, Kanab City and Big Water expressed interest in joining the initiative. Another consideration discussed was the potential to expand existing fire responsibility districts to cover untaxed and unmanned areas of the county; however, the city declined this expansion. An alternative proposal is the establishment of a county-wide SSD designed to address service gaps. The county commissioners indicated that SSDs cannot overlap, requiring clear demarcation of boundaries where services are lacking. Any fee structures or tax levies will generate new revenue streams for fire and EMS services in the county, contingent upon community support for the initiative. The city has indicated a willingness to consider any proposed plans, with hopes that the county commissioner can collaborate with them to extend the current agreement, which expires on October 10th. Preparations must be in place before the February deadline, and no funds will be



collected until the SSD is formally established, followed by a public protest period. Mr. Loveless is scheduled to meet with Matt Fischer and Mark Habbeshaw to discuss the proposal, which could be presented to the city council on October 8th. Mr. Mosdell noted that the EMS Memorandum of Understanding (MOU) differs from fire coverage, and Mr. Loveless confirmed that the existing MOU pertains solely to EMS. Mr. Mosdell inquired of Mr. Armstrong whether extraction falls under EMS or fire services; Mr. Armstrong clarified that, in his experience, extraction is typically a function of the fire department, although it blurs the lines of responsibility. Both Mr. Mosdell and Mr. Loveless emphasized the need to clearly define these responsibilities in future MOUs. Mr. Loveless further explained that consultations with legal counsel indicate that effective EMS operations require apparatus such as the jaws of life, which could pose liability concerns for the city attorney if fire services are involved in such extrications. An agreement that allows the fire department to operate outside city limits is essential to mitigate these issues. Mr. Armstrong also pointed out that, within a centralized model, mutual aid requests for extraction services are not precluded. However, Mr. Loveless reiterated that the current MOU does not sufficiently cover these situations. Mr. Beckstead raised a question regarding whether the SSD would serve as a conduit for collecting fees and taxes from residents before engaging in MOUs with the cities; Mr. Loveless responded that the SSD would coordinate with the cities, noting that only three certified fire departments exist in the county, supplemented by several trained volunteers. Proposed funding sources would be allocated according to specified areas in need of support.

Finance:

Mr. Howells reported that the organization's revenue continues to exceed budget projections consistently. We are proactively addressing the challenges related to accounts receivable (A/R) as we transition from Change Healthcare. However, we have identified a billing error within Senior Life Services, which will require us to rebill all affected accounts.

Our operating loss has improved significantly, with figures showing a reduction of one million dollars compared to last year. Additionally, our actual net income has increased by one and a half million dollars, placing us in a positive financial position. We have conducted a thorough review of our financial statistics for budgetary purposes for 2023. The review includes four columns: actual performance, projected performance through June of this year, year-end estimates, and the proposed budget. We have identified an increase in revenue and have allocated additional resources for this growth through the end of the year.

Looking ahead to 2025, we have opted not to include an increase in our projections to maintain a conservative approach. In terms of compensation, we are reviewing salary adjustments, with plans to implement merit increases for high performers at 5% and an average increase of 3% for other employees. These figures are subject to change, and any necessary market adjustments will be made. Overall, the budget will accommodate a total salary and wage increase of 6%.



OLD BUSINESS

None

Mr. Mosdell moved to go into closed session to discuss personnel at 8:31 Kane County Hospital, 355 North Main Street, Kanab, Utah 84741.

Dr. Stuart Allan moved to adjourn the meeting at 8:46 p.m. at Kane County Hospital, 355 North Main Street, Kanab, UT 84741 with a second by Ms. Kuntz. All in favor- Motion carried.

Mr. Jeff Mosdell, Chairperson