

**TRI-CITY HEALTHCARE DISTRICT
AGENDA FOR A REGULAR MEETING
February 25, 2021 – 3:30 o'clock p.m.**

In accordance with the current State of Emergency and the Governor's Executive Order N- 25-20, of March 4, 2020, and N-33-20 of March 19, 2020 a virtual platform and/or teleconferencing will be used by the Board members and appropriate staff members during this meeting. Members of the public will be able to participate by telephone, using the following dial in information:

**Dial in #: (669-900-6833) To Listen and Address the Board when called upon:
Meeting ID: 897 5507 5255; Passcode: 933802**

The Board may take action on any of the items listed below, unless the item is specifically labeled "Informational Only"

	Agenda Item	Time Allotted	Requestor
1	Call to Order	3 min.	Standard
2	Approval of agenda	2 min.	Standard
3	Roll Call / Pledge of Allegiance	3 min.	Standard
4	Public Comments – Announcement Members of the public may address the Board regarding any item listed on the Board Agenda at the time the item is being considered by the Board of Directors. Per Board Policy 19-018, members of the public may have three minutes, individually, to address the Board of Directors. NOTE: Members of the public may speak on any item not listed on the Board Agenda, which falls within the jurisdiction of the Board of Directors, immediately prior to Board Communications.	2 min.	Standard
5	January 2022 Financial Statement Results	10 min.	CFO
6	New Business – None	--	--
7	Old Business – None	--	--
8	Chief of Staff a) February 2021 Credentialing Actions and Reappointments Involving the Medical Staff and Allied Health Professionals as recommended by the Medical Executive Committee on February 22, 2021.	5 min.	COS

Note: Any writings or documents provided to a majority of the members of Tri-City Healthcare District regarding any item on this Agenda will be made available for public inspection in the Administration Department located at 4002 Vista Way, Oceanside, CA 92056 during normal business hours.

Note: If you have a disability, please notify us at 760-940-3347 at least 48 hours prior to the meeting so that we may provide reasonable accommodations.

	Agenda Item	Time Allotted	Requestor
9	<p>Consideration of Consent Calendar</p> <p><u>Requested items to be pulled require a second.</u></p> <p>(a) Consideration to approve a Physician Recruitment Agreement with Dr. Sarah Carroll for a term of 24 months, beginning March 1, 2021 through February 28, 2023, not to exceed a total amount for relocation assistance of \$5,000, and a sign-on bonus of \$35,000, for a total expenditure of \$40,000 in the form of a loan forgiven over a 24-month period.</p> <p>(b) Consideration to add Sarah Carroll, M.D. to the currently existing ED On-Call Coverage Panel for Otolaryngology for a term of 12 months, beginning March 1, 2021 through February 28, 2022.</p> <p>(c) Consideration to add Heather Chen, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 through June 30, 2022.</p> <p>(d) Consideration to add Eric Johnston, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 through June 30, 2022.</p> <p>(e) Consideration to add Vincent Q. Nguyen, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 through June 30, 2022.</p> <p>(f) Consideration to add Charles Zenzen, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 through June 30, 2022.</p> <p>(g) Consideration to approve the renewal of an agreement in which the Department of Navy will provide Emergency Medicine Resident trainees for a term of 58 months, beginning June 1, 2021 through March 31, 2026.</p> <p>(h) Consideration to approve an agreement in which Kaiser Foundation Hospitals, San Diego, will provide Emergency Medicine Resident trainees for a term of 51 months, beginning March 1, 2021 through June 30, 2025.</p> <p>(i) Consideration to approve the First Amendment Lease Renewal with Well Being Medical Clinic, Inc. for an additional one-year term, notice beginning March 1, 2021 through February 28, 2022. This proposal remains within the current fair market value rental rate of \$3.18 per square foot, for a monthly revenue of \$8,658.00, for a total revenue for the term of \$103,896.</p> <p>j) Consideration to authorize the Sixth Amendment Lease Renewal with Oscar Matthews, Inc. for an additional 17 months term, which shall be a month-to-month terminable upon 30 days written notice beginning March 1, 2021 through July 31, 2022. This proposal remains within the current fair market value rental rate of \$2.15 per square foot, for a monthly revenue of \$3,114.40, for a total revenue for the term of \$52,945.</p> <p>(k) Consideration to add Vista Community Clinic to the OB/GYN ED On-Call Coverage Panel for a term of 16 months, beginning March 1, 2021 and ending June 30, 2022.</p>	10 min.	Standard

	Agenda Item	Time Allotted	Requestor
	<p>(l) Board Committees</p> <p>A. Community Healthcare Alliance Committee (No meeting held in February, 2021)</p> <p>B. Finance, Operations & Planning Committee (No meeting held in February, 2021)</p> <p>C. Audit & Compliance Committee (No meeting held in February, 2021)</p> <p>D. Board Committee Assignments</p> <p>1. Finance, Operations & Planning Committee Chairperson: Director Grass Board Members: Directors Chaya and Sanchez Alternate Board Member: Director Younger</p> <p>2. Audit & Compliance Committee Chairperson: Director Gleason Board Members: Directors Coulter and Sanchez Alternate Board Member: Director Younger</p> <p>3. Community Healthcare & Alliance Committee (CHAC) Chairperson: Director Chaya Board Members: Directors Gleason and Sanchez Alternate Board Member: Director Coulter</p> <p>4. Ad Hoc Committee – CEO Goals & Objectives Chairperson: Director Grass Board Member: Tracy Younger</p> <p>(m) Minutes – Approval of: a) January 28, 2021, Regular Meeting b) February 4, 2021, Special Meeting</p> <p>(n) Meetings and Conferences – None</p> <p>(o) Dues and Memberships - None</p> <p>(p) Reports (a) Dashboard – Included (b) Construction Report – None (c) Lease Report – (January, 2021) (d) Reimbursement Disclosure Report – (January, 2021) (e) Seminar/Conference Reports – None</p>		<p>CHAC Comm.</p> <p>FO&P Comm.</p> <p>Audit, Comp. & Ethics Comm.</p> <p>Standard</p>
10	Discussion of Items Pulled from Consent Agenda	10 min.	Standard
11	Comments by Members of the Public NOTE: Per Board Policy 19-018, members of the public may have three (3) minutes, individually and 15 minutes per subject, to address the Board on any item not on the agenda.	5-10 minutes	Standard
12	Comments by Chief Executive Officer	5 min.	Standard
13	Board Communications (three minutes per Board member)	18 min.	Standard
14	Report from Chairperson	3 min.	Standard

	Agenda Item	Time Allotted	Requestor
15	Total Time Budgeted for Open Session	1 hour	
16	Adjournment		



TRI-CITY MEDICAL CENTER
MEDICAL STAFF INITIAL CREDENTIALS REPORT
February 10, 2021

Attachment A

INITIAL APPOINTMENTS (Effective Dates: 2/26/2021 – 1/31/2023)

Any items of concern will be “red” flagged in this report. Verification of licensure, specific training, patient care experience, interpersonal and communication skills, professionalism, current competence relating to medical knowledge, has been verified and evaluated on all applicants recommended for initial appointment to the medical staff. Based upon this information, the following physicians have met the basic requirements of staff and are therefore recommended for appointment effective 2/26/2021 through 1/31/2023:

- CARROLL, Sarah MD/Otolaryngology (ENT Associates)
- OTARODI, Karimdad MD/Orthopedic Surgery (Kaiser Permanente)
- SINGH, Anshuman MD/Orthopedic Surgery (Kaiser Permanente)
- SOHAL, Ravinder MD/Teleradiology (StatRad)



TRI-CITY MEDICAL CENTER
MEDICAL STAFF CREDENTIALS REPORT - 1 of 5
February 10, 2021

Attachment B

BIENNIAL REAPPOINTMENTS: (Effective Dates 03/01/2021 -02/28/2023)

Any items of concern will be "red" flagged in this report. The following application was recommended for reappointment to the medical staff office effective 03/01/2021 through 02/28/2023, based upon practitioner specific and comparative data profiles and reports demonstrating ongoing monitoring and evaluation, activities reflecting level of professionalism, delivery of compassionate patient care, medical knowledge based upon outcomes, interpersonal and communications skills, use of system resources, participation in activities to improve care, blood utilization, medical records review, department specific monitoring activities, health status and relevant results of clinical performance:

- ASSELIN, Lynette, DO/Pediatrics/Active
- BARAGER, Richard, MD/Nephrology/Active
- BARCO, Eric, MD/Internal Medicine/Active
- BURZYNSKI, Margaret, MD/Anesthesiology/Active
- CHOW, Chien-Hsiang, MD/Anesthesiology/Active Affiliate
- EBRAHIMI ADIB, Tannaz, MD/Obstetrics & Gynecology/Active
- FREDERIKSEN, Ryan, MD/Teleradiology/Active Affiliate
- FURUBAYASHI, Jill, MD/Teleradiology/Active Affiliate
- GOELITZ, Brian, MD/Interventional Radiology/Active
- GRANT, Colette, MD/Pediatrics/Active
- GREIDER, Bradley, MD/Ophthalmology/Active
- HELTON, Derek, MD/Oncology/Active
- IBRAHIM, Nagi, MD/Internal Medicine/Refer and Follow
- IACOBS, Karl, MD/Psychiatry/Active
- KALOOGIAN, Harold, DPM/Podiatric Surgery/Active
- KURIYAMA, Steve, MD/Infectious Disease/Active
- LEAN, Eva, MD/Radiation Oncology/Active
- LUSCHWITZ, Brian, MD/Pediatrics/Active
- MacEwan, Jennifer, MD/Otolaryngology/Active Affiliate



TRI-CITY MEDICAL CENTER
MEDICAL STAFF CREDENTIALS REPORT - 1 of 5
February 10, 2021

Attachment B

- MCGAHAN, Michele, MD/Diagnostic Radiology/Active
- MELLS, Cary, MD/Emergency Medicine/Active
- NEWMAN, Jeffrey, MD/Family Medicine/Active
- PANICKER, Harish, MD/Teleradiology/Active Affiliate
- POUNTNEY, Marlene, MD/Obstetrics & Gynecology/Active
- QUAN, Maria, MD/Obstetrics & Gynecology/Active
- SAHAGIAN, Gregory, MD/Neurology/Active
- SERDAREVIC, Hanna, MD/Anesthesiology/Active
- SHAFQAT, Ion, DDS/Oral & Maxillofacial Surgery/Refer and Follow
- SMITH, Mark, MD/Ophthalmology/Active
- SMITH, Richard, MD/Infectious Disease/Active
- TOOHEY, Tara, MD/Psychiatry/Provisional

CHANGE OF STATUS:

- LEBOVITS, Marc, MD/Otolaryngology

RESIGNATIONS: (Effective date 02/28/2021 unless otherwise noted)

Voluntary:

- BACH, Dianne, MD/Anesthesiology
- BAIRAMIAN, Jack, MD/Anesthesiology
- BOWLING, Anna, MD/Anesthesiology
- COHN, Ied, MD/Anesthesiology
- DOSHI, Sona, MD/Anesthesiology
- FELDMAN, Tatyana, MD/Anesthesiology



TRI-CITY MEDICAL CENTER
MEDICAL STAFF CREDENTIALS REPORT - 1 of 5
February 10, 2021

Attachment B

- GARRETT, Riley, MD/Anesthesiology
- LEE, Calvin, MD/Anesthesiology
- MASLIN, Benjamin, MD/Anesthesiology
- NGUYEN, Christine, MD/Internal Medicine
- PEROTTL, Deena, MD/Anesthesiology
- REYNOLDS, Alexandra, MD/Anesthesiology
- RICE, Camille, MD/Anesthesiology
- TO, Harrison, MD/Anesthesiology
- WALSH, Christopher, MD/Anesthesiology
- WOODWARD, Timothy, MD/Anesthesiology



TRI-CITY MEDICAL CENTER
MEDICAL STAFF CREDENTIALS REPORT – Part 2 of 3
February 10, 2021

REQUEST FOR EXTENSION OF PROCTORING REQUIREMENT

The following practitioners were given 18+ months from the last reappointment date to complete their outstanding proctoring. These practitioners failed to meet the proposed deadline and are approved for an additional three months to complete their proctoring for the privileges listed below. Failure to meet the proctoring requirement by **May 28, 2021** would result in these privileges automatically relinquishing.

- | | |
|--------------------------------|------------------------------------|
| • <u>AFRA, Robert, MD</u> | <u>Orthopedic Surgery</u> |
| • <u>FOSTER, Alexander, MD</u> | <u>Ophthalmology</u> |
| • <u>MOUKARZEL, Elias, MD</u> | <u>Obstetrics & Gynecology</u> |

AUTOMATIC RELINQUISHMENT OF PRIVILEGES

The following practitioners were given 6-18 (+) months from the last reappointment date to complete their outstanding proctoring. These practitioners failed to meet the proposed deadline. Failure to meet the proctoring requirement by **January 31, 2021** would result in these privileges automatically relinquishing.

- | | |
|---------------------------------|---|
| • <u>BUL, Hanh, MD</u> | <u>Cardiology</u> |
| • <u>COHEN, David, MD</u> | <u>Cardiology</u> |
| • <u>EL-SHERIEF, Karim, MD</u> | <u>Cardiology/Active</u> |
| • <u>FLORES, Edna, MD</u> | <u>Oncology</u> |
| • <u>MATTHEWS, Oscars, MD</u> | <u>Cardiology</u> |
| • <u>MOUSSAVIAN, Mehran, DO</u> | <u>Cardiology</u> |
| • <u>RYEL, Justin, MD</u> | <u>Emergency Medicine</u> |
| • <u>SMITH, David, DDS</u> | <u>Oral & Maxillofacial Surgery</u> |
| • <u>STERN, Mark, MD</u> | <u>Orthopedic Surgery</u> |

VOLUNTARY RELINQUISHMENT OF PRIVILEGES (effective February 26, 2021)

- | | |
|-------------------------------|------------------------------------|
| • <u>AFRA, Robert, MD</u> | <u>Orthopedic Surgery</u> |
| • <u>ANTOUN, David, MD</u> | <u>Internal Medicine</u> |
| • <u>MOUKARZEL, Elias, MD</u> | <u>Obstetrics & Gynecology</u> |



**TRI-CITY MEDICAL CENTER
MEDICAL STAFF CREDENTIALS REPORT – Part 2 of 3
February 10, 2021**

- PHAM, Martin, MD Neurological Surgery
- SHIN, Heamin, DPM Podiatric Surgery

ADDITIONAL PRIVILEGE REQUEST (Effective February 26, 2021)

The following practitioners requested the following privilege(s) and met the initial criteria for the privilege(s):

- KHOSLA, Ankaj MD Radiology



TRI-CITY MEDICAL CENTER
CREDENTIALS COMMITTEE REPORT – Part 3 of 3
February 10, 2021

PROCTORING RECOMMENDATIONS

- | | |
|-------------------------------|--|
| • <u>BHATIA, Shagun MD</u> | <u>Ophthalmology</u> |
| • <u>BLAKER, Kristen MD</u> | <u>General/Vascular Surgery (Colon and Rectal)</u> |
| • <u>KHOSLA, Ankaj MD</u> | <u>Radiology</u> |
| • <u>MITCHELL, Charles MD</u> | <u>Radiology</u> |
| • <u>MOVAGHAR, Mansoor MD</u> | <u>Ophthalmology</u> |
| • <u>SHUMPERT, Stephen MD</u> | <u>Anesthesiology</u> |
| • <u>YUNG, Aaron MD</u> | <u>Cardiology</u> |



TRI-CITY MEDICAL CENTER
INTERDISCIPLINARY PRACTICE COMMITTEE REPORT
FEBRUARY 10, 2021

Attachment C

PROCTORING RECOMMENDATIONS

- RIVERA, Stephan PAC Allied Health Professional

TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
Physician Recruitment Proposal – Otolaryngology

Type of Agreement		Medical Directors		Panel	X	Other: Recruitment Agreement
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Physician's Name: Sarah Carroll, M.D.

Area of Service: Otolaryngology

Term of Agreement: 24 months, Beginning, March 1, 2021 – Ending, February, 28, 2023

Maximum Totals: Within Hourly and/or Annualized Fair Market Value: YES

Term of Loan	Relocation Assistance	Sign-On Bonus	Total (Term) Cost
24 months	\$5,000	\$35,000	\$40,000

Position Responsibilities:

- Dr. Sarah Carroll will practice with Drs. Jacobs and Reisman at ENT Associates, Oceanside, California and will receive assistance under a physician recruitment agreement in the form of a loan to be forgiven over a two-year (24 month) period, for relocation assistance and sign-on bonus as long as physician remains practicing in the TCHD service area full time.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:		Yes	X	No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Jeremy Raimo, Sr. Director Business Development / Steve Dietlin, Chief Executive Officer

Motion:

I move that the TCHD Board of Directors approve the Physician Recruitment Agreement with Dr. Sarah Carroll for a term of 24 months, beginning March 1, 2021 and ending February 28, 2023. Not to exceed a total amount for relocation assistance of \$5,000, and a sign-on bonus of \$35,000, for a total expenditure of \$40,000 in the form of a loan forgiven over a 24 month period.

TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
PHYSICIAN AGREEMENT for ED ON-CALL COVERAGE – Otolaryngology

Type of Agreement		Medical Directors	X	Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Vendor's Name: Sarah Carroll, M.D.

Area of Service: Emergency Department On-Call: Otolaryngology

Term of Agreement: 12 months, Beginning, March 1, 2021 – Ending, February 28, 2022

Maximum Totals: Within Hourly and/or Annualized Fair Market Value: YES
 Addition of new physician to current shared call panel; no increase in expense

Rate/Day	Annual Cost	Total Term Cost
\$650	\$237,250	\$237,250

Description of Services/Supplies:

- Provide 24/7 patient coverage for all Otolaryngology specialty services in accordance with Medical Staff Policy #8710 520 (Emergency Room Call: Duties of the On-Call Physician)
- Complete related medical records in accordance with all Medical Staff, accreditation, and regulatory requirements.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:	X	Yes		No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Gene Ma, M.D., Chief Medical Officer.

Motion:

I move that the TCHD Board of Directors add Sarah Carroll, M.D. to the currently existing ED On-Call Coverage Panel for Otolaryngology for a term of 12 months, beginning March 1, 2021 and ending February 28, 2022.

**TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
PHYSICIAN AGREEMENT for ED ON-CALL COVERAGE – Ophthalmology**

Type of Agreement		Medical Directors	X	Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Vendor's Name: Heather Chen, M.D.

Area of Service: Emergency Department On-Call: Ophthalmology

Term of Agreement: 16 months, Beginning, March 1, 2021 – Ending, June 30, 2022

Maximum Totals: Within Hourly and/or Annualized Fair Market Value: YES
Addition of new physician to current shared call panel; no increase in expense

Rate/Day	Annual Cost	Total Term Cost
\$300	\$109,500	\$146,100

Description of Services/Supplies:

- Provide 24/7 patient coverage for all Ophthalmology specialty services in accordance with Medical Staff Policy #8710-520 (Emergency Room Call: Duties of the On-Call Physician)
- Complete related medical records in accordance with all Medical Staff, accreditation, and regulatory requirements.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:	X	Yes		No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Gene Ma, M.D., Chief Medical Officer.

Motion:

I move that the TCHD Board of Directors add Heather Chen, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 and ending June 30, 2022.



TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
PHYSICIAN AGREEMENT for ED ON-CALL COVERAGE – Ophthalmology

Type of Agreement		Medical Directors	X	Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Vendor's Name: Eric Johnston, M.D.

Area of Service: Emergency Department On-Call: Ophthalmology

Term of Agreement: 16 months, Beginning, March 1, 2021 – Ending, June 30, 2022

Maximum Totals: Within Hourly and/or Annualized Fair Market Value: YES
 Addition of new physician to current shared call panel; no increase in expense

Rate/Day	Annual Cost	Total Term Cost
\$300	\$109,500	\$146,100

Description of Services/Supplies:

- Provide 24/7 patient coverage for all Ophthalmology specialty services in accordance with Medical Staff Policy #8710-520 (Emergency Room Call: Duties of the On-Call Physician)
- Complete related medical records in accordance with all Medical Staff, accreditation, and regulatory requirements.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:	X	Yes		No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Gene Ma, M.D., Chief Medical Officer.

Motion:

I move that the TCHD Board of Directors add Eric Johnston, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 and ending June 30, 2022.



TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
PHYSICIAN AGREEMENT for ED ON-CALL COVERAGE – Ophthalmology

Type of Agreement		Medical Directors	X	Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Vendor's Name: Vincent Q Nguyen, M.D.

Area of Service: Emergency Department On-Call: Ophthalmology

Term of Agreement: 16 months, Beginning, March 1, 2021 – Ending, June 30, 2022

Maximum Totals: Within Hourly and/or Annualized Fair Market Value: YES
 Addition of new physician to current shared call panel; no increase in expense

Rate/Day	Annual Cost	Total Term Cost
\$300	\$109,500	\$146,100

Description of Services/Supplies:

- Provide 24/7 patient coverage for all Ophthalmology specialty services in accordance with Medical Staff Policy #8710-520 (Emergency Room Call: Duties of the On-Call Physician)
- Complete related medical records in accordance with all Medical Staff, accreditation, and regulatory requirements.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:	X	Yes		No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Gene Ma, M.D., Chief Medical Officer.

Motion:

I move that the TCHD Board of Directors add Vincent Q. Nguyen, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 and ending June 30, 2022.



TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
PHYSICIAN AGREEMENT for ED ON-CALL COVERAGE – Ophthalmology

Type of Agreement		Medical Directors	X	Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Vendor's Name: Charles Zenzen, M.D.

Area of Service: Emergency Department On-Call: Ophthalmology

Term of Agreement: 16 months, Beginning, March 1, 2021 – Ending, June 30, 2022

Maximum Totals: Within Hourly and/or Annualized Fair Market Value: YES
 Addition of new physician to current shared call panel; no increase in expense

Rate/Day	Annual Cost	Total Term Cost
\$300	\$109,500	\$146,100

Description of Services/Supplies:

- Provide 24/7 patient coverage for all Ophthalmology specialty services in accordance with Medical Staff Policy #8710-520 (Emergency Room Call: Duties of the On-Call Physician)
- Complete related medical records in accordance with all Medical Staff, accreditation, and regulatory requirements.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:	X	Yes		No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Gene Ma, M.D., Chief Medical Officer.

Motion:

I move that the TCHD Board of Directors add Charles Zenzen, M.D. to the currently existing ED On-Call Coverage Panel for Ophthalmology for a term of 16 months, beginning March 1, 2021 and ending June 30, 2022.

TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
Naval Medical Center, San Diego - ER Resident Agreement Renewal Proposal

Type of Agreement		Medical Directors		Panel	X	Other:
Status of Agreement		New Agreement		Renewal – New Rates	X	Renewal – Same

Vendor's Name: Department of the Navy / Naval Medical Center, San Diego

Area of Service: Emergency Medicine

Term of Agreement: 58 months, Beginning, June 1, 2021 – Ending, March 31, 2026

Maximum Totals:

Monthly Cost	Annual Cost	Total Term Cost
\$0	\$0	\$0

Description of Services/Supplies:

- No cost / expense to TCHD
- Provide Resident(s) trainee per rotation, number and assignment to be mutually agreed upon between Naval Medical Center, San Diego and TCMC Emergency Medicine Residency Coordinator, currently Bismark Oh, M.D.
- SD Naval Medical Center Trainee(s) will be supervised by the TCMC Emergency Medicine Physicians
- TCMC will not use (SDNMC) trainees or faculty in any publicity

Document Submitted to Legal:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:		Yes	X	No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Candice Parras, R.N., Chief of Patient Care Services

Motion:

I move that the Board of Directors recommend that TCHD Board of Directors authorize the agreement in which The Department of the Navy will provide Emergency Medicine Resident trainees for a term of 58 months, beginning, June 1, 2021 and ending, March 31, 2026.

TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021

Kaiser Foundation Hospitals, Southern California Permanente Medical Group

Type of Agreement		Medical Directors		Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same

Vendor's Name: Kaiser Foundation Hospitals, Southern California Permanente Medical Group
Area of Service: Emergency Medicine

Term of Agreement: 57 Month agreement, Beginning, March 1, 2021 – Ending, June 30, 2025

Maximum Totals:

Monthly Cost	Annual Cost	Total Term Cost
\$0	\$0	\$0

Description of Services/Supplies:

- No cost / expense to TCHD
- Provide Resident(s) trainee per rotation, number and assignment to be mutually agreed upon between Kaiser Foundation Hospitals, San Diego and TCMC Emergency Medicine Residency Coordinator, currently Cary Mells, M.D.
- SD Kaiser Trainee(s) will be supervised by the TCMC Emergency Medicine Physicians
- Kaiser Foundation Hospitals will pay for medical malpractice insurance
- Thirty Day notice to terminate with notice included in contract

Document Submitted to Legal:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:		Yes	X	No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Manager-Medical Staff Services / Candice Parras, R.N., Chief of Patient Care Services

Motion:

I move that the Board of Directors recommend that TCHD Board of Directors authorize the agreement in which Kaiser Foundation Hospitals, San Diego, will provide Emergency Medicine Resident trainees for a term of 57 months, beginning, March 1, 2021 and ending, June 30, 2025.

TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
First Lease Amendment Proposal – Well Being Medical Clinic, Inc.

Type of Agreement		Medical Directors		Panel	X	Other: Lease Renewal
Status of Agreement		New Agreement	X	Renewal – New Rates		Renewal – Same Rates

Physician’s Name: Well Being Medical Clinic, Inc. (Family Practice)
Dr. Yoo Jin Chong & Dr. Maribeth Chong

Premises: 6260 El Camino Real, Suite 105, Carlsbad, CA 92009 (2,716 sq. ft.)

Term of Agreement: 12 months, Beginning, March 1, 2021 – Ending, February 28, 2022

Within Fair Market Value: Yes (FMV was determined by Lease Comparables)

Rental Rate from Well Being Medical Clinic, Inc.	Revenue per Month
Rental Rate of \$3.18778 per square foot, per month, (2,716 rentable sq. ft.)	\$8,658
Total Term Revenue Amount:	\$103,896

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:		Yes	X	No
Budgeted Item: (Revenue)	X	Yes		No

Person responsible for oversight of agreement: Jeremy Raimo, Sr. Director Business Development / Steve Dietlin, CEO

Motion:

I move that the TCHD Board of Directors authorize the First Amendment Lease Renewal with Well Being Medical Clinic, Inc. for an additional one-year term, beginning March 1, 2021, ending February 28, 2022. This proposal remains within the current fair market value rental rate of \$3.18778 per square foot, for a monthly revenue of \$8,658.00, for a total revenue for the term of \$103,896.



TCHD BOARD OF DIRECTORS
DATE OF MEETING: February 25, 2021
Sixth Lease Amendment Proposal – Oscar Matthews, Inc.

Type of Agreement		Medical Directors		Panel	X	Other: Lease Renewal
Status of Agreement		New Agreement		Renewal – New Rates	X	Renewal – Same Rates

Physician's Name: Oscar Matthews, Inc. (Cardiologist)

Premises: 2095 Vista Way, Suite 107, Vista, CA 92083 (1,450 sq. ft.)

Term of Agreement: 17 months, Beginning, March 1, 2021 – Ending, July 31, 2022
(Month-to-month – terminable upon 30 days written notice)

Within Fair Market Value: Yes (FMV was determined by Lease Comparables)

Rental Rate from Oscar Matthews, Inc.:	Revenue per Month
Rental Rate of \$2.14786 per square foot, per month, (1,450 rentable sq. ft.)	\$3,114.40
Total Term Revenue Amount:	\$52,944.80

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:		Yes	X	No
Budgeted Item: (Revenue)	X	Yes		No

Person responsible for oversight of agreement: Jeremy Raimo, Sr. Director Business Development / Steve Dietlin, CEO

Motion:

I move that the TCHD Board of Directors authorize the Sixth Amendment Lease Renewal with Oscar Matthews, Inc. for an additional 17-month term, which shall be a month-to-month terminable upon 30 days written notice beginning March 1, 2021, ending July 31, 2022. This proposal remains within the current fair market value rental rate of \$2.14786 per square foot, for a monthly revenue of \$3,114.40, for a total revenue for the term of \$52,944.80.



TCHD Board of Directors

DATE OF MEETING: February 25, 2021

PHYSICIAN AGREEMENT for ED ON-CALL COVERAGE – OB/GYN

Type of Agreement		Medical Directors	X	Panel		Other:
Status of Agreement	X	New Agreement		Renewal – New Rates		Renewal – Same Rates

Physician's Names/

Practice: Vista Community Clinic(VCC)

Area of Service: Emergency Department On-Call: OB/Gyn

Term of Agreement: 16 months, Beginning, March 1, 2021 – Ending, June 30, 2022

Maximum Totals: Within Hourly and/or Annualized Fair Market Value:

Add to current call panel without increase in term cost: replaces individual VCC physician contracts with entity per VCC request

OB-GYN - Rate/Day	Panel Days per Year	Panel Annual Cost
Weekday \$800	Mar1-Jun30,2021: 88	\$70,400
Weekend/holiday \$1000	Mar1-Jun30,2021: 34	\$34,000
Weekday \$800	FY22: 254	\$203,200
Weekend/holiday \$1000	FY22: 111	\$111,000
Total Term Cost:		\$418,600

Position Responsibilities:

- Provide 24/7 patient coverage for all OB/GYN specialty services in accordance with Medical Staff Policy #8710-520 (Emergency Room Call: Duties of the On-Call Physician)
- Complete related medical records in accordance with all Medical Staff, accreditation, and regulatory requirements.

Document Submitted to Legal for Review:	X	Yes		No
Approved by Chief Compliance Officer:	X	Yes		No
Is Agreement a Regulatory Requirement:	X	Yes		No
Budgeted Item:	X	Yes		No

Person responsible for oversight of agreement: Sherry Miller, Medical Staff Manager /Gene Ma, M.D., Chief Medical Officer

Motion: I move that the TCHD Board of Directors authorize the addition of Vista Community Clinic to the OB/Gyn ED On-Call coverage physicians for a term of 16 months, beginning March 1, 2021 and ending June 30, 2022 at daily rate of \$800 (weekday) and \$1,000 (weekend/holiday), for a total cost for the term of \$418,600.

**TRI-CITY HEALTHCARE DISTRICT
MINUTES FOR A REGULAR MEETING
OF THE BOARD OF DIRECTORS**

**January 28, 2021 – 3:30 o'clock p.m.
Meeting Held via Teleconference**

A Regular Meeting of the Board of Directors of Tri-City Healthcare District was held via teleconference at 3:30 p.m. on January 28, 2021.

The following Directors constituting a quorum of the Board of Directors were present via teleconference:

Director Rocky J. Chavez
Director Nina Chaya, M.D.
Director George W. Coulter
Director Gigi S. Gleason
Director Leigh Anne Grass
Director Adela I. Sanchez

Absent was Director Tracy M. Younger

Also present were:

Steven Dietlin, Chief Executive Officer
Scott Livingstone, Chief Operations Officer
Candice Parras, Chief, Patient Care Services
Ray Rivas, Chief Financial Officer
Dr. Gene Ma, Chief Medical Officer
Roger Cortez, Chief Compliance Officer
Susan Bond, General Counsel
Dr. Mark Yamanaka, Chief of Staff
Jeffrey Scott, Board Counsel
Teri Donnellan, Executive Assistant
Richard Crooks, Executive Protection Agent

1. The Board Chairperson, Rocky Chavez, called the meeting to order at 3:30 p.m. via teleconference with attendance as listed above.

2. Approval of Agenda

**It was moved by Director Gleason to approve the agenda as presented.
Director Grass seconded the motion. The motion passed unanimously (7-0) via
roll call vote.**

3. Pledge of Allegiance

Director Gleason led the Pledge of Allegiance.

4. Public Comments – Announcement

Chairperson Chavez read the Public Comments section listed on the January 27, 2021 Regular Board of Directors Meeting Agenda.

5. December 2020 YTD Financial Statement – Ray Rivas, Chief Financial Officer

Mr. Rivas reported on the fiscal year to date financials as follows (Dollars in Thousands):

- Net Operating Revenue – \$158,738
- Operating Expense - \$167,636
- EBITDA - \$3,475
- EROE – (\$3,891)

Mr. Rivas reported on the fiscal year to date Key Indicators as follows:

- Average Daily Census – 151
- Adjusted Patient Days – 49,443
- Surgery Cases – 2,882
- ED Visits – 21,511

Mr. Rivas also reported on the current month financials (Dollars in Thousands):

- Operating Revenue – \$27,279
- Operating Expense - \$28,161
- EBITDA - \$879
- EROE – (\$175)

- Net Patient Accounts Receivable - \$37.7
- Days in A/R – 51.2

Mr. Rivas stated the financial results are better than budgeted however there was a big surge in December that has carried into January.

6. New Business –

- a) Consideration to approve Resolution No. 800, A Resolution of the Tri-City Healthcare District Regarding Acceptance of Grant Proceeds from the Children's Hospital Bond Act of 2018.

Mr. Dietlin explained the grant will provide approximately \$1.8 million for the NICU.

It was moved by Director Grass to approve Resolution No. 800, a Resolution of the Board of Directors of Tri-City Healthcare District Regarding Acceptance of Grant Proceeds from the Children's Hospital Bond Act of 2018. Director Gleason seconded the motion.

The vote on the motion via a roll call vote was as follows:

AYES:	Directors:	Chavez, Chaya, Coulter, Gleason, Grass and Sanchez
NOES:	Directors:	None

ABSTAIN:	Directors:	None
ABSENT:	Directors:	Younger

7. Old Business – None

8. Chief of Staff

a) Consideration of January 2021 Credentialing Actions Involving the Medical Staff as recommended by the Medical Executive Committee on January 25, 2021.

Dr. Yamanaka reported the automatic relinquishment of privileges has been pulled due to many physicians unable to do their proctoring as a result of the pandemic. Dr. Yamanaka stated this issue will be addressed later.

It was moved by Director Coulter to approve the January 2021 Credentialing Actions Involving the Medical Staff as amended by the Medical Executive Committee on January 25, 2021. Director Grass seconded the motion.

The vote on the motion via a roll call vote was as follows:

AYES:	Directors:	Chavez, Chaya, Coulter, Gleason, Grass and Sanchez
NOES:	Directors:	None
ABSTAIN:	Directors:	None
ABSENT:	Directors:	Younger

9. Consideration of Consent Calendar

Chairperson Chavez noted the minutes of the December 10, 2020 Regular Meeting have been modified (page 3) to reflect Director Gleason's position as Assistant Board Treasurer.

It was moved by Director Chaya to approve the Consent Agenda with modification to the December 10, 2020 minutes. Director Coulter seconded the motion.

The vote on the motion via a roll call vote was as follows:

AYES:	Directors:	Chavez, Chaya, Coulter, Gleason, Grass and Sanchez
NOES:	Directors:	None
ABSTAIN:	Directors:	None
ABSENT:	Directors:	Younger

10. Discussion of items pulled from Consent Calendar

There were no items pulled from the Consent Calendar.

11. Comments by Members of the Public

There were no comments by members of the public.

12. Comments by Chief Executive Officer

Mr. Steve Dietlin, CEO thanked everyone for their exemplary service during the pandemic. He commented on staff's steadfast support and not panicking when things got tough. Mr. Dietlin also commented on the need to be flexible which has occurred and he recognizes that it hasn't been easy. Mr. Dietlin stated he feels fortunate that we have not entered into a crisis care situation unlike other hospitals.

Mr. Dietlin reported last week Tri-City opened a trial vaccine clinic to the public and in the last two days we have vaccinated approximately 1,000 community members with very positive comments. He stated we are now able to vaccinate individuals 65 and older. He noted when appointments open up they disappear quickly.

Mr. Dietlin reported Tri-City is also putting together a team of vaccinators for the Cal State San Marcos vaccination site as well as at Tri-City to provide vaccinations. He stated Tri-City has an ULT freezer which is required for storage of the Pfizer vaccine.

Lastly, Mr. Dietlin reported community members may check online on the Tri-City or County websites or call 211 for a list of all the public pods that offer the vaccine.

13. Board Communications

Director Sanchez expressed her appreciation to all staff and physicians for their hard work during these trying times.

Director Gleason concurred with Director Sanchez's comments. She also commented on the number of phone calls she has received from individuals receiving the COVID-19 vaccine and the wonderful experiences they have had. Director Gleason stated being able to provide the vaccine to our community members has spread a lot of good will in the community about Tri-City.

Director Chaya concurred with Director Gleason's comments. She stated we have provided our community with the vaccine and that's what it is all about.

Director Coulter stated he wholeheartedly agrees with the comments made by his fellow Board Members. He stated he has been with Tri-City since 1983 and has never been more proud to be a part of the organization.

Director Grass reported February is "Heart Month" and encouraged everyone to wear red on February 5th to show their support. She encouraged anyone experiencing heart disease to make that appointment and noted physicians are also doing telehealth visits.

14. Report from Chairperson

Chairperson Chavez concurred with all comments made by fellow Board Members.

Chairperson Chavez reported he is going to form an Ad Hoc committee to establish this year's goals and objectives for the CEO. He stated the Ad Hoc committee will consist of Director Grass (Chairperson) and Direction Younger. He suggested the Ad Hoc committee provide a report to the Board in approximately 30 days.

Chairperson Chavez also reported he will announce appointments to the Board Committees (Finance, Operations & Planning, Audit & Compliance and Community Healthcare & Alliance Committees) at next month's meeting. Chairperson Chavez suggested Board members contact him with any specific desires to serve on a particular committee.

Lastly, Chairperson Chavez stated the State has made the decision that Blue Shield will take a lead role for COVID relief. He reported Cal State San Marcos will open a vaccine clinic on Sunday, January 31st.

Lastly, Chairperson Chavez commented on the efficiency of Tri-City's vaccine clinic. He noted we are at a "spike" right now but will likely be dealing with COVID for years.

15. Move to adjourn

It was moved by Director Coulter and seconded by Director Gleason to adjourn the meeting. The motion passed (6-0-0-1) with Director Younger absent by a roll call vote.

16. There being no further business Chairperson Chavez adjourned the meeting at 4:09 p.m.

Rocky J. Chavez, Chairperson

ATTEST:

Tracy M. Younger, Secretary

**TRI-CITY HEALTHCARE DISTRICT
MINUTES FOR A SPECIAL MEETING
OF THE BOARD OF DIRECTORS**

**February 4, 2021 – 11:00 o'clock a.m.
Via Teleconference**

A Special Meeting of the Board of Directors of Tri-City Healthcare District was held via teleconference at 11:00 a.m. on February 4, 2021.

The following Directors constituting a quorum of the Board of Directors were present via teleconference:

Director Rocky J. Chavez
Director Nina Chaya, M.D.
Director George W. Coulter
Director Gigi Gleason
Director Leigh Anne Grass
Director Adela Sanchez
Director Tracy Younger

Also present via teleconference were:

Steve Dietlin, Chief Executive Officer
Jeff Scott, Board Counsel
Susan Bond, General Counsel
Teri Donnellan, Executive Assistant

1. The Board Chairperson, Director Chavez, called the meeting to order at 11:05 a.m. via teleconference with attendance as listed above. Director Gleason led the pledge of allegiance.

2. Approval of agenda

It was moved by Director Grass to approve the agenda as presented. Director Coulter seconded the motion. The motion passed unanimously (7-0) by a roll call vote.

4. Oral Announcement of Items to be discussed during Closed Session

Board Counsel Jeff Scott made an oral announcement of the items listed on the February 4, 2021 Special Board of Directors Meeting Agenda to be discussed during Closed Session which included three matters of Potential Litigation and three matters of Existing Litigation.

5. Motion to go into Closed Session

It was moved by Director Younger and seconded by Director Coulter to go into Closed Session at 11:07 a.m. The motion passed unanimously (7-0) by a roll call vote.

6. At 12:22 p.m. the Board returned to Open Session with attendance as previously noted.

7. Report from Chairperson on any action taken in Closed Session.

Chairperson Chavez reported the Board in Closed Session discussed three potential litigation matters with counsel and took no action. The Board also discussed with counsel the *Tri-City vs. Medical Acquisition Company* and the *Medical Acquisition Company vs. Tri-City* cases. Lastly the Board discussed with counsel the *Feldman vs. Tri-City* case listed on the agenda and directed counsel to take appropriate action to resolve the case.

8. Adjournment

It was moved by Director Gleason and seconded by Director Coulter to adjourn the meeting at 12:23 p.m. The motion passed unanimously (7-0) by a roll call vote.

Rocky J. Chavez
Chairperson

ATTEST:

Tracy M. Younger
Secretary



Tri-City Medical Center

ADVANCED HEALTH CARE
FOR YOU

Financial Information

TCMC Days in Accounts Receivable (A/R)

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD Avg	Goal Range
FY21	51.1	50.9	52.7	50.7	50.9	50.7	55.4						51.8	48-52
FY20	52.8	56.4	59.2	61.2	61.9	62.6	61.5	58.7	53.1	50.5	56.4	55.3	59.4	

TCMC Days in Accounts Payable (A/P)

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD Avg	Goal Range
FY21	107.1	103.1	101.1	99.6	99.6	92.7	93.9						99.6	75-100
FY20	93.0	89.9	90.8	98.4	92.8	85.5	88.5	94.3	88.9	97.3	105.5	108.0	91.3	

TCHD EROE \$ in Thousands (Excess Revenue over Expenses)

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD	C/M YTD Budget
FY21	(\$1,489)	(\$923)	(\$930)	\$508	(\$175)	(\$881)	\$1,109						(\$2,782)	\$ (8,662)
FY20	(\$476)	(\$494)	(\$759)	(\$311)	(\$1,036)	(\$1,040)	(\$860)	(\$735)	(\$4,467)	\$1,921	(\$2,982)	\$170	(\$4,976)	

TCHD EROE % of Total Operating Revenue

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD	C/M YTD Budget
FY21	-6.12%	-3.74%	-3.60%	1.78%	-0.64%	-3.12%	4.13%						-1.50%	-4.87%
FY20	-1.65%	-1.66%	-2.71%	-1.08%	-3.91%	-3.75%	-2.85%	-2.69%	-17.32%	9.94%	-14.31%	0.69%	-2.49%	



Financial Information

TCHD EBITDA \$ in Thousands (Earnings before Interest, Taxes, Depreciation and Amortization)

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD	C/M YTD Budget
FY21	(\$191)	\$291	\$302	\$1,738	\$879	\$332	\$2,344						\$5,696	\$ (430)
FY20	\$686	\$681	\$412	\$683	\$62	\$128	\$367	\$551	(\$3,164)	\$3,159	(\$1,774)	\$1,383	\$3,020	

TCHD EBITDA % of Total Operating Revenue

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD	C/M YTD Budget
FY21	-0.78%	1.18%	1.17%	6.09%	3.22%	1.18%	8.73%						3.07%	-0.24%
FY20	2.38%	2.30%	1.47%	2.36%	0.24%	0.46%	1.22%	2.02%	-12.27%	16.35%	-8.51%	5.59%	1.51%	

TCMC Paid FTE (Full-Time Equivalent) per Adjusted Occupied Bed

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD	C/M YTD Budget
FY21	5.38	5.66	5.40	5.87	5.25	5.75	5.10						5.48	6.45
FY20	7.04	6.80	6.21	6.90	6.58	6.44	6.71	6.82	7.02	7.27	5.61	5.51	6.67	

TCHD Liquidity \$ in Millions (Cash + Available Revolving Line of Credit)

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	C/M YTD	C/M YTD Budget
FY21	\$59.5	\$57.4	\$83.5	\$76.9	\$71.3	\$68.5	\$71.4							
FY20	\$52.4	\$44.8	\$43.7	\$45.6	\$38.2	\$31.9	\$35.2	\$35.8	\$34.8	\$51.2	\$62.3	\$60.4		



Building Operating Leases
Month Ending January 31, 2021

Lessor	Sq. Ft.	Base Rate per Sq. Ft.	(a)	Total Rent per current month	Lease Term		Services & Location	Cost Center
					Beginning	Ending		
6121 Paseo Del Norte, LLC 6128 Paseo Del Norte, Suite 180 Carlsbad, CA 92011 V#83024	Approx 9,552	\$3 59	(a)	48,485.07	07/01/17	06/30/27	OSNC - Carlsbad 6121 Paseo Del Norte Suite 200 Carlsbad, CA 92011	7095
Cardiff Investments LLC 2729 Ocean St Carlsbad, CA 92008 V#83204	Approx 10,218	\$2 58	(a)	35,388.70	07/01/17	06/30/22	OSNC - Oceanside 3905 Waring Road Oceanside, CA 92056	7095
Creek View Medical Assoc 1926 Via Centre Dr. Suite A Vista, CA 92081 V#81981	Approx 6,200	\$2 70	(a)	19,810.00	07/01/20	06/30/25	PCP Clinic Vista 1926 Via Centre Drive Ste A Vista, CA 92081	7090
CreekView Orthopaedic Bldg, LLC 1958 Via Centre Drive Vista, Ca 92081 V#83025	Approx 4,995	\$2 50	(a)	16,592.85	07/01/17	06/30/22	OSNC - Vista 1958 Via Centre Drive Vista, Ca 92081	7095
JDS FINCO LLC 499 N EL Camino Real Encinitas, CA 92024 V#83694	Approx 2,460	\$2 15	(a)	7,011.00	04/01/20	03/31/21	La Costa Urology 3907 Waring Road Suite 4 Oceanside, CA 92056	7082
Melrose Plaza Complex, LP c/o Five K Management, Inc P O Box 2522 La Jolla, CA 92038 V#43849	Approx 7,347	\$1 35	(a)	10,707.03	07/01/16	06/30/21	Outpatient Behavioral Health 510 West Vista Way Vista, Ca 92083	7320
OPS Enterprises, LLC 3617 Vista Way Bldg 5 Oceanside Ca 92056 #V81250	Approx 7,000	\$4 12	(a)	37,908.00	10/01/12	10/01/22	North County Oncology Medical Clinic 3617 Vista Way Bldg 5 Oceanside Ca 92056	7086
SCRIPPSVIEW MEDICAL ASSOCIATES P O Box 234296 Encinitas CA 920296 V#83589	Approx 3,864	\$3 45	(a)	13,356.32	08/08/19	05/31/21	OSNC Encinitas Medical Center 351 Santa Fe Drive Suite 351 Encinitas CA 92023	7095
TCMC, A Joint Venture 3231 Waring Court Suite D Oceanside, CA 92056 V#83685	Approx 1,444	\$2 59	(a)	5,196.76	02/01/20	01/31/21	Pulmonary Specialists of NC 3231 Waring Court Suite D Oceanside, CA 92056	7088
Total				\$ 194,455.73				

(a) Total Rent includes Base Rent plus property taxes, association fees, insurance, CAM expenses, etc.



Education & Travel Expense
Month Ending January 2021

Cost Centers	Description	Invoice #	Amount	Vendor #	Attendees
8740 ACLS		012221 EDU	200.00	52607 PICOTTE, MELISSA	
8740 ACLS		012221 EDU	200.00	77478 WILDERN, KATE	
8740 ACLS		012221 EDU	200.00	78966 NEUMEYER, FELICIA	

**This report shows reimbursements to employees and Board members in the Education & Travel expense category in excess of \$100.00.

**Detailed backup is available from the Finance department upon request.