

STATE OF TEXAS } DALLAM-HARTLEY COUNTIES HOSPITAL DISTRICT

COUNTY OF HARTLEY } BOARD OF DIRECTORS MEETING MINUTES

A meeting of the Dallam-Hartley Counties Hospital District Board of Directors was held on Wednesday, April 6, 2022, at 12:00 p.m. in the Board Room of Coon Memorial Hospital.

- I. Call to Order: Kevin Caddell called the regular meeting to order at 12:00 p.m.
  - Board Members in person: none
  - Board Member present using conference phone: none
  - Board Member Absent: Sieto Mellema, Josh Hoffmann, Becki Koepke
  - Board Members using Zoom: Michael Diller, Brad Riley, Kevin Caddell, Mark Miller
  - DHCHD Employees: Joe Bradick, CFO; Paula Nusz, Administrative Executive Assistant
  - DHCHD Employees using Zoom: Heather Scriber, Nursing Home Director
  - Community Members present: none
  - Community Members using Zoom: Loree Tamayo, Consultant; Shawn Yorks, *Dalhart Texan*, Paul Rheinlander, Rheinlander Architects
  - Introduction of Guests: none
- II. Audience with the Public:
  - o none
- III. New Business
  - a. Review of proposals for Construction Manager- Smithers Merchant Builders, LP  
Mark Miller moved to accept the proposal for construction manager to Smithers Merchant Builders. Michael Diller was the second. All members were in favor. The motion carried.
  - b. Review of proposals for Civil Engineer- Enviro-Ag Engineering, Inc.  
Michael Diller moved to accept the proposal from Enviro-Ag Engineering, Inc. Brad Riley was the second. All members were in favor. The motion carried.
- IV. Old Business
  - a. Nursing Home project report  
Brad Riley brought up questions about the cost of the project. Paul Rheinlander explained the construction project costs process. The contracts for all aspects should be reviewed by the board and then by legal counsel. Paul also explained what general conditions construction cost entails. The expected cost of this project should be around \$128.00/square foot. The question was raised about (1) if the cost is too high or (2) other circumstances should arise, and the board decides not to build the new nursing home; what would be the cost payable to the contractors? Paul Rheinlander stated he would have to consider this question and respond at a later

time. A timeline schedule for the project was also requested by Joe Bradick. Dalhart City Council will meet April 11. A meeting with interim city manager, Melissa Bossler, Greg Oelke, City Attorney; Kevin Caddell, Mark Miller and architect, Paul Rheinlander, will be held to discuss the building plan before the Council meeting.

b. Review of preliminary architect plans

No information was given for this item.

V. Executive Session

The board went into executive session at 12:17 p.m. and returned at 12:25 p.m.

Brad Riley moved to hire Loree Tamayo as interim CEO during the time Kacey Schniederjan is out on maternity leave. Michael Diller was the second. All members were in favor. The motion passed.

VI. Adjourn:

Michael Diller moved to adjourn this meeting. Mark Miller was the second. All members were in favor. The motion carried.

Kevin Caddell adjourned the meeting 12:27 p.m.

Passed and approved on this 28 day of April 2022

  
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Member of the Board of Directors