



MCHD
Maverick County Hospital District



RBM Minutes

February 24th, 2025



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Regular Board Meeting Minutes – February 24th, 2025

CALLING THE MEETING TO ORDER: Chairman Valdez at 5:00PM

ESTABLISHING QUORUM: Quorum Established by Calling Row. Quorum was met.

PRESENT: Chairman, Aaron Valdez; Adolfo Olivares, Vice Chairman; Rebecca Robinson, Secretary Treasurer;

Dr. Bernal, Trustee, arrived at 5: 10 PM.

Dr. Chisum, Trustee, arrived at 5:04 PM

ABSENT: N/A

OTHER: Nestor Bonilla, Interim CEO; Ana Zavala, Interim CFO; Lizet Salinas, COM; Elias Diaz, CO; Ruben Valadez, Legal Counsel; Carolina Sanchez, E.A.A

VISITORS: - Realty Trust Group Craig Flanagan, Senior Vice President; Jason Hinkle, Vice President and Scott Walker, Director of Project Management

Danielle Zimmerman, FORVIS Audit Partner

Adislada Mendoza, city of Eagle Pass Interim Director Economic Development

AGENDA ITEMS:

Motion by Ms. Robinson to move to executive session at 5:01PM.

Open session at 5:30PM

ITEM 3: Consideration and possible action regarding a presentation by Realty Trust Group on possible expansion of the medical office building.

Craig Flanagan, Senior Vice President; Jason Hinkle, Vice President and Scott Walker, Director of Project Management provided an overview of the services available to MCHD from Realty Trust Group. Services included Advisory (Strategic Planning, and Project Feasibility), Development (Project Launch, and Facility Planning), Property Operations (Property Management and Financial Management), Compliance (Risk Assessment and Program Development) and Transactions.

Interim CEO's recommendation to begin with the Phase one (Feasibility stage) at a cost of \$45,000.

Motion to proceed with Realty Trust Group Phase one (Feasibility stage) and the possible expansion of the medical office building, 2nd by Mr. Olivares.



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AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS

ITEM 4: Discussion and possible action regarding presentation of Fiscal Year 2023-2024 Annual Independent Audit completed by Forvis, LLP.

Danielle Zimmerman, FORVIS Audit Partner, presented financial statement audit for fiscal year 2023-2024. Draft audit was presented as a clean opinion that was the highest level of opinion provided.

Motion by Mr. Olivares to approve Fiscal Year 2023-2024 Annual Independent Audit completed by Forvis, LLP , 2nd by Ms. Robinson.

AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS

ITEM 5: Discussion and possible action regarding boundary modification for Foreign-Trade Zone (FTZ) and possible letter of support for same.

Adislada Mendoza, city of Eagle Pass Interim Director Economic Development, provided a brief overview of request. Activation of 4.1 acres raw land would be used to start company that would like to manufacture container homes and possible pharmaceutical. Letter of support was required by MCHD.

Motion by Ms. Robinson to approve letter of support regarding boundary modification for Foreign-Trade Zone (FTZ), 2nd by Mr. Olivares.

AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS



ITEM 1: Discussion and Possible Action to Approve MCHD Board minutes for Regular Board Meeting Minutes January 24th, 2025 and Special Board Meeting Minutes February 3rd, 2025.

Motion by Ms. Robinson to approve board meeting for January 24th, 2025 and February 3rd, 2025, 2nd by Dr. Chisum.

AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS

ITEM 2: Presentation of Reports

COM Report- COM highlights included the hiring of Urgent Care Coordinator, Robert Luis Benavides and new Physician Assistant Manuel Hernandez. PA Hernandez was able to provide care for 30 patients. Possible addition of rapid testing machine due to high demand of testing. MCHD submitted data to the Centers for Medicare and Services (CMS) for review under the Merit-based Incentive Payment System (MIPS).

CO Report – CO highlighted the positive response to the behavioral health expansion grant for \$150,000. This funding will enable to onboard one new mental health clinician with LPC-A status and deliver 1,000 hours of free therapy services.

CEO Report – Interim CEO highlighted provider upcoming onsite visit from Dr. Kanawade, Orthopedic Surgeon, Dr. Srilekha Bodepudi, Endocrinology and Dr. Cesar Peralta, Pulmonary Critical Care scheduled March 2025. Intro meeting to Part D with Ryan White staff. Discussion covered key grant requirements, proposal expectations and strategic objectives for enhancing services. Meeting with Dr. Belk, Medical Dermatologist, to discuss the possibility of joining MCHD. Dr. Belk specializes in diagnosing and treating skin cancers, performing skin biopsies and excisions, managing conditions such as eczema, psoriasis, acne and rosacea. Call with Paul from 0341 services to discuss a site visit to Urgent Care facility, to address the x-ray room and providing estimate for lead lining to ensure compliance with safety regulations. Dr. Bernal expressed concerns of

CFO Report Review- Interim CFO highlighted the financial balance sheet with the program service revenue at 29.96%, Nursing home Net Patient Service Revenue at 45.36%, and total operating revenues at 42.81%. Total revenues at 44.94%, total expenses at 41.15%. MCHD balance sheet with total assets at \$34.3MM and total liabilities and fund balance at \$34.3MM.



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Item 6: Executive Session pursuant to Sections 551.071 and 551.074 of the Texas Government Code-Consultation with attorney and discussion of personnel matters; job performance and contract evaluation of Interim CEO Nestor Bonilla. Possible action in open session regarding same, which may include job description adjustments, salary adjustment, and possible adjustment of interim CEO title.

Motion by Ms. Robinson to hire Nestor Bonilla as new CEO at the rate of \$175,000, 2nd by Mr. Olivares

AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS

Item 7: Executive session pursuant to Section 551.071 and Section 551.085(a) of the Texas Government Code-consultation with attorney and discussion regarding pricing or financial planning information relating to a bid or negotiation for the arrangement or provision of services-discussion regarding expansion of the medical office building, and possible action in open session regarding same.

No Motion taken.

Item 8: Executive Session pursuant to Section 551.071 and 551.085 of the Texas Government Code-consultation with attorney and discussion of health care services including but not limited to possible provider contract with Dr. Elbert Belk, and possible action in open session regarding same.

Motion by Mr. Robinson to authorize CEO to negotiate with Dr. Belk, as discussed in executive session, 2nd by Mr. Olivares.

AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS

Motion to adjourn by Ms. Robinson, 2nd by Mr. Olivares



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AYES: 5

NAYS: 0

ABSTAIN: 0

ALL IN FAVOR; UNANIMOUS

Meeting Adjourn

Chairman – Aaron Valdez

Vice Chairman – Adolfo Olivares