

CALL TO ORDER	Northern Inyo Healthcare District (NIHD) Finance Committee Chair Egan called the meeting to order at 8:06 am.
PRESENT	Maggie Egan, Finance Committee Chair David Lent, Finance Committee Alternate Christian Wallis, Chief Executive Officer Andrea Mossman, Chief Financial Officer Allison Partridge, Chief Operations Officer / Chief Nursing Officer Adam Hawkins, Chief Medical Officer Alison Murray, Chief Human Resources Officer, Chief Business Development Officer Patty Dickson, Compliance Officer
ABSENT	Melissa Best-Baker, Finance Committee Vice-Chair
TELECONFERENCING	Notice has been posted, and a quorum participated from locations within the jurisdiction.
PUBLIC COMMENT	Finance Chair Egan reported that at this time, audience members may speak on any items not on the agenda that are within the jurisdiction of the Board. Public Comment: None
CAPITAL UPDATE	Chief Financial Officer Andrea Mossman provided an update on FY2026-27 capital projects and reported that procurement is progressing, with several equipment purchases completed or underway and construction associated with the MRI project initiated. The District has also completed or begun other first-quarter capital work, including parking lot improvements, with projects generally remaining within anticipated budgets. Approximately \$100,000 in contingency funding is being used for dialysis equipment and related service costs, with \$50,000 expected to be replenished through grant funding. Mossman reported that the primary project still being evaluated is the CMA remodel, for which \$300,000 was budgeted, as the District considers how best to create additional clinical capacity while longer-term facility plans are developed. Staff are evaluating phased options to create additional exam and specialty clinic space while determining the timing and feasibility of a future medical office building. Public Comment: None Board Discussion: The Board discussed whether proceeding with the full CMA remodel is the best use of capital funding given plans for a future medical office building and the immediate need for additional clinical space. Discussion focused on creating sufficient near-term capacity to support existing providers and recruitment efforts while avoiding unnecessary investment in space that may later be replaced by the medical office building.

RHTP (RURAL HEALTH
TRANSFORMATION
PROJECT) UPDATE

Chief Executive Officer Wallis provided an update on the four Rural Health Transformation Program (RHTP) grant applications submitted by the District:

- **Eastern Sierra Women's Health Program:** Approximately \$1.8 million was requested to support the regional Women's Health Program, including funding for workforce needs. Recruitment efforts include two OB providers and one pediatrician.
- **Epic Electronic Health Record:** Approximately \$2 million was requested to support implementation of the Epic electronic health record. If awarded, the project will require rapid initiation and implementation.
- **Chronic Disease Management:** NIHD participated in a regional consortium application for a chronic disease management program, with Southern Humboldt serving as the lead organization. Southern Humboldt would manage the grant funding and coordinate implementation if awarded.
- **Workforce Recruitment and Retention:** Approximately \$996,000 was requested to strengthen provider recruitment and retention, including pediatric, family practice, anesthesia, gastroenterology, hematology/oncology, and cardiology needs. The proposal also includes dedicated recruitment support to proactively identify candidates, conduct outreach, coordinate site visits, and manage recruitment activities.

Wallis reported that award decisions for all four applications are anticipated in October and that implementation planning is underway due to the requirement to expend awarded funds within 12 months.

Public Comment: None

Board Discussion:

The Board discussed the need to prepare for implementation before awards are announced and the challenges associated with completing provider recruitment within the required grant timeframe.

STRATEGIC GROWTH,
WIPFLI UPDATE

Chief Executive Officer Wallis provided an update on the Strategic Growth Initiative and reported that the work is approximately 90% complete. The District has received the market survey data and is already using the findings to inform recruitment and other strategic decisions. He reported that the October Finance Committee and Board meetings are expected to include a review of the market survey and how its findings connect to the master facility plan, particularly the proposed medical office building. The remaining work focuses on completing the long-range financial plan by incorporating anticipated provider recruitment, projected patient volumes and revenue, provider costs, and other strategic initiatives. The analysis will help determine the anticipated funding gap for a medical office building and inform potential financing and partnership options.

Public Comment: None

Board Discussion:

The Board discussed the importance of incorporating updated provider compensation costs into the long-range financial analysis to ensure the financial projections accurately reflect the cost of maintaining and expanding provider services.

APPROVAL OF MEETING
MINUTES AUGUST 11,
2026

Public Comment: None

Board Discussion:

Please add information that explains what Benchmarking is on the meeting minutes

Motion by Egan to approve the minutes with recommended changes

2nd: Lent

Pass: 2-0

FINANCIAL AND
STATISTICAL REPORT

Chief Financial Officer Mossman presented the July Financial and Statistical Report and reported a strong start to the fiscal year, with net income exceeding budget by approximately \$900,000 and net revenue exceeding budget by approximately \$1.3 million, primarily due to higher patient volumes and a favorable payer mix. Expenses exceeded budget by approximately \$338,000, with variances primarily related to professional fees, salaries and benefits, and contract labor associated with increased volumes and workforce needs. Mossman reported that surgical and orthopedic volumes continue to perform strongly and noted that increased provider productivity results in higher professional fees while also generating additional revenue for the District. Cash collections exceeded \$11 million in July, representing an all-time high, and accounts receivable days improved to 62 days, a decrease of nine days from the prior year and 30 days from July 2024. The District reported a debt service coverage ratio of 6.0 and 114 days cash on hand, both well above required financial covenants, with cash increasing approximately \$12 million year-over-year. Mossman reported that ongoing efforts will focus on department-level budget performance, labor and staffing management, benchmarking, and continued growth of key service lines.

Public Comment: None

Board Discussion:

The Committee discussed the relationship between increased surgical volumes and higher productivity-based provider compensation, noting that higher professional fees are expected as volumes and associated revenue increase.

FUTURE AGENDA ITEMS

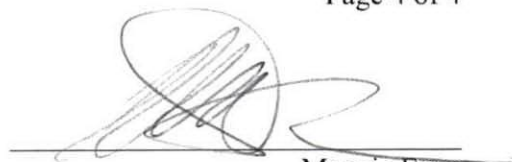
None

GENERAL INFORMATION
FROM BOARD MEMBERS

None

ADJOURNMENT

Adjournment at 8:52 am

A handwritten signature in black ink, appearing to read 'Maggie Egan', written over a horizontal line.

Maggie Egan
Northern Inyo Healthcare District
Finance Committee Chair

Attest: 

A handwritten signature in blue ink, appearing to read 'Melissa Best-Baker', written over a horizontal line.

Melissa Best-Baker
Northern Inyo Healthcare District
Finance Committee Vice-Chair