



Washington Township Health Care District

2000 Mowry Avenue, Fremont, California 94538-1716 | 510.797.1111

Kimberly Hartz, Chief Executive Officer

Board of Directors

Jacob Eapen, MD
William F. Nicholson, MD
Bernard Stewart, DDS
Michael J. Wallace
Jeannie Yee

BOARD OF DIRECTORS' MEETING

Monday, September 19, 2022 – 6:00 P.M.

Meeting Conducted by Teleconference

Dial In: 510-818-5900 Access Code: 6736

AGENDA

PRESENTED BY:

- | | |
|--|--------------------------------|
| I. CALL TO ORDER & PLEDGE OF ALLEGIANCE | Jeannie Yee
Board President |
| II. ROLL CALL | Dee Antonio
District Clerk |
| III. COMMUNICATIONS | |
| A. Oral
<i>This opportunity is provided for persons in the audience to make a brief statement, not to exceed three (3) minutes on issues or concerns not covered by the agenda. "Request to Speak" cards should be filled out in advance and presented to the District Clerk. For the record, please state your name.</i> | |
| B. Written | |
| IV. ANNOUNCEMENTS | |
| V. CONSENT CALENDAR
<i>Items listed under the Consent Calendar include reviewed reports and recommendations and are acted upon by one motion of the Board. Any Board Member or member of the public may remove an item for discussion before a motion is made.</i> | Jeannie Yee
Board President |
| A. Consideration of Hologic 3D Mammography Machine | <i>Motion Required</i> |

VI. ACTION

- A. Consideration of Resolution No. 1245 to Approve and Authorize an Increase to the Washington Hospital Bridge Project Budget Amount in Connection with the Previously Approved Resolution No. 1232 *Motion Required*

VII. CLOSED SESSION

Kimberly Hartz
Chief Executive Officer

- A. Action Item: Consideration of Closed Session Minutes: August 24, 2022
- B. Conference involving Trade Secrets pursuant to Health & Safety Code section 32106
- Strategic Planning Discussion
- C. Conference with Legal Counsel – Anticipated Litigation pursuant to Government Code section 54956.9(d)(2)
- D. Conference involving Personnel Matters: Chief Executive Officer

VIII. OPEN SESSION

Report on Permissible Actions Taken During Closed Session

Jeannie Yee
Board President

IX. ADJOURNMENT

Jeannie Yee
Board President

In compliance with the Americans with Disabilities Act, if you need assistance to participate in this meeting, please contact the District Clerk at (510) 818-6500. Notification two working days prior to the meeting will enable the District to make reasonable arrangements to ensure accessibility to this meeting.



Memorandum

DATE: September 14, 2022

TO: Washington Township Health Care District Board of Directors

FROM: Kimberly Hartz, Chief Executive Officer

SUBJECT: Request for Purchase and Install of the Hologic 3D Mammography Machine which includes the replacement of the Dexa Scan Machine

We currently have a Hologic 3D Tomosynthesis Mammography Machine and a 2D Hologic Mammography machine at the Women's Center that perform our screening mammography and biopsy procedures. The 3D machine was installed two years ago and the 2D machine was installed 16 years ago. Since we installed our 3D machine, we have performed all of our screening mammography and biopsies on that machine. The 3D machine has consistently been at or above 100% capacity, which has caused an increase in wait times for women to receive their biopsies. We are requesting that we replace our 2D machine with a new Hologic 3D Tomosynthesis machine, which is the latest model. This would be the exact same model as the one we installed 2 years ago, and would go in the same location where the current 2D machine is located.

Hologic is also including in the purchase the replacement of our Dexa Scan machine that is utilized for bone scanning for Osteoporosis and fractures. This machine will be placed in a larger room that will allow us to accommodate patients that arrive to the clinic on gurneys. The construction costs below include the removal of the equipment in that room and the repair work needed for the room in order to install the Dexa Scan machine.

The addition of a second 3D machine allows us to greatly increase the efficiency of the patient throughput. Separating the screening exams from the diagnostic/biopsy procedures yields a continuous and uninterrupted workflow for patients seeking their basic follow-up mammograms. Utilizing a second 3D machine allows more time for diagnostic exams and a far shorter wait time to get a biopsy procedure. Therefore, the patients get invasive procedures sooner, critical results faster and their screenings with more availability.

We are recommending moving forward with the purchase of the Hologic 3D Tomosynthesis Mammography machine and the replacement of the Dexa Scan machine. The Hologic 3D Tomosynthesis machine was reviewed by the Radiology Champion of Mammography, Dr. Mimi Lin, Director of Medical Imaging, and the Mammography Technologists. All were in agreement with the purchase of the Hologic 3D Mammography machine.

Below is the cost of the new machine, which is in line with MD Buyline. This includes the replacement of the Dexa Scan machine.

Price of the equipment	\$647,855.00
Taxes on the equipment	\$ 66,405.14
Construction costs	<u>\$ 23,210.00</u>
Total Costs	\$737,470.14
Amount Budgeted for this project	\$726,554.00
Unused funds from another approved FY23 project	<u>\$ 10,916.14</u>
Total Budget	\$737,470.14

In accordance with District Law, Policies and Procedures, it is requested that the Board of Directors authorize the Chief Executive Officer to proceed with the purchase of the Hologic 3D Mammography equipment which includes the replacement of the Dexa Scan machine. This amount includes the equipment, construction costs, taxes and shipping, not to exceed \$737,471. The amount was included in the Fiscal Year 2022/23 Fixed Asset Capital Budget.



Memorandum

DATE: September 16, 2022

TO: Washington Township Health Care District Board of Directors

FROM: Kimberly Hartz, Chief Executive Officer

SUBJECT: Pedestrian Bridge Project

On October 27, 2021, the Washington Township Health Care Board of Directors approved Resolution No. 1232, which provided for the Pedestrian Bridge Connection change order to the Morris Hyman Critical Care Pavilion Project, to be completed for a Total Project Budget of \$14,330,506.

Final Construction Costs were received from Rudolph and Sletten on September 12, 2022, in the amount of \$11,716,567. This amount is within the 5% change order allowance for the Morris Hyman Critical Care Pavilion Project and is a result of the competitive bidding of all subcontractor work.

The final construction cost provided by Rudolph and Sletten exceeds the budget estimate for construction by over \$1.7 million dollars. The main reason for this cost overrun is that the project is now projected to take 14 and a half months versus the estimated schedule of 12 months. The timeline for procurement and installation of the metal cladding of the bridge is the primary delay. In addition, Rudolph and Sletten's construction costs contain a year's worth of construction inflation and other impacts from supply line challenges every subcontractor has factored into their bids.

Because of the construction cost overrun, we are requesting an additional Project Contingency of \$943,422, bringing the Total Project Budget to \$15,269,705. Rudolph and Sletten's Final Construction Costs utilized \$1,762,855 of the original Project's Contingency, leaving only \$532,899 remaining. The additional construction contingency (\$943,422) will bring the total Project Contingency to 12.6% (\$1,476,321) of the Final Construction Cost/Contract. We believe this to be a conservative but adequate contingency for a project of this size and scope.

Staff recommends adoption of Resolution No. 1245, which increases the total Project Budget by \$943,422 and authorizes the Chief Executive Officer to execute the change order and related instruments.

WASHINGTON TOWNSHIP HEALTH CARE DISTRICT
RESOLUTION NO. 1245

**AUTHORIZING AND APPROVING AN INCREASE TO THE WASHINGTON
HOSPITAL BRIDGE PROJECT BUDGET AMOUNT ORIGINALLY
APPROVED IN RESOLUTION 1232**

SECTION 1.

WHEREAS:

1. On October 27, 2021, the Board adopted Resolution No. 1232 authorizing a change order to the contract for construction of the Morris Hyman Critical Care Pavilion for the construction of the pedestrian bridge connection to the main Hospital and the Center for Joint Replacement. The design and construction of the Morris Hyman Critical Care Pavilion (the "Project") is funded by Measure FF and Measure Z, of which the Board of Directors ("Board") has available \$289,290,136 of bonds.
2. Resolution No. 1232 approved a budget which totaled \$14,330,506 which included construction costs of \$9,957,935.
3. Since adoption of Resolution No. 1232, the staff has worked with the Contractor, Rudolph & Sletten, Inc., ("Rudolph & Sletten"), to obtain final pricing for the construction of the pedestrian bridge project. Due to various factors, including the necessity of extending the Project construction timeline from 12 months to 14 and a half months, the final construction costs have increased to \$11,716,567.
4. The final construction cost total of \$11,716,567 is still less than the 5% limit specified in California Health and Safety Code Section 32132 for proceeding by means of a change order as more fully discussed in Resolution No. 1232.
5. Due to the increase in the final construction cost, it is also prudent to increase the Project Contingency by \$943,422 for a new total Project Budget of \$15,269,705.

SECTION 2.

NOW, THEREFORE, IT IS RESOLVED as follows:

1. The above-recited facts are true and correct. Except as otherwise provided above, the Board reaffirms Resolution No. 1232.
2. The Board hereby authorizes the following:

- a. Adjustment of the Project Budget to reflect a total project budget of \$15,269,705 as shown in Exhibit A to this Resolution.
- b. Execution of the form of change order by the Chief Executive Officer consistent with this Resolution.
- c. For the Chief Executive Officer to execute any and all instruments and to take all actions deemed by her to be necessary or desirable to carry out the intent and purposes of this Resolution.

PASSED AND ADOPTED by the Board of Directors of the WASHINGTON TOWNSHIP HEALTH CARE DISTRICT this 19th day of September 2022, by the following votes:

AYES: _____

NOS: _____

ABSENT: _____

Name: Jeannie Yee
President of the Board of Directors
Washington Township Health Care District

Name: William F. Nicholson, M.D.
Secretary of the Board of Directors
Washington Township Health Care District

EXHIBIT A

Washington Hospital Bridge Project Budget

September 19, 2022

Design	\$1,091,740
Inspection and Testing	\$271,934
Project Management	\$508,918
OSHPD & Permit Fees	<u>\$204,255</u>
Sub-Total	\$985,077
Construction	\$11,716,567
Construction Contingency	\$1,171,657
Owner Contingency	<u>\$304,664</u>
Sub-Total	\$13,192,888
Total Project	\$15,269,705