

MINUTES OF MEETING
OF THE
HOSPITAL AUTHORITY OF COLUMBUS, GEORGIA
May 25, 2021

A regularly scheduled meeting of the Hospital Authority of Columbus, Georgia (HAC) was held at 11:00 a.m. on Tuesday, May 25, 2021. The meeting was held by conference call and Zoom due to the COVID-19 Pandemic. A notice was emailed to each member. A copy of the notice was posted more than 24 hours before the meeting on the door of the building in which the meeting was held on Monday, May 24, 2021.

Participating in the conference call meeting were Chairman Ernie Smallman, Warner Kennon, Mike Welch, Betty Tatum, Cynthia Jordan, Jennings Chester and Dr. John Kingsbury. Vice Chairman Sarah Lang, and Susan McKnight were excused.

Britt Hayes, Vice President and Rick Alibozek, CFO and Kenneth M. Henson, Jr., Secretary/Attorney also participated in the conference call meeting. Frank Morast, President was at a doctor's appointment.

INVOCATION AND WELCOME

Chairman Ernie Smallman called the meeting to order. He welcomed everyone to the meeting. Betty Tatum gave an invocation.

DETERMINATION OF QUORUM

It was determined that there was a quorum.

MINUTES

The Board Minutes from the April 27, 2021 Board Meeting were reviewed and on motion made by Dr. John Kingsbury and seconded by Betty Tatum the April 27, 2021 Minutes were unanimously approved by the Board.

BOARD BUSINESS

There was no Board business.

PRESIDENT'S REPORT

Britt Hayes gave the President's Report.

Survey: Orchard View submitted the documents to the State to resolve the violations noted by surveyors in the prior inspection and survey. The State has accepted the response and Orchard View is in

substantial compliance. They are waiting on a similar letter from CMS stating that they are now back in substantial compliance. Muscogee Manor also had minor violations reported in a prior survey and as of May 20, 2021 was now in substantial compliance.

Muscogee Manor had an annual survey. Ten state surveyors and two federal surveyors came to inspect Muscogee Manor.

COVID-19: Britt Hayes gave an extensive COVID-19 update.

Britt reported that currently there were no positive residents or staff with COVID-19. The Muscogee County positivity rate was now at 5.5 and in Georgia the positivity rate was 3.2.

489 residents had one vaccine and 235 had been fully vaccinated. 419 staff had one vaccine and 207 had been fully vaccinated. Britt was hopefully that more staff would start taking the vaccine. If staff have been vaccinated, they can now avoid routine testing using antigen swabs that is being done twice a week. In addition, they are still paying \$100 to any staff member that receives the vaccine. These additional incentives might encourage others.

Under new CDC directives, the HAC must show that the vaccine has been offered to residents and staff members with proof that educational materials were provided to staff, residents/residents' family so that they can make an informed decision. A resident and their family can choose to have close contact without masks and social distancing if they have been fully vaccinated. If residents go into a room and they are all vaccinated, they do not have to wear a mask. However, if one person is in the room who has not been fully vaccinated, then everyone in the room must wear a mask and socially distance or leave the room. HIPPA will not allow you to ask visitors to prove if they have been vaccinated. An honor system is used to determine whether a mask is needed.

Britt reported that staffing is bigger problem now than it was before COVID-19. Current unemployment with the federal benefit effectively pays \$17 an hour which is more than some Hospital Authority employees earn. The federal portion of this additional benefit will be ending June 26th, and Britt is optimistic this may help with staffing. Before COVID-19, the Company employed 603 staff. The current staff is 411. They have slowed some admissions because of staffing issues. The surveyors also noticed that there were low staffing issues at times. Britt has tried to hire new staff with signing bonuses and

giving current staff referral bonuses if they refer someone that ends up working and stays employed at the HAC. Britt has also reached out to GHCA and GEMA for staffing. He has signed additional contracts with Goodwill and another local staffing company.

CFO REPORT

Rick Alibozek gave the Statistical Report and the Financial Report. A copy of the Statistical Report and Financial Report was emailed to each Board Member.

The occupancy is increasing slowly. It is probably good that it is slowly increasing with the low staffing. The financial condition continues to improve. Revenue will continue to go up. The HAC has been fortunate to receive funding for the free testing equipment and then get paid for the actual tests. This has helped with revenue.

STATISCAL REPORT

Attached to these Minutes is the FY 2020 YTD Statistical Report Year Ended June 30, 2021.

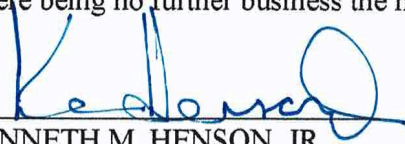
FINANCIAL REPORT

Attached to these Minutes is the Hospital Authority of Columbus Consolidated Summary Report Month Ended April 30, 2021.

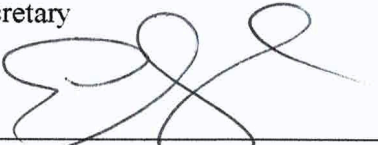
NEXT MEETING

The next meeting will be Tuesday, June 29, 2021.

There being no further business the meeting was adjourned.



KENNETH M. HENSON, JR.
Secretary



ERNEST SMALLMAN, IV.
Chairman

HOSPITAL AUTHORITY OF COLUMBUS
 FY 2021 YTD Statistical Report
 Year Ended June 30, 2021

	June	May	Apr	Mar	Feb	Jan	Dec	Nov	Oct	Sept	August	July	Average	Prior Year
Orchard View														
% Occupancy	59.28%	57.97%	57.93%	57.39%	74.35%	74.20%	66.89%	68.30%	68.30%	67.65%	68.35%	68.35%	65.25%	82.91%
Medicaid%	77.51%	73.82%	62.48%	60.17%	78.44%	78.64%	78.25%	76.79%	76.79%	77.49%	81.97%	81.97%	74.56%	72.34%
Medicare%	9.87%	12.80%	28.09%	30.04%	10.52%	8.63%	11.60%	12.38%	12.38%	9.44%	9.34%	9.34%	14.27%	12.64%
Private %	7.79%	8.93%	7.40%	6.35%	9.39%	9.97%	6.68%	8.22%	8.22%	9.13%	5.57%	5.57%	7.94%	9.24%
Hospice %	2.53%	3.06%	1.88%	1.88%	1.58%	2.13%	3.28%	2.24%	2.24%	2.22%	2.60%	2.60%	2.29%	3.80%
ADV %	2.31%	1.39%	0.15%	2.05%	0.07%	0.63%	0.19%	0.37%	0.37%	1.77%	0.52%	0.52%	0.94%	1.98%
Daily Medicare and ADV Census	14.43	16.45	32.72	37.06	15.75	13.73	15.78	17.40	17.40	15.09	13.48	13.48	19.19	24.41
Employment (Full Time Equivalents)	200.81	206.35	208.04	227.88	236.77	214.90	207.49	209.85	209.85	213.65	232.81	232.81	215.86	238.30
Ridgcrest														
% Occupancy	20.67%	18.93%	8.56%	0.00%	0.00%	0.00%	0.00%	5.42%	52.99%	56.15%	60.94%	62.35%	28.60%	77.71%
Medicaid%	7.49%	6.29%	4.64%	0.00%	0.00%	0.00%	0.00%	97.21%	94.80%	92.28%	93.17%	94.83%	49.07%	92.05%
Medicare%	79.65%	72.41%	83.44%	0.00%	0.00%	1.68%	2.43%	4.21%	4.21%	5.05%	3.71%	3.71%	25.26%	5.54%
Private %	5.76%	4.46%	0.00%	0.00%	0.00%	1.11%	1.72%	1.94%	1.94%	1.49%	1.46%	1.46%	1.79%	0.18%
Hospice %	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	1.05%	1.57%	1.57%	0.29%	0.00%	0.00%	0.29%	2.11%
ADV %	7.10%	16.84%	11.92%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	3.59%	0.11%
Daily Medicare and ADV Census	15.06	14.20	6.86	-	0.10	1.42	2.60	3.39	2.55	4.62	4.81	4.81	4.62	4.81
Employment (Full Time Equivalents)	30.79	17.67	12.61	15.80	16.26	34.31	56.78	64.49	63.02	73.84	38.56	38.56	80.89	80.89
Muscogee Manor														
% Occupancy	64.92%	64.63%	63.63%	81.21%	73.43%	70.29%	55.60%	53.20%	53.20%	53.53%	55.29%	55.29%	63.57%	64.58%
Medicaid%	87.65%	84.67%	74.78%	69.53%	84.26%	87.00%	84.40%	91.30%	91.30%	86.07%	75.19%	75.19%	82.49%	83.01%
Medicare%	6.46%	10.10%	21.33%	24.51%	11.37%	9.54%	11.74%	6.34%	6.34%	10.49%	19.90%	19.90%	13.18%	7.96%
Private %	2.96%	1.53%	0.59%	1.00%	0.80%	0.78%	0.00%	0.00%	0.00%	0.00%	0.93%	0.93%	0.86%	1.65%
Hospice %	1.93%	2.52%	2.11%	2.80%	1.34%	1.90%	1.64%	1.22%	1.22%	2.41%	3.23%	3.23%	2.11%	5.50%
ADV %	1.00%	1.18%	1.19%	2.16%	2.22%	0.78%	2.22%	1.14%	1.14%	1.03%	0.75%	0.75%	1.37%	1.88%
Daily Medicare and ADV Census	8.23	12.39	24.36	36.81	16.96	12.33	13.20	6.76	6.76	10.49	19.42	19.42	16.10	10.55
Employment (Full Time Equivalents)	113.88	124.35	132.64	152.09	157.53	138.30	126.83	138.14	138.14	136.26	143.95	143.95	136.40	153.86
Muscogee Home Health														
Employment (Full Time Equivalents)	10.19	10.11	10.17	10.26	10.57	10.21	10.54	9.95	10.07	10.05	10.21	10.21	10.21	10.63

HOSPITAL AUTHORITY OF COLUMBIUS
CONSOLIDATED SUMMARY REPORT
MONTH ENDED APRIL 30, 2021

	Orchard View	Home Office	Ridgecrest	Muscogee Manor	Total Nursing Home	Cobis PCH	Muscogee Home Health	River Mill	Consolidated
BALANCE SHEET									
Cash	\$ 5,903,434	\$ -	\$ 6,913,449	\$ 7,966,449	\$ 20,783,332	\$ 1,001	\$ 64,131	\$ 603,111	\$ 21,451,575
Other Current Assets	3,491,803	-	2,346,194	2,831,806	8,669,803	1,552	185,574	2,396	8,859,325
Intercompany Balances	22,886,752	-	2,102,599	(13,421,240)	11,568,131	(6,336,463)	(1,859,430)	(3,372,238)	-
Noncurrent Assets	36,116,199	-	38,501,774	7,642,045	82,260,018	164,699	123,890	3,627,313	86,175,920
Total Assets	\$ 68,398,188	\$ -	\$ 49,864,016	\$ 5,019,080	\$ 123,281,284	\$ (6,169,211)	\$ (1,485,835)	\$ 860,582	\$ 116,486,820
Current Liabilities	\$ 2,559,035	\$ -	\$ 1,158,695	\$ 1,267,207	\$ 4,984,937	\$ 1,743	\$ 152,655	\$ 3,585	\$ 5,142,920
Non-current Liabilities (excluding bonds)	8,744,049	-	3,679,830	5,377,152	17,801,031	360,100	546,428	-	18,707,559
Bonds Payable	26,743,707	-	31,203,891	-	57,947,598	-	-	-	57,947,598
Total Liabilities	38,046,791	-	36,042,416	6,644,359	80,733,566	361,843	699,083	3,585	81,798,077
Fund Balance	30,351,397	-	13,821,600	(1,625,279)	42,547,718	(6,531,054)	(2,184,918)	856,997	34,688,743
Total Liabilities and Fund Balance	\$ 68,398,188	\$ -	\$ 49,864,016	\$ 5,019,080	\$ 123,281,284	\$ (6,169,211)	\$ (1,485,835)	\$ 860,582	\$ 116,486,820
INCOME STATEMENT									
Revenue	\$ 1,256,033	\$ 41,195	\$ 442,736	\$ 1,139,040	\$ 2,879,004	\$ -	\$ 85,400	\$ 23,845	\$ 2,988,249
Operating Expenses	1,178,952	138,010	342,932	878,999	2,538,893	4,793	83,569	1,260	2,628,515
Net Profit (Loss) before Noncash expense	77,081	(96,815)	99,804	260,041	340,111	(4,793)	1,831	22,585	359,734
Provision for Bad debts	(6,460)	-	(872)	101,145	93,813	-	-	-	93,813
Interest expense	(68,239)	-	(84,232)	-	(152,471)	-	-	-	(152,471)
Depreciation and Amortization	(86,800)	-	(190,319)	(14,775)	(291,894)	(377)	-	(7,620)	(299,891)
Current Month Income (loss)	\$ (84,418)	\$ (96,815)	\$ (175,619)	\$ 346,411	\$ (10,441)	\$ (5,170)	\$ 1,831	\$ 14,965	\$ 1,185
YTD Income (loss)	\$ 404,977	\$ (987,123)	\$ 96,403	\$ 1,271,608	\$ 785,865	\$ (65,027)	\$ (199,440)	\$ 148,583	\$ 669,981