

## MINUTES

### CALIFORNIA HEALTH FACILITIES FINANCING AUTHORITY (AUTHORITY)

**First Floor Conference Room  
901 P Street, Room 102  
Sacramento, California 95814**

Alternate Location for CHFFA Teleconference Participation:

Public Participation  
Call-In Number: (877) 810-9415  
Participant Code: 6535126

September 28, 2023, 2:12 P.M.

#### OPEN SESSION

Deputy Treasurer Khaim Morton, Chair, called the meeting to order at 2:12 P.M.

The Secretary announced to the public joining in by phone the instructions for being heard.

#### **Item #1**

#### **Roll Call**

Members Present: Khaim Morton for Fiona Ma, CPA, State Treasurer  
David Oppenheim for Malia M. Cohen, State Controller  
Guadalupe Manriquez for Joe Stephenshaw, Director of Finance  
Antonio Benjamin  
Robert Hertzka, M.D.  
Keri Kropke, M.A., M.A., CCC-SLP

Members Absent: Francisco Silva  
Robert Cherry, M.D.  
Katrina Kalvoda

Staff Present: Carolyn Aboubechara, Executive Director  
Sondra Jacobs, Staff Services Manager I  
Tyler Bui, Associate Governmental Program Analyst  
Ciprian Ungureanu, Associate Governmental Program Analyst

Chair Morton declared a quorum present.

#### **Item #2 Approval of the Minutes from the August 31, 2023 Meeting (Action Item)**

Chair Morton asked the Authority members if there were any changes or edits to the minutes.

Chair Morton asked if there were any questions or public comment; there were none.

**Authority Action**

Motion to approve the minutes from the August 31, 2023 Authority meeting.

MOTION: Member Benjamin SECOND: Member Manriquez

AYES:.....Members: Kropke, Hertzka, Benjamin, Manriquez, Oppenheim, Morton

NOES:.....NONE

ABSTAIN:.....NONE

RECUSE:.....NONE

MOTION APPROVED.

**Item #3 Executive Director’s Report (Information Item)**

**Distressed Hospital Loan Program Update**

Executive Director Aboubechara reported that loan approval letters were sent to nine hospitals for the Distressed Hospital Loan Program (Program), of which five have received loan documents for execution, two have recently submitted all documentation needed and will be sent their loan documents, and one still needing to submit required documentation before receiving loan documents. Executive Director Aboubechara reported that Beverly Hospital (Beverly) declined the loan as they were being purchased by Adventist Health System/West. Executive Director Aboubechara reported that the Department of Health Care Access and Information would make a determination regarding the Beverly’s forfeited program funds, and the Authority would be apprised. Executive Director Aboubechara also reported that loan approval letters for the remaining borrowers would be sent out once the second tranche of funds was received.

**Investment in Mental Health Wellness Grant Program for Children and Youth (CY Grant Program) Update**

Executive Director Aboubechara reported that in 2021, Tulare County (County) was approved for a grant of approximately \$500,000 through the CY Grant Program. In June 2023, the Authority approved the County’s request to extend the milestone to be open and operational by 60 days. Executive Director Aboubechara reported that the County’s mobile crisis support team became open and operational on August 21, 2023 and conducted its first mobile crisis response on August 24, 2023.

Member Oppenheim commended Authority staff for swiftly establishing and disbursing funds for the Distressed Hospital Loan Program.

Member Manriquez echoed Member Oppenheim’s comments and asked what the amount of the award was declined by Beverly.

Executive Director Aboubechara clarified that Beverly declined a \$5,000,000 award.

Chair Morton asked if there were any additional questions or public comment; there were none.

**Item #4                                      Adventist Health System/West (Adventist), Roseville, Placer County  
Bond Financing Program  
Resolution No. 453 (Action Item)**

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Staff Member Bui presented. Staff Member Bui reported that Adventist was seeking Authority approval to issue tax-exempt bonds in an amount not to exceed \$95,000,000. Bond proceeds would be used to reimburse the cost of acquiring Bakersfield Heart Hospital (BHH) and Beverly Hospital, fund capital improvements, and information technology implementation costs to integrate BHH and Beverly Hospital into the Adventist’s network. Bond proceeds would also be used to fund certain projects at the Adventist Health Bakersfield location.

Attendees: Mayling Leong, of Counsel, Orrick, Herrington, & Sutcliffe LLP. (via teleconference) Brandon Seibold, Treasurer, Adventist Health System/West and Blake Pinell, Vice President, RBC Capital Markets.

Treasurer Seibold thanked the authority and gave an overview of the project.

Chair Morton asked if there were any questions or public comment; there were none.

**Authority Action**

Motion to approve Resolution No. 453 in an amount not to exceed \$95,000,000 for Adventist Health System/West, subject to the terms and conditions in the resolution.

MOTION:     Member Oppenheim                                      SECOND:     Member Benjamin

AYES:.....Members:     Kropke, Hertzka, Benjamin, Manriquez, Oppenheim, Morton

NOES:.....NONE

ABSTAIN:.....NONE

RECUSE:.....NONE

MOTION APPROVED.

**Item #5                                      Children’s Hospital Los Angeles (CHLA), Los Angeles, Los Angeles County  
Children’s Hospital Program of 2018  
Resolution No. CHP-4 2023-04 (Action Item)**

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Staff Member Ungureanu presented. Staff Member Ungureanu reported that Children’s Hospital Los Angeles requested the Authority approve a Proposition 4 grant in an amount not to exceed \$22,216,482 to reimburse and fund the renovation, furnishing, and equipping of vacant space in CHLA’s Duque Building. Grant proceeds would be used to create the Advanced Comprehensive Cardiac Imaging Suite (ACCIS), a dedicated space for pediatric cardiac imaging services, which would include two MRI machines. Staff Member Ungureanu reported that CHLA expects the project to be completed in January 2025.

Attendees: (via teleconference) Luis Ayala, Vice President of Government and Community Affairs; Rob Capulong, Executive Director of Finance Strategy and Operations; Jennifer Klunder, Executive Director of the Heart Institute; and Kelly Estes, Executive Director of Design and Construction, Children’s Hospital Los Angeles.

Executive Director Capulong gave an overview of the project and noted that at the completion of the ACCIS project, CHLA’s cardiac patient capacity would increase by 50%.

Chair Morton asked if there were any questions or public comments; there were none.

**Authority Action**

Motion to approve Resolution No. CHP-4 2023-04 for Children’s Hospital Los Angeles to receive a grant not to exceed \$22,216,482, subject to all the requirements of the Children’s Hospital Program Act of 2018.

MOTION: Member Kropke SECOND: Member Hertzka

AYES:.....Members: Kropke, Hertzka, Benjamin, Manriquez, Oppenheim, Morton  
NOES:.....NONE  
ABSTAIN:.....NONE  
RECUSE:.....NONE

MOTION APPROVED.

**Item #6** **County of Los Angeles (County)**  
**Community Services Infrastructure Grant Program (Second Funding Round)**  
**Fourth Amendment to Resolution No. CSI 2020-02 (Action Item)**

Staff Member Jacobs presented. Staff Member Jacobs reported the County would not be able to meet the milestone of being open and operational by October 31, 2023 for its 32-bed mental health rehabilitation program. The County was directed by its Board of Supervisors to include clients that would require a higher level of acuity in mental health treatment and services than the original solicitation suggested. The County planned to have the service provider contract awarded by December 31, 2023. Staff Member Jacobs reported the County requested Authority approval to extend the open and operational milestone deadline to October 31, 2024, and to extend the grant period and resolution expiration dates to March 31, 2025.

Attendees: (via teleconference) Jo Ann Yanagimoto-Pinedo, Deputy Director of Strategic Initiatives and Amanda Ruiz, M.D., Acting Sr. Deputy Director of the Intensive Care Division, County of Los Angeles Department of Health Services.

Deputy Director Yanagimoto-Pinedo gave a brief overview of the project and stated that the Los Angeles County Board of Supervisors planned to eventually close the Men’s Central Jail and had identified the Mental Health Rehabilitation Center as an alternative to incarceration for justice-involved individuals that would require a higher level of care.

Acting Sr. Deputy Director Ruiz described the challenges of treating individuals with a higher level of need.

Member Kropke thanked the County for meeting the critical needs of the community.

Member Oppenheim echoed the comments of Member Kropke.

Chair Morton asked if there were any additional questions or public comment; there were none.

**Authority Action**

Motion to approve a Fourth Amendment to Resolution No. CSI 2020-02 to amend the milestone conditions and extend the grant period and resolution expiration dates to March 31, 2025. All other conditions shall remain the same and in full effect.

MOTION: Member Kropke

SECOND: Member Oppenheim

AYES:.....Members: Kropke, Hertzka, Benjamin, Manriquez, Oppenheim, Morton

NOES:.....NONE

ABSTAIN:.....NONE

RECUSE:.....NONE

MOTION APPROVED.

**Items #7 and #8**

**Public Comment and Adjournment**

Chair Morton asked for public comment. Hearing none, the meeting adjourned at 2:36 P.M.