



Morongo Basin Healthcare District
Morongo Basin Community Health Center
Minutes of the Governing Board Meeting

Thursday, July 2, 2026

Convened on the La Contenta campus; the public was invited to attend the meeting on campus or via Microsoft Teams, an electronic, remote platform.

- **Mission Statement:** *To improve the health and wellness of the communities we serve.*
- **Vision:** *A healthy Morongo Basin.*
- **Core Values:** *Commitment, Collaboration, Accountability, Dignity, Integrity, Equity.*

BOARD MEMBERS PRESENT

- Cody Briggs *(not present onsite but attended by remote platform to observe meeting)*
- Gloria Cabrera *(present)*
- Pat Cooper *(present)*
- Marc Greenhouse *(present)*
- Sean Loomis *(present)*
- Lisa Ryan *(not present)*
- Jackie Todd *(present)*
- Esther Watson *(present)*

STAFF PRESENT

- Cindy Schmall, CEO *(remote)*
- Debbie Anderson CFO *(remote)*
- Karen Graley, Board Clerk *(remote)*
- Tela Thornett, Operations Manager
- Kelly Hedges-Wehner, Director Pt Care Services
- Dianna Anderson, Community Programs Mgr
- Tina Huff, Integrated Health Services Director
- JJ Greer, Site Supervisor, Split Rock
- Jill Goodwin, Clinical Services Manager
- Sherri Tincher, Patient Financial Services Manager

GUESTS:

- Dianne Markle-Greenhouse, District board member
- Jim Flint, community member
- Todd Brown, community member

CALL TO ORDER

Sean Loomis called the meeting to order at 4:45 p.m. Board Clerk Karen Graley took roll call and declared a quorum for the meeting. Sean Loomis led the Pledge of Allegiance and read the mission and vision statements. There were no public comments.

APPROVAL OF MEETING AGENDA

- Motion 26-170: Motion by Marc Greenhouse to approve the meeting agenda; second by Jackie Todd; motion carried by unanimous vote.

APPROVAL OF CONSENT AGENDA

- Motion 26-171: Motion by Gloria Cabrera to approve the Governing Board meeting minutes dated June 4, 2026; second by Jackie Todd; motion carried by unanimous vote.

ACTION ITEMS

Governing Board Appointment:

- Motion 26-172: Motion by Marc Greenhouse to appoint James Flint to the Morongo Basin Community Health Center Governing Board; second by Esther Watson; motion carried by unanimous vote.

CEO Cindy Schmall introduced Mr. Flint and asked him why he wants to join the board, and what he brings to the board. He shared that he worked at Hi-Desert Medical Center (HDMC) for 10 years in the

IT department. When the district sold the hospital operations to Tenet, they relocated IT services out of house. "I'm comfortable working again with Cindy Schmall, Karen Graley and others from the hospital days. My background from HDMC gives me a unique perspective about healthcare." Jackie Todd stated she thought he was well qualified. CEO Cindy Schmall congratulated Jim Flint on being seated to the board.

REPORTS

Monthly Financial Report:

- Motion 26-173: Motion by Marc Greenhous to accept the May 2026 financial report as presented; second by Esther Watson; motion carried by unanimous vote.

Debbie Anderson, CFO, presented the financial report for May 2026. She referred the members to the agenda packet for the written report. Ms. Anderson presented the report in detail and asked for questions. No questions were offered but board members nodded approval and thanked her for the report. The written financial report for May is attached to these minutes.

CEO Staff Report:

Ms. Schmall referred the members to her written report in the agenda packet.

- The Split Rock Building has power; however, we are still awaiting the fire alarm system installation, waiting on their engineering drawings. We may move to another company as the original company has been unresponsive. The fencing around the property is still in progress but is expected to be done soon. Now operating under CUPCCAA rules which has slowed down operations. Repeated calls to the state regarding the permit for the removal of a single limb have been fruitless. We will continue to follow up with these items and hope to have the project up and running by the end of August or early September.
- Some board members recently toured clinic facilities. We are working toward making YV campus a comprehensive site, moving all patient related services into the clinic buildings. Some upgrades were done to the adult and behavioral health departments. We're in the process of updating the spaces to make them more comfortable for patients and employees. It will provide better continuity for patients. We are still working on a plan to relocate Yucca Valley dental services into the Ancillary Services building which brings them much closer to the Yucca Valley campus. Additional work at the Yucca Valley campus includes the adjustment of fencing across the front of the buildings facing the highway. The Behavioral Health waiting room and reception area projects are complete, and staff are working to remove old carpet, replace lighting, paint, and provide more sound proofing of the offices for privacy. This will allow us to bring the referrals and case management teams onto the Yucca Valley campus creating a single site campus for all services except dental. Plans are still in process for moving dental services to our Ancillary Services building.
- We have hired a nurse practitioner part-time. He will be starting in July and is a strong addition to the team. Our search for a provider continues and we are currently in negotiation with a strong potential candidate, a military spouse. She will visit the clinic on Monday. She's family practice which allows her to see both adult and pediatric patients.
- IEHP Quality requirements have continued to change, and our quality reimbursement monies have decreased. Tricia Gehrlein, Chief Administrative Officer, will present a report to you next month on some of these changes. Our goal is to achieve quality recognition from HRSA in their quality badge program. Unfortunately, the quality scores do not impact reimbursement.

Marc Greenhouse asked for clarification on the hopeful new provider. Ms. Schmall stated we have been advertising for a provider for a year and a half without success. To now have someone considering joining our team is terrific. He will see adult patients.

CALENDAR REVIEW:

Cindy Schmall reviewed the upcoming events calendar. She highlighted National Community Health Center Week, saying, "We do several fun things for staff. On Friday we will serve lunch in suite 600. You are invited to join us for lunch at 11:30 a.m."

MEETING ADJOURNED:

The meeting was adjourned at 5:18 p.m.



Lisa Ryan, Secretary of the Board

ATTACHMENT TO MINUTES



MORONGO BASIN
HEALTHCARE DISTRICT

6530 La Contenta Road, Suite 100, Yucca Valley California 92284 | 760.820.9229

June 25, 2026

To: CHC Board of Directors

From: Deborah Anderson, CFO

Re: CFO's Report for May 2026

OVERVIEW

The clinic financials for the month of May shows income of \$13,067 and year to date shows income of \$581,913. (See Table 1 & 2)

GASB 103, Financial Reporting Model Improvements issued in May 2024 modernizes the rules for state and local governments. It is effective for fiscal years beginning after June 15, 2025, which means it will be implemented this year. The definitions of operating revenues and expenses and of nonoperating revenues and expenses will replace accounting policies that vary from government to government, thereby improving comparability. Our most significant impact will be that grant revenue will be required to be reported as nonoperating revenue vs. operating revenue like it has been previously. This will have a negative impact on your operating indicator. However, the hospital lease revenue will continue to be reported as operating and the interest component of the lease will continue to be reported as nonoperating.

CLINIC CHANGE IN NET POSITION

Table 1 Clinics May 2026

Clinics	Actual Mth	Budget Mth	Over/(Under)	% of Budget
Patient services (net)	812,210	604,261	207,949	34.41%
Grant Revenue	231,827	127,742	104,084	81.48%
340B Revenue	42,673	27,163	15,510	57.10%
Capitation Fees	183,652	180,832	2,820	1.56%
Records & Interest	247	139	107	76.94%
Cost Report Adjustments	(137,361)	(137,360)	(0)	-0.00%
Quality & TRI/Prop 56, Misc	16,396	21,042	(4,645)	-22.08%
	1,149,644	823,818	325,826	39.55%
Salaries - Clinic	482,521	488,704	6,183	1.27%
Fringe - Clinic	148,978	118,687	(30,290)	-25.52%
Phys Fees - Clinic	81,970	66,443	(15,527)	-23.37%
Purchases Services - Clinic	59,344	60,942	1,597	2.62%
IT, Network & Phones - Clinic	24,989	24,459	(529)	-2.16%
Supplies - Clinic	42,000	30,019	(11,982)	-39.91%
Supplies - 340B	33,027	23,311	(9,716)	-41.68%
R&M - Clinic	6,636	6,301	(335)	-5.31%
Leases/Rentals - Clinic	-	142	142	100.00%

Table 5 (continued)

Clinics	Actual Mth	Budget Mth	Over/(Under)	% of Budget
Utilities - Clinic	7,342	5,677	(1,665)	-29.32%
Ins - Clinic	287	302	14	4.75%
Other - Clinic	24,717	7,423	(17,294)	-232.99%
Depreciation	17,015	18,792	1,776	9.45%
	928,825	851,200	(77,625)	-9.12%
Operating Income/(Loss) before Allocation	220,819	(27,382)	248,201	906.43%
Allocation of Overhead for Health Centers	(207,951)	(169,006)	(38,945)	-23.04%
Operating Income/(Loss) after Allocation	12,867	(196,388)	209,256	106.55%
Non-Operating	200	-	200	-100.00%
	200	-	200	-100.00%
Change in Net Position	13,067	(196,388)	209,456	106.65%

Table 6 Clinics Year to Date

Clinics	Actual YTD	Budget YTD	Over/(Under)	% of Budget
Patient services (net)	8,134,733	6,979,210	1,155,522	16.56%
Grant Revenue	2,172,092	1,430,692	741,400	51.82%
340B Revenue	467,698	313,732	153,967	49.08%
Capitation Fees	2,021,180	1,989,150	32,030	1.61%
Records & Interest	2,457	1,608	849	52.81%
Cost Report Adjustments	(1,510,550)	(1,510,966)	416	0.03%
Quality & TRI/Prop 56, Misc	759,572	231,458	528,114	228.17%
	12,047,183	9,434,885	2,612,298	27.69%
Salaries - Clinic	5,254,197	5,561,916	307,718	5.53%
Fringe - Clinic	1,279,823	1,279,138	(684)	-0.05%
Phys Fees - Clinic	949,325	767,413	(181,912)	-23.70%
Purchases Services - Clinic	671,147	677,065	5,917	0.87%
IT, Network & Phones - Clinic	248,853	269,054	20,201	7.51%
Supplies - Clinic	445,707	346,714	(98,993)	-28.55%
Supplies - 340B	336,992	265,704	(71,288)	-26.83%
R&M - Clinic	120,114	70,445	(49,669)	-70.51%
Leases/Rentals - Clinic	1,306	1,558	252	16.16%
Utilities - Clinic	82,584	75,657	(6,928)	-9.16%
Ins - Clinic	3,161	3,318	158	4.75%
Other - Clinic	109,441	84,195	(25,246)	-29.98%
Depreciation	191,547	206,706	15,159	7.33%
	9,694,198	9,608,884	(85,315)	-0.89%
Operating Income/(Loss) before Allocation	2,352,984	(173,999)	2,526,984	1452.30%
Allocation of Overhead for Health Centers	(1,771,840)	(1,952,022)	180,182	9.23%
Operating Income/(Loss) after Allocation	581,144	(2,126,021)	2,707,166	127.33%
Non-Operating	768	-	768	-100.00%
	768	-	768	-100.00%
Change in Net Position	581,913	(2,126,021)	2,707,934	127.37%

Patient services variance is due to higher patient visits. Grant revenue variance is due to spending for the ARP capital and HIV grant that was not budgeted (the supplies – clinic line is also higher because some of the expenses for this grant spending is in this line). Quality revenue is higher because we anticipated cuts to quality; however, the cuts will take another year before they are realized. Physician fees are higher due to increased services being done by all providers. 340B supplies expense is higher due to drug manufacturer restrictions. R&M is higher than budgeted due to clinics replacing some windows at the various buildings, which individually don't meet the criteria for capitalization. Other expenses are higher due to recruitment fees being expended for another physician. Since the District had savings on expenses, there is not as much movement of costs between the District and the Clinics, which shows as a positive variance above.

Chart A – Visits History Chart

Month	FY 18-19	FY 19-20	FY 20-21	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY 25-26
Jul	2,942	3,283	3,091	2,877	2,670	2,758	3,030	3,467
Aug	3,766	3,587	3,015	3,425	3,315	3,195	2,975	3,099
Sep	3,043	3,501	3,065	3,134	3,256	2,593	3,041	3,346
Oct	3,551	3,892	3,264	3,282	3,071	3,027	3,697	3,296
Nov	3,229	3,353	2,627	3,116	2,936	2,928	2,952	2,595
Dec	2,858	3,304	2,976	2,705	2,881	2,556	3,027	3,000
Jan	3,698	4,010	2,921	2,925	3,001	3,226	3,316	3,210
Feb	3,198	3,763	3,190	3,068	2,882	2,980	3,303	2,903
Mar	3,515	2,927	3,516	3,332	3,331	3,032	3,338	3,415
Apr	3,660	2,066	3,460	3,094	2,896	3,016	3,648	3,430
May	3,662	2,200	3,043	3,239	3,247	3,143	3,564	3,241
Jun	3,344	2,786	3,082	3,218	2,939	2,652	3,275	-
Total	40,466	38,672	37,250	37,415	36,425	35,106	39,166	35,002
Total YTD	37,122	35,886	34,168	34,197	33,486	32,454	35,891	35,002