



**BOARD OF TRUSTEES (Open Session) MEETING  
MINUTES  
January 22, 2024  
Boone Health Conference Room C**

**Trustees Present:** Dr. Jerry Kennett, Dr. Bob McDavid, Judy Starr

**Other Attendees Present:** Gary Thompson, Randy Morrow, Stacye Smith, Dr. Charles Bondurant, Dianne Lynch, Brady Dubois, Monica Smith, Ed Clayton, Dr. Robin Blount, Shannon Kuczynski, Peter Gloggner, Ken Woodward, Rhonda Parton, Velyn Persaud, Kate Pitzer, Myrl Frevert, Ben Cornelius, Tom Schneider, and Shelly Rackers.

**Media:** Mike Murphy, CoMo Buzz

The open session meeting of the Boone Hospital Board of Trustees was called to order at 4:30 p.m. by Dr. Jerry Kennett, Chairman.

Dr. Jerry Kennett presented the meeting agenda for approval.

**A motion was made by Judy Starr and seconded by Dr. Bob McDavid to approve the meeting agenda. The Trustees unanimously approved said motion.**

Dr. Jerry Kennett directed the Board of Trustees to review the Consent Agenda items:

- Prior Month's Board of Trustee Minutes (December 18, 2023)
- December 2023 Trustee Financial Report

**A motion was made by Bob McDavid and seconded by Judy Starr to approve and ratify all consent agenda items as presented. The Trustees unanimously approved said motion.**

Ed Clayton, CFO presented the Boone Hospital 4<sup>th</sup> Quarter Year To Date financials through November.

Attorney Tom Schneider presented a counterproposal from Mo. Eye Consultants for a new Nifong Medical Plaza lease:

- Extend existing lease of front 2510 sf at same rent of \$24.94 and add 1895 sf to south and east at \$20.50 per sf for 10-year terms with a 5 percent rent increase at the beginning of the 6th year with 2- 5-year extension options at a 7.5 percent rent increase.

- Tenant to contract for and pay buildout costs to finish back 1895 sf area.

**A motion was made by Judy Starr and seconded by Dr. Bob McDaid for approval of the amended and expanded lease of space in Nifong Medical Plaza to Mo. Eye Consultants on the terms presented and in a form approved by the Trustees' legal counsel. The Trustees unanimously approved said motion.**

Attorney Tom Schneider presented lease modifications to the Reproductive Medicine lease requested by Dr. Wilshire, to have a 3-year term beginning 1-1-24 with automatic 2-year renewals unless terminated by either party with 2.5 percent renewal rent increases for medical office and related business uses.

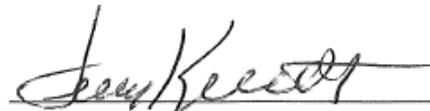
**A motion was made by Judy Starr and seconded by Dr. Bob McDavid for approval to amend the approved lease of space in the Doctor's Building to Mid-Missouri Reproductive Medicine and Surgery Inc to add the specified provisions requested by the tenant. The Trustees unanimously approved said motion.**

Tom Schneider shared that Paul Land has been working to find tenants to lease space in the Nifong Medical Plaza, and he has been approached by a dermatologist who is interested. The group discussed in detail that a strategic planning meeting is needed to discuss the Nifong Medical Plaza, therefore the request was put on hold. Tom Schneider will reach out to Paul Land.

Dr. Jerry Kennett shared with the group that Monica Smith has resigned her position as Chief Operations Officer, with her last day at Boone Health being March 1. He thanked her for her dedication to Boone Health and wished her well in her new endeavor.

**A motion was then made by Judy Starr and seconded by Dr. Bob McDavid to adjourn the meeting. The Trustees unanimously approved said motion.**

The open session meeting of the Board of Trustees was adjourned by Dr. Jerry Kennett, Chairman at 4:55 p.m.

  
Jerry Kennett, Chair