

Introduced by:  
Date:  
Action:  
Vote:

Administration  
February 8, 2012  
Adopted  
7 - Yes, 0 - No,  
2 - Absent

**SOUTH PENINSULA HOSPITAL  
BOARD RESOLUTION  
2012-01**

**A RESOLUTION OF THE SOUTH PENINSULA HOSPITAL BOARD OF DIRECTORS APPROVING  
ACQUISITION OF MEDICAL EQUIPMENT AND PROPERTY LEASE**

**WHEREAS**, South Peninsula Hospital requires the purchase of medical equipment appraised at \$146,545 for the purpose of providing medical care to the residents of the Service Area; and

**WHEREAS**, SPH requires a lease agreement of \$9,808 per month or \$2.00 per square foot for a term of 10 years for the space in which to provide care; and

**WHEREAS**, this lease amount is Fair Market Value according to Derry & Associates', real estate appraisal; and

**WHEREAS**, the financial projections of this acquisition and lease have been reviewed and are favorable to SPH; and

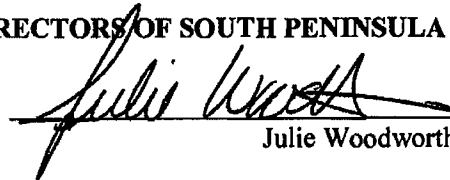
**WHEREAS**, the acquisition of equipment and lease of property require Kenai Peninsula Borough Assembly approval, per the Sublease and Operating Agreement; and

**WHEREAS**, this acquisition aligns with the following strategy from the Strategic Plan: "Provide services that increase utilization of SPHI as a first choice medical facility and service point in Service Area. Patient focused functions: SPHI must identify those programs and services which meet the healthcare needs of the community, are consistent with the clinical expertise of the medical staff, promote utilization and financial growth, and support the achievement of the hospital's mission."

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF SOUTH PENINSULA HOSPITAL, INC. TO:**

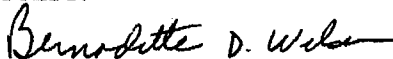
- 1. APPROVE ACQUISITION OF MEDICAL EQUIPMENT TOTALING \$146,545; AND**
- 2. APPROVE 10-YEAR LEASE AGREEMENT OF \$9,808 PER MONTH; AND**
- 3. FORWARD THIS RESOLUTION TO THE SOUTH KENAI PENINSULA HOSPITAL SERVICE AREA BOARD FOR APPROVAL; AND**
- 4. FORWARD THIS RESOLUTION TO THE KENAI PENINSULA BOROUGH ASSEMBLY FOR APPROVAL.**

**PASSED AND ADOPTED BY THE BOARD OF DIRECTORS OF SOUTH PENINSULA HOSPITAL, INC. THIS 8<sup>TH</sup> DAY OF FEBRUARY, 2012.**



Julie Woodworth, Board President

ATTEST:



Bernadette Wilson, Secretary

Roll Call:  
Yes: 7  
No: 0  
Absent: 2



## **KENAI PENINSULA BOROUGH**

144 North Binkley Street • Soldotna, Alaska 99669-7520

Toll-free within the Borough: 1-800-478-4441

PHONE: (907) 262-4441 • FAX: (907) 262-1892

www.borough.kenai.ak.us

**MIKE NAVARRE**  
**BOROUGH MAYOR**

### **MEMORANDUM**

**TO:** Gary Knopp, Assembly President  
Members, Kenai Peninsula Borough Assembly

**THRU:** Mike Navarre, Mayor *MN*

**FROM:** Colette Thompson, Borough Attorney *CT*

**DATE:** April 3, 2012

**SUBJECT:** Resolution 2012-026, authorizing the borough, on behalf of the South Peninsula Hospital, Inc. (SPH, Inc.), to enter into three lease agreements for medical office space in Homer, Alaska, and amend the sublease and operating agreement with SPH, Inc. to include these leases

South Peninsula Hospital, Inc. has provided a copy of SPH, Inc. Resolution 12-05 in which its board of directors unanimously approved entering the two leases not previously addressed by that board. Please amend this resolution as follows to reflect this approval. Attached please find a copy of SPH, Inc. Resolution 12-05 for your information.

- Add a new Whereas before the second to last whereas as follows:

**WHEREAS, the SPH, Inc. Board at its regularly scheduled meeting of March 28, 2012, recommended approving a 5-year lease of 1,500 square foot of space for \$3,000 per month and a 2-year lease of 700 square feet of office space for \$1,500 per month; and**

Thank you for your consideration.

Introduced by:  
Date:  
Action:  
Vote:

Administration  
March 28, 2012  
Adopted  
9 Yes, 0 No

**SOUTH PENINSULA HOSPITAL  
BOARD RESOLUTION  
2012-05**

**A RESOLUTION OF THE SOUTH PENINSULA HOSPITAL BOARD OF DIRECTORS APPROVING  
ACQUISITION OF MEDICAL EQUIPMENT AND PROPERTY LEASE**

**WHEREAS**, SPH requires a lease agreement of \$3,000 per month or \$2.00 per square foot for a term of 5 years for the office space at 4117 Bartlett St., in which to provide care; and

**WHEREAS**, SPH requires a lease agreement of \$1,500 per month for a term of 2 years for the office space at 309 W. Fairview Ave.; and

**WHEREAS**, the financial projections of this acquisition and lease have been reviewed and are favorable to SPH; and

**WHEREAS**, the lease of property requires Kenai Peninsula Borough Assembly approval, per the Sublease and Operating Agreement; and

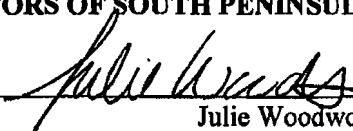
**WHEREAS**, this acquisition aligns with the following strategy from the Strategic Plan: "Provide services that increase utilization of SPH as a first choice medical facility and service point in Service Area. Patient focused functions: SPH must identify those programs and services which meet the healthcare needs of the community, are consistent with the clinical expertise of the medical staff, promote utilization and financial growth, and support the achievement of the hospital's mission."

**WHEREAS**, the Finance Committee approved this Resolution at their March 20, 2012 meeting,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF SOUTH PENINSULA HOSPITAL, INC. TO:**

- 1. APPROVE 5-YEAR LEASE AGREEMENT OF \$3,000 PER MONTH FOR THE OFFICE SPACE LOCATED AT 4117 BARTLETT ST; AND**
- 2. APPROVE 2-YEAR LEASE AGREEMENT OF \$1,500 PER MONTH FOR THE OFFICE SPACE LOCATED AT 309 W. FAIRVIEW; AND**
- 3. FORWARD THIS RESOLUTION TO THE SOUTH KENAI PENINSULA HOSPITAL SERVICE AREA BOARD FOR APPROVAL; AND**
- 4. FORWARD THIS RESOLUTION TO THE KENAI PENINSULA BOROUGH ASSEMBLY FOR APPROVAL.**

**PASSED AND ADOPTED BY THE BOARD OF DIRECTORS OF SOUTH PENINSULA HOSPITAL, INC. THIS 28<sup>TH</sup> DAY OF MARCH, 2012.**

  
Julie Woodworth, Board President

ATTEST:

  
Bernadette Wilson, Secretary