

**EASTERN PLUMAS HEALTH CARE DISTRICT  
SPECIAL MEETING OF THE STANDING PLANNING COMMITTEE  
OF THE BOARD OF DIRECTORS  
Wednesday, March 13, 2013, 12:00 P.M.  
EPHC Administrative Conference Room**

**Minutes**

1. **Call to Order:** The meeting was called to order at 12:15 pm by Chairman McGrath.
2. **Roll Call:**  
Present: Chairman McGrath. Tom Hayes, CEO and Tiffany Williams, Administrative Assistant. Public member Jack Bridge. Aspen Street Architects representatives David Hitchcock and Nathan Morgan.
3. **Approval of agenda:** The agenda was approved as submitted.
4. **Board Comments:** None.
5. **Public Comments:** None.
6. **Aspen Architects update of the Master Plan:**  
The Aspen Architect representatives presented aerial photos of the EPHC Portola Campus as well as an overview of the existing hospital layout. He reviewed option A, a structure expansion to the north of the existing hospital, with street circulation extended continuously around the north perimeter of the developed core. A lot line adjustment would be undertaken by adding a triangular area from the District's 34 acre parcel, to result in a more compact and cohesive complex. All development would be done on relatively flat land. The committee felt the plan was very well done.  
  
There was a brief discussion regarding the structural, mechanical/plumbing and site/civil assessments which included parking and zoning requirements. Mr. Hitchcock also noted that they will have a finalized version of the master plan by next month.  
  
David Hitchcock and Nathan Morgan also presented the phases necessary to achieve option A. It was stated that once we receive the site evaluation there will be more details regarding specific needs.
7. **Bio Mass boiler consideration:** Mr. Hitchcock reported that he spoke to both Jonathan Kusel, Sierra Institute as well as OSHPD consultants regarding bio mass boiler options. He stated that while the concept has sound objectives it would be a more expensive option as we would need to put in a separate boiler that could restart within 10 seconds if there is a power outage. Bio Mass boilers cannot restart this quickly.
8. **Other:** None.
9. **Adjournment:** Chairman McGrath adjourned the meeting at 1:15 p.m.

  
Approved by

3.28.13  
Date