

HUNT MEMORIAL HOSPITAL DISTRICT
BOARD OF DIRECTORS MINUTES

February 3, 2026

Due to the extensive winter storm that impacted Northeast Texas from January 23 to January 27, 2026, the Hunt Memorial Hospital District Board of Directors meeting originally scheduled for Tuesday, January 28, 2026 was rescheduled to Tuesday, February 3, 2026, to ensure safer road conditions for all attendees.

The Board of Directors of Hunt Memorial Hospital District conducted a meeting on Tuesday, February 3, 2026 at 5:30 p.m. in the sixth floor Homer Horton, Jr. Boardroom at Hunt Regional Medical Center, 4215 Joe Ramsey Boulevard, Greenville, Texas.

Dr. Pierce, Chairman, called the meeting to order.

ROLL CALL:

Mrs. Deborah Clack
Mr. William Jefferson Helton
Mrs. Leslie Killgore (Absent)
Mr. John C. Nelson, Jr.
Mr. Wesley Oswald
Mrs. Janet Peek (Absent)
Dr. Scott Pierce
Mr. Michael Taylor (Absent)
Mrs. Julia Wensel

comprising a quorum of the Board; also,

Mr. Steven Lee Boles, Jr., President/CEO
Mr. Stuart O'Neil, Vice President of Legal Affairs
Mr. Reese Hurley, Vice President/CNO
Ms. Brandi Isham, Vice President Quality/Coordinated Care
Mr. Chad Martin, Vice President, Clinic Operations
Mr. Travis Potter, Vice President, Business Development
Asim Usman, M.D., Vice President, Physician Relations
Robert Deuell, M.D., Vice President of Medical Staff Affairs
Lori Allembaugh, D.O., Chief of Staff
Ms. Julie Gibson, Foundation Director
Ms. Rose Hayden, Development & Communications Director
Ms. Kim Mulder, Emergency Department Director
Ms. Kim Saenz, Service Excellence Director
Mr. & Mrs. Wyman Williams, Commerce
Ms. Anne Mills, Commerce
Ms. Debbie Aikin, Commerce
Mrs. Tina Fletcher, Commerce

Dr. Richard Selvaggi, Commerce
Ms. Susan Lampe, Commerce
Ms. Barbara Frey, Commerce
Ms. Ladonna St. Clair, Campbell

Approval of Minutes Mr. Oswald moved, seconded by Mr. Nelson, to approve the December 18, 2025, meeting minutes as presented. The motion carried unanimously.

Medical Staff Report Dr. Allembaugh reported that the medical staff is preparing for the upcoming Joint Commission survey. There are current vacancies for the Secretary and Chief of Staff-Elect positions and an election will be held soon to fill those openings.

Citizens to Be Heard on Non-Agenda Items There were no citizens to be heard on non-agenda items.

Public Testimony There were no members of the public present to address the Board of Directors regarding any item of the agenda before or during the Board's consideration of said items.

Introductions Of Officers And Directors There were no introductions made.

Unfinished Business There was no unfinished business.

New Business

Consent Agenda Mr. Nelson moved, seconded by Mr. Oswald, to approve the following consent agenda item as recommended. The motion carried unanimously.

To approve the appointments, requests to change staff status, and a resignation for the Hunt Regional Medical Staff and Allied Health Professional Staff upon recommendation of the Board Credentials Review Committee.

Action Items

Election Mr. O'Neil presented Order Number 367, an order of election of
Order No. 367 Hunt Memorial Hospital District to be held on Saturday, May 2, 2026 for the purpose of electing two hospital directors from each of Commissioner's Precincts Two and Four in Hunt County. Applications for place on the ballot shall be filed by 5:00 PM, Friday, February 13, 2026. Mr. Jefferson encouraged Commerce community members to consider applying for the two open positions in Commissioner's Precinct 2. Following discussion, Mrs. Clack moved, seconded by Mr. Helton, to adopt Order Number 367 as presented. The motion carried unanimously.

HMHD Mr. Boles presented the revised Organization Chart and outlined
Organi- the following changes: Tammy Walsh has accepted the full-time Vice
zation President Chief Financial Officer position, Dr. Usman is the new Vice
Chart President Physician Services responsible for Medical Partners, Graduate Medical Education, the Hospitalists/Intensivists and the Internal Medicine Residency Clinic, Chad Martin is the Vice President Financial Operations responsible for the Revenue Cycle including Health Information Management, Clinics Patient Accounts, Patient Access and Patient Financial Services, and Brandi Isham Vice President Quality/Clinical Integration will add Cardiopulmonary, Laboratory and Lab Solutions departments under her leadership. He reported that, to assist Ms. Isham, Ashley Strait has been promoted to Director of Quality/Coordinated Care/Medical Staff/CDI. Following the overview, Mr. Oswald moved, seconded by Mrs. Clack, to approve the revised District Organization Chart as presented. The motion carried unanimously.

Financial Mr. Boles presented the December 2025 financial statements and
Statements provided a financial analysis of expenses and revenue for the first quarter of FY 2026 compared to FY 2025. Following the presentation and review of statistics and bond sale activities, Mr. Oswald moved, seconded by Mrs. Clack, to approve the financial statements subject to audit. The motion carried unanimously.

DISCUSSION ITEMS

Strategic Strategic initiatives may be discussed in Executive Session.
Initiatives

Chairman's Report There was no report.

President/CEO Report Mr. Boles reported the following:

The Royse City facility currently has clinics on the second floor for OB/GYN, Pediatrics, and Primary Care with an Orthopedic Clinic coming at a later date. Taryn Wade, RN, will oversee the operations, and TeamHealth EMC will provide physician staffing for the Emergency Department. The last component of opening the Emergency Department is the Electronic Health Record (EHR), and we are awaiting the proposal from Cerner/Oracle. There was discussion on EHR options, and Cerner is preferred to be the quickest pathway to opening the Emergency Department.

Titus Regional Medical Center in Mount Pleasant was sold to CHRISTUS Health System last evening. Hunt Memorial Hospital District is the only independent hospital east of I-30.

An update on the bond projects was provided; an option to use a second linear accelerator at \$300,000 a month with a temporary vault instead of building a second vault for the new linear accelerator is being considered; the waterproofing project is back on track; and costs for the roofing and parking lot/sidewalk projects are less than originally stated. These savings will go towards the renovation/expansion costs of the Emergency Room.

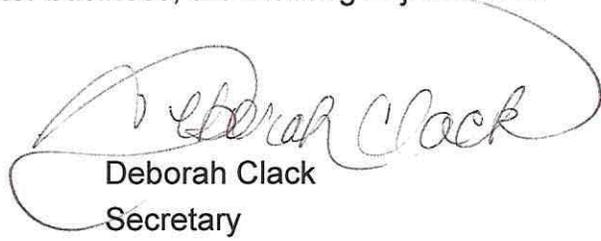
Dr. Usman reported the following:

An update on recruitment activities for General Surgery, Orthopedic Surgery, and Gastroenterology. Succession planning is an area they will be working on to address open slots and aging providers.

The Internal Medicine Residency Program is doing well and the first class will graduate in June 2027. The final survey of the Residency Program is expected in April, and the results will then be reviewed by the ACGME in September. The program did receive a \$900,000 grant, and he expressed appreciation to everyone who assisted in the grant process

Executive Session An Executive Session was held under the Texas Government Code §551.072 and §551.085. Following the Executive Session, there was no action taken.

Adjournment There being no further business, the meeting adjourned at 6:42 p.m.



Deborah Clack
Secretary

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