Minutes of the Board of Managers HOMES meeting of the Dallas County Hospital District, held Thursday, May 21, 2026, scheduled for 12:30 pm, in the WISH 02-175 Executive Conference Room at Parkland Health and via Webex. These minutes do not constitute a certified agenda for the meeting.

I. Attendance and Call to Order

Chair Vincent Hall noted that a quorum was physically present and called the meeting to order at 12:32 pm.

Board Member attendees included: Marjorie Petty, JD, Miriam Sharma, RN, Farida Minner, RN, Ramon Miguez, PE, Todd Furniss, JD, Byron Cryer, MD, Eric G. Bing, PhD, MD, Reina Gonzalez, JD, Yasmin Simon, JD and Jeff Tillotson, JD.

Staff Present (via Webex and in-person) included:
Brad Nitschke, Chief Legal Officer
Brett Moran, Chief Health Officer
Donna Richardson, EVP & CNE
Edmundo Castañeda, EVP & Chief Operating Officer
Fred Cerise, President & Chief Executive Officer (via Webex)
Felicia Miller, EVP & Chief Talent Officer
Jeffery Giles, Sr., Associate Attorney (via Webex)
Jessica Hernandez, Chief Health Equity Officer
James Perez, VP Clinic Operations
Joseph Chang, SVP & CMO
Kareem AbdelFattah, VP & ACMO
Keri Disney-Story, VP/Clinical Finance
Kyla Rankin, HOMES Project Director
Lance Mendiola, VP Construction Facilities Real Estate
Morgan Simmons, Governance Program Manager
Melanie Roberts, SVP/Chief Compliance & Ethics Officer
Michael Lane, SVP Chief Quality and Safety Officer
Natalie Garza Vasquez, Administrative Resident
Roshan Thayil, Sr. Dir. Compliance
Pam Bryant, SVP/Supply Chain Management
Saul Cordero, SVP & Chief Governance & Strategy Officer

Additional Attendees: None

II. Mission Statement

Chair began the meeting by stating the mission statement:
Advance Wellness | Relieve Suffering | Develop and Educate

III. Public Comments Regarding Agenda Items

No members of the public registered for comments regarding the agenda items.

IV. Conflicts of Interest

After reviewing the agenda, the Chair noted zero conflicts of interest for Board Members present.

V. Consent Agenda

A. Appropriate Action Regarding Minutes 2026-04-22 HOMES

Marjorie Petty motioned for the approval of the Consent Agenda. Yasmin Simon seconded the motion. The motion passed unanimously.

VI. Reports Requiring Deliberation(s) or Approval(s)

A. Operations Update (day-to-day) operations, including but not limited to – staffing/operational challenges/partner site activity)
Kyla Rankin provided staffing updates, noting that an internal candidate accepted an offer for a social worker position and is expected to start within the month. Interviews are ongoing for the dental assistant supervisor role, and recruitment is underway for a new registered nurse position following an internal staff member's transition to the float pool to pursue nurse practitioner training. Kyla then discussed operational challenges with the mobile units, citing significant equipment issues with air conditioning and generators that reduced capacity to as few as two operating units at times, compared to the usual five plus dental services. These disruptions resulted in cancellations and downtime; however, mitigation strategies included use of a telehealth-enabled mini mobile unit and redeploying providers to fixed sites while working closely with Fleet Management to restore full functionality.

B. Management and Finance Update – volume, revenue, expenses, and overtime
Kyla mentioned HOMES met the visit expectation for April and overtime is consistently decreasing. Kyla and her team will continue to look at opportunities to decrease overtime through scheduling optimization and workflows.

C. Governance Update: Organization of HOMES meetings, Upcoming Meetings (HOMES advisory board, which meets on the 2nd Monday of every other month)
Kyla mentioned the next HOMES Advisory Board meeting will be held on Monday, June 8th, 2026, at 11:30 AM with a hybrid option available.

D. Review and Discuss Provisions of the Health Resources and Services Administration (HRSA) Annual Review

Kyla reminded the Board of the HRSA Compliance manual, which has 21 chapters, 19 of which are requirements in four areas:

- Clinical
- Financial
- Governance
- Annual training has been added as the 20th requirement.

Kyla further noted that Chapter 18 program monitoring requirements continue to be met through established systems for tracking performance and reporting data. She highlighted that Parkland utilizes tools such as Epic, Workday, and patient satisfaction surveys to monitor utilization, budget, and outcomes, enabling ongoing evaluation of program effectiveness and compliance with HRSA expectations.

E. State of Homelessness Address

Kyla reported that the point-in-time count of individuals experiencing homelessness has continued to decline since 2021, decreasing from 3,541 individuals in the prior year to 3,513 in 2026. While this reflects an overall reduction, Kyla emphasized that the point-in-time count represents a single-night snapshot and may not fully capture the broader dynamics of homelessness. She highlighted that Housing Forward has identified a significant ongoing need, with an 83% increase in households requiring intervention annually and approximately 11,000 households seeking assistance to avoid or exit homelessness.

II. Action Items

A. Board May Take Action on Any Agenda Item(s) Above

VII. Adjourn

With no further business to discuss, Vincent Hall adjourned the meeting at 12:45 pm.

SO RECORDED:

Vincent-Hall
Vincent-Hall (Jul 6, 2026 10:38:54 CDT)
Vincent Hall
Chair

Brad Nitschke
Brad Nitschke (Jul 23, 2026 01:59:24 CDT)
Brad Nitschke, JD
Assistant Secretary