

MCHCD/Measure C Approvals as of 02-28-2025

Prepared by WCA

FYE ended 06-30-2021

Approved

(1) Project Expenses:

Auto Transfer Switch	\$660,000
Medical Air Replacement	\$283,001
HVAC- Surgery & Central Sterile Supply	\$424,250
Fire Sprinkler	\$35,502
Roof Repair- Patient Support Building	\$375,997
3 D Mammography- Facility Remodel	\$163,788
Surgery- ESU Machine & Force Triad Ligature	\$29,898
Surgery- Medical Waste Device	\$41,903
Radio System- Emergency Management	\$30,365
Ambulance Replacement Unit	\$180,774
Total Project Expenses	\$2,225,478

FYE ended 06-30-2024

(2) Project Expenses

Auto Transfer Switch	\$186,802
Medical Air Replacement	\$959,688
HVAC- Surgery & Central Sterile Supply	\$18,567
Fire Sprinkler	\$8,110
Roof Repair- Main Building	\$57,040
Fire Roll-Down NFPA Code Replacement	\$135,000
Infection Control- Lobby Flooring	\$132,722
Oncology- Infection Control Updates	\$60,480
Infection Control- ER Waiting, Front Lobby, PT, Lab	\$275,998
Infection Control Flooring- RT, Cardio, PT Rooms	\$153,455
3 D Mammography- Facility Remodel	\$308
Ambulance Replacement Unit	\$11,202
Legionella Compliance Equipment Replacement	\$65,000
ED Hot Water Heater	\$20,516
Zoll Defibrillators (7)	\$170,540
Expenses- MCHCD Board Approved on 04-25-2024	\$2,255,428

(3) Project Expenses

Auto Transfer Switch	\$1,700,000
Vacuum Pump Replacement	\$500,000
Two OR Rooms and Surgical Area Flooring Repairs	\$58,810
Expenses- MCHCD Board Approved on 04-25-2024	\$2,258,810

MCHCD/Measure C Approvals as of 02-28-2025
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FYE ending 06-30-2025

Pending

(4) Project Expenses

AHMC Lab Equipment Replacement	\$517,360
Sterile Processing Dept. Renovation, (No Rental)	\$307,270
Fan Coil Replacement	\$440,000
Clinical Lab Equipment- Level 1	\$343,815
Door Replacement (12)	\$110,000
Nurse Call System	\$43,651
Med/Surg Pantry repairs	\$55,000
Electrical- Add outlets for Lab Refrigerators/Freezers	\$110,000
CCTV System & Door Access Security (cameras only)	\$59,892
Expenses- MCHCD Board Approved on 11-06-2024	<u>\$1,986,988</u>

(5) Project Expenses

Roof Leak- Central Supply	\$17,679
Kitchen- Dishwasher Water Heater	\$9,543
CT Scanner- HCAC Unit	\$7,169
Vacuum Pump	\$4,500
Electric Steam Generator	\$7,129
AJ Gray- Home Health Bathroom	\$737
Ambulance- 3 Gurney Repairs	\$1,964
New Ambulance- Vinyl Wrap	\$5,461
Kitchen- Walk In Refrigerator/Freezer	\$25,000
Patient Monitoring Equipment Upgrade	\$218,787
Doorway- MedSurg	\$7,830
Expenses- MCHCD Board Approved on 01-25-2025	<u>\$305,800</u>

MCHCD/Measure C Approvals as of 02-28-2025
 Prepared by WCA

FYE ending 06-30-2025
 (6) Project Expenses

Pending

ED Med Room Flooring	\$4,223
ED HVAC	\$1,250,000
Pharmacy Refrigerator Replacement	\$65,000
PSB Area Flooring	\$65,545
Patient Care Area Flooring	\$143,435
Generator Repairs	\$105,963
Seismic Compliance Upgrades	\$5,000
Network Infrastructure Improvement	\$2,500
Building Repairs from 07-2024 to 12-2024	\$25,208
Six Gurney Replacements	\$98,888
Fire Life Safety System Repairs	\$50,000
Building Repairs from FY 2020 thru FY 2024	\$1,838,314
Regulatory Deferred Generator	\$55,466
Regulatory Deferred Maintenance Items	\$274,165
Furniture (Registration, ER Lobby, Front Lobby, PT, Lab, ICU)	\$111,090
Platelet Agitator	\$10,051
Ice Machine Cafeteria	\$123,477
Sterile Processing Feasibility Study	\$55,490
Expenses- MCHCD Board Approved on 02-27-2025	<u>\$4,283,815</u>
GRAND TOTAL	<u><u>\$13,316,319</u></u>

Mendocino Coast Health Care District
Adventist Health Mendocino Coast



AH / MCHCD Planned Expenditures Q4 2024

Presented to
MCHCD Board
10/24/2024

Priority 2024	Capital Description	MCHCD Board Approved - Total	Capital in Progress YES/NO		Actual Estimated Cost - Q4 2024 and Q1 & Q2 2025	Project planned Duration / Completion Date
Priority 4	AHMC Lab Equipment Replacement	Needs Approval	Yes	Clinical Lab Project to replace EOL Equipment, Bring Electrical Circuits into code requirement for the Lab, Bring HVAC airflow and cooling into Compliance	\$ 517,360	Q2 2025
Priority 6	Sterile Processing Dept. Renovation, (No Rental)	Needs Approval	Yes	Bring the CSS areas into compliance with Infection Control and Workflow requirements of a current OR	\$ 307,270	Complete in 2025
Priority TJC	Fan coil replacement repair TJC finding airflow	Needs Approval	No	TJC Finding for Airflow	\$ 440,000	Complete in 2025
Priority 7	Clinical Lab Equipment - Level 1 (Critical Instruments)	Needs Approval	No	Replace End of Life, High Maintenance cost Equipment	\$ 343,815	Complete in Q1 2025
Priority TJC	Door Replacement - Failed Exterior / Interior Damaged	Needs Approval	No	Ongoing Door replacements as identified during inspections, Staff entrance, Old OB as examples (TJC potential Finding)	\$ 110,000	6-10 weeks
Priority PS	Nurse Call System - Updates to integrate Beds "Alarms"	Needs Approval	No	Integrate bed alarms and nurse call for patient safety and fall prevention, existing panels will be upgraded (Patient Safety)	\$ 43,651	4-6 weeks
Priority TJC	MedSurg - Pantry - Repairs	Needs Approval	No	Repair / replace casework and FFE to create a compliant space for food service (Infection Control, TJC Potential Finding)	\$ 55,000	8-10 weeks
Priority 1A	Electrical - Add outlets for Lab Refrigerators / Freezers	Needs Approval	No	Multiple pieces of Clinical Refrigeration Equipment single circuit breakers (TJC Potential Finding)	\$ 110,000	4-6 weeks
Priority PS	CCTV System & Door Access "Security" (Cameras Only)	Needs Approval	No	Safety & Security of staff & patient (WPV Prevention, Overall Safety of the Facility)	\$ 59,892	Cameras - Only 4-6 weeks

TJC = The Joint Commission
PS= Patient Safety

Total needed for approval to proceed 2024

\$ 1,986,988



Priority 2025	Project No.	Capital Description	MCHCD Board Approved	Completed YES/NO		Actual Cost - Q4 2024 and Q1 2025	Requested Approval Amount	Project planned Duration / Completion Date
High	2025-01	Roof Leak - Central Supply Area of the OR Suite - Phase 1	Needs Approval	Yes	Roof developed a leak that damaged the walls and supplies. Redwood Roofing made temporary repairs and will come back when we have a break in the weather to complete the work.	\$ 17,679	\$17,679.00	Jan-25
High	2025-02	Kitchen - Dishwasher Booster Water Heater	Needs Approval	Yes	Booster Water Heater Failed, This unit supplies the 180 degree water to the dishwasher to comply with infection control standards. Heater was replaced and plumbing was improved to help improve reliability in the future.	\$8,675.40 + internal labor and project management 10% = \$867.54 Total+ \$9,542.94	\$9,542.94	Completed - November 2024
Medium	2025-03	Kitchen - Garbage Disposal	Needs Approval	Yes	Garbage Disposal Failed, We had a replacement unit in storage for when it was needed. Plumbing retrofit was constructed inhouse. Installed with in-house AH Technicians. No outside contractor required.	In-House Cost - 2 Techs (20 hours) = 40 hours of labor	\$0.00	Completed - November 2024
High	2025-04	CT Scanner - HVAC Unit	Needs Approval	Yes	CT HVAC Failed, Refrigerant leak in the rooftop condenser coil was not repairable. New coil was purchased and installed with in-house and outside HVAC Contracted help.	Cost of coil <10k plus inhouse labor and HVAC Contractor assistance.	\$7,168.94	Completed - November 2024
High	2025-05	Update - Vacuum Pump - Repair Lag Timer - Phase 2 of Vacuum Pump	May need additional funding to complete the project	No	Overloads tripping frequently. Lag timer may be causing both pumps to run. This repair was to keep the system going while the Long term project to retrofit the system can be executed. After examining the scope of the work for the MCHCD approved project, HCAI will require a permitted project to be executed. Our initial plan was to do this as a repair. This would have avoided the high cost of an HCAI Project.	<\$5k for ongoing repairs to keep the system running - Phase 2 of this project is an estimated cost. Proposals are being developed by the vendors	\$4,500.00	Completed - November 2024
High	2025-06	Electric Steam Generator - Elements & Blowdown	Needs Approval	Yes	Back-up Steam Generator that supply the steam for OR Autoclave Failed, Heating elements replaced and Blowdown Timers replaced.	<\$10k for parts, labor performed by in-house Technicians. w/ Vendor assistance	\$7,129.10	Completed - November 2024
Medium	2025-07	AJ Gray - Home Health - Bathroom - Sewer	Needs Approval	Yes	Restroom in AJ Gray Building has frequent issues. Drain Service completed and power flush toilet installed. This will be monitored for future issues and possible plumbing work needed in the future.	Drain service and new toilet <\$1500	\$737.19	Completed - November 2024
High	2025-08	Ambulance Service - (3) Gurney Repairs	Needs Approval	Yes	3 powerlift gurneys required repairs and maintenance. Outside Stryker Tech repaired onsite.	<\$3k for parts & repairs	\$1,964.00	Completed - November 2024
Medium	2025-09	Ambulance - Vinyl Wrap for new unit to go into service, all other work has been completed.	Needs Approval	Yes	New Ambulance will need to be wrapped before it can go into service.	\$5,461.17	\$5,461.17	Completed - January 2025
High	2025-10	Kitchen - Walk-In Freezer / Refrigerator	Needs Approval	No	Door for the freezer is not repairable. Heat tape has failed causing the door to be frozen shut often. The Refrigerator seal and door latch are failing. Doors do not seal properly causing the refrigeration units to run excessively. Hobart will quote replacement doors in December 2024	Hobate of Santa Rosa will be providing a cost proposal, This is an estimated cost based on similar projects.	\$25,000.00	2025
Planning	2025-11	Nihon Kodan Patient Monitoring Equipment Upgrade	Needs Approval	No	Existing Patient Monitoring Equipment is over 30 years old. The equipment is End of Life/End of Service, Replacement parts are Rare to find.	200943.53 + Tax @ 8.88%=218,787.32 Freight TBD	\$218,787.32	2025
Medium	2025-12	Doorway / Threshold - Uneven flooring repairs in MedSurg	Needs Approval	No	Hallway flooring and patient rooms are at different levels, The threshold at the transition is causing a safety issue when entering and exiting the rooms.	\$ 7,830	\$7,830.00	Jan-25

\$305,799.66 Total Requested

Mendocino Coast Health Care District
Adventist Health Mendocino Coast - Exhibit
A

AH / MCHCD Approval Request - February 2025

Presented to
MCHCD Board
02/27/2025



Priority 2025	Finance #	Project No.	Capital Description	MCHCD Board Approved	Completed YES/NO		Actual Cost - Q4 2024 and Q1 2025	Requested Approval Amount	Project planned Duration / Completion Date
TJC IC PS		4.26 2025-31	ED - Med Room - Flooring	Needs Approval	Yes	Replace Old Flooring - Med Room Refresh	\$ 4,223	\$ 4,223	Completed - 2023
PS		1.02 2025-18	ED HVAC (South and Center 3 Units) & ED Lobby	Needs Approval	No	(3) EOL and Failed HVAC Unit Replacement - supplies the Emergency Department Heating and Cooling	\$ 221,995	\$ 1,250,000	Complete - Q4 2025
TJC PS		4.16 2025-16	Refrigerator Replacement - Pharmacy	Needs Approval	No	June July for Clean Room	\$ 22,264	\$ 65,000	Complete - Q3 2025
IC		4.21 2025-17	Flooring - PSB Area	Needs Approval	No	Needs Doctor's Lounge, Conference rooms (3) - Non Scheduled, HR Area, Registration Area, Billing & Business Serv. Area, Counseling	\$ 65,545	\$ 65,545	Complete - Q3 2025
TJC IC		4.22 2025-19	Patient Care Areas - Flooring	Needs Approval	No	Replace damaged and uncleanable flooring in Patient Care areas - Infection Control / TJC issue	\$ 143,435	\$ 143,435	Complete - Q3 2025
TJC PS Required		4.28 2025-14	Generator Repairs (4)	Needs Approval	Yes	Annual Service and Repairs to our Emergency Power System, Rental of generator to provide back-up power to the facility during the work. PM Fee has been added due to the in-house labor required to accomplish the work	\$ 96,330	\$ 105,963	Completed - 2024
TJC HCAI PS		4.29 2025-20	Seismic Compliance/Upgrades - AH Support - HCAI Fees	Needs Approval	No	HCAI - SPC Requirements for 2030	\$ 277	\$ 5,000	Complete - 2030
PS		4.3 2025-22	Network Infrastructure Improvement - Investigation	Needs Approval	No	Updating the network infrastructure to support the speeds required for a modern Electronic Medical Records System	\$ 1,120	\$ 2,500	Complete - Q2 2025
TJC PS IC		4.31 2025-21	Building Repairs 202407 - 202412	Needs Approval	Yes	Ongoing Repairs and Maintenance to the Buildings & Facility Equipment	\$ 25,208	\$ 25,208	Completed - 2024
PS		4.32 2025-15	Gurney Replacement - (6) Stryker ED Gurneys	Needs Approval	No	Replace End of Life Equipment	\$ 93,719	\$ 98,888	Complete - Q2 2025
TJC High		4.48 2025-13	FLS (Fire Life Safety) System Repairs	Needs Approval	No	Replace rusted and leaking sprinkler drops. Replace EOL (End of Life) components to the Fire Alarm Systems. Connect the DI with the Main Hospital for Staff and Patient Safety.	\$ 20,216	\$ 50,000	Complete - Q1 2025
Balance Improvement Fund - 2024		N/A 2025-24	Building Repairs - From 2020 thru 202412	Needs Approval	Yes	Ongoing Repairs and Maintenance to the Buildings & Facility Equipment - MCHCD Board has Back-up Invoices for reference	\$ 1,838,314	\$ 1,838,314	Completed - 2024
TJC PS IC		4.19 2025-25	Regulatory/Deferred - Generator Maintenance	Needs Approval	Yes	Make repairs to ensure Emergency Power System to meet TJC Standards	\$ 55,466	\$ 55,466	Completed - 2021
TJC PS IC		4.2 2025-26	Regulatory/Deferred Maintenance Investigation	Needs Approval	Yes	TJC, CDPH, NFPA, OSHPD - MCHCD Board has Back-up Invoices for reference	\$ 274,165	\$ 274,165	Completed - 2021
TJC PS IC		4.23 2025-27	Furniture (Registration, ER Waiting, Front Lobby, PT, Lab, ICU)	Needs Approval	Yes	Worn and non-compliant furniture in Patient Care areas	\$ 111,090	\$ 111,090	Completed - 2021
PS		4.25 2025-28	Platelet Agitator	Needs Approval	Yes	Failed Clinical Lab Equipment replacement	\$ 10,051	\$ 10,051	Completed - 2021
TJC PS		4.26 2025-29	Ice Makers & Café	Needs Approval	Yes	Replace - End of Life and Infection Control Issues	\$ 116,275	\$ 123,477	Completed - 2024
PS TJC HCAI		4.25 2025-30	Sterile processing feasibility study	Needs Approval	Yes	Sterile Processing Assessment and Conceptual Design for Compliance and Renovation	\$ 10,051	\$ 55,490	Completed - 2021

\$ 4,283,815 Total Requested

TJC = The Joint Commission
PS = Patient Safety
IC = Infection Control

REDWOOD ROOFERS

17851 NORTH HIGHWAY 1
FORT BRAGG, CA 95437
(707) 937-1700

INVOICE

2 March 2024

Mendocino Coast Health Care District
775 River Drive
Fort Bragg, CA 95437

ID NUMBER: 515CYPRESSDRIVEFORTBRAGGCA95437COMMERICAL

Date	Description	Cost
1 February 2024	Roofing Bid: Mendocino Coast Health Care District 515 Cypress Drive Fort Bragg, CA 95437 Commercial Building. Cost Of Labor & Materials.	\$120,375.00
	SUBTOTAL	\$120,375.00
14 February 2024	Payment On Account Check # 52533	-\$61,187.50
	SUBTOTAL	\$59,187.50
26 February 2024	Change Order: Mendocino Coast Health Care District 515 Cypress Drive Fort Bragg, CA 95437 Commercial Building Ridge & Intake Venting. Cost Of Labor & Materials.	\$3,840.00
	SUBTOTAL	\$63,127.50
27 February 2024	Gutters: Mendocino Coast Health Care District 515 Cypress Drive Fort Bragg, CA 95437 Commercial Building Ridge & Intake Venting. Cost Of Labor & Materials.	\$5,442.00
	TOTAL DUE	\$68,569.50

Thank You,


Dakota Murray | General Manager
Redwood Roofers | Contractor's License # 957548
707.937.1700 (Phone) | 707.937.4345 (FAX)
info@redwoodroofers.com | www.redwoodroofers.com

PAYMENT TERMS

FINAL PAYMENT: TOTAL AMOUNT OF REMAINDER OF THE CONTRACT (TO INCLUDE ALL CHANGE ORDERS) DUE WITHIN 5 DAYS OF THE COMPLETION OF THE JOB.

PSS / PROFESSIONAL SALES AND SERVICE, L.C.

Quality Emergency Vehicles Since 1974

1720 W. Indiana Avenue, Suite C
Salt Lake City, UT 84104

Remittance Info:
1717 South Redwood Rd
Salt Lake City, UT 84104
(801) 977-3961 Phone
(801) 977-3969 Fax
Tax ID # 84-1404777

Invoice

Date	Invoice #
11/1/2024	32015

Bill To
Mendicino Coast Health District PO Box 579 Fort Bragg, CA 95437-0579

Ship To
Mendicino Coast Health District PO Box 579 Fort Bragg, CA 95437-0579

S.O. No.	P.O. Number	Terms	Due Date	Rep	Via	F.O.B.
25917			11/1/2024		Will Call	

Quantity	Item Code	Description	Price Each	Amount
1	#721986	Mendicino Coast Health District Leader Emergency Vehicles 2023 Sprinter SE 4x2 Vin: W1W4NBHY1PT131833 Prod: 721986	198,515.00	198,515.00T
1	639005550001	Stryker, MTS Power Load	0.00	0.00T
1	6506000000	Power Pro Ambulance Cot	0.00	0.00T
1	6390-027-000	Stryker, Powerload Wheel Guide Option	2,002.00	2,002.00
1	Misc Part Sale	DMV Fees	1.75	8.75
5	Misc Part Sale	Tire Fees	850.00	850.00
1	Misc Part Sale	Delivery	8.875%	17,618.21
		California Sales Tax General		

You can now pay your parts and service invoices online via credit card at
WWW.PRO-SALES.COM
(Vehicle purchases are ineligible)

"Quality Emergency Vehicles and Emergency Vehicle Equipment"

Payments/Credits	\$0.00
Balance Due	\$218,993.96

THU FRI SAT 11
January
SUN MON TUE WED THU FRI SAT 1

28
21
14
SAT
Pearl Harbor Remem

28

21

14

SAT

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