



County of Monterey

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Board Report

File #: 24-241, Version: 1

It is recommended that the Capital Improvement Committee receive a report on Natividad Medical Center's key capital projects from July 1, 2023, through December 30, 2023.

RECOMMENDATION:

It is recommended that the Capital Improvement Committee receive a report on Natividad Medical Center's key capital projects from July 1, 2023, through December 30, 2023.

SUMMARY/DISCUSSION:

Natividad Medical Center (NMC) is responsible for managing, operating, and maintaining facilities and roads within the NMC campus. The Facilities and Construction Department staff administers capital projects focused on strategically upgrading the hospital by reconfiguring and remodeling the campus to better accommodate healthcare services.

Active Projects

Parking Lots and Roadwork:

The campus of NMC requires a significant improvement in its roadways, from restriping and resurfacing the parking lots to providing extra parking spaces and resurfacing the main roadway. To accomplish this, the Natividad project team has collaborated with a civil engineer to develop a detailed scope of work and set of specifications. Once the plans are finalized, Natividad will request a price proposal from a JOC contractor. There has been some additional funding in the amount of \$900,000 to finance the project. There is now a revised balance of \$1,084,127 remaining.

New Projects

Med Surg 3 Refresh

This project is an exciting opportunity to modernize and renovate the Medical/Surgical Unit's third floor. The area has not undergone any significant updates since its construction in 1999. The comprehensive remodel will include the refurbishment of all patient rooms, corridors, and nurse stations, providing a more comfortable and healing environment for patients. Patients' rooms will be equipped with computerized charting, new casework, and new tiles in the patient bathroom/shower rooms, improving esthetics. The Natividad project team has collaborated with HGA architects, and the schematic design is already complete. Currently, the construction documents are at 95% completion and will soon be submitted to the Office of Statewide Health Planning Development (OSHPD) for plan review. Overall, this project will significantly enhance the facility's quality, ensuring that patients receive the best possible care in a modern and comfortable environment.

Total FY 2023-24 Balance: \$858,209

Est. Project Completion Date: December 2025

Total Project Costs: \$7,958,209

Operations and Maintenance Impact: NONE

ICU Refresh

This is a tenant improvement project for the Intermediate Care Unit. The renovation involved the refurbishment of corridors, cabinetry, sinks, and a nurse station. The area is going to be painted and the flooring will be replaced. The Natividad project team has been collaborating with Cedarblade Consulting to develop construction documents, which were reviewed and approved by OSHPD on June 20, 2023. The documents were then sent to a Job Order Contract contractor for a price proposal.

Total FY 2023-24 Balance: \$661,601
Est. Project Completion Date: June 2025
Total Project Costs: \$1,163,400
Operations and Maintenance Impact: NONE

ER Modular Building:

The Emergency Department is situated on the first floor of building 500. It provides emergency treatment to sick and injured patients. The implementation of the ER Modular Building aims to improve patient access to care by ensuring timely and appropriate ED triage, in line with Natividad's mission, vision, and values. ED overcrowding is a nationwide issue that negatively impacts patients' access to safe and high-quality care. Research shows that delays in patient care can be detrimental, leading to an increase in ED average wait times, patients leaving without being seen, and elopement, ultimately resulting in lower patient satisfaction scores. The current expenditure on this project is \$225,453.

Total FY 2023-24 Balance:\$4,821,097
Est. Project Completion Date: December 2024
Total Project Costs: \$5,046,550
Operations and Maintenance Impact: NONE

OTHER AGENCY INVOLVEMENT:

This report will be scheduled to be presented to the Capital Improvement Committee and Budget Committee.

FINANCING:

Capital projects are funded from NMC's approved capital funding. Where capital projects exceed \$100,000, funds are transferred from NMC Enterprise Fund 451 to NMC Capital Strategic Fund 404 to ensure funding is available for approved projects. Funds are transferred from the Capital Strategic Fund to the NMC Enterprise Fund as expenditures are paid to vendors.

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Attachments: Exhibit A - Capital Projects Matrix