

Capital Improvement Projects, Maintenance Repairs, Equipment & Supplies

Date: May 2025

Fiscal Year 24/25

Item	Priority	Description	Location	Budget	County Funds	CincoDeMayo Donation	Balance	Scope of Work	Bid Lead	Status
1	High	Walkway Repair Phase 1	River Ranch	76,000		76,000	-	PW	PW	Completed
2	High	Dorm HVAC Unit Replacement	Mondavi	27,900	-	27,900	-	DHCS	DHCS	Completed
3	High	Walk-in Condensing Unit	Mondavi	9,300	-	9,300	-	DHCS	DHCS	Completed
4	High	Fire Pump Repair	Mondavi	7,100	7,100	-	-	DHCS	DHCS	Completed
5	High	Kitch. Fire Suppr. Replacement	Calistoga	6,400	6,400	-	-	DHCS	DHCS	Completed
6	High	Cafeteria/Office Heat Repair	River Ranch	2,080	2,080	-	-	DHCS	DHCS	Completed
7	High	Water Treatment Upgrades	Calistoga	16,000	16,000	-	-	DHCS	DHCS	Completed
8	High	Staff unit Radiant Heat	River Ranch	3,400	-	3,400	-	DHCS	DHCS	Completed
9	High	Steam Table Replacement	Calistoga	7,000	-	7,000	-	DHCS	DHCS	Completed
Total				155,180	31,580	123,600	-			

Capital Improvement Projects, Maintenance Repairs, Equipment & Supplies

Date: May 2025

Fiscal Year 25/26 and Beyond

Item	Priority	Description	Location	Budget	County Funds	CincoDeMayo Donation	Balance	Scope of Work	Bid Lead	Status
1	High	Central Air Conditioning	River Ranch		-	-	-	PW	PW	Not Started
2	High	Radiant Heat Boiler	River Ranch	24,000				DHCS	DHCS	Not Started
3	High	Walk-in Condensing Unit	River Ranch	10,000	-	10,000	-	DHCS	DHCS	Not Started
4	High	Walk-in Condensing Unit	Calistoga	10,000	-		10,000	DHCS	DHCS	Not Started
5	High	Kitchen Floor Repair	Mondavi	4,000	4,000	-	-	CHDC	CHDC	Not Started
6	High	Water Treatment Generator	Calistoga	24,800	4,800	20,000		PW	TBD	In Progress
7	High	Water Treatment Generator	River Ranch	20,000	-	20,000		PW	TBD	Not Started
8	High	Water Treatment Generator	Mondavi	20,000	-	20,000	-	PW	TBD	Not Started
9	High	Kitchen Equipment	Calistoga	5,000	-		5,000	CHDC	CHDC	Estimates
10	High	Kitchen Equipment	River Ranch	5,000	-	-	5,000	CHDC	CHDC	Estimates
11	High	Kitchen Equipment	Mondavi	5,000	-	-	5,000	CHDC	CHDC	Estimates
12	High	HVAC Repairs	Mondavi	2,500		-	2,500	DHCS	DHCS	Estimates
13	High	HVAC Repairs	Calistoga	7,000		-	7,000	DHCS	DHCS	Estimates
14	High	Roof and Gutter Replacement	Calistoga		-	-	-	PW	PW	Not Started
15	High	Door Replacement	Calistoga	6,000	-	-	6,000	CHDC	CHDC	Estimates
16	High	Arborist-Tree Pruning/Trimming	Mondavi	2,000	-	-	2,000	CHDC	DHCS	Not Started
17	High	Arborist-Tree Pruning/Trimming	Calistoga	10,000	-	-	10,000	CHDC	DHCS	Not Started

Fiscal Year 25/26 and Beyond

Item	Priority	Description	Location	Budget	County Funds	CincoDeMayo Donation	Balance	Scope of Work	Bid Lead	Status
18	High	Ice Machine	Calistoga	4,000	-	-	4,000	CHDC	CHDC	Estimates
19	High	Gutter Cleaning	Mondavi	-	-	-	-	CHDC	CHDC	Estimates
20	High	Gutter Cleaning	Calistoga	-	-	-	-	CHDC	CHDC	Estimates
21	High	Gazebo-Outdoor Cooking	River Ranch	4,000	-	-	4,000	CHDC	CHDC	Estimates
22	High	Gazebo-Outdoor Cooking	Mondavi	2,500	-	-	2,500	CHDC	CHDC	Estimates
23	High	Flooring - Dorms	Mondavi	10,000	-	-	10,000	CHDC	DHCS	Not Started
24	High	Mattresses	Calistoga	2,000	-	-	2,000	CHDC	CHDC	Estimates
25	High	Mattresses	River Ranch	2,000	-	-	2,000	CHDC	CHDC	Estimates
26	High	Mattresses	Mondavi	2,000	-	-	2,000	CHDC	CHDC	Estimates
27	High	Mattress Covers	Calistoga	1,800	-	-	1,800	CHDC	CHDC	Estimates
28	High	Mattress Covers	River Ranch	1,800	-	-	1,800	CHDC	CHDC	Estimates
29	High	Mattress Covers	Mondavi	1,800	-	-	1,800	CHDC	CHDC	Estimates
30	High	Parking Lot Lighting	River Ranch	-	-	-	-	DHCS	DHCS	Not Started
31	High	Parking Lot Lighting	Mondavi	-	-	-	-	DHCS	DHCS	Not Started
32	Med	Garden Equipment	Calistoga	2,000	-	-	2,000	CHDC	CHDC	Estimates
33	Med	Garden Equipment	River Ranch	2,000	-	-	2,000	CHDC	CHDC	Estimates
34	Med	Garden Equipment	Mondavi	2,000	-	-	2,000	CHDC	CHDC	Estimates
35	Med	Steam Table	River Ranch	7,000	-	-	7,000	CHDC	DHCS	Not Started

Fiscal Year 25/26 and Beyond

Item	Priority	Description	Location	Budget	County Funds	CincoDeMayo Donation	Balance	Scope of Work	Bid Lead	Status
36	Med	Steam Table	Mondavi	7,000				CHDC	DHCS	Not Started
37	Med	Back Parking Lot Gravel/Paving	Mondavi	-	-	-	-	CHDC	CHDC	Estimates
38	Med	Repair and Paint Siding - Staff Housing	Calistoga					PW	DHCS	Not Started
39	Med	Walkway Repair Phase 2	River Ranch	-	-	-	-	PW	PW	Not Started
40	Low	Tool Shed	Calistoga	2,000	-	-	2,000	CHDC	CHDC	Estimates
41	Low	Furniture	Calistoga	-	-	-	-	CHDC	CHDC	Estimates
42	Low	Furniture	River Ranch	-	-	-	-	CHDC	CHDC	Estimates
43	Low	Furniture	Mondavi	-	-	-	-	CHDC	CHDC	Estimates
44	Low	Solar Panels	River Ranch	-	-	-	-	PW	PW	Not Started
45	Low	Solar Panels	Calistoga	-	-	-	-	PW	PW	Not Started
46	Low	Solar Panels	Mondavi		-	-	-	PW	PW	Not Started
47	Low	Staff Unit Outdoor Paint/Siding	Mondavi	-	-	-	-	CHDC	CHDC	Not Started
48	Low	Paint Dorm Exterior	Mondavi	-	-	-	-	CHDC	DHCS	Not Started