

SAN BERNARDINO COMMUNITY COLLEGE DISTRICT

TO: Board of Trustees

FROM: Dr. Diana Z. Rodriguez, Chancellor

REVIEWED BY: Jose F. Torres, Executive Vice Chancellor

PREPARED BY: Farrah Farzaneh, Executive Director, Facilities Planning, Construction,
& Sustainability

DATE: January 22, 2026

SUBJECT: Consideration of Approval to Adopt Resolution #2026-01-22-FPC01
Approving the Use of Design-Build Construction Delivery Method for the
Admin Building & Campus Center Repurposing Project

RECOMMENDATION

It is recommended that the Board of Trustees adopt Resolution #2026-01-22-FPC01 approving the use of the Design-Build construction delivery method (including progressive Design-Build) for the Admin Building & Campus Center Repurposing Project and authorizing related acts pursuant to Education Code 81700 et seq.

OVERVIEW

The San Bernardino Community College District desires to construct various projects using the Design-Build construction delivery method (including progressive Design-Build). Design-Build will be incorporated, along with other traditional delivery methods, throughout the Bond Program and will be applied where appropriate and fitting for the project.

Education Code section 81700 et seq authorizes the governing board of a community college district, upon deciding that it is in the best interest of the community college district, to enter into a Design-Build contract for both the design and construction of a community college facility if that contract exceeds \$2,500,000.00.

ANALYSIS

The benefits of the Design-Build construction delivery method include accelerated completion of the projects, cost containment, reduction of construction complexity, and reduced exposure to risk for community college districts; this method is also found to be cost-effective. Benefits to community college districts are achieved by shifting the liability and risk for cost containment and project completion to the Design-Build entity.



SBCCD GOALS

1. Eliminate Barriers to Student Access and Success
2. Be a Diverse, Equitable, Inclusive, and Anti-Racist Institution
3. Be a Leader and Partner in Addressing Regional Issues
4. Ensure Fiscal Accountability/Sustainability

FINANCIAL IMPLICATIONS

There are no direct financial implications associated with the approval of this Board item.

**RESOLUTION #2026-01-22-FPC01 OF THE BOARD OF TRUSTEES OF THE SAN
BERNARDINO COMMUNITY COLLEGE DISTRICT
APPROVING THE USE OF THE DESIGN-BUILD CONSTRUCTION DELIVERY METHOD FOR THE ADMIN BUILDING AND
CAMPUS CENTER REPURPOSING PROJECT AND AUTHORIZING RELATED ACTS PURSUANT TO EDUCATION CODE
81700 ET SEQ.**

WHEREAS, the San Bernardino Community College District (“District”) desires to construct the Admin Building and Campus Project (Project) at San Bernardino Valley College using the Design-Build construction delivery method (which includes progressive Design-Build), whereby the District will select a Design-Build entity (“Builder”) to design and construct the Project;

WHEREAS, Education Code section 81700 et seq. authorizes the governing board of a community college district, upon making a determination that it is in the best interest of the community college district, to enter into a Design-Build contract for both the design and construction of a community college facility if that contract exceeds two million five hundred thousand dollars (\$2,500,000.00);

WHEREAS, the District’s Board of Trustees (“Board”) has determined that the Design-Build process is in the best interest of the District for the design and construction of the Project pursuant to Education Code section 81700 et seq. because: the Legislature has recognized the merits of the Design-Build procurement process in the past by authorizing its use for projects undertaken by the University of California, specified local government projects, including school districts, and state office buildings; the Legislature has found and declared that the benefits of a Design-Build contract project delivery system include accelerated completion of the projects, cost containment, reduction of construction complexity, and reduced exposure to risk for community college districts; the Legislature also found that the cost-effective benefits to community college districts are achieved by shifting the liability and risk for cost containment and project completion to the Design-Build entity;

WHEREAS, the Board hereby determines and finds that the Design-Build process for the design and construction of the Project provides features not achievable through the traditional design-bid-build method including, allowing for direct coordination between the designer and builder since they are one entity, thereby, allowing major decisions regarding Project components and design elements to be coordinated at an earlier stage, optimizing and reducing Project costs and expediting Project completion;

WHEREAS, Board hereby further determines and finds that utilizing the Design-Build construction delivery method for the Project allows the District to determine Project costs earlier and enables the District to select a Builder that has the ability to design and construct the Project within the established budgets and will contractually be obligated to construct the Project within the approved budgets, and to shift design risk to a quality Builder on complex projects and renovations;

WHEREAS, the request for qualifications/request for proposals used to select the Builder will include requirements that the Builder will comply with any applicable District values such as Board Policy 6610;

WHEREAS, the District will select the Builder using the “best value” procurement methodology pursuant to Education Code sections 81703 and 17250.25(b); and

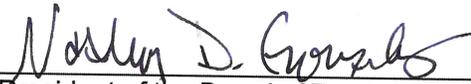
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WHEREAS, the District's governing Board of Trustees will be regularly updated and informed on the progress of the design of the Project to ensure it aligns with the design intent and vision of the Project.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED, the Board of Trustees of the San Bernardino Community College District as follows:

- Section 1. That the above recitals are true and correct.
- Section 2. That the Board determines that it is in the best interest of the District to use the Design-Build construction delivery method pursuant to Education Code section 81700 *et seq.* for construction of the Projects.
- Section 3. That the Board finds that the project expenditure for the design and construction for the Project will exceed two million five hundred thousand dollars (\$2,500,000.00).
- Section 4. That this Resolution shall take effect upon adoption.

ADOPTED, SIGNED AND APPROVED, this 22nd day of January 2026.



President of the Board of Trustees
San Bernardino Community College District

I, _____, Clerk of the Board of Trustees of the San Bernardino Community College District, do hereby certify that the foregoing Resolution was adopted by the Governing Board of the District at a meeting of the Board held on the 22nd day of January 2026, and it was so adopted by the following vote:

AYES:

NOES:

ABSTENTIONS:

ABSENT:



Clerk of the Board of Trustees
San Bernardino Community College District