



# ICBOC Capital Improvement Program Update

September 9, 2025





# AGENDA

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- **Status of Projects**
    - Community Learning Center
    - San Elijo Campus
    - Oceanside Campus
  - **Status of Contracts Let**
  - **Status of Finance**
  - **Q&A**
- 



# PROGRAM STATUS SUMMARY

## Program Schedule Summary

5 Year Plan / Board Approved Projects

42

*Active Projects = 17*

*Completed Projects = 25*

*Not Started = 0*

Upcoming / Planned FMP Projects

18

## Program Financial Summary

*(June 2025 Month End)*



**\$467M**  
**Commitments**

**\$418M**  
**Expenditures**

Program by the Numbers

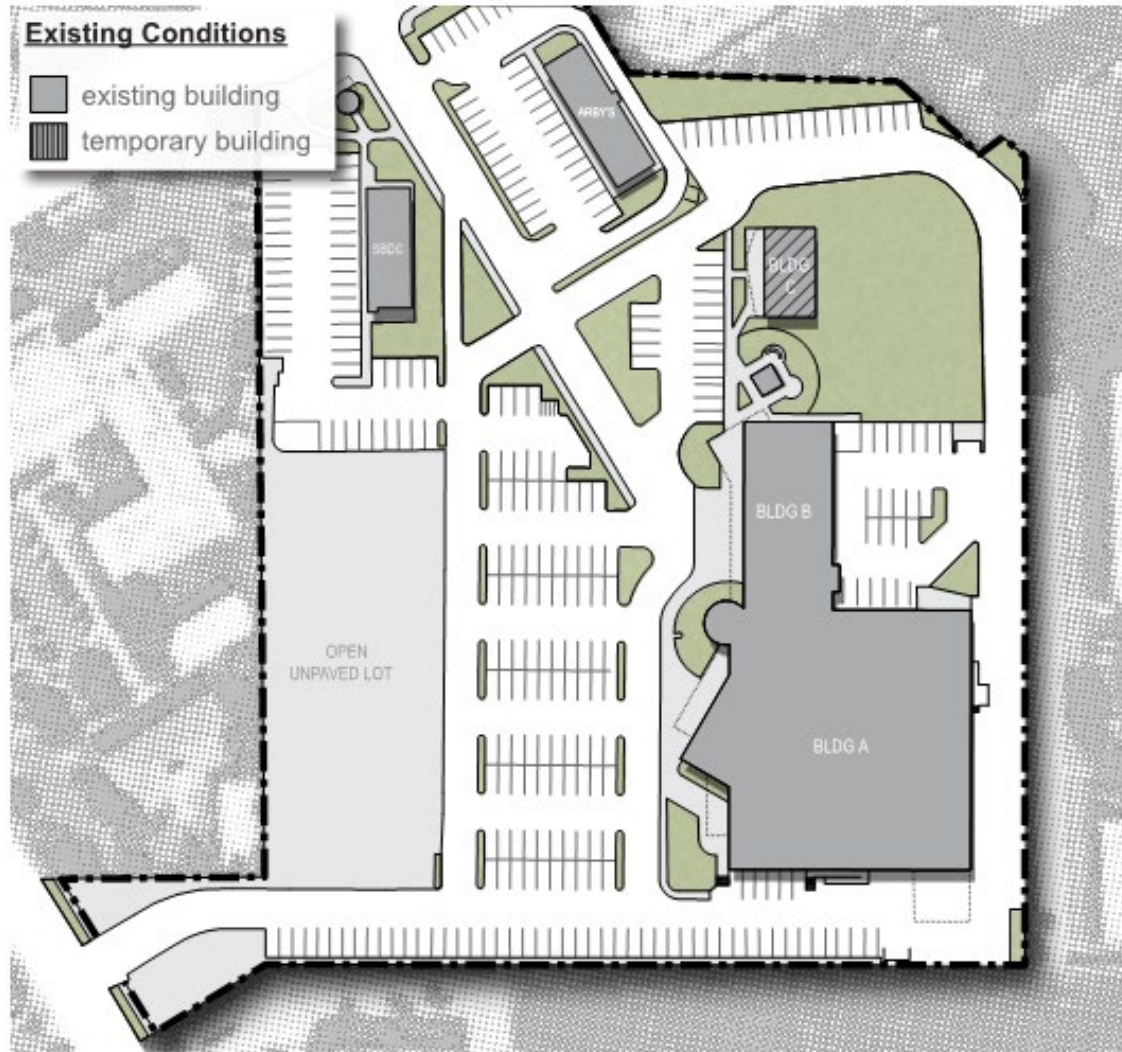




# **STATUS OF PROJECTS**



# COMMUNITY LEARNING CENTER



# COMMUNITY LEARNING CENTER

COMMUNITY LEARNING CENTER	CURRENT PROJECT BUDGET	ANTICIPATED CONSTRUCTION START DATE	ANTICIPATED COMPLETION DATE	STATUS
Monument Sign and SBDC Demolition	\$1,051,443	Complete	Complete	COMPLETE
Arby's Building Demolition	\$122,245	Complete	Complete	COMPLETE
Building D (300) / New Student Services Building	\$12,005,686	Complete	Complete	COMPLETE
Parking Lot Renovation and Building C Demolition - PHASE I	\$251,860	Future	Future	COMPLETE
Building 100 & 200 Classrooms and Offices Renovation	\$11,045,149	Complete	Complete	COMPLETE
Solar Project	\$1,903,861	Started - Spring 2025	Fall 2025	CONSTRUCTION
Community Learning Center Total =	\$26,380,244			



# CLC SOLAR PROJECT

- **Phase:** Construction
- **Delivery Method:** Design Build
- **Current Budget:** \$1.9M
- **Funding:** Non-Bond
- **DBE:** Johnson Controls
- **Scope:** This project is planned to bring solar power to the Community Learning Center campus. Solar panels are anticipated to go over covered parking spaces on the south side of the new Student Services Building.
- **Status:** The project is expected to be complete and online towards the end of Fall semester, 2025. Awaiting SDG&E interconnection.



# CLC SOLAR PROJECT

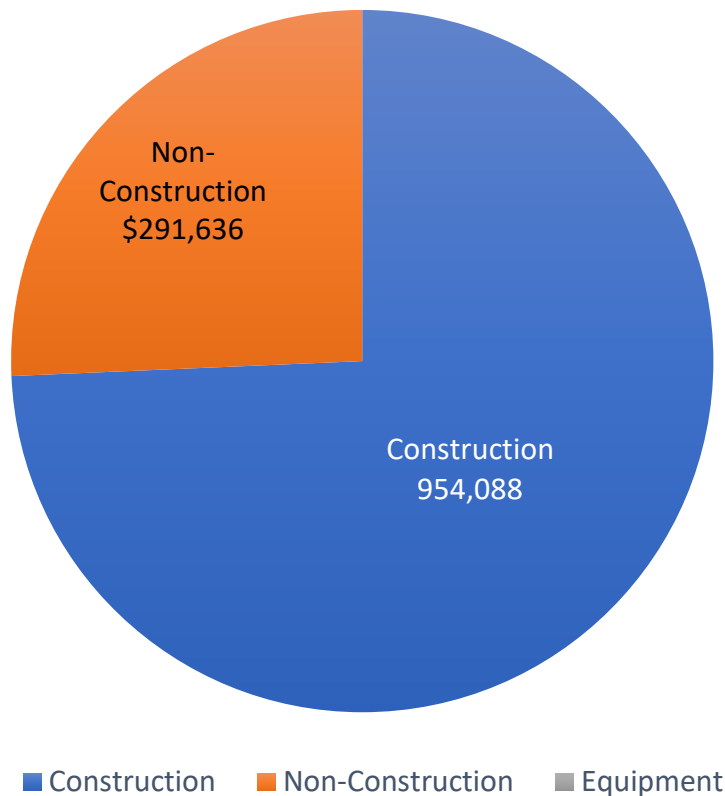




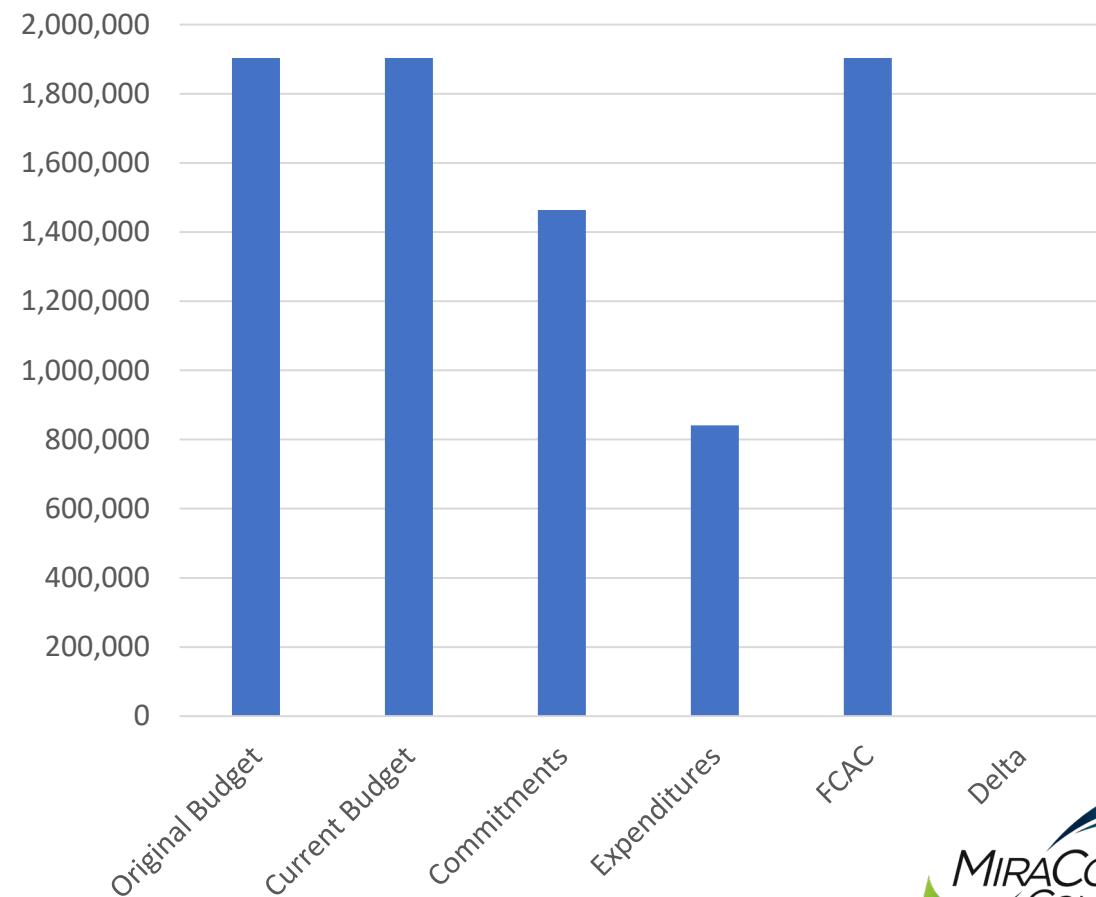
# CLC SOLAR PROJECT

Project Budget as of June 2025

**Current Budget = \$1,903,861**

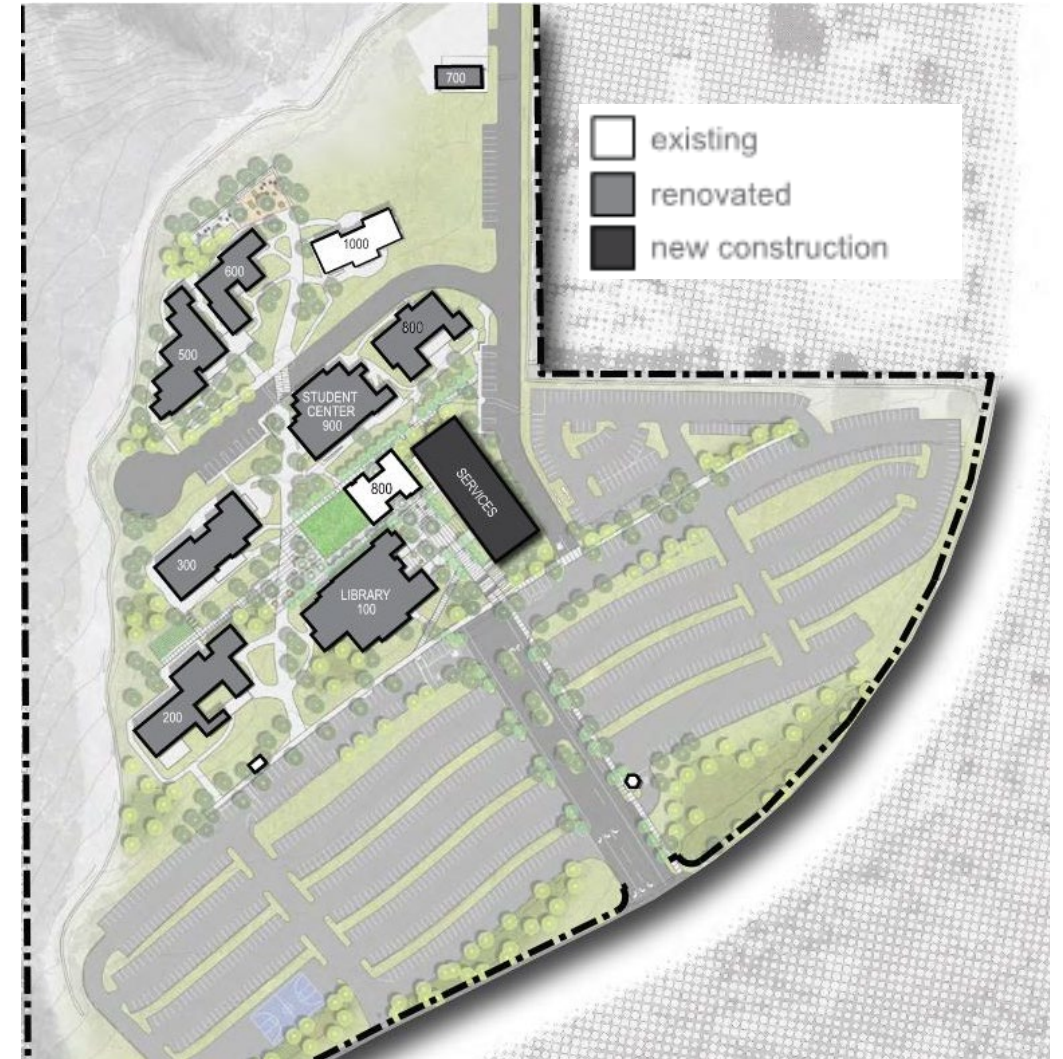


**Budget vs. Forecast**





# SAN ELIJO CAMPUS





# SAN ELIJO CAMPUS

SAN ELIJO CAMPUS	CURRENT PROJECT BUDGET	ANTICIPATED CONSTRUCTION START DATE	ANTICIPATED COMPLETION DATE	STATUS
Building 600 Renovation	\$2,261,004	Complete	Complete	COMPLETE
Building 300 Renovation	\$2,678,463	Complete	Complete	COMPLETE
Building 500 Renovation	\$3,748,809	Complete	Complete	COMPLETE
Building 1100 New Student Services & Administration	\$13,870,156	Complete	Complete	COMPLETE
Building 200 Renovation	\$4,740,708	Complete	Complete	COMPLETE
Swing Space	\$2,566,352	Complete	Complete	COMPLETE
Underground Utilities Renovation	\$1,823,737	Complete	Complete	COMPLETE
Building 100 Library Renovation	\$6,015,189	Complete	Complete	COMPLETE
Building 900 Student Center Renovation	\$2,576,080	Complete	Complete	COMPLETE
Central Campus Quad Renovation and B800 Demo - PHASE I	\$454,715	Future	Future	COMPLETE
Building 400 Science Labs Renovation	\$4,629,526	Complete	Complete	COMPLETE
Miscellaneous Enhancements Project	\$1,966,191	Complete	Complete	COMPLETE
Path of Travel Upgrade	\$517,969	Complete	Complete	COMPLETE
Solar Project	\$3,851,074	Spring 2025	Spring 2026	CONSTRUCTION
San Elijo Campus Total =	\$51,699,973			



# SAN ELIJO SOLAR PROJECT

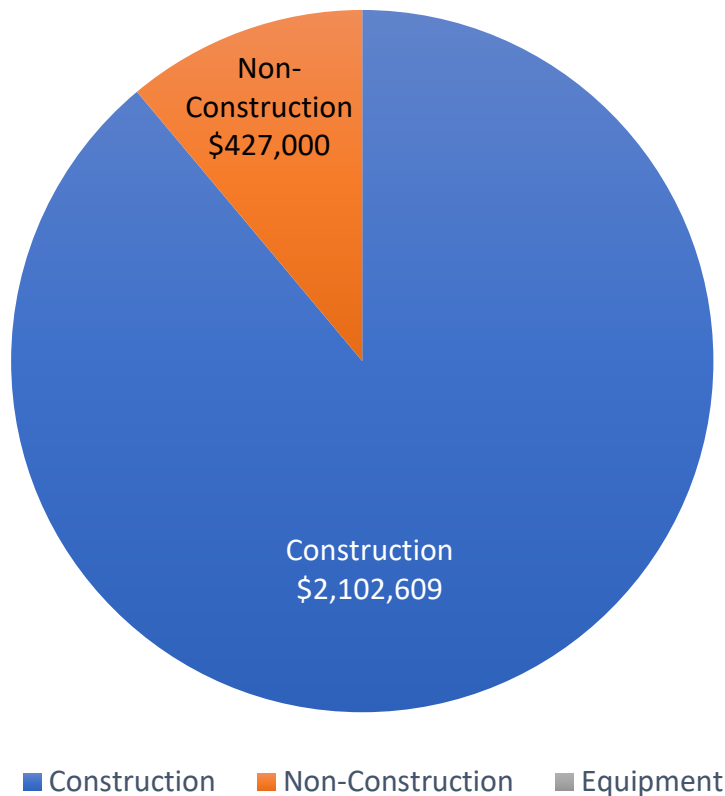
- **Phase:** Construction
  - **Delivery Method:** Design Build
  - **Current Budget:** \$3.8M
  - **Funding:** Non-Bond
  - **DBE:** Johnson Controls
- 
- **Scope:** This project is planned to bring solar power to the San Elijo campus. Solar panels are anticipated to go in the current parking area on top of covered parking structures.
  - **Status:** Solar arrays are under construction. Anticipated completion Dec 2025 with SDG&E connection to follow. Road remediation and sinkhole work complete.



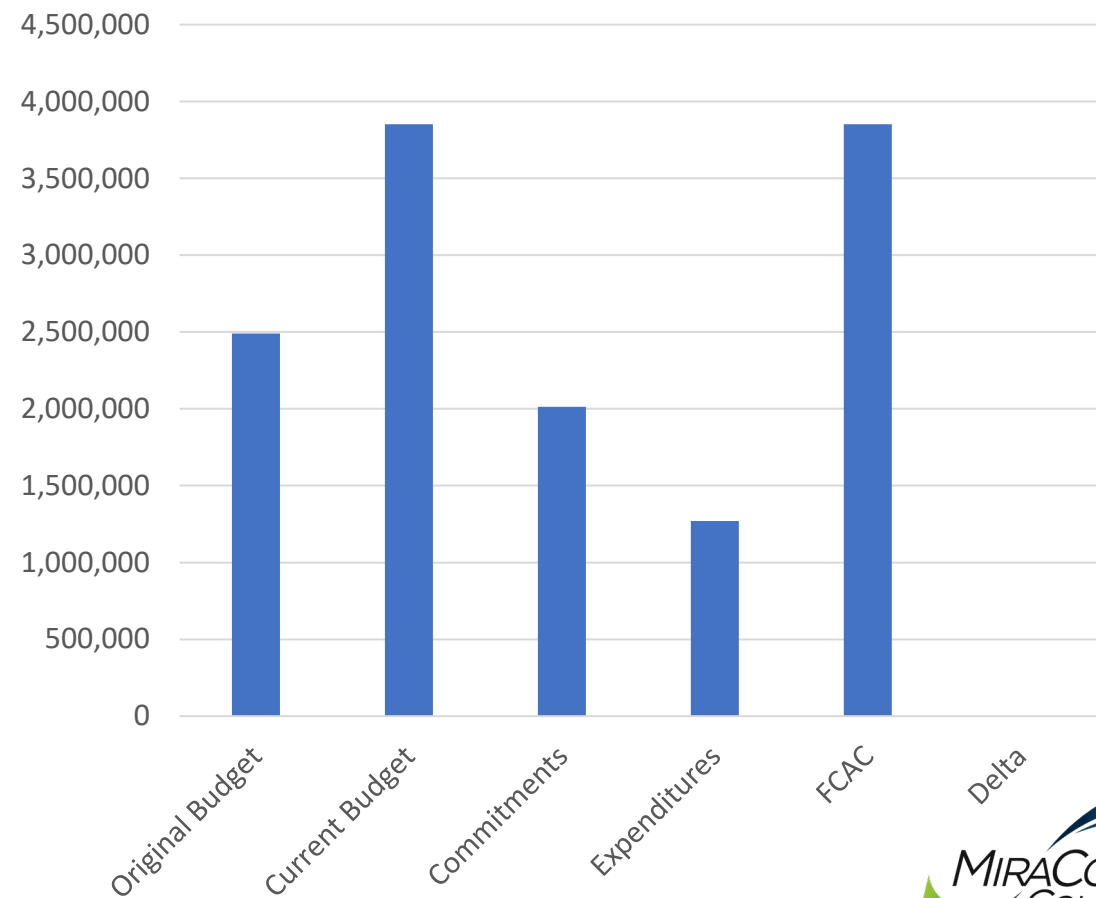
# SAN ELIJO SOLAR PROJECT

Project Budget as of June 2025

**Current Budget = \$3,851,074**



**Budget vs. Forecast**





# OCEANSIDE CAMPUS





# OCEANSIDE CAMPUS

OCEANSIDE CAMPUS	CURRENT PROJECT BUDGET	ANTICIPATED CONSTRUCTION START DATE	ANTICIPATED COMPLETION DATE	STATUS / PHASE
North Storm Drain Replacement	\$768,081	Complete	Complete	COMPLETE
Track and Field and Support Building Renovation	\$9,889,811	Complete	Complete	COMPLETE
New North Campus Parking Lot 4C Ex - PHASE I	\$100,880	Future	Future	COMPLETE
New Parking Lot 5A	\$12,010,292	Complete	Complete	COMPLETE
Strong Workforce Development Lab/ Trailer	\$784,008	Complete	Complete	COMPLETE
Building 2000 Theatre Lighting	\$468,371	Complete	Complete	COMPLETE
Building 1200 Library Renovation	\$29,658,548	Complete	Complete	COMPLETE
Building 1000 Administration Renovation	\$10,874,664	Started - Summer 2021	Completed - Spring 2023	DSA CLOSEOUT
Building 5100 New Allied Health	\$29,763,333	Started - Spring 2022	Completed - Dec 2023	DSA CLOSEOUT
Building 5200 New Gymnasium and 5300 KHAN Building	\$41,372,096	Started - Spring 2022	Completed - Spring 2024	DSA CLOSEOUT
Building 1400 New Student Services (includes Veterans)	\$62,064,022	Started - Summer 2021	Completed - Winter 2024	DSA CLOSEOUT
Building 1300 New Chemistry & Biotechnology	\$47,271,154	Started - Fall 2022	Completed - Winter 2024/2025	DSA CLOSEOUT
Building 2800 Media Arts Complex	\$26,009,673	Started - Fall 2022	Completed - Winter 2024/2025	DSA CLOSEOUT



# OCEANSIDE CAMPUS - Continued

OCEANSIDE CAMPUS	CURRENT PROJECT BUDGET	ANTICIPATED CONSTRUCTION START DATE	ANTICIPATED COMPLETION DATE	STATUS / PHASE
<b>Social Justice &amp; Equity Center, Social Sciences Hub, and Student Life &amp; Leadership</b> - Includes renovation of Buildings 3400 and 3700 - Includes a new building replacing 3000, 3100, 3200 and 3300	\$69,446,329	Started - Fall 2024	Summer 2026	CONSTRUCTION
<b>Solar Project</b>	\$19,750,351	Started - Spring 2025	Spring 2026	CONSTRUCTION
<b>Wayfinding and Signage</b>	\$4,290,000	TBD	TBD	DESIGN
<b>Building 4500 Science &amp; Design Renovation</b>	\$35,546,063	Summer 2026	Fall 2027	DESIGN
<b>Security Infrastructure Project</b>	\$1,267,420	Winter 2025	TBD	DESIGN
<b>Building 4700 Renovation for Professional Development</b>	\$4,716,462	TBD	TBD	DESIGN
<b>Campus Wide Utility Infrastructure Renovation</b>	\$2,478,155	Ongoing	Ongoing	ONGOING
<b>Swing Space</b>	\$9,984,938	Ongoing	Ongoing	ONGOING
<b>Oceanside Campus Total =</b>	<b>\$418,514,651</b>			

# OC NEW STUDENT SERVICES BUILDING

- **Phase:** Closeout
  - **Delivery Method:** Design-Build
  - **Current Budget:** \$62.1M
  - **Funding:** Measure MM & Non-Bond
  - **Criteria Architect:** Gensler
  - **DBE:** Swinerton / DLR
  - **Building SQ FT:** 54,556 SQ FT
- 
- **Scope:** The new Student Services facility consolidates student service functions currently scattered throughout the campus to a single, one-stop shop, and includes a new home for the Veterans Center. Located in the former home of Pedley Park, the new building is strategically positioned to act as a gateway building for the campus, providing a much-needed sense of entry and easy wayfinding for new or prospective students.
  - **Status:** Mediator has been agreed upon and scheduling for late January meeting.

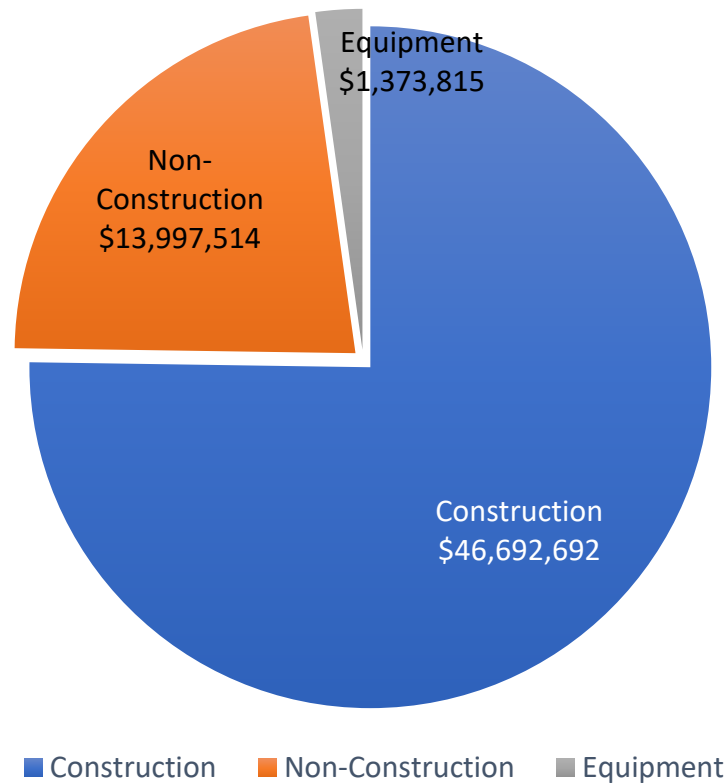




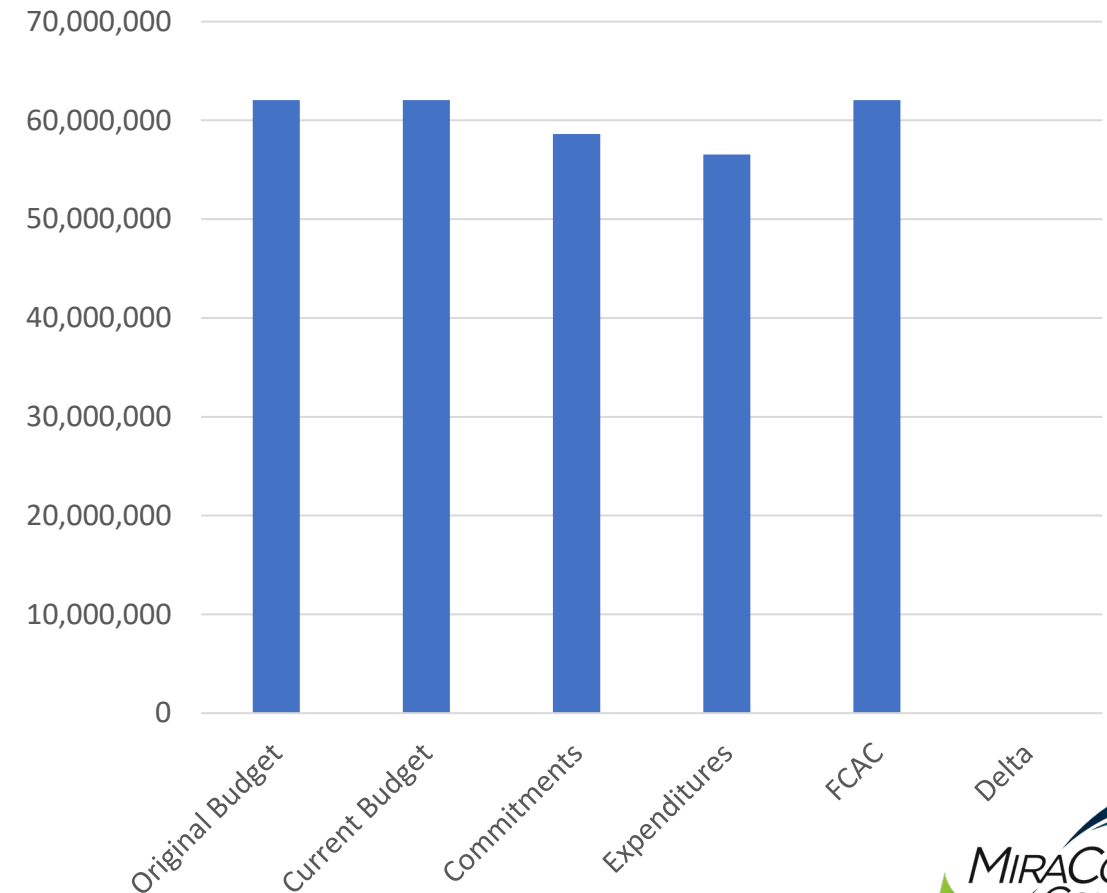
# OC NEW STUDENT SERVICES BUILDING

Project Budget as of June 2025

**Current Budget = \$62,064,022**



**Budget vs. Forecast**



# OC 3000 SERIES PROJECT

- **Phase:** Construction
  - **Delivery Method:** Design-Build
  - **Current Budget:** \$69.3M
  - **Funding:** Measure MM
  - **DBE:** Rudolph & Sletten / Gensler
  - **Building SQ FT:** 56,098 SQ FT
- 
- **Scope:** This expansive project consists of renovating buildings 3400 and 3700 and replacing (4) aging buildings; 3000, 3100, 3200 and 3300. This will form a Communications Hub and create a cohesive space for the Social Justice and Equity Centers and provide for renovations to the existing Student Center. The scope will include classroom, office, study, and student group collaboration spaces.
  - **Status:** Structural framing, MEP rough-in, steel decking and roofing in progress. Installation of Densglass and waterproofing on the exterior has commenced.





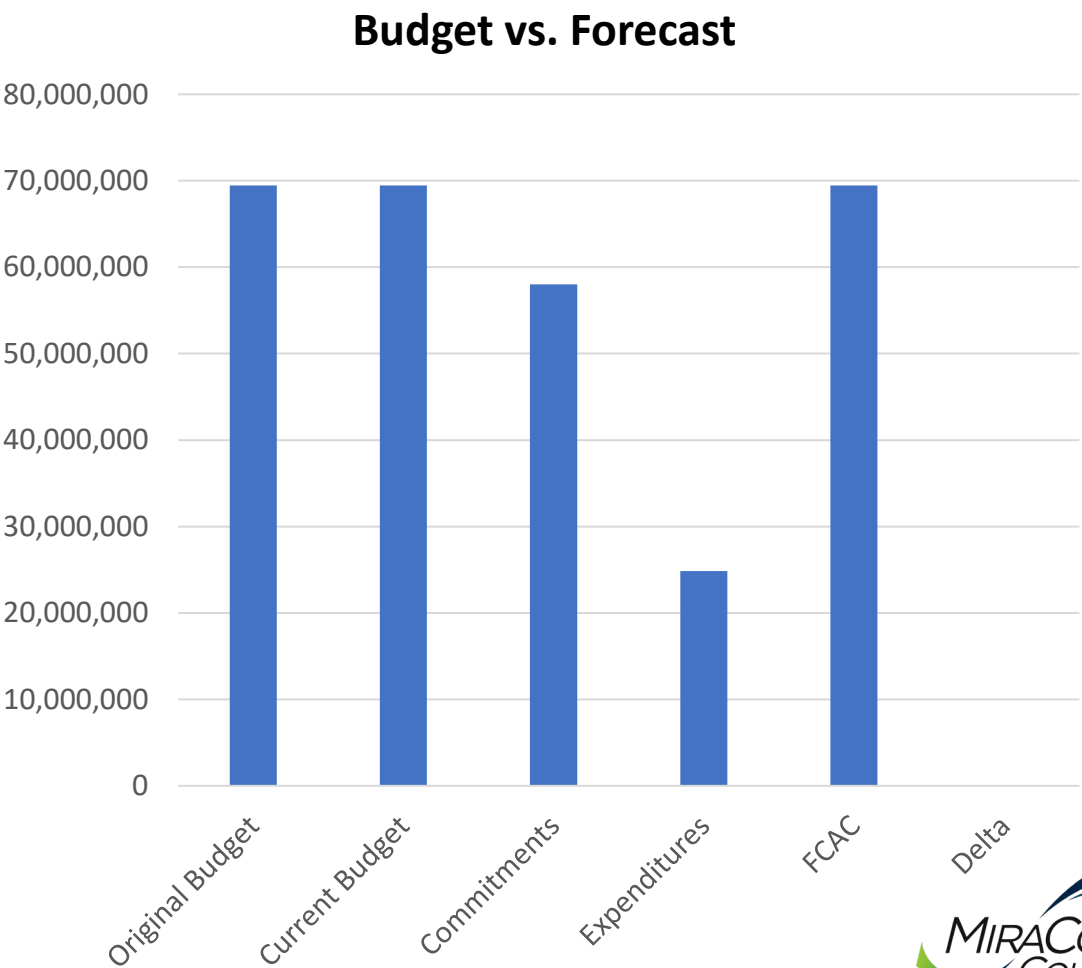
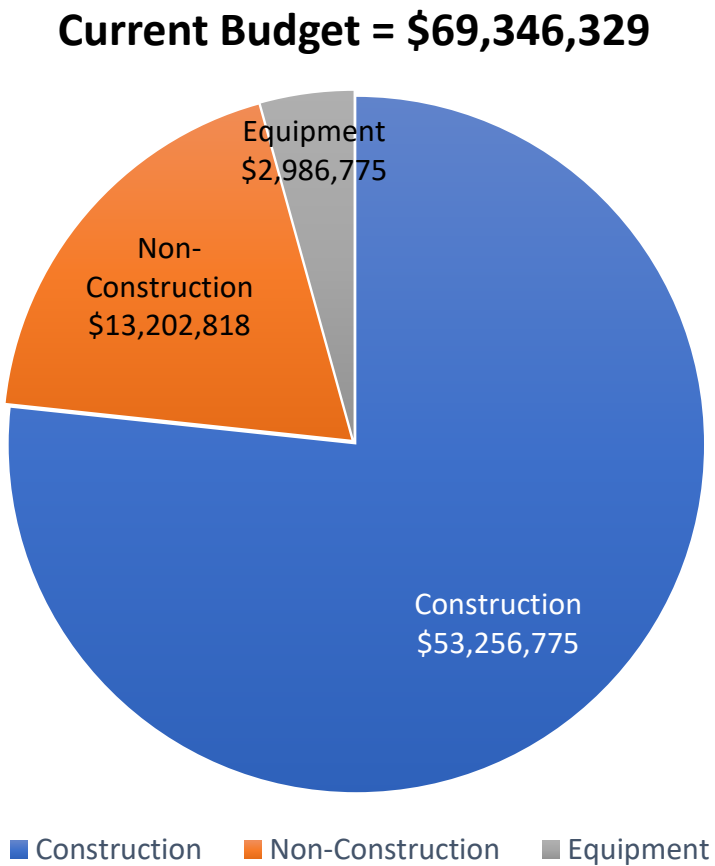
# OC 3000 SERIES PROJECT

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# 3000 SERIES RENOVATION

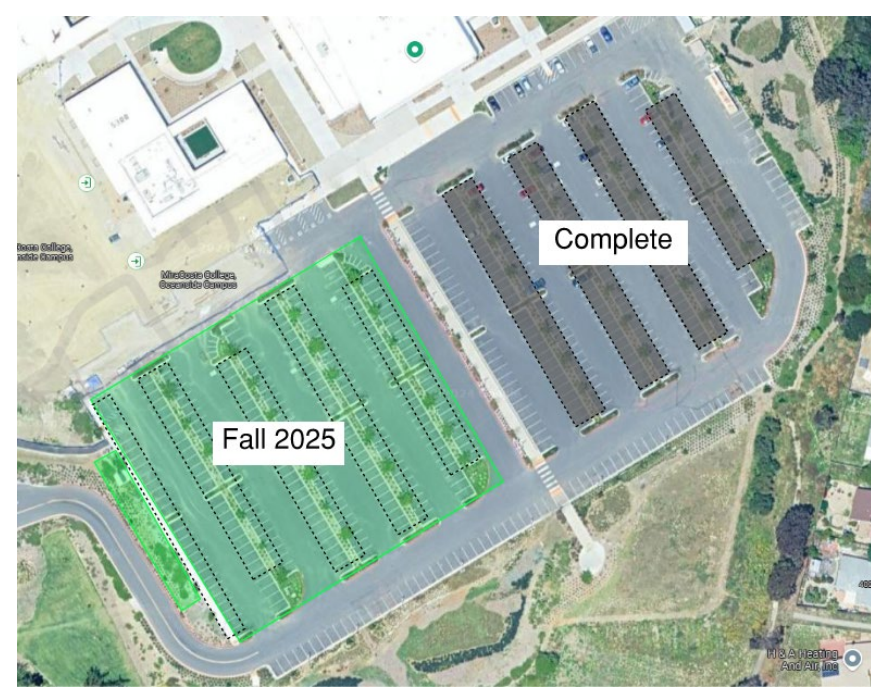
Project Budget as of June 2025





# OCN SOLAR PROJECT

- **Phase:** Construction
- **Delivery Method:** Design Build
- **Current Budget:** \$19.7M
- **Funding:** Non-Bond
- **DBE:** Johnson Controls
- **Scope:** This project is planned to bring solar power to the Oceanside campus. Solar panels are anticipated to go over covered parking spaces in parking lot 5A and parking lot 4C.
- **Status:** Installation is underway with completion in Spring 2026. The first & second phases in parking lots 5A and 4C are complete. Contractor started phase 3 at 5A August 11th.



# OCN SOLAR PROJECT

Parking lot 4C



Parking lot 5A

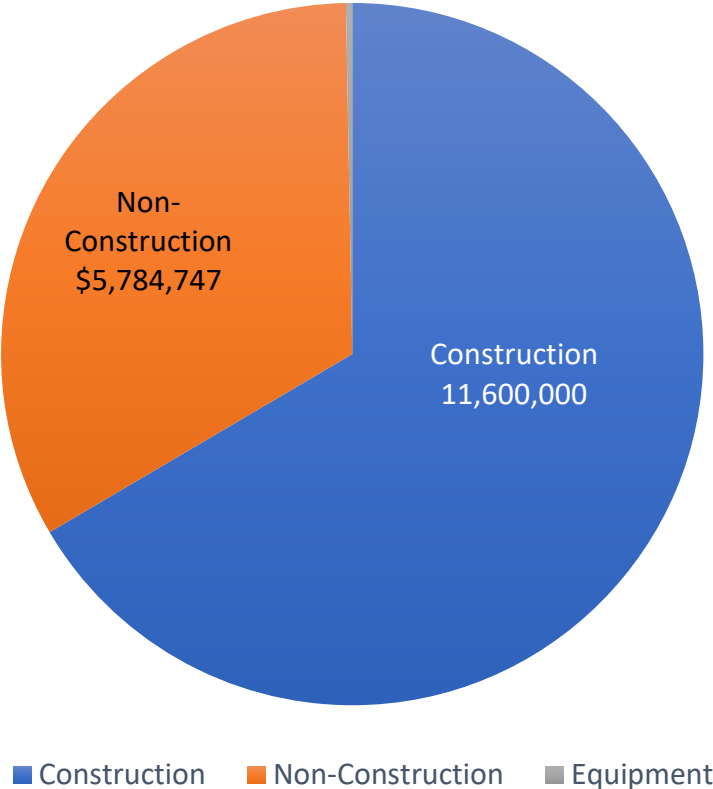




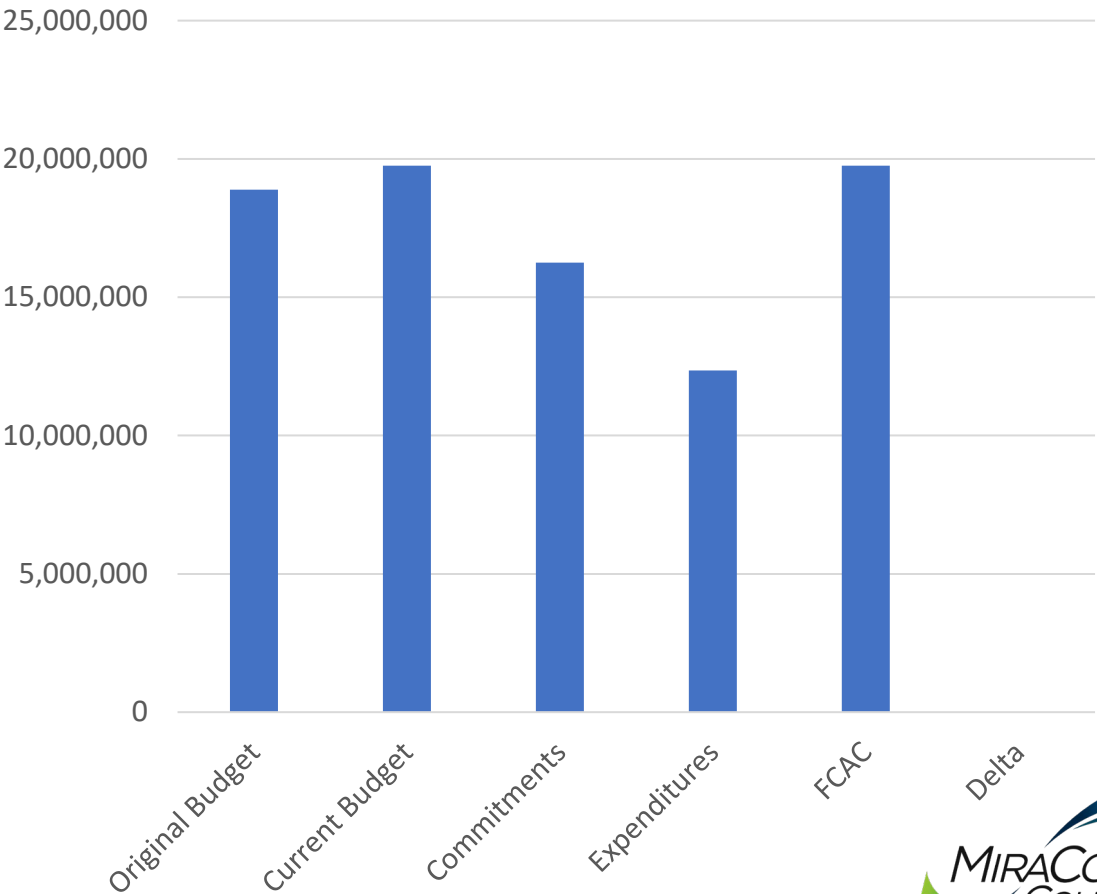
# OCN SOLAR PROJECT

Project Budget as of June 2025

**Current Budget = \$18,889,293**



**Budget vs. Forecast**



# OC B4500 PROJECT

<b>Phase:</b>	Design
<b>Delivery Method:</b>	Design-Build
<b>Current Budget:</b>	\$35.5M
<b>Funding:</b>	District (non-bond)
<b>DBE:</b>	Balfour Beatty-HMC
<b>Building SQ FT:</b>	21,000 SQ FT

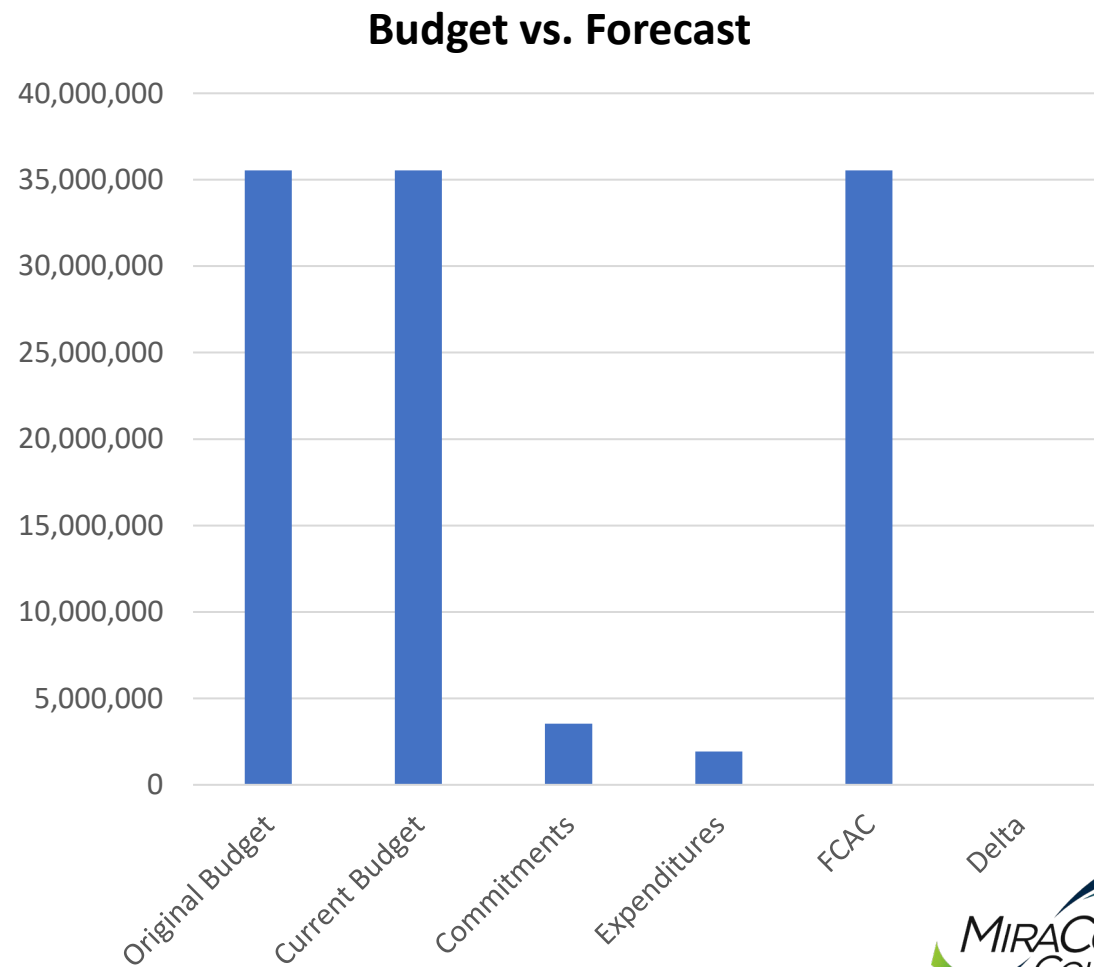
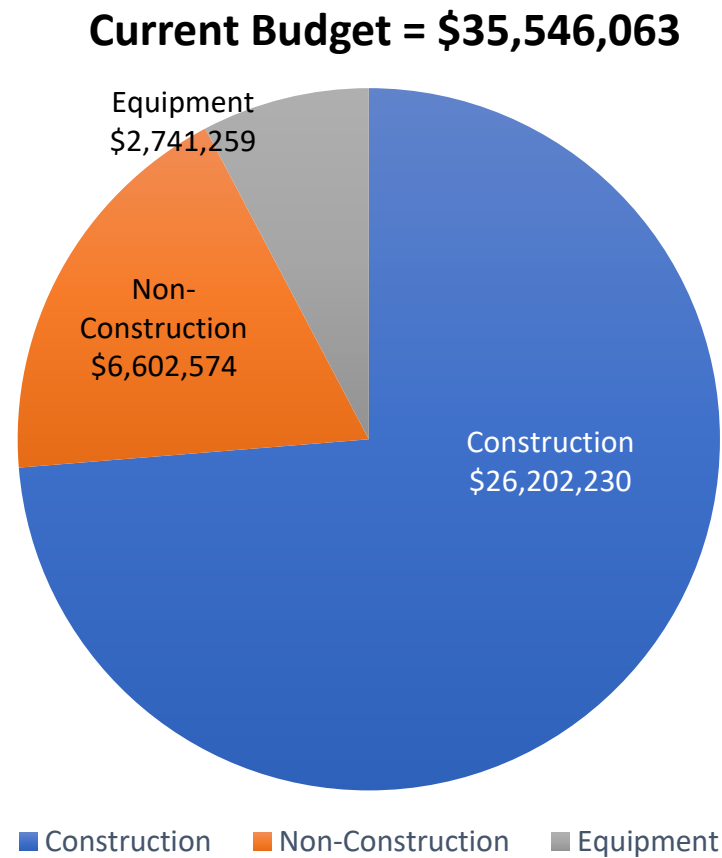
- **Scope:** The Project will consist of major renovations to the existing building systems and provide new updated labs and teaching spaces for the Biology, Physical Science and Design programs.
- **Status:** DSA review is underway with construction planned to begin Spring 2026.





# OC B4500 Renovation

Project Budget as of June 2025



# OC B4700 PROFESSIONAL DEVELOPMENT PROJECT

**Phase:** Design

**Delivery Method:** Design-Build

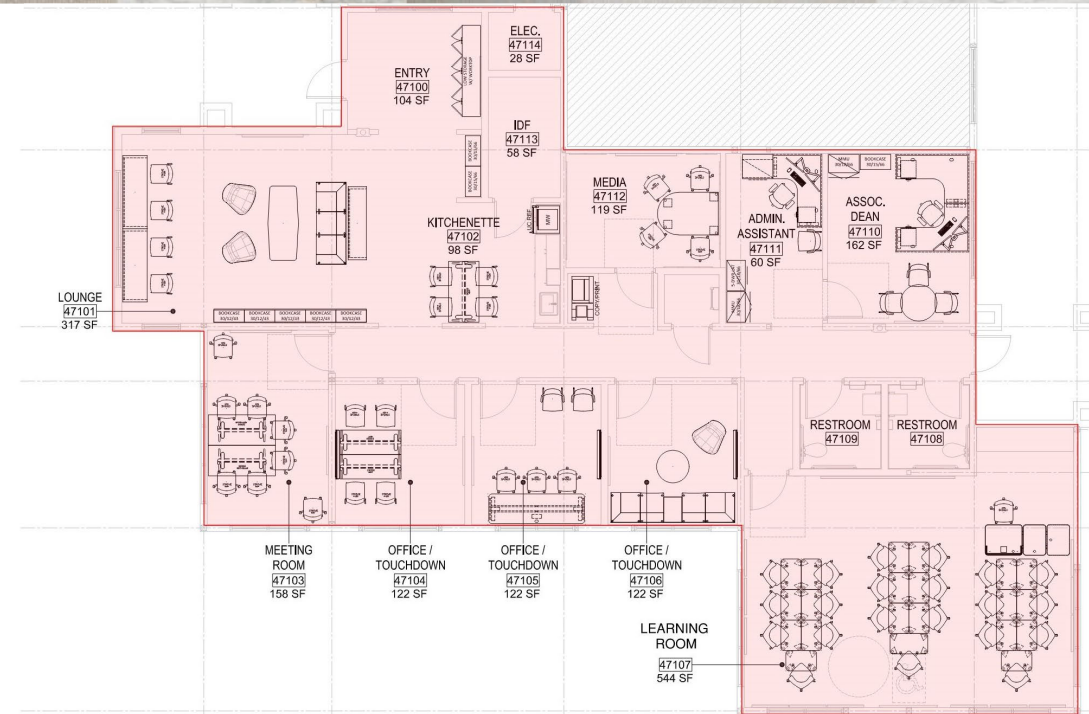
**Current Budget:** \$4.7M

**Funding:** District Funding

**DBE:** Align Builders / SGPA Architecture

**Building SQ FT:** 3,000 SQ FT

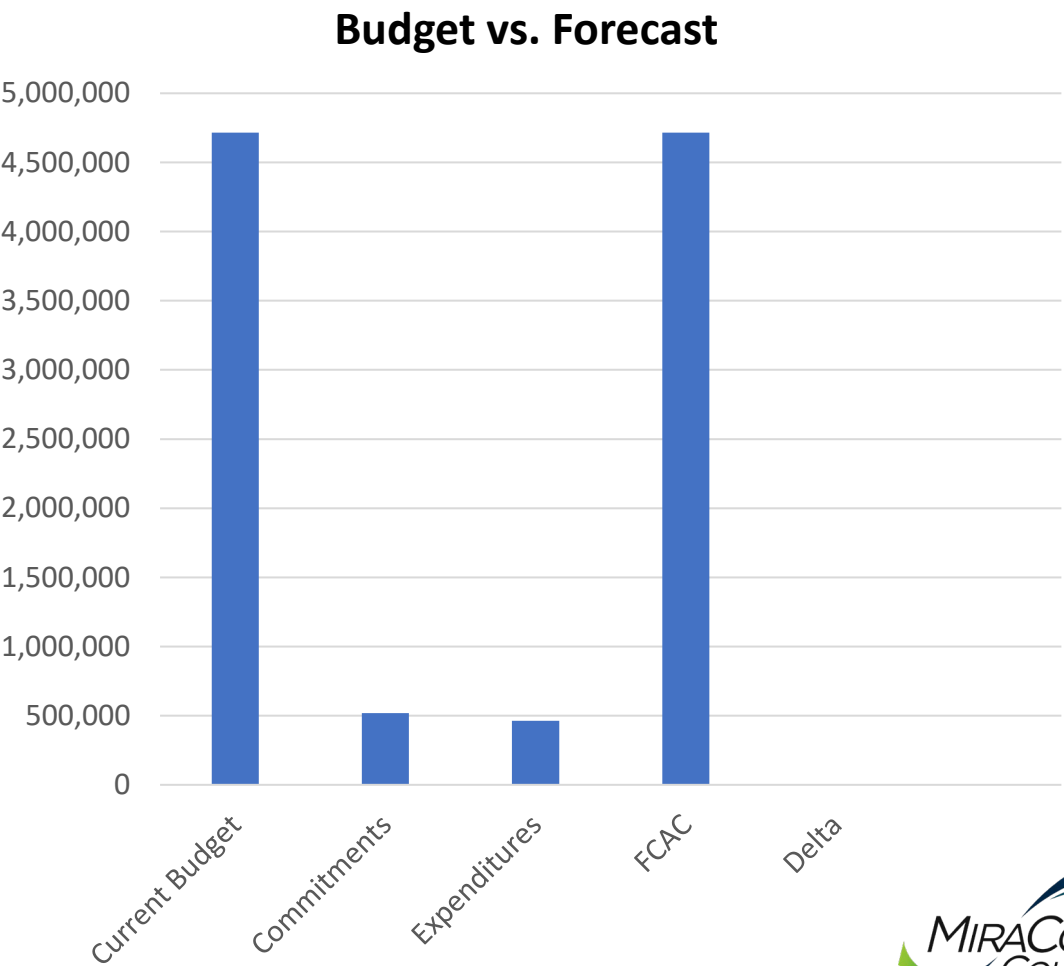
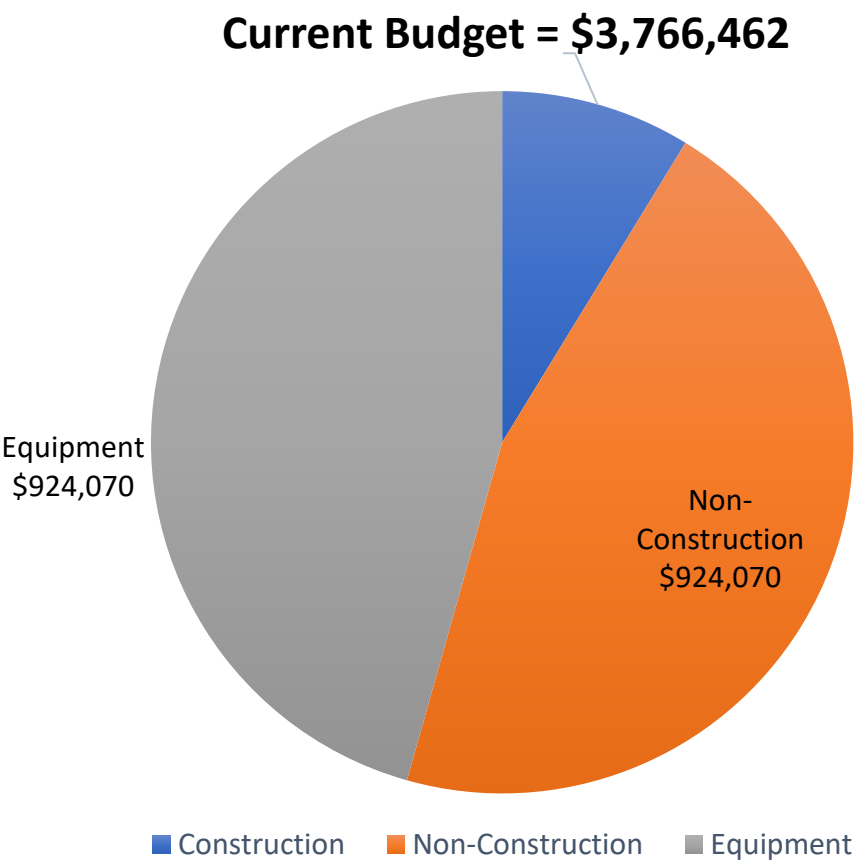
- **Scope:** The Project will consist of partial renovations to the existing Career Services building converting the space to meet the program needs of the Professional Development departments. The "Professional Development" space will serve the "Teaching & Learning Center (TLC) Dept." and "Online Ed. Dept." who provide instructors with online instructional technologies, course development assistance, workshops, and customized online education support.
- **Status:** DSA review is underway with construction planned to begin Summer 2026.





# OC B4700 Professional Development Project

Project Budget as of June 2025



# OC Wayfinding and Signage

**Phase:** Design

**Delivery Method:** Design-Bid-Build

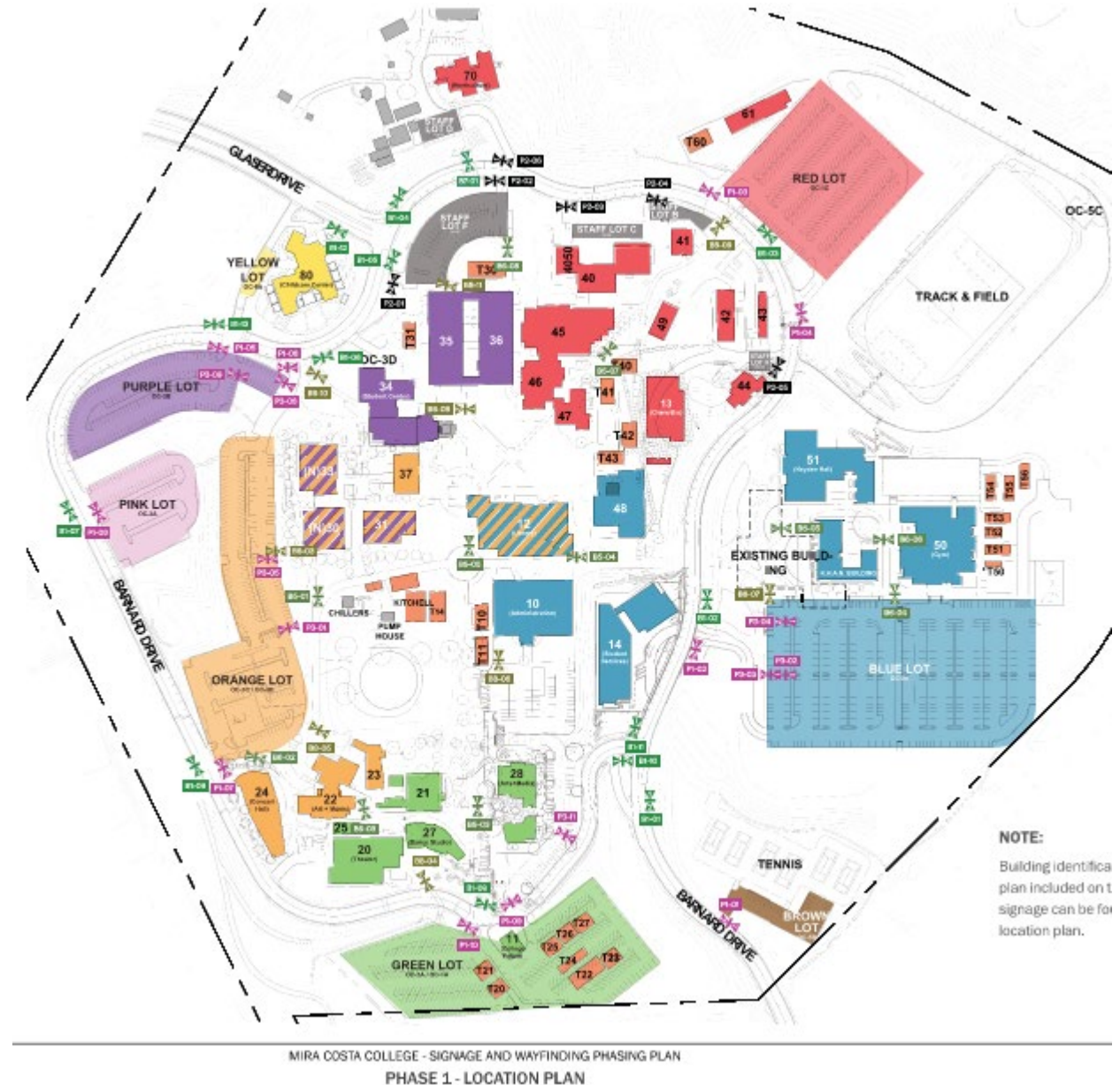
**Current Budget:** \$4.3M

**Funding:** Non-Bond

**Architect:** DLR

**Location:** Campuswide

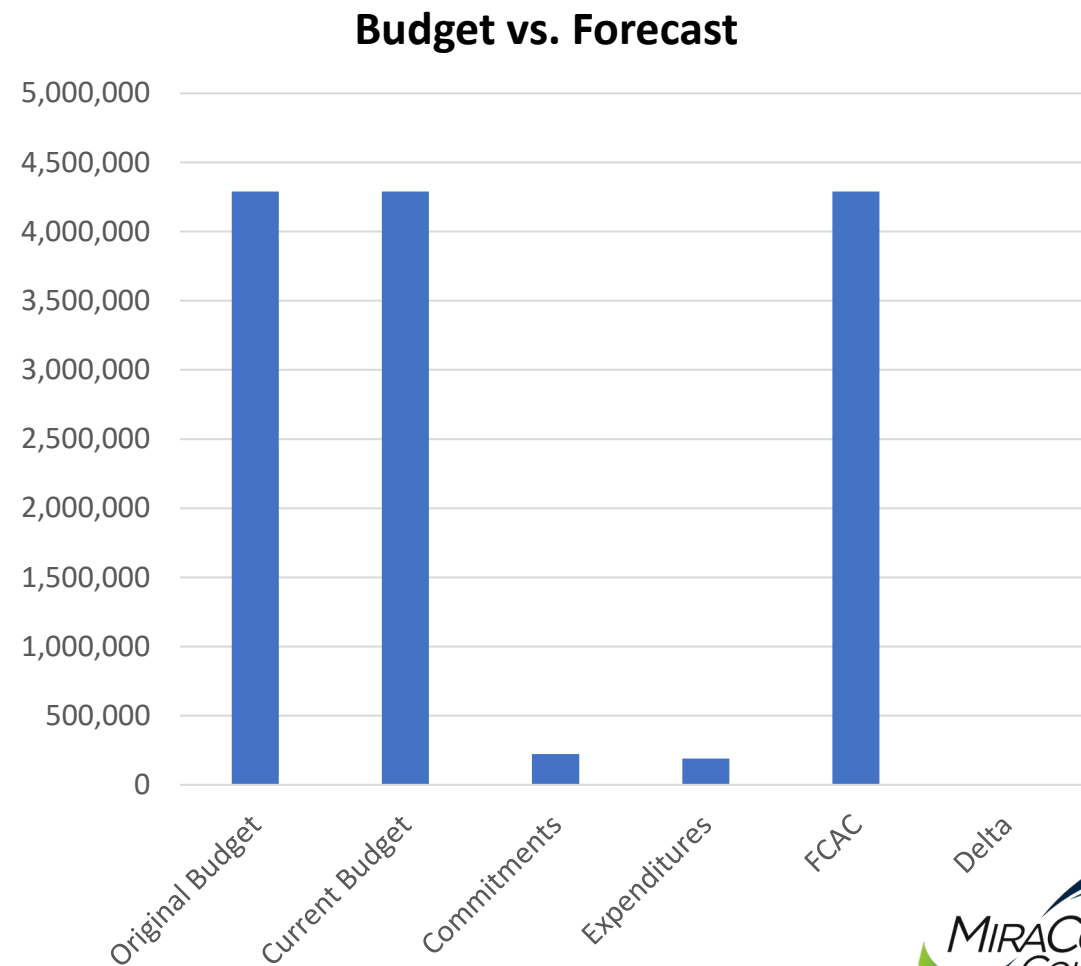
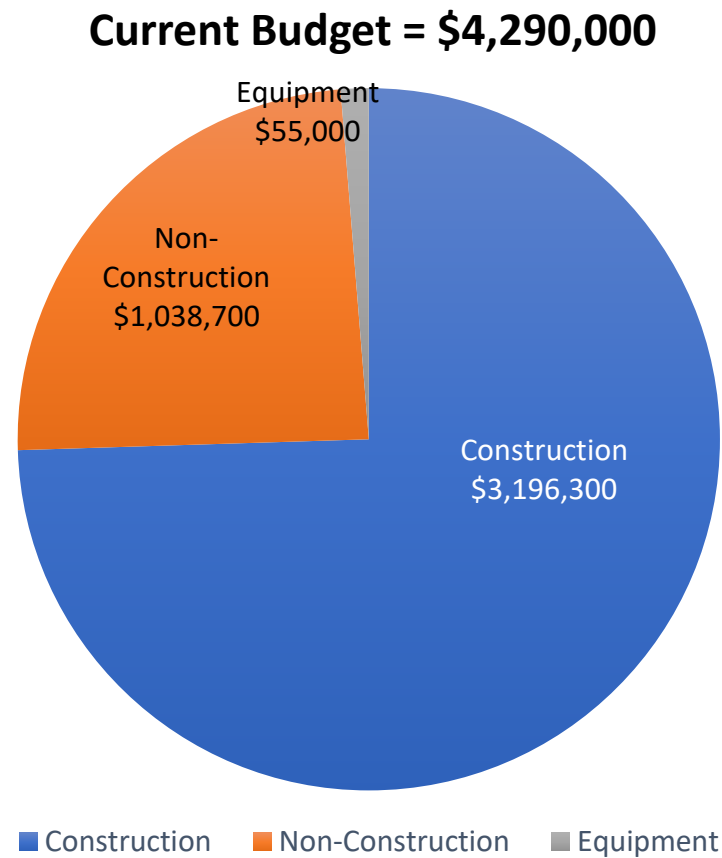
- **Scope:** This project will enhance pedestrian and vehicular navigation across the Oceanside Campus by introducing new, standardized signs that are clearer, easier to follow, and designed to optimize wayfinding.
- **Status:** The design team is working with DSA to gather initial review feedback and will then proceed with the next stages of design development. Extensive pre-construction planning to ensure a smooth rollout of new sign types. Construction is planned for Summer 2026.





# OC Wayfinding and Signage

Project Budget as of June 2025





**STATUS OF CONTRACTS LET**



# STATUS OF CONTRACTS LET – Upcoming

- **Design-Build Request for Qualifications/Proposals (RFQ/Ps)**

- N/A

- **Hard Bid Procurements**

- Security Infrastructure Project prequalification RFQ posted on 8/19 and held the pre-submittal job walk on 8/26. RFP scheduled for 10/10 and targeting board approval in December.

- **Consultant Procurements**

- Contracts approved for SMS to perform compaction testing and inspection services for the solar project at SAN and Architect Gallegos & Eckle for design services for the installation of the T570 trailer at OCN.



# **STATUS OF FINANCE**



# STATUS OF FINANCE

## ■ **Master Program Budget – As of June 2025 Month End**

- See attached report
- Commitments - \$467M
- Expenditures - \$418M

# Questions

