



WCCA Board of Governors' Policy

Title:	Construction, Renovation, Alteration, and Maintenance Projects
Division:	Administrative Services
Category:	College Property and Facilities
Reference:	Nebraska Revised Statutes §§13-2901 to 13-2914, §§ 73-101 to 73-106, §73-808, §81-173, §§81-3445 to 81-3449, §§85-1402 to 85-1418, §§85-1515 to 85-1527
Number:	BP-330
Date of Approval:	August 20, 2025
Approval:	John P. Stinner, Chair, WCCA Board of Governors

Purpose

To establish a policy for the process of constructing, renovating, altering, or performing maintenance on a College building or campus site.

Scope

This policy shall apply to all facilities and property of Western Nebraska Community College at all locations.

Policy

New construction and major building renovation or alteration projects are generally identified in the development or updating of the College's *Master Site and Facilities Plan*. For all projects selected for implementation, the responsibilities of the Board of Governors include:

- 1) The approval and setting of the capital improvement tax levy.
- 2) The approval of the capital improvement annual budget.
- 3) The approval of the *Master Site and Facilities Plan*.
- 4) The approval of the construction design method (design/bid/build method or construction management-at-risk method).

- 5) The selection of a construction manager-at-risk and the negotiation of the contract (if this method is selected).
- 6) The approval of the guaranteed maximum price (GMP) (if construction management-at-risk method is used).
- 7) The approval of the program statement for the Nebraska Coordinating Commission for Postsecondary Education (if required).
- 8) The approval of project plans and specification for bid release.

The College President has the overall responsibility for College facilities. This responsibility includes the planning, identification, and prioritization of projects. The process of design and construction of new facilities and/or the renovation/alteration of current facilities is in accordance with College procedures.

Procedures

The College President shall promulgate such procedures as may be necessary for the implementation of this policy.

Revising this Policy

This Board Policy supersedes any prior WNCC policy, procedure, guideline, or handbook on this subject matter.

If statutory provisions, regulatory guidance, or court interpretations change or conflict with this Board Policy, the Board retains the right to revise accordingly and for the changes to take effect immediately.

Original Adoption Date (and Board of Governor's Minutes Item Number):

August 20, 2025, Item G, 3(a)

Revision Date (and Board of Governors' Minutes Item Number):

Prior Policy Number:

Schedule for Review:

Divisions/Department Responsible for Review and Update: VP Administrative Services

Sponsoring Division/Department: Administrative Services

Repeal Date:

Cross Reference:

Procedure(s) for Policy:

AP 330.01 (Construction, Renovation, Alteration, and Major Maintenance Procedure)

Related Policies/References: