The introduction of Free Primary Education (FPE) escalated enrolment in primary Schools from 6.1 million in 2002 to 7.6 million in 2007. Recently, the Government waived tuition fees in Secondary Schools increasing the transition rate from primary to Secondary Schools. This overstrained the existing facilities. In Malindi the situation was the same, forcing the Government to build new schools. In January 2008, ten (10) new schools were mandated by the District Education Board (DEB) to operate bringing the number to 20 from 10 Secondary Schools in 2007. The transition rate has improved from 27% to 57% between 2007 and 2008. This means the construction of more classrooms, dormitories, libraries and sanitation facilities among others. The purpose of the study was to investigate the efficiency in the management of resources in Schools building projects. This aimed at improving efficiency, ensuring safety of human life, minimizing project costs, delays and interruptions, enabling school officials and managers take systematic quantitative structured approach to the problem of managing building projects to successful completion. The study was conducted in Malindi District in Kenya and involved 10 Secondary schools and 80 respondents. Purposive sampling was employed to select the 10 schools, 10 Head teachers, 10 Bursars/Accounts Clerks, one Public Works Officer and one Quality Assurance and standards Officer. Stratified random sampling was used to select 20 members of Tender Committee, 20 members of Board of Governors, 18 members of Secondary School Infrastructure Committee. Data was collected by use of questionnaires, interview schedules and observation checklists. Data analysis was done based on the objectives of the research and presented in tables, graphs and pie charts. Research findings showed that the Head teachers were responsible for the planning, implementation, control and evaluation of the building construction projects. The Head teachers lacked essential training on the management of building construction projects yet the Public Works Officer and the Quality Assurance and Standard officers who are well versed with the project management do not take active roles in the management and implementation of the building projects in Secondary schools in Malindi District. Research findings showed that there were poor tendering processes that were in contravention with the Government Public Procurement processes allowing unregistered contractors to build in the secondary schools. Some buildings had cracks; others had collapsed due to incompetence of contractors. There was a significant amount of funding from the CDF, MOE and school management committees. The research recommended that Head teachers and School Management Committee members be trained on building construction project management to ensure that they are well informed of the pros and cons of building construction and also on their roles. The Public Works Officer and Quality Assurance and Standard Officer are to get more involved in the building construction project management since they are more informed on the Government policies and guidelines on Secondary School Infrastructure improvement and Public Health standards in building construction.