

construction manager at risk is the optimum. The decision on which method to use is dependent upon the institution, the project complexity and the schedule.

A new tool added

One commonly overlooked tool added to the construction delivery toolbox is the increased bid threshold. Colleges and universities will now be able to be more selective with contracts up to a \$200,000 threshold, providing more opportunities for colleges and universities to help smaller contractors gain the experience needed to be competitive when bidding on the larger, more complex work.

How best to use the new tools within the construction delivery toolbox is yet to be fully understood by institutions which have been straddled with only one choice for more than a century. Hopefully we will have opportunities to fine tune the process maximizing the benefits to all stakeholders while minimizing the disadvantages. Time will tell. **BXM**

Tom Euclide has worked for Kent State University for nearly 25 years and currently holds the position of Associate Vice President for Facilities Planning and Operations. He has previously worked as the university's mechanical engineer, as director of the University Architects Office, and currently chairs the State Universities Facilities Directors group which helps Ohio colleges and universities to collaborate on issues associated with design, construction and facilities management.

Contractors' POV

Construction reform means cultural change

BY DOMINIC OZANNE

The changes to the Ohio Revised Code governing design and construction services, the implementation of the BIM protocol by the Ohio Department of Administrative Services, the increase in the state's Davis Bacon threshold, and the increased use of job order contracting by Ohio agencies collectively represent a complete transformation in the way architecture, engineering and construction services will be procured in Ohio's private and public sector. This is construction reform.

Construction reform presents an opportunity to allow a broader group of people to participate in these industries using technology as the vehicle for increased collaboration. Conversely, it runs the risk of allowing project teams to become isolated. This will be the result if only a handful of a/e/c firms have the relationships and resources required to take advantage of these changes.

The key to the success or failure of construction reform is the attitude and desire of those in leadership positions in private and public sector a/e/c industries (and their friends in higher education) to make the benefits of these new systems and the associated technologies available to small, medium, and large firms, diverse firms, students, apprentices, tradesmen and

women. Construction reform for the few should also be reform for the many.

At long last, we have the opportunity to move beyond the conflicts and inefficiencies inherent in design-bid-build, multi prime design and construction. We can begin to educate high school and college students in the use of building information modeling and the many cost, schedule, coordination, and other benefits that result from the use of technology. The design and engineering of components to build using 3D models is fun and can attract younger, technically proficient people to the process once the collaboration effort includes suppliers, vendors, and manufacturers throughout the supply chain.

Ohio's private and public owners should embrace design build and the other new delivery methods. They can incentivize a/e/c firms to be economically, environmentally, and socially sustainable as they form their teams. Smaller firms can get involved through job order contracting. Thanks to these legislative and technological innovations we have the opportunity to change the a/e/c culture from one that is divided along contractual lines to one that works together, collaboratively, to provide best value for owners in a sustainable, socially responsible way. Let's hope we can achieve this through construction reform. **BXM**

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