

Northside ISD and North East ISD Top of Their Class with AGC REPORT CARD®

Based on responses to the second annual AGC REPORT CARD®, Northside ISD and North East ISD are at the top of their public owner class. Last year, members of the chapter's Education Committee developed a unique industry survey for eight public owners, representing \$1.5 billion in construction spending. The accounting firm Padgett, Stratemann, & Co. conducted both surveys and tabulated the results.

The stated objective of the report card is "to recognize public owners who demonstrate principled commitment to positive achievement in the execution of their construction projects, and to help owners who seek to improve in the delivery of their projects to their public constituencies, for the most effective use of taxpayer dollars." Chapter president **Lane Mitchell** with G.W. Mitchell Construction explains, "The report card is a tool to allow contractors to give anonymous feedback to owners on what works and does not work in their respective systems. With some movement in the rankings it is obvious our owners are working to improve their scores."

Noting the second ranked owner, Education Committee member **Zac Harris** with Joeris General Contractors, Ltd. adds, "Seeing the incredible move up the ranks from last year by NEISD shows how important this study has become in our market. I salute them for their great effort and look forward to our continued relationship on current and future projects."

The questions were developed by a focus group and field tested in advance. The same questions were asked again this year:

1. **Bid Documents**
Bid documents require certain information. Was the required information reasonable and relevant?
2. **Bid Qualifications and Evaluation**
Did the owner clearly publish and explain its bid qualifications and bid evaluation criteria and fairly honor and apply the criteria to the bidders?
3. **Design Coordination and Management**
Did the owner take an active role in monitoring the A/E, require timely design and timely responses to design questions and hold the A/E accountable when appropriate?
4. **Insurance and Risk Requirements**
Did the owner impose insurance and contractual risk requirements that are reasonable and appropriate for the project?
5. **Payment**
Did the owner properly and fairly process and pay invoices when due?

6. Relationships

Did the owner fairly and consistently recognize the rights of all parties on the project and encourage a collaborative team spirit to make the project successful?

7. Safety

Did the owner observe and effectively support safety in construction and its projects?

8. Scope Management

Did the owner properly and promptly acknowledge changes to scope?

The respondents were asked to rate the owner on each question using a grade scale of A (highest rating) to F (lowest rating). The eight public owners and the class ranking determined by a combination of the highest percentages of A's and B's:

1. Northside ISD
2. North East ISD
3. Bexar County
4. City of San Antonio
5. Alamo Community College District
6. U.S. Army Corps of Engineers
7. The U.T. System
8. Judson ISD

The electronic survey of 584 industry leaders drew a response rate of 20 percent and included members of AGC, other construction trade associations, and Bexar County's database of small, minority, and women-owned businesses. Last year's response rate was fourteen percent. The profile of the respondents and percentage of survey participation:

Officer/Principal Executive	43%
Project Manager	21%
Estimator	13%
Superintendent	6%
Other	17%

The grades, written responses to the questions, and a preliminary analysis were given to each of the public owners prior to the publication of results. In some cases, private briefings were arranged to discuss the findings.

The rankings are published only to encourage excellence in project delivery and are not used by any company to improperly limit or restrain fair, open, and independent competition. The specific grades are available through the AGC and online at www.sanantonioagc.org.

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