



Consultants in Risk Management

***Risk Management Solutions for:***

Construction Project Owners | Wrap-Up Programs | General Contractors | Real Estate Developers



***C-Risk Builds "Holistic" Risk Management Solutions...***

*This means C-Risk integrates all risks; contractual, financial, and operational, into a comprehensive risk management strategy focused on a client's specific risk profile, risk appetite, and risk management requirements. This approach maximizes performance and minimizes the total cost of risk.*

## Company Profile

C-Risk is a consulting company that provides risk management advisory and consulting services to project owners in the public and private sector who are involved in large capital construction projects. We specialize in creating effective risk management program structures and are experts in the design, formation, and implementation of construction wrap-up insurance programs (OCIP and CCIP).

C-Risk is comprised of a network of independent consultants who are experienced construction, insurance, and risk management professionals. We provide insight and advisory services exclusively to the construction industry and our target market is project owners, developers, general contractors, and insurance brokers who focus on construction as a class of business. C-Risk provides consulting on risk management strategy, contractual risk-transfer methodologies, and wrap-up programs.

C-Risk offers objective professional advice to help clients make better-informed decisions in the evaluation of their risk transfer, risk allocation, risk financing, and risk management alternatives. More importantly, we help clients realign their focus to integrate short-term project management goals with long-term strategic risk management requirements.

## Client Benefits

With the increasing complexity of large capital construction projects, having a competent risk management advisor on a project team who fully understands the dynamics of construction project risk is not an option, but a necessity. C-Risk is an independent risk management consulting company that provides sound, objective advice on how to effectively manage construction risk. We use a holistic risk management approach to manage and control the risks encountered on construction wrap-up insurance projects.

C-Risk is experienced with construction project operations and its associated risks and exposures. We provide clients with pragmatic advisory services, formulate strategies, and recommend effective programs to limit liabilities and mitigate the probability of loss from unpredictable events that could negatively impact project performance and profitability. C-Risk knows about managing construction project risks and the many challenges of wrap-ups because we are experts in this area.

The key benefit that C-Risk provides is our construction industry knowledge, practical project experience, and our ability to structure insurance and risk management programs. C-Risk is a client-focused, performance-based, results-oriented, consulting company. Our consultants enjoy working closely with clients as an extension of the project team and strive to meet or exceed client expectations. This is a core competency of C-Risk and where we add real value for our clients in the structuring and implementation of innovative insurance and risk management strategies.

## Client Services

C-Risk provides risk management advisory and consulting services to construction industry clients. We are experts in structuring wrap-up programs and in the formation of risk management strategies. Our services are tailored to the specific requirements of each client to achieve optimal solutions.

C-Risk advisory and consulting services are provided on an hourly rate basis and include:

### **Risk Management Strategy**

C-Risk views risk management as a process that has a structured methodology. We use an integrated or “holistic” approach to identify and manage risks. Our strategic risk management services focus on three key objectives:

- 1) Identify and quantify risks, develop a risk profile and design a risk management strategy that is in alignment with a client’s specific operations and risk tolerance;
- 2) Protect a client’s assets by ensuring that the most viable contract requirements, insurance policies, and risk financing options are in place, and that coverage and limits are adequate for a client’s contractual and operational exposures; and
- 3) Mitigate a client’s potential loss exposure and minimize the total cost of risk by providing a strategically-structured holistic risk management solution.



## Risks & Exposures

### Contractual Risks

*Contractual Liability  
Indemnification  
Design Liability  
Performance Specifications  
Schedule Delays  
Liquidated, Consequential,  
and Punitive Damages  
Waiver of Subrogation  
Warranties  
Subcontractor Default*

### Financial Risks

*Project Financing  
Bonding Cost  
Labor & Materials Cost  
Earnings Volatility  
Currency Fluctuation  
Commodity Price Fluctuation  
Interest Rate Volatility*

### Operational Risks

*Completed Operations  
Systems Performance  
Third-Party Claims  
Efficacy, Liquidated Damages  
Force Majeure, Delays  
Subcontractor Default  
Construction Defect  
Labor Strikes  
Weather Volatility  
Political Risk  
Regulatory Risk  
Reputational Risk  
Supplier Provisioning*

### Organizational Risks

*General Construction  
Design-Bid-Build  
Design-Build  
Construction Management  
(At-Risk CM or Agency CM)  
CM/GC or GC/CM  
(w/ GMP or MACC)  
EPC Contract  
Joint Venture*

### Insurable Risks

*Workers Compensation  
General Liability  
Builders Risk  
Property Liability  
Professional Liability  
Environmental Liability  
Wrap-Ups (OCIP or CCIP)  
Contractor Default Liability*

### Risk Avoidance

### Risk Abatement

- Liability Limitation*
- Safety Programs*
- Loss Prevention*
- Loss Control*
- Waivers; Claims, Liens, Subrogation*
- Contract Administration*

### Risk Retention

- Retained Liability*
- Self-Insurance*
- Additional Insureds*
- Contingency Funds*
- Deductible Programs*

### Risk Shifting

- Fixed-Price Contracts*
- Design Delegation*

### Risk Transfer

- Contractual Liability*
- Indemnity Provisions*
- Hold Harmless Agreements*
- Exculpatory Clauses*
- Waiver of Subrogation*
- Insurance, Reinsurance*
- Warranties*
- OCP, RRP, OPPI*

### Risk Allocation

- Risk Sharing*
- Joint-Venture*
- Consortium*
- LLC*

### Risk Financing

- Retro Rating Plans*
- Experience Programs*
- Paid-Loss Retros*
- Fronting Arrangements*
- Captives*
- Alternative Markets*

### Risk Monitoring

- Loss Runs*
- P/L Reports*
- Trend Analyses*
- RMIS*

### Risk Control

- Certification Programs*
- Corrective Action Plans*

## Contract Reviews

C-Risk helps clients align contract indemnification risk and contractual liability with contract performance and privity issues using risk transfer, risk retention, and risk allocation methods. Contract reviews are focused on project delivery methods used, contract formation, and use of standard contract language. We focus on contract terms and conditions, insurance coverage requirements, indemnification provisions, and other exculpatory clauses, and contract administration and claims management.



## Insurance Reviews

C-Risk provides objective insurance policy coverage reviews, coverage comparisons, and risk assessments. We assist clients with the evaluation of their specific risks and exposures, insurable risks, eliminate coverage gaps and any excess coverages, and determine the most effective insurance and risk management program structures. When requested, in collaboration with a client's insurance broker, C-Risk will assist a client to aggressively negotiate insurance pricing, broader coverage, or higher limits to obtain maximum insurance coverage at a reasonable cost-effective premium.



## Wrap-Up Programs

C-Risk provides advisory and consulting services to construction industry who require assistance with wrap-ups, both owner-controlled insurance programs (OCIP) and contractor-controlled insurance programs (CCIP). Our wrap-up services include feasibility studies and recommendations on program design, implementation, and administration. C-Risk assists clients with the creation of an effective wrap-up strategy and provides objective advice on risk control requirements for project-specific programs, or for multi-site wrap-up insurance programs, i.e. "rolling wrap-ups".



## Risk Management Outsourcing

C-Risk provides outsourced risk management services. These services are offered to clients on an interim or on an as-needed basis. Risk management outsourcing or "Risk Manager for Hire" services can provide the same level of risk management insight and advice utilized by organizations with a full-time, in-house risk manager on an interim basis, perform critical functions at times when unexpected attrition occurs, or when strategically-planned as a cost-savings measure. C-Risk can customize a client's risk management outsourcing plan to offer a variety of solutions for the cost-effective execution of a client's critically important risk management function.



## Risk Financing

C-Risk provides objective advice on the use of alternative risk financing options available for augmenting a client's insurance and risk management program. This includes risk transfer and risk retention considerations, with risk financing used as a stop-gap measure to finance the residual risk that cannot be contained through conventional insurance or contractual risk-transfer and indemnification methods. Alternative risk financing can include the use of large deductibles, as well as other self-insurance mechanisms such as captive insurance, reinsurance, and parametric insurance products that utilize parametric index triggers for catastrophe risks.



## Seminars

C-Risk periodically will provide seminars focused on a client's specific requirements. The goal of these seminars is two-fold; to educate, while building and maintaining strong client relationships. A seminar is structured as an interactive, results-oriented, workshop format to promote and facilitate an open forum. Featured topics could include the basics of using wrap-up insurance programs, contractual risk-transfer and construction insurance coverage requirements, or construction risk management.



*For more information about C-Risk and how we can help you with your next wrap-up program or risk management requirements, visit [www.c-risk.net](http://www.c-risk.net).*

## *Why settle for less than a complete Risk Management solution?*

*No matter what a client's risk profile – public or private owner, commercial real estate developer, or general contractor, C-Risk has the construction knowledge, practical project experience, and risk management strategies to provide a holistic solution.*

### *Holistic Risk Management*

*The new paradigm for an integrated solution.*

*That's the C-Risk approach for addressing  
the challenge of managing risk.*



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