



Provision: AI Pre-Construction Software for Scope & Risk Review

Catch scope gaps and contract risk before bid day.

Provision is the AI pre-construction platform that reads your drawings, specs, and contracts together, flags the scope gaps and commercial risks that erode margin, and returns cited answers in seconds. General contractors and subcontractors use Provision to bid with confidence, protect margins, and avoid disputes.

[Book a Demo →](#)

\$100B+

in project value reviewed

66,000+

documents processed

1,000,000+

risks identified

4.7 stars

rated on G2

What Provision pre-construction software does

Provision is purpose-built AI software for pre-construction teams. It reviews the full project set, drawings, specifications, contracts, RFIs, and addenda, and surfaces what your team needs to catch before bid day: missing scope, risky contract terms, and conflicts between documents. Most tools review one document at a time. Provision reads them together, detects cross-document conflicts, and ties every answer to the exact page, clause, or section. Provision runs on three products that cover the pre-construction phase: **Scope Agent**, **Chat Agent**, and **Risk Review**.

Provision products: Scope Agent, Chat Agent, and Risk Review

Provision combines three AI agents into one pre-construction platform. **Scope Agent** automates scope of work and catches scope gaps, **Chat Agent** answers questions from your documents with citations, and **Risk Review** flags risky clauses and commercial exposures. Each product reaches 95% to 99.5% verified accuracy and ties every output to its source, so estimators and pre-construction managers can act on it before bid day without re-checking the work by hand.

Scope Agent: scope of work automation and scope gap detection

Scope Agent generates trade-specific, source-backed scope-of-work packages directly from your drawings and specifications, then flags missing, unclear, or conflicting scope across trades before pricing and buyout. It reaches 95% verified accuracy and traces every scope item to the exact page and section, so your subs price what you actually mean.

- First-pass scope package in minutes, replacing hours of copy-paste scope admin
- 95% verified accuracy across real project documents
- Every scope item traced to the exact page and section in the source documents
- Generates a complete scope of work to check subcontractor bids against for missing scope
- Built for commercial projects where scope spans hundreds of pages

Chat Agent: AI document analysis with cited answers

Chat Agent is conversational AI built specifically for construction document analysis. Ask a question and it searches your drawings, specs, contracts, RFIs, and addenda at once, then returns a cited answer in under 20 seconds. Every answer shows where it came from, so chief estimators can speed up bid reviews and answer subcontractor questions without scrolling through PDFs. Chat Agent has answered 50,000+ queries to date.

- Source-backed answers with citations to the exact document
- Reads up to 100,000 pages across a full project set
- Handles tables, drawings, and complex cross-document references
- Answers complex, construction-specific questions in under 20 seconds

Risk Review: AI contract and spec review for construction risk

Risk Review is one workflow for contract review, spec review, and cross-document conflict detection. It flags risky clauses, commercial exposures, and conflicts between drawings, specs, and contracts with severity levels, citations, and default-position comparisons, then generates the RFIs and redlines to address them. Risk Review cuts contract and spec review time by 80% and reaches 99.5% accuracy on pre-built checklists.

- 80% reduction in contract and spec review time
- 99.5% accuracy on pre-built checklists, 97%+ on custom checklists
- 100% citation-backed outputs, every risk tied to the exact clause, section, or page
- Pre-built checklists: Contract Review, Estimator Review, Tariff, PM Playbook, Go/No-Go, Subcontractor Review, RFP Review, Geotechnical Report Review
- Unlimited custom checklists, re-run instantly as addenda arrive

How Provision differs from generic AI tools for construction

Provision is purpose-built for pre-construction, while general AI tools answer without citations, read one document at a time, and miss the conflicts between documents that cost money. Provision reviews drawings, specs, and contracts together, returns source-backed answers, and runs construction-specific checklists at 99.5% accuracy. That is why general contractors choose Provision over generic AI for scope review, document analysis, and contract risk.

	Generic AI Chatbot	Provision
Built for preconstruction	General-purpose. You adapt it to bid docs yourself.	Built on pre-con workflows: scope, risk, bid sets.
Scope gap detection	You have to know the gap and prompt for it every time.	Surfaces scope gaps automatically across every document.
Cross-document conflicts	No systematic cross-checking. Misses conflicts across large doc sets.	Cross-references the full set. Flags conflicts between drawings, specs, and contracts.
Cited answers	Citations are inconsistent and not tied to your project docs.	Every answer cited to the exact page, section, and drawing in your documents.
Verified accuracy	Hallucinates on specs. No construction benchmark.	97%+ accuracy
Data governance	Consumer accounts may retain your inputs and use them for model training.	Enterprise controls. SOC 2 Type II. Your data never trains a model.

Provision customer results and ROI

Provision is trusted by leading general contractors and subcontractors and backed by results from published case studies. Platform-wide, Provision has reviewed more than \$100B in project value, processed 66,000+ documents, identified 1,000,000+ risks, and answered 50,000+ queries at 95% verified accuracy. Pre-construction teams move 2x faster through pursuits, and Provision holds a 4.7-star rating on G2.

Trusted by 100+ leading construction companies

Ferrovial, EllisDon, NAC Constructors, and Cleveland Construction, alongside other leading general contractors and subcontractors.

ferrovial

EllisDon



**CLEVELAND
CONSTRUCTION**

What pre-construction teams say about Provision:

"Provision is indispensable for streamlining contract review, enhancing team collaboration, and proactively managing project risks. It's a must-have for any firm aiming to reduce disputes and improve operational efficiency."

— Ryan Di Lella, Senior Risk Manager, EllisDon

"Provision's robust analysis of tender documents and its ability to upload relevant documentation during the bid process ensures a focused approach to risk management."

— Don W., Chief Estimator, NAC Constructors

"The way that Provision understands contracts is one of the most valuable features that we could have with this tool. It helps us minimize risk and keep all stakeholders aligned."

— Miguel D., Innovation, Ferrovial

Success Stories

EllisDon

\$1.8M saved

per year across P3 projects, 2,221 risks caught, \$100K+ in claims avoided.

[Read the case study →](#)

Cleveland Construction

2x faster

through pursuits, with 4–8 hours of manual contract review cut to same-day turnaround.

[Read the case study →](#)

NAC Constructors

5x faster

bid/no-bid decisions, 2,400+ risks found, 32 deal-breakers identified.

[Read the case study →](#)

Who Provision is for: general contractors and subcontractors

Provision serves pre-construction and estimating teams at general contractors and subcontractors. General contractors running multiple complex bids under deadline use Provision to protect margins, move faster through pursuits, and reduce rework caused by missed scope and contract risk. Subcontractors use it to understand scope responsibilities and review contract terms before they sign. Pre-construction and estimating leaders use Provision to standardize how their teams review scope, documents, and contracts across every project.

How Provision improves bid accuracy and reduces rework

Provision improves bid accuracy by reading every drawing, spec, and contract together and flagging the scope gaps and contract risks before the bid goes out. Bid accuracy breaks down when details slip through under deadline, and catching a scope gap before bid day prevents the change order, dispute, and margin erosion that follow after buyout. That is how Provision helps enterprise general contractors reduce rework and bid commercial projects on complete, accurate scope.

Security and compliance: SOC 2 Type II and ISO 27001

Provision is SOC 2 Type II certified and ISO 27001 compliant, with data encrypted in transit and at rest. It fits your existing workflow with no rip-and-replace: upload a project set from SharePoint and export results to PDF, Word, and Excel. Because Provision works on the documents you already have, teams can upload a live project and start surfacing scope gaps and contract risk the same day, with every output traced back to its source.

Frequently Asked Questions

What is a go/no-bid decision, and how can pre-construction teams make it faster?

A go/no-bid decision is the call a general contractor makes on whether a project is worth pursuing, weighing risk, scope complexity, and fit before committing estimating resources. That decision slows down when teams have to manually dig through drawings, specs, and contract terms to spot deal-breakers. NAC Constructors used Provision to make go/no-bid decisions 5x faster, flagging 32 deal-breakers across its projects.

How can general contractors catch scope gaps before submitting a bid?

Scope gaps surface when drawings, specifications, and contracts get reviewed one document at a time instead of together, so missing or conflicting scope stays hidden until after buyout, when it turns into a change order or dispute. Provision's Scope Agent generates a trade-specific scope of work directly from a project's drawings and specs, then flags what's missing or unclear before pricing, tracing every item to its exact page and section at 95% verified accuracy.

How much time can AI save on construction contract and spec review?

Reviewing a full set of specs and contracts for risk by hand typically takes chief estimators hours per project, with clauses checked one at a time and easy to miss under deadline. Provision's Risk Review cuts that time by 80%, flagging risky clauses and cross-document conflicts with citations and severity levels at 99.5% accuracy on pre-built checklists, so teams get through a full project set in a fraction of the time.

How does Provision help general contractors check subcontractor bids for missing scope?

Provision's **Scope Agent** generates a complete, source-backed scope of work from your drawings and specs, then gives general contractors a baseline to check subcontractor bids against and catch missing scope before buyout. Every scope item is traced to its exact page and section at 95% verified accuracy, so GCs can level bids and close gaps before they become change orders.

How does Provision's AI agent detect scope gaps in construction documents?

Provision's **Scope Agent** detects scope gaps by reading drawings and specifications together and flagging missing, unclear, or conflicting scope across trades. Every item is traced to its source page and section at 95% verified accuracy. It is built for commercial pre-construction, where a missed scope gap surfaces later as a change order or dispute after buyout.

How can general contractors identify risky contract terms before signing?

General contractors identify risky contract terms by checking every clause against known risk patterns and severity levels before signing, rather than relying on one reviewer's memory of past disputes. Provision's **Risk Review** automates this: it flags risky clauses, commercial exposures, and cross-document conflicts with citations, then generates the RFIs and redlines to resolve them. Risk Review reaches 99.5% accuracy on pre-built checklists and cuts contract and spec review time by 80%.

What makes Provision the best software for pre-construction teams to manage bids and risk?

Provision is purpose-built pre-construction software that manages bid risk by reviewing drawings, specs, and contracts together. **Scope Agent** catches scope gaps, **Risk Review** flags risky contract terms with 99.5% accuracy, and **Chat Agent** answers project questions with citations, all before bid day. Pre-construction teams use Provision to bid with confidence and protect margins on complex commercial projects.

Book a demo with Provision

Stop losing margin to scope gaps and contract risk you could have caught before bid day. See Provision review a real project set, drawings, specs, and a contract, and surface what matters before your next bid.

Book a Demo →