

RESOLUTION OF THE CITY COUNCIL

No. 254

Approved May 21, 2025

RESOLVED, That the Members of the Providence City Council hereby Authorize Approval of the following Change Order #2 Contract Award by the Board of Contract and Supply, in accordance with Section 21-26(b)(4) of the Code of Ordinances.

Maron Construction
(Department of Public Property)

\$98,010.00

IN CITY COUNCIL
MAY 15 2025
READ AND PASSED


RACHEL M. MILLER, PRESIDENT

CLERK

I HEREBY APPROVE.



Mayor

Date: 5/21/25



OFFICE OF THE INTERNAL AUDITOR
City of Providence

April 1, 2025

Ms. Tina Mastroianni
City Clerk's Office
City of Providence
25 Dorrance Street
Providence, RI 02903

Dear Tina:

I am writing to request that the following requested contract award be submitted to the City Council and the Finance Committee for approval:

- **Department of Parks**
 - Requesting Approval to Pay Jones Moving & Storage for Monthly Storage Fee for Esek Hopkins Furniture Collection in the amount of \$21,000.00 in accordance with the Code of Ordinances, Section 21-26 (b)(2);

- **Department of Public Property**
 - Requesting Approval of Change order #2 to Design Build (DB) Services for Renovations at Hope High School, Phase II, 324 Hope Street, Providence, RI 02906 with Maron Construction in the amount of \$98,010.00 in accordance with the Code of Ordinances, Section 21-26 (b)(4);
 - Requesting Approval to pay Dimeo Construction Company for Reimbursement Maintenance Expenses for 75 Chapman Street per the PPBA Lease Agreement in the amount of \$35,558.75 in accordance with the Code of Ordinances, Section 21-26 (b)(2);
 - Requesting Approval to Pay Studio Jaed for Construction Management Services for renovations at Pleasant View Elementary School in the amount of \$90,203.75 and Classical High School in the amount of \$288,323.50 in accordance with the Code of Ordinances, Section 21-26 (b)(2);

Sincerely,

Jacinta Jones, TSA compliance Auditor
(on behalf of Internal Auditor Gina Costa)

Cc: John Arzoomanian, Department of Public Property
Wendy Nilsson, Superintendent Parks
Alejandro Tirado, Director of Purchasing
Shomari Husband, City Treasurer



CITY OF PROVIDENCE
MAYOR BRETT P. SMILEY

JOHN ARZOOMANIAN
DIRECTOR OF PUBLIC PROPERTY

March 13, 2025

The Honorable Brett P. Smiley
Chairman, Board of Contract and Supply
City Hall
25 Dorrance Street
Providence, RI 02903

RE: Requesting Approval of Change Order #2 to Design Build (DB) Services for Renovations at Hope High School, Phase II, 324 Hope Street, Providence, RI 02906 with Maron Construction

ID Number: 48849

Original Award Date: **March 14, 2024**

Original ID Number: 43978

Minority Participation: 5.6 % MBE, 0 %WBE

Account Code: Capital Revolving Fund; 352-352-52885 352-0003-25

Dear Mayor Smiley,

The department of Public Property respectfully requests **change order #2** with **Maron Construction** for **Design Build (DB) Services for Renovations at Hope High School, Phase II**, in the amount of \$98,010.00 for additional building improvements to the interior for safety including outside hand railing to provide safer conditions for staff as well as repairing the fire panel which is not functioning. With the additions of the AV the school needs a lift in order to access all the equipment for a revised contract amount of \$ 3,196,884.00

Original Contract Amount:	\$ 1,260,000.00
Change Order #1	\$ 1,838,874.00
Change Order #2	\$ 98,010.00
Final Contract Amount	\$ 3,196,884.00

(Sheet with additional change orders is or is **not** attached)

The previous change order was for AV, this builds off that specifically to make sure the school can access all the installed equipment. Also, we will need to provide some safety fire panel repair as well as some railing to provide safe passage from the exterior walkway path up to the school.

DEPARTMENT OF PUBLIC PROPERTY
Providence City Hall | 25 Dorrance Street, Room 407 | Providence, Rhode Island 02903
401 680 5300 ph | 401 455 0475 fax
www.providenceri.gov



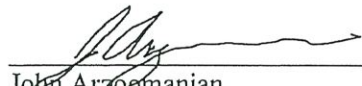
CITY OF PROVIDENCE
MAYOR BRETT P. SMILEY

JOHN ARZOOMANIAN
DIRECTOR OF PUBLIC PROPERTY

Funds in the amount of \$98,010.00 are available in account Capital Revolving Fund; 352-352-52885 352-0003-25.

Maron Construction
180 Buttonhole Dr
Providence, RI 02909

Respectfully Submitted,



John Arzoumanian,
Director of Public Property

Financial Approval

DEPARTMENT OF PUBLIC PROPERTY
Providence City Hall | 25 Dorrance Street, Room 407 | Providence, Rhode Island 02903
401 680 5300 ph | 401 455 0475 fax
www.providenceri.gov

Change Order

PROJECT: <i>(Name and address)</i> Design Build Services Hope High School	CONTRACT INFORMATION: Contract For: General Construction Date:	CHANGE ORDER INFORMATION: Change Order Number: 004 Date: 03/13/25
OWNER: <i>(Name and address)</i> City of Providence Department of City Clerk 25 Dorrance Street Providence, RI 02903	ARCHITECT: <i>(Name and address)</i> StudioJaed 42 Weybosset Street, Suite 403 Providence, RI 02903	CONTRACTOR: <i>(Name and address)</i> Maron Construction 180 Buttonhole Drive Providence, RI 02909

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Install 2 Line galvanized Railings (3 sets)	\$ 7,554.00
E&E 2 mini Split systems in control booth	\$53,926.00
Wire & Conduit for Changing Room Receptacles	\$ 7,321.00
Remove Steam Radiator in Main switchgear Room	\$ 2,499.00
Purchase 25' single manlift for Auditorium	\$26,628.00
Provide Fire Alarm Repairs per Bidcore Quote	\$70,078.00
Allowance for Anticipated Electrical	\$ 3,900.00
Utilize remaining Allowance funds from CO #003	<\$75,496.00>
Subtotal Add	\$98,010.00

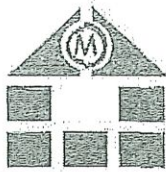
The original Contract Sum was	
The net change by previously authorized Change Orders	\$ 1,260,000.00
The Contract Sum prior to this Change Order was	\$ 1,838,874.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 3,098,874.00
The new Contract Sum including this Change Order will be	\$ 98,010.00
	\$ 3,196,884.00

The Contract Time will be increased by Zero (0) days.
The new date of Substantial Completion will be May 31, 2025

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

ARCHITECT <i>(Firm name)</i>	<u>Maron Construction</u>	OWNER <i>(Firm name)</i>
SIGNATURE	CONTRACTOR <i>(Firm name)</i>	SIGNATURE
PRINTED NAME AND TITLE	Thomas Maron, Vice President	PRINTED NAME AND TITLE
DATE	March 13, 2025	DATE



MARON CONSTRUCTION CO., INC.

180 BUTTONHOLE DRIVE, PROVIDENCE, RHODE ISLAND 02909
PO BOX 6726, PROVIDENCE, RHODE ISLAND 02940
401.272.4930 - (FAX) 401.751.7192

WWW.MARONCONSTRUCTION.COM

March 13, 2025

Downes Construction Company
10 Dorrance Street
Providence, RI 02903

**Re: D/B Renovation to Hope High School – Project # 43978
Providence Public Schools – COP #017**

Gentlemen:

The following cost is provided for the repair to the Fire Alarm Panel at Hope High per the enclosed quote from Encore Fire Protection. Therefore:

Encore Fire Protection	\$58,076.94
Electrical Power	\$ 5,000.00
GC OH & Profit	\$ 6,307.70
Bond Cost	<u>\$ 693.36</u>
Total Add	\$70,078.00

Very truly yours,

Thomas Maron



AN EQUAL OPPORTUNITY EMPLOYER



encore
FIRE PROTECTION

From | **Encore Fire Protection**
70 Bacon Street
Pawtucket RI 02860
<https://www.encorefireprotection.com/>
If you have any questions or concerns
please reach us at
servicelocation4@encorefireprotection.com

Quote No. | **2069355**
Type | Repair
Prepared By | Fred Paul
Created On | 02/16/2024
Valid Until | 03/31/2024

Quote For | **ABM Industries INC**
Providence Schools - Hope
High School
324 Hope Street
Providence RI 02908
(401) 456-9161

Description of Work

During the most recent urgent service call, Encore inspectors reported deficiencies with your fire alarm system. These repairs are critical to maintaining systems in good working order, as well as keeping compliance with NFPA and the Local AHJ. This proposal is to perform the corrective action work. Once approved, we will complete the following repair(s):

- Replace inoperable duct detector on 3rd floor.
- Per Siemens, the loop containing this device requires migration in order to replace and program a new duct smoke.
- To achieve this we will collaborate with Siemens technicians, complete migration of the loop and program as required
- Material:
 - 1 XDLC DESIGO ADDRESSABLE DEVICE PANEL CARD
 - 27 FDT421 DESIGO ADDRESSABLE HEAT DETECTOR HEAD
 - 1 XTRI-M DESIGO ADDRESSABLE MINI MONITOR MODULE (PULL STATION)
 - 5 FDOOT441 DESIGO ADDRESSABLE SMOKE DETECTOR HEAD
 - 8 FDOOT441 DESIGO ADDRESSABLE SMOKE DETECTOR HEAD (DUCT UNITS)
 - 8 FDBZ492 DUCT DETECTOR HOUSING UNITS
 - 8 TSM-1 DUCT DETECTOR REMOTE TEST STATION
 - 8 ST-50 5' AIR DUCT SAMPLING TUBE
 - 8 XTRI-R DESIGO RELAY CONTROL MODULE (FAN SHUTDOWN)
 - Any work beyond this scope will require a change order.

We have Included the following with this proposal:

- Put systems back in service daily
- Insurance
- Work to be performed during regular working hours (7.00am-3.30pm)

We have excluded the following from this proposal: Design drawings, battery calculations, narrative, or affidavit, defective wiring, fees for fire watch if needed, premium portion of overtime hour, scissor lift if required, cutting, patching, and painting, prevailing wage unless noted in quote.

Fred Paul, *Fire Alarm Service*

Mobile: 617-792-1601

fpaul@encorefireprotection.com

For Emergency Service: 800.966.0000

Check out our website: www.encorefireprotection.com

Services to be completed

[Alarm Systems] Location - Building

Need to replace duct smoke 3rd floor see pictures - repair

GRAND TOTAL \$58,076.94

Terms and Conditions

Upon acceptance, Encore Fire Protection and/or any of its affiliates will perform work and/or furnish materials for the install, repair, or other modification to your fire protection system at the above noted property as referenced in this contract. This is a notice that Encore Fire Protection and/or any of its related affiliates who provide labor and/or materials for the install, repair, or other modification to your fire protection system for the scope of work referenced in this contract with the above-signed, may file a mechanic's lien on the property referenced above in the event of nonpayment by you to Encore Fire Protection and/or any of its affiliates.

At Encore, our mission is providing the best possible experience for our customers. With the recent increases in material costs across the global market, we have established a 7-day approval period for all proposals that include materials. After the initial 7-day period, Encore reserves the right to adjust the proposal to reflect any applicable material increases. This will serve to help us ensure you get an accurate and timely proposal without any delay in service while keeping your systems operating properly and in compliance.

By my signature below, I authorize work to begin and agree to pay the Grand Total according to the terms and conditions of this agreement.

Name: _____ Date: _____

Signature: _____

Photos

