



Department of Transformation and Shared Services

Governor Asa Hutchinson

Secretary Mitch Rouse

Director Anne Laidlaw

MEMORANDUM

TO: Arkansas Legislative Council
Marty Garrity, Director, Bureau of Legislative Research

FROM: Anne W. Laidlaw, Director *AWL*

RE: September Monthly Report

DATE: October 6, 2022

Cc: Governor Asa Hutchinson
Secretary Mitch Rouse

Pursuant to Arkansas Code Annotated § 22-2-108 (13), please find enclosed the documents which outline the Division of Building Authority's activities for the month of September, 2022. These documents pertain to those duties performed by the Division regarding capital improvements (design review and construction) and leasing transactions. Should you have any questions please do not hesitate to contact me.

Division of Building Authority

501 Woodlane Street, Suite 101 * Little Rock, AR 72201 * 501.682.1833

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TSS - DIVISION OF BUILDING AUTHORITY

**Monthly Report
September, 2022**

I. Real Estate Services

NEW LEASES:

Lease Number N9420 **Start Date** 7/1/2022 **End Date** 6/30/2042

Lessee Name County of Pope, Arkansas

Property Name

Address Approx. 4.29 acres of land

City Russellville **County Name** Pope

Sq Ft **RateSF** **Annual Rent** \$1
Lessor Name Arkansas Tech University **Principal**

Comments: Twenty (20) year Public Advantage Lease in Russellville. Lessee to construct, operate, and maintain an Emergency Medical Services (EMS) facility on the Premises.

Lease Number N9422 **Start Date** 9/1/2022 **End Date** 8/31/2025

Lessee Name CHI St. Vincent Medical Group Hot Springs

Property Name

Address 101 College Drive

City Hot Springs **County Name** Garland

Sq Ft 935 **RateSF** \$10.01 **Annual Rent** \$9,360
Lessor Name National Park College **Principal** N/A

Comments: New three (3) year Lease of exam rooms and office space on the National Park College Campus.

Lease Number N9423 **Start Date** 3/1/2022 **End Date** 2/28/2023

Lessee Name Northwest Arkansas Economic Development District

Property Name

Address 2153 East Joyce Blvd. 2nd floor

City Fayetteville **County Name** Washington

Sq Ft 1,994 **RateSF** \$17.00 **Annual Rent** \$33,905
Lessor Name ADC - Division of Workforce Services **Principal** N/A

Comments: New one (1) year Sublease to Northwest Arkansas Economic Development District in Fayetteville.

NEW LEASES:

Lease Number P3257 **Start Date** 9/1/2022 **End Date** 8/31/2024
Lessee Name ADA - Forestry Division
Property Name
Address 15050 Fairmount Road
City Siloam Springs **County Name** Benton
Sq Ft 120 **RateSF** \$0.00 **Annual Rent** \$1
Lessor Name Gallatin Fire Department **Principal** Don Lawson
Comments: New two (2) year Public Advantage Lease for ADA-Forestry in Siloam Springs.

Lease Number P3258 **Start Date** 1/1/2023 **End Date** 12/31/2027
Lessee Name DPS - Division of Emergency Management - AWIN
Property Name
Address Approx. 9 acres of land
City **County Name** Calhoun
Sq Ft **RateSF** **Annual Rent** \$250
Lessor Name JEA Lands Limited Partnership **Principal** John Anthony
Comments: Lease Agreement to replace existing 1987 Lease for the same Premises where a tower is located. Includes four (4) five-year automatic renewal options.

Lease Number P3259 **Start Date** 11/1/2022 **End Date** 10/31/2027
Lessee Name ADA - Forestry Division
Property Name
Address 2000 North 18th Street
City Ozark **County Name** Franklin
Sq Ft 1,400 **RateSF** \$3.43 **Annual Rent** \$4,800
Lessor Name The City of Ozark, Arkansas **Principal** N/A
Comments: New five (5) year Lease for ADA-Forestry Division in Franklin County. Relocation from Lease P9416.

LEASE RENEWALS:

Lease Number N6122 **Start Date** 2/1/2024 **End Date** 1/31/2029
Lessee Name New Cingular Wireless PCS, LLC
Address 1195 West Cleveland Street
City Fayetteville **County Name** Washington
Sq Ft **RateSF** **Annual Rent** \$48,000.00
Lessor Name University of Arkansas - Fayetteville **Principal** N/A
Comments: Renewal Amendment to extend the Lease with five (5) additional five-year automatic renewal options each with a fifteen percent (15%) rent increase.

Lease Number N9195 **Start Date** 7/1/2024 **End Date** 6/30/2029
Lessee Name New Cingular Wireless PCS, LLC
Address 155 North Ozark Drive
City Fayetteville **County Name** Washington
Sq Ft **RateSF** **Annual Rent** \$48,000.00
Lessor Name University of Arkansas - Fayetteville **Principal** N/A
Comments: Renewal Amendment to extend the Lease with five (5) additional five-year automatic renewal options each with a fifteen percent (15%) rent increase.

Lease Number N9202 **Start Date** 4/1/2019 **End Date** 12/31/2023
Lessee Name County of Pulaski, Arkansas
Address 1000 LaHarpe
City Little Rock **County Name** Pulaski
Sq Ft 4,970 **RateSF** \$5.90 **Annual Rent** \$29,323.00
Lessor Name ADPHT - Division of Heritage **Principal** N/A
Comments: One (1) year Storage Space and Automobile Parking Space Lease Renewal with a correction in square footage effective 4/1/19 and a corresponding adjustment in rent.

Lease Number P2195 **Start Date** 12/1/2022 **End Date** 11/30/2024
Lessee Name DFA - Revenue Division
Address 215 South Main Street
City Lincoln **County Name** Washington
Sq Ft 2,000 **RateSF** \$11.56 **Annual Rent** \$23,117.64
Lessor Name Jerry D. and Shirley K. Holloway **Principal** Jerry Holloway
Comments: Two (2) year Lease Renewal with a flat two percent (2%) increase in rent.

LEASE RENEWALS:

Lease Number P2375 **Start Date** 12/1/2022 **End Date** 11/30/2024
Lessee Name DFA - Office of Child Support Enforcement
Address 648 North Sebastian
City West Helena **County Name** Phillips
Sq Ft 9,377 **RateSF** \$13.50 **Annual Rent** \$126,589.56
Lessor Name Robin Frazier and Cotton Roberts **Principal** Robin Frazier
Comments: Two (2) year Sublease Renewal with a change in Lessor name.

Lease Number P2435 **Start Date** 2/1/2023 **End Date** 1/31/2024
Lessee Name ADA - State Plant Board
Address 4078 Highway 349
City Jonesboro **County Name** Craighead
Sq Ft 150 **RateSF** \$4.00 **Annual Rent** \$600.00
Lessor Name Tom Northern d/b/a Westside Mini-Storage **Principal** Tom Northern
Comments: One (1) year Storage Lease Renewal with no other changes.

Lease Number P2666 **Start Date** 11/1/2022 **End Date** 10/31/2027
Lessee Name Arkansas State University - Jonesboro
Address 2600 Alumni Boulevard
City Jonesboro **County Name** Craighead
Sq Ft 5,376 **RateSF** \$13.88 **Annual Rent** \$74,625.96
Lessor Name Arkansas State University Alumni Associatio **Principal** Lindsay Burnett
Comments: Five (5) year Lease Renewal with no other changes.

Lease Number P2766 **Start Date** 12/1/2022 **End Date** 11/30/2023
Lessee Name ADH - Center of Local Public Health
Address 614 East Emma Avenue
City Springdale **County Name** Washington
Sq Ft 1,763 **RateSF** \$8.60 **Annual Rent** \$15,161.76
Lessor Name Jones Trust **Principal** Ed Clifford, CEO
Comments: One (1) year Lease Renewal with Lessor to perform various repairs.

LEASE RENEWALS:

Lease Number P2996 **Start Date** 10/1/2022 **End Date** 9/30/2027

Lessee Name UAMS

Address 1123 South University Avenue

City Little Rock **County Name** Pulaski

Sq Ft 49,723 **RateSF** \$15.50 **Annual Rent** \$771,788.04

Lessor Name Curtis Finch, Jr., and BQFA Holding Compa **Principal** L. Dickson Flake

Comments: Five (5) year Lease Renewal and Expansion on the 7th and 10th floors with Lessor to complete Tenant Improvements.

Lease Number P3118 **Start Date** 12/1/2022 **End Date** 11/30/2023

Lessee Name U of A - Division of Agriculture

Address 1306 West Trimble Avenue

City Berryville **County Name** Carroll

Sq Ft 100 **RateSF** \$5.98 **Annual Rent** \$598.00

Lessor Name AAA Access Mini Storage, Inc. **Principal** Mark A. Stone

Comments: One (1) year Lease Renewal with no other changes.

Lease Number P3155 **Start Date** 2/1/2023 **End Date** 1/31/2024

Lessee Name UAMS - College of Medicine - Department of Family and Preventive Medicine

Address 103 South Boulder Avenue

City Russellville **County Name** Pope

Sq Ft 910 **RateSF** \$19.78 **Annual Rent** \$18,000.00

Lessor Name Russellville Downtown, LLC **Principal** James A. Streett

Comments: One (1) year Lease Renewal with no other changes.

Lease Number P3169 **Start Date** 1/1/2023 **End Date** 12/31/2023

Lessee Name UAMS - Musuloskeletal

Address 2530 Pinnacle Hills Parkway

City Rogers **County Name** Benton

Sq Ft 1,188 **RateSF** \$37.52 **Annual Rent** \$42,840.00

Lessor Name Absolute Health & Fitness, LLC d/b/a Maxim **Principal** Dr. Maurice Pearl

Comments: One (1) year Sublease Renewal with no other changes to exercise second Renewal Option in the Sublease Agreement.

LEASE RENEWALS:

Lease Number P6005 **Start Date** 1/1/2023 **End Date** 12/31/2024
Lessee Name DFA - Revenue Division
Address 151 South Second Street
City Piggott **County Name** Clay
Sq Ft 440 **RateSF** \$11.13 **Annual Rent** \$4,896.00
Lessor Name Clay County, Arkansas **Principal** N/A
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P6010 **Start Date** 10/1/2022 **End Date** 9/30/2024
Lessee Name DFA - Revenue Division
Address 421 North Main Street
City Nashville **County Name** Howard
Sq Ft 600 **RateSF** \$3.50 **Annual Rent** \$2,100.00
Lessor Name Howard County, Arkansas **Principal** N/A
Comments: Two (2) year Lease Renewal with with monthly rent to increase by \$50.00.

Lease Number P6152 **Start Date** 1/1/2023 **End Date** 12/31/2023
Lessee Name Arkansas Educational Television Network Commission (AETN)
Address NW 1/4 of the NW 1/4 of Section 32, T14N, Range 12 West of the 5th PM
City Fox **County Name** Stone
Sq Ft **RateSF** **Annual Rent** \$3,000.00
Lessor Name Glenn D. Morrison **Principal** N/A
Comments: One (1) year Ground Lease Renewal with no other changes.

Lease Number P7022 **Start Date** 6/1/2023 **End Date** 5/31/2025
Lessee Name Office of Prosecutor Coordinator
Address 323 Center Street
City Little Rock **County Name** Pulaski
Sq Ft 4,305 **RateSF** \$13.67 **Annual Rent** \$62,185.08
Lessor Name Catlett Tower Partnership d/b/a The Tower **Principal** Graham Catlett
Comments: Two (2) year Lease Renewal with a flat two percent (2%) increase in base rent.

LEASE RENEWALS:

Lease Number P8028 **Start Date** 3/1/2023 **End Date** 2/28/2025
Lessee Name ADA - Forestry Division
Address Southern District of Prairie County
City **County Name** Prairie
Sq Ft **RateSF** **Annual Rent** \$1.00
Lessor Name City of Stuttgart, Arkansas **Principal** N/A
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P8120 **Start Date** 1/1/2023 **End Date** 12/31/2024
Lessee Name DHS - County Operations
Address 608 Rodgers Drive
City Searcy **County Name** White
Sq Ft 14,750 **RateSF** \$9.08 **Annual Rent** \$133,977.24
Lessor Name Razor Property Management, LLC **Principal** Dale Jones
Comments: Two (2) year Lease Renewal with a flat three percent (3%) rent increase and Lessor to complete various repairs/improvements.

Lease Number P9207 **Start Date** 10/1/2022 **End Date** 9/30/2024
Lessee Name DFA - Revenue Division
Address 206 West Michigan Street
City Stuttgart **County Name** Arkansas
Sq Ft 4,000 **RateSF** \$5.62 **Annual Rent** \$22,472.64
Lessor Name Rosella Hargrove Revocable Trust and Nick **Principal** Lori Hargrove Dabbs
Comments: Two (2) year Lease Renewal with a two percent (2%) increase each year and Lessor to perform various repairs/improvements.

Lease Number P9510 **Start Date** 12/1/2022 **End Date** 11/30/2024
Lessee Name DHS - Division of County Operations
Address 304 Hailey Road
City Berryville **County Name** Carroll
Sq Ft 8,097 **RateSF** \$9.77 **Annual Rent** \$79,120.68
Lessor Name James Levi Phillips or Sally Phillips **Principal** Levi Phillips
Comments: Two (2) year Lease Renewal with a flat two percent (2%) rent increase.

LEASE RENEWALS:

Lease Number P9682 **Start Date** 10/1/2022 **End Date** 9/30/2024
Lessee Name DFA - Revenue Division
Address 410 North Fourche Avenue
City Perryville **County Name** Perry
Sq Ft 1,200 **RateSF** \$9.37 **Annual Rent** \$11,245.08
Lessor Name R & L Properties, A Limited Partnership **Principal** Tommy Lasiter
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P9784 **Start Date** 1/1/2023 **End Date** 12/31/2024
Lessee Name DFA - Revenue Division
Address 615 Clay Street
City Arkadelphia **County Name** Clark
Sq Ft 2,014 **RateSF** \$9.58 **Annual Rent** \$19,286.28
Lessor Name William G. Wright **Principal** William G. Wright
Comments: Two (2) year Lease Renewal with a flat one and a half percent (1.5%) increase in rent.

Lease Number S8515 **Start Date** 12/1/2021 **End Date** 11/30/2023
Lessee Name Arkansas State University - Newport
Address 2311 East Nettleton Avenue
City Jonesboro **County Name** Craighead
Sq Ft 129 **RateSF** \$12.24 **Annual Rent** \$1,578.96
Lessor Name ADC - Division of Workforce Services **Principal** N/A
Comments: Two (2) year Sublease Renewal with change in Sublessor name.

LEASE CHANGES:

Lease Number N9411 **Start Date** 11/1/2022 **End Date** 6/30/2023
Lessee Name Horne LLP
Address 1 Commerce Way
City Little Rock **County Name** Pulaski
Sq Ft 3236 **RateSF** \$17.00
Lessor Name TSS - Division of Building Authority **Principal** N/A
Comments: Change Amendment to remove suite 42ST19 from the Lease and to adjust rent and square footage accordingly.

Lease Number P3090 **Start Date** 7/30/2019 **End Date** 6/30/2023
Lessee Name Arkansas Department of Agriculture - Forestry Division
Address Lot 6 - Yellville Industrial Park
City Yellville **County Name** Marion
Sq Ft **RateSF**
Lessor Name Have a Heart Pet Shelter **Principal** Linda Vincent
Comments: Change Amendment to reflect new ownership with change in Lessor name and mailing address.

Lease Number P9666 **Start Date** 6/15/2022 **End Date** 9/30/2023
Lessee Name DHS - County Operations
Address 16 Opportunity Drive
City Sheridan **County Name** Grant
Sq Ft 7600 **RateSF** \$9.38
Lessor Name Landrei Hankins **Principal** N/A
Comments: Change Amendment with a change in Lessor name to reflect new ownership.

Lease Number S6090 **Start Date** 9/1/2022 **End Date** 6/30/2023
Lessee Name Commerce - Division of Workforce Services
Address 616 Garrison Avenue
City Fort Smith **County Name** Sebastian
Sq Ft 12907 **RateSF** \$11.85
Lessor Name TSS - Division of Building Authority **Principal** N/A
Comments: Change Amendment to remove the former Court Room area square footage from the Lease and to adjust rent accordingly.

LEASE CHANGES:

Lease Number S8538 **Start Date** 10/1/2022 **End Date** 6/30/2023

Lessee Name Commerce - Arkansas Economic Development Commission

Address 1 Commerce Way

City Little Rock **County Name** Pulaski

Sq Ft 13479 **RateSF** \$17.00

Lessor Name TSS - Division of Building Authority **Principal** N/A

Comments: Change Amendment to add in complete square footage for Suite 501 and to adjust rent accordingly.

Lease Number S8554 **Start Date** 9/1/2022 **End Date** 6/30/2023

Lessee Name Arkansas Department of Veterans Affairs

Address 1125 College Avenue, 5th & 6th Floors, Groud Floo

City Fayetteville **County Name** Washington

Sq Ft 29742 **RateSF** \$17.98

Lessor Name UAMS **Principal** N/A

Comments: Change Amendment to allow Sublessor to renovate the premises. Sublessee to reimburse Sublessor for renovation costs.

LEASE CANCELLATIONS:

Lease Number P2364
Lessee Name Commerce - Division of Workforce Services
Address 523 East 6th Street
City El Dorado **County Name** Union
Lessor Name ABC Properties, LLC
Comments: Division of Workforce Services allowed Lease to expire effective 9/30/22 with no further obligation by either party.

Lease Number P2509
Lessee Name UAMS - Department of Pediatrics - Head Start
Address 5615 Geyer Springs Road
City Little Rock **County Name** Pulaski
Lessor Name Greater Second Baptist Church, Inc.
Comments: UAMS allowed Lease to expire effective 9/30/22 with no further obligation by either party.

Lease Number P2618
Lessee Name Arkansas Tech University
Address 2932 Highway 10 East
City Booneville **County Name** Logan
Lessor Name Rockline Booneville, LLC
Comments: Lessor and Lessee agree to allow Public Advantage Lease to expire effective 8/31/22 with no further obligation by either party.

Lease Number P2806
Lessee Name AAD - State Plant Board
Address 1605 Green Mountain Drive
City Little Rock **County Name** Pulaski
Lessor Name James Conner d/b/a Westside Mini Storage
Comments: Lessor and Lessee agree to allow Lease to expire effective 9/30/22 with no further obligation by either party.

LEASE CANCELLATIONS:

Lease Number P2828
Lessee Name ADC - Division of Community Correction
Address 911 Main Street
City Arkadelphia **County Name** Clark
Lessor Name Craft Properties LLC
Comments: Lease Terminated early effective 9/30/22 due to the taking of the Premises by eminent domain. Relocated to Lease P3254.

Lease Number P3191
Lessee Name UAMS - Northwest - Community Health and Research Departm
Address 922 East Emma Avenue
City Springdale **County Name** Washington
Lessor Name Jones Trust
Comments: UAMS allowed Lease to expire effective 9/30/22 with no further obligation by either party.

Lease Number P9883
Lessee Name UAMS - Department of Psychiatry - Center for Medical Healthca
Address 1401 Murphy Drive
City Maumelle **County Name** Pulaski
Lessor Name VRC Companies, LLC
Comments: UAMS allowed Storage Lease to expire effective 9/30/22 with no further obligation by either party.

Lease Number S8533
Lessee Name Commerce - Arkansas Waterways Commission
Address 1 Commerce Way
City Little Rock **County Name** Pulaski
Lessor Name TSS - Division of Building Authority
Comments: Sublease Terminated early in order to allow Waterways Commission to be included under Lease S8538.

II. Construction Section

Contracts:

Current Projects under Contract:	104	
Value of Current Projects:	\$	108,874,745.09
New Contracts: (See attached New Contract report)	9	
Value of New Contracts:	\$	4,651,991.11
Change Orders approved: (See attached Change Order report)	8	
Change Order Increase:	\$	961,504.96
Change Order Decrease:	-\$	4,535.00
Projects Completed:	14	
Value of Completed Projects:	\$	5,970,740.21

Bid Process and Openings:

Projects in the Bid Process	52
Bid Openings: (See attached Bid Opening Report)	25
Emergency Bid:	5
Rebid Projects:	5
Projects Within Budget:	21
Project Over Budget	4

Project Observations:

Field Inspections Conducted:	63
Final Inspections Conducted	13

Bid Openings

Project Number / Name	Agency Name	Certified Funds
Bid Date	Design Professional Name	Bid Amount
Bid Time	Apparent Low Bidder Name	Method of Contracting
4852201	Division of Community Correction	\$250,000.00
ACC Parole & Probation Fort Smith ReRoof		\$262,384.00
9 /13/2022	Wittenberg Delony & Davidson Architects	Design / Bid / Build
3:30:00 PM	Dale Crampton Company	
6152304	TSS Division of Building Authority	\$61,500.00
HVLS Propeller Fans for M & R		\$0.00
9 /7 /2022	TSS Division of Building Authority, IN-HOUSE	Design / Bid / Build
2:00:00 PM	No Bid Received	
6152304	TSS Division of Building Authority	\$61,500.00
HVLS Propeller Fans for M & R		\$45,500.00
9 /29/2022	TSS Division of Building Authority, IN-HOUSE	Design / Bid / Build
2:00:00 PM	Dunaway Construction Services LLC	
7102212	Department of Human Services	\$116,707.65
Roof Renovations, Panel Wrap, Arkadelphia HDC		\$246,137.00
9 /7 /2022	WER Architects	Design / Bid / Build
2:30:00 PM	Harness Roofing, Inc.	
7102301	Department of Human Services	\$110,000.00
Re-roof Chapel Building AHC		\$108,227.00
9 /8 /2022	Morris and Associates Architects, Environmental Consultants	Design / Bid / Build
2:30:00 PM	Reynolds Construction Co, Inc	
9002015	Department of Parks, Heritage and Tourism	\$600,000.00
Lee Creek Stream Restoration		\$0.00
9 /8 /2022	Ecological Design Group, Inc	Design / Bid / Build
2:00:00 PM	Natural State Streams, LLC	
9002218	Department of Parks, Heritage and Tourism	\$375,000.00
New Residence at Cane Creek		\$700,000.00
9 /20/2022	Taylor-Kempkes Architects	Design / Bid / Build
2:30:00 PM	Grindstone Construction	
9002221	Department of Parks, Heritage and Tourism	\$300,000.00
Museum Automobiles Roof Repair		\$272,221.00
9 /20/2022	Arkansas Department of Parks and Tourism In House	Design / Bid / Build
2:00:00 PM	Noland Construction Inc	
9002222	Department of Parks, Heritage and Tourism	\$1,500,000.00
War Memorial Stadium Ph 4-Waterproofing & Repairs		\$1,030,575.00
9 /1 /2022	Wittenberg Delony & Davidson Architects	Design / Bid / Build
2:00:00 PM	Roberts-McNutt, Inc.	

Project Number / Name	Agency Name	Certified Funds
Bid Date	Design Professional Name	Bid Amount
Bid Time	Apparent Low Bidder Name	Method of Contracting
9752128	Department of the Military	\$771,604.00
RMTC Solar Array Expansion		\$898,391.00
9 /22/2022	Cromwell Architects Engineers	Emergency
2:30:00 PM	CCI of Arkansas, Inc.	
9752134	Department of the Military	\$881,050.00
CMTC 2200J Motor Pool Addition		\$796,450.00
9 /9 /2022	Hawkins-Weir	Design / Bid / Build
2:00:00 PM	Pick-It Construction Inc.	
9752141	Department of the Military	\$591,178.35
RMTC Multi Year Underground Electric Phase 1		\$582,911.00
9 /13/2022	Crafton- Tull	Design / Bid / Build
2:30:00 PM	CCI of Arkansas, Inc.	
9752205	Department of the Military	\$361,350.00
Latrine Addition Siloam Springs		\$0.00
9 /27/2022	Tim A. Risley & Associates	Design / Bid / Build
2:00:00 PM	No Bid Received	
9752215	Department of the Military	\$525,667.00
CMTC Building 1522 Renovation		\$614,218.11
9 /1 /2022	Benchmark Group	Design / Bid / Build
2:30:00 PM	A4 Services, LLC	
9752216	Department of the Military	\$525,666.00
CMTC Building 1552 Renovation		\$603,000.00
9 /1 /2022	Benchmark Group	Design / Bid / Build
3:00:00 PM	A4 Services, LLC	
9752217	Department of the Military	\$371,450.00
CMTC 1427 Renovation		\$355,476.00
9 /21/2022	Architecture Plus, Inc.	Design / Bid / Build
2:00:00 PM	Legacy Construction Management, Inc.	
9752218	Department of the Military	\$427,867.00
CMTC Building 1689 Reno		\$411,520.00
9 /13/2022	Architecture Plus, Inc.	Design / Bid / Build
3:00:00 PM	Covenant Commercial Construction LLC	
9752226	Department of the Military	\$103,750.00
CMTC Bridge 021 Repair		\$129,325.00
9 /9 /2022	Hawkins-Weir	Design / Bid / Build
2:30:00 PM	Steve Beam Construction, Inc.	

Project Number / Name	Agency Name	Certified Funds
Bid Date	Design Professional Name	Bid Amount
Bid Time	Apparent Low Bidder Name	Method of Contracting
9752235	Department of the Military	\$456,610.00
	CMTC Building 1390 Renovation	\$537,125.00
9 /26/2022	Fennell Purifoy Architects	Emergency
3:00:00 PM	Cornerstone Construction of Russellville, Inc.	
9752236	Department of the Military	\$357,083.28
	CMTC Building 1362 Dining Facility Renovation	\$463,020.00
9 /9 /2022	Tim A. Risley & Associates	Design / Bid / Build
3:00:00 PM	Cornerstone Construction of Russellville, Inc.	
9752236	Department of the Military	\$357,083.28
	CMTC Building 1362 Dining Facility Renovation	\$459,804.00
9 /26/2022	Tim A. Risley & Associates	Emergency
2:00:00 PM	Wohali LLC	
9752240	Department of the Military	\$352,000.00
	RMTC PEC Building 2602 Renovation	\$359,413.20
9 /14/2022	Lewis Architects Engineers, Inc.	Design / Bid / Build
2:00:00 PM	A4 Services, LLC	
9752245	Department of the Military	\$133,128.00
	Harrisburg Armory Driveway Expansion	\$125,879.00
9 /27/2022	Brackett - Krennerich Architects	Emergency
2:30:00 PM	Bailey Contractors, Inc.	
9752246	Department of the Military	\$605,568.00
	CMTC Building 2051 Admin Renovation	\$649,939.76
9 /26/2022	Tim A. Risley & Associates	Emergency
2:00:00 PM	A4 Services, LLC	
9752248	Department of the Military	\$14,000,000.00
	CMTC Readiness Center	\$19,626,000.00
9 /20/2022	Garver Engineers	Design / Bid / Build
3:00:00 PM	CDI Contractors, LLC & Divisions	

New Contracts

Agency Name	Project Name	
Project Number	Design Professional Name	
Date Approved	Contractor Name	Contract Amount

Department of Parks, Heritage and Tourism

9002209	Lake Catherine Day Use Improvements	\$407,942.00
9 /5 /2022	CEI Engineering Associates, Inc. Steep Creek LLC	

9002213	New Toilet Facility Plantation Agriculture Museum	\$511,985.00
9 /15/2022	Taylor-Kempkes Architects A-Plus Builders	

Department of the Military

9752110	RMTC Nebraska Avenue Underground Electric	\$844,345.00
9 /29/2022	Halff + Marlar CCI of Arkansas, Inc.	

9752130	CMTC North Training Area Access Crossing	\$338,128.00
9 /22/2022	Hawkins-Weir Steve Beam Construction, Inc.	

9752142	RMTC 6th Street Resurface (Omaha to Maryland Ave)	\$585,718.00
9 /27/2022	Crafton- Tull Redstone Construction Group, Inc. & Divi	

9752210	Booneville Armory Refoof	\$250,000.00
9 /26/2022	Architecture Plus, Inc. Terra Firma Restorations, LLC	

9752215	CMTC Building 1522 Renovation	\$614,218.11
9 /23/2022	Benchmark Group A4 Services, LLC	

9752216	CMTC Building 1552 Renovation	\$603,000.00
9 /23/2022	Benchmark Group A4 Services, LLC	

Agency Name	Project Name	
Project Number	Design Professional Name	
Date Approved	Contractor Name	Contract Amount
9752219	RMTC Resurface Missouri Ave from 16th to 26th	\$496,655.00
9 /27/2022	Crafton- Tull Redstone Construction Group, Inc. & Divi	

Change Order Summary

4802111	Department of Correction	Wittenberg Delony & Davidson Architects			
Williams Unit + Warehouse & Admin Bldg Reroof					
Industrial Roofing & Construction, LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
9 /21/2022	2	Unforeseen Condition	\$685,338.13	\$0.00	0
4802206	Department of Correction	McClelland Consulting Engineers, Inc.			
Irrigation Wells At Cummins, Tucker and EARU					
Frank Elder Well Supply, Inc					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
9 /8 /2022	1	Unforeseen Condition	\$9,000.00	\$0.00	0
6151705	TSS Division of Building Authority	AMR			
Justice Building 2020 Additions / Renovation					
Wagner General Contractors, Inc					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
9 /9 /2022	7	Code / Regulation / Rule	\$3,717.69	\$0.00	0
9 /9 /2022	7	Item Not Shown Or Specified	\$2,376.73	\$0.00	0
9 /9 /2022	7	Unforeseen Condition	\$99,538.23	\$0.00	0
9 /9 /2022	7	Owner Requested	\$21,452.02	\$0.00	0
7102119	Department of Human Services	Lockeby & Associates, Inc.			
Replace Remote Chillers at Conway HDC					
River City Construction, LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
9 /12/2022	1	Time Extension	\$0.00	\$0.00	180
9 /12/2022	1	Unforeseen Condition	\$4,444.51	\$0.00	0
9001826	Arkansas Department of Parks, Heritage and Tourism	McClelland Consulting Engineers, Inc.			
Waterline Replacement DeGray Lake Resort					
Square One Enterprises Corporation					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
9 /8 /2022	3	Time Extension	\$0.00	\$0.00	117
9 /8 /2022	3	Owner Requested	\$102,000.00	\$0.00	0

9002203	Department of Parks, Heritage and Tourism								
	Airport Fuel System Improvements PJSP								
	Spatco Energy Solutions								
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>		<i>Amount Increase</i>	<i>Amount Decrease</i>		<i>Days</i>		
9 /2 /2022	2	Unforeseen Condition		\$6,053.00	\$0.00		0		
9002209	Department of Parks, Heritage and Tourism								
	Lake Catherine Day Use Improvements								
	Steep Creek LLC								
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>		<i>Amount Increase</i>	<i>Amount Decrease</i>		<i>Days</i>		
9 /15/2022	1	Substitution / Alternative Method		\$0.00	(\$4,535.00)		0		
9 /15/2022	1	Unforeseen Condition		\$12,259.65	\$0.00		0		
9752212	Department of the Military								
	RMTC PEC Patriot Hall Wings E & F Latrines Reno								
	RC Contracting, Inc.								
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>		<i>Amount Increase</i>	<i>Amount Decrease</i>		<i>Days</i>		
9 /22/2022	1	Time Extension		\$0.00	\$0.00		14		
9 /22/2022	1	Unforeseen Condition		\$15,325.00	\$0.00		0		

III. Design Review Section

Plan Reviews

DBA Plan Review File #	Agency Name	Project Type
Project Title	Project Location	Review Type
Date Received	Date Completed	Current Status
Current Estimated Construction Cost	Building Area (sq ft)	Cost Per Square Foot
Design Firm Name	Floodplain Permit Required	Date Permit Approved
4002201 District 6 Administration Building 9/22/2022 \$500,000.00 Lockeby & Associates, Inc.	Agriculture Department Clarksville, AR 9/27/2022 3,661 No	Public Bid Re-bid Closed \$ 136.57 NA
5002308 Luther Hardin Site Sanitary Sewer Upgrades 8/31/2022 \$130,000.00 Pettit & Pettit Consulting Engineers, Inc.	Department of Education Little Rock, AR 9/19/2022 NA No	Public Bid Plan Review Submittal Waiting for Responses NA NA
6152301 Replace Heat Pumps at Governor's Mansion 9/20/2022 \$436,000.00 Pettit & Pettit Consulting Engineers, Inc.	TSS/Division of Building Authority Little Rock, AR NA No	Public Bid Plan Review Submittal Open for Review NA NA
6152304 HVLS Propeller Fans for M&R 9/9/2022 \$62,050.00 DBA In-House	TSS/Division of Building Authority Little Rock, AR 9/9/2022 NA No	Public Bid Re-bid Closed NA NA
7102204 Hickory Unit #24 Expansion SE AR HDC 9/9/2022 \$795,499.25 Stocks-Mann Architects, PLC	Department of Human Services Warren, AR 9/13/2022 2,053 No	Public Bid Re-bid Closed \$ 387.48 NA
7102208 New Dorms, Phase II (B), Bldgs. 4,5,6,7,8 9/27/2022 \$13,974,642.00 Stocks-Mann Architects, PLC	Department of Human Services Booneville HDC 38,609 No	Public Bid Approval to Bid Open for Review \$ 361.95 NA
7102215 SE AR HDC Rec Center Addition 9/22/2022 \$663,027.38 Stocks-Mann Architects, PLC	Department of Human Services Warren, AR 1,600 No	Public Bid Approval to Bid Open for Review \$ 414.39 NA
7102304 Emergency Reroof Bldg. 14 at Alexander 9/21/2022 \$63,500.00 Morris & Associates	Department of Human Services Alexander, AR 9/22/2022 2,052 No	Emergency Bid Approval to Bid Closed \$ \$30.95 NA

DBA Plan Review File #	Agency Name	Project Type
Project Title	Project Location	Review Type
Date Received	Date Completed	Current Status
Current Estimated Construction Cost	Building Area (sq ft)	Cost Per Square Foot
Design Firm Name	Floodplain Permit Required	Date Permit Approved
8652202 Collection Management Facility HVAC 9/12/2022 \$181,422.00 Schelle Architect	Department of Arkansas Heritage Little Rock, AR 9/13/2022 NA No	Public Bid 2nd Re-bid Closed NA NA
9002015 Lee Creek Stream Restoration 9/16/2022 \$409,600.00 Ecological Design Group, Inc.	Parks, Heritage & Tourism Devil's Den State Park 9/21/2022 NA Yes	Public Bid Other Closed NA 9/21/2022
9002302 Horse Camp Pavilion 9/16/2022 \$146,506.00 Parks and Tourism In-House	Parks, Heritage & Tourism Devil's Den State Park 9/27/2022 864 No	Public Bid Other Waiting for Responses \$ 169.57 9/27/2022
9002303 Wastewater Treatment Plant Replacement 8/30/2022 \$609,325.00 Halff + Marlar	Parks, Heritage & Tourism Mount Magazine State Park 9/19/2022 6,500 No	Public Bid Plan Review Submittal Waiting for Responses \$ 93.74 NA
9002304 John H. Johnson Trailhead 9/2/2022 \$393,390.85 Halff + Marlar	Parks, Heritage & Tourism Delta Heritage Trail State Park 9/22/2022 1 No	Public Bid Plan Review Submittal Waiting for Responses \$ 9.03 NA
9002305 Day Use Improvements 9/9/2022 \$445,928.40 CEI Engineering Associates, Inc.	Parks, Heritage & Tourism Withrow Springs State Park 9/27/2022 43,560 No	Public Bid Plan Review Submittal Waiting for Responses \$ 10.23 NA
9002306 Sewer Improvements 9/16/2022 \$771,805.93 McClelland Engineering	Parks, Heritage & Tourism Lake Catherine State Park NA	Public Bid Plan Review Submittal Open for Review NA
9002307 Marina Improvements 9/16/2022 \$1,135,117.94 McClelland Engineering	Parks, Heritage & Tourism Lake Catherine State Park NA	Public Bid Plan Review Submittal Open for Review \$ NA

DBA Plan Review File #	Agency Name	Project Type
Project Title	Project Location	Review Type
Date Received	Date Completed	Current Status
Current Estimated Construction Cost	Building Area (sq ft)	Cost Per Square Foot
Design Firm Name	Floodplain Permit Required	Date Permit Approved
9752110 RMTC Nebraska Avenue Electric 9/12/2022 \$893,300.00 Half + Marlar	Military Department Camp Robinson, AR 9/12/2022 NA No	Public Bid Negotiated Changes Closed NA NA
9752128 RMTC Solar Array Expansion 9/9/2022 \$771,604.00 Cromwell Architects Engineers	Military Department Camp Robinson, North Little Rock, AR 9/12/2022 NA No	Public Bid Re-bid Closed NA NA
9752132 RMTC Range 11 ROCA 9/14/2022 \$792,813.38 Michael Baker Int.	Military Department Camp Robinson, North Little Rock, AR 9/14/2022 NA No	Public Bid Negotiated Changes Closed NA NA
9752205 Latrine Addition at Nat'l Guard Armory 8/31/2022 \$361,350.00 Tim A. Risley and Associates	Military Department Siloam Springs, AR 9/1/2022 787.5 No	Public Bid Approval to Bid Closed \$ 458.87 NA
9752235 CMTC Building 1390 Renovation 9/13/2022 \$456,610.00 Fennell Purifoy Architects	Military Department Fort Chaffee, AR 9/14/2022 3,500 No	Public Bid Approval to Bid Closed \$ 130.46 NA
9752236 CMTC Bldg. 1362 Dining Facility Reno 9/15/2022 \$357,083.28 Tim A. Risley and Associates	Military Department Fort Chaffee, AR 9/15/2022 2,498 No	Public Bid Re-bid Closed \$ 142.95 NA
9752245 Harrisburg Armory Driveway Expansion 9/15/2022 \$133,128.00 Brackett-Krennerich & Associates	Military Department Harrisburg, AR 0 No	Public Bid Approval to Bid Open for Review NA NA

Public School Accessibility Reviews

September 2022

Project #	Project Description Review Type	Date Received	Date Completed	School District Current Status
5002249	New Baseball/Softball Complex Approval to Bid Upgraded	9/16/2022	9/21/2022	Lincoln Consolidated Schools Closed
5002301	New Elementary Approval to Proceed	9/6/2022	9/9/2022	Arkadelphia Schools Closed
5002309	RPS Elementary #17 Plan Review Submittal Approval to Proceed	9/2/2022 9/26/2022	9/14/2022	Rogers Schools Closed Open for Review
5002310	Track and Field Facility Approval to Proceed	9/9/2022	9/14/2022	Brookland Schools Closed
5002311	New Bus Maintenance Garage Plan Review Submittal	9/9/2022	9/14/2022	Wonderview Schools Waiting for Responses
5002312	New Blakemore Field Indoor Practice Facility Plan Review Submittal	9/22/2022		Van Buren Schools Open for Review