



Department of Transformation and Shared Services

Governor Asa Hutchinson

Secretary Amy Fecher

Director Anne Laidlaw

MEMORANDUM

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

**FROM:** Anne W. Laidlaw, Director *AWL*

**RE:** April Monthly Report

**DATE:** May 6, 2022

**Cc:** Governor Asa Hutchinson  
Secretary Amy Fecher

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 April, 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.

# TSS - DIVISION OF BUILDING AUTHORITY

## Monthly Report April, 2022

### I. Real Estate Services

#### NEW LEASES:

*Lease Number* N9418                      *Start Date* 1/1/2022    *End Date* 6/30/2022  
*Lessee Name* Stacie Armstrong  
*Property Name* Southern Clinic Building  
*Address* 300 East 6th Street  
*City* Texarkana                      *County Name* Miller  
*Sq Ft* 500    *RateSF* \$18.00    *Annual Rent* \$9,000  
*Lessor Name* UAMS - Regional Programs - UAMS Southw *Principal* N/A  
*Comments:* New six (6) month Sublease at UAMS Southwest office in Texarkana. Term to match Master Lease P9326.

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*Lease Number* P3237                      *Start Date* 5/16/2022    *End Date* 3/31/2027  
*Lessee Name* DFA - Revenue Division  
*Property Name*  
*Address* 1360 north Center Street  
*City* Lonoke                      *County Name* Lonoke  
*Sq Ft* 2,398    *RateSF* \$8.50    *Annual Rent* \$20,382  
*Lessor Name* Matrix Development, LLC                      *Principal* Patrick McDaniel  
*Comments:* New five (5) year Sublease for DFA-Revenue office relocation in Lonoke.

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*Lease Number* S8558                      *Start Date* 7/5/2022    *End Date* 6/30/2026  
*Lessee Name* Disability Determination for SSA  
*Property Name* Commerce Building  
*Address* 1 Commerce Way  
*City* Little Rock                      *County Name* Pulaski  
*Sq Ft* 15,724    *RateSF* \$16.79    *Annual Rent* \$263,940  
*Lessor Name* TSS - Division of Building Authority                      *Principal* N/A  
*Comments:* New five (5) year Sublease at the Commerce Building for the relocation of the DDSSA office at the AT&T Building (lease P3182).

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**NEW LEASES:**

**Lease Number** S8559                      **Start Date** 5/16/2022    **End Date** 4/30/2023  
**Lessee Name** Arkansas Department of Education  
**Property Name** Main Street Mall  
**Address** 101 East Capitol Avenue  
**City** Little Rock                      **County Name** Pulaski  
**Sq Ft** 33,396    **RateSF** \$13.00    **Annual Rent** \$434,148  
**Lessor Name** TSS - Division of Building Authority                      **Principal** N/A  
**Comments:** New one (1) year Lease to relocate ADE and ADHE from the Five Main Building (Subleases S8441 & S8440) to Main Street Mall.

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**LEASE RENEWALS:**

*Lease Number* N9232                      *Start Date* 8/1/2022    *End Date* 7/31/2023  
*Lessee Name* Rite of Passage, Inc.  
*Address* 1501 Woody Drive  
*City* Alexander                              *County Name* Saline  
  
*Sq Ft*                              *RateSF*                              *Annual Rent* \$1.00  
*Lessor Name* DHS - Division of Youth Services                      *Principal* N/A  
*Comments:* One (1) year Public Advantage Lease Renewal with no other changes.

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*Lease Number* N9383                      *Start Date* 6/1/2022    *End Date* 5/31/2023  
*Lessee Name* Anthony B. Taylor  
*Address* 1902 South Boulevard  
*City* Conway                                      *County Name* Faulkner  
  
*Sq Ft*                              1,200    *RateSF*                              *Annual Rent* \$1.00  
*Lessor Name* University of Central Arkansas                      *Principal* N/A  
*Comments:* One (1) year Lease Renewal with no other changes.

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*Lease Number* P2246                      *Start Date* 6/1/2022    *End Date* 5/31/2023  
*Lessee Name* UAMS - Department of Pathology and Laboratory Services  
*Address* 18 Freeway Drive  
*City* Little Rock                                      *County Name* Pulaski  
  
*Sq Ft*                              400    *RateSF*                              \$14.10    *Annual Rent* \$5,640.00  
*Lessor Name* U-Storit, Inc.                                      *Principal* Bill Humble  
*Comments:* One (1) year Lease Renewal with no other changes.

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*Lease Number* P2321                      *Start Date* 7/1/2022    *End Date* 6/30/2024  
*Lessee Name* DHS - County Operations  
*Address* 101 West Wiley Street  
*City* Star City                                      *County Name* Lincoln  
  
*Sq Ft*                              3,405    *RateSF*                              \$1.00    *Annual Rent* \$1.00  
*Lessor Name* Lincoln County, Arkansas                                      *Principal* N/A  
*Comments:* Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

*Lease Number* P2341                      *Start Date* 7/1/2022    *End Date* 6/30/2027

*Lessee Name* UAMS - Arkansas Center for Health Improvement

*Address* 1401 West Capitol Avenue

*City* Little Rock                                      *County Name* Pulaski

*Sq Ft* 12,673    *RateSF* \$18.25    *Annual Rent* \$254,584.81

*Lessor Name* Arkansas Teacher Retirement System                      *Principal* N/A

*Comments:* Five (5) year renewal/expansion amendment with Lease rate to escalate by two and a half percent (2.5%) annually. Consolidation with Lease P2841 in the same building

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*Lease Number* P2489                      *Start Date* 8/1/2022    *End Date* 7/31/2023

*Lessee Name* ADH - WIC Program

*Address* 6601 Phoenix Avenue

*City* Fort Smith                                      *County Name* Sebastian

*Sq Ft* 2,622    *RateSF* \$15.81    *Annual Rent* \$41,453.88

*Lessor Name* Young & Young Development Co. LLC                      *Principal* J.R. Young

*Comments:* One (1) year Lease Renewal with a flat two percent (2%) increase in rent and Lessor to perform various repairs/improvements.

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*Lease Number* P2555                      *Start Date* 7/1/2022    *End Date* 6/30/2024

*Lessee Name* DFA - Office of Child Support Enforcement

*Address* 1905 Old County Road

*City* Pocahontas                                      *County Name* Randolph

*Sq Ft* 7,400    *RateSF* \$13.13    *Annual Rent* \$97,180.56

*Lessor Name* CRT Properties, LLC                                      *Principal* Ralph Baltz

*Comments:* Two (2) year Lease Renewal with Lessor to perform various improvements.

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*Lease Number* P2604                      *Start Date* 7/1/2022    *End Date* 6/30/2024

*Lessee Name* DFA - Office of Child Support Enforcement

*Address* 2455 Washington Avenue

*City* Conway    *County Name* Faulkner

*Sq Ft* 7,396    *RateSF* \$16.32    *Annual Rent* \$120,702.72

*Lessor Name* Trinity Development Company, Inc.                      *Principal* Jim Rankin

*Comments:* Two (2) year Lease Renewal with a flat two percent (2%) increase in rent and Lessor to perform various repairs/improvements.

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**LEASE RENEWALS:**

*Lease Number* P2606                      *Start Date*    6/1/2022    *End Date*    5/31/2024  
*Lessee Name*    Arkansas Educational Television Network Commission (AETN)  
*Address*            850 9th Avenue  
*City*                Conway                                      *County Name*    Faulkner  
*Sq Ft*                3,000    *RateSF*                \$3.60    *Annual Rent*    \$10,800.00  
*Lessor Name*    Reva Blalock                                      *Principal*    Reva Blalock  
*Comments:*        Two (2) year Lease Renewal with no other changes.

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*Lease Number* P2630                      *Start Date*    7/1/2022    *End Date*    6/30/2024  
*Lessee Name*    DFA - Revenue Division  
*Address*            1207 East Main Street  
*City*                Batesville                                      *County Name*    Independence  
*Sq Ft*                3,100    *RateSF*                \$11.85    *Annual Rent*    \$36,742.44  
*Lessor Name*    Batesville Ventures LLC                                      *Principal*    Manouchehr Malekan  
*Comments:*        Two (2) year Lease Renewal with Lessor to perform various repairs/improvements.

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*Lease Number* P2688                      *Start Date*    6/1/2022    *End Date*    5/31/2023  
*Lessee Name*    DHS - Division of Children and Family Services  
*Address*            107 Airway Drive  
*City*                Hot Springs                                      *County Name*    Garland  
*Sq Ft*                480    *RateSF*                \$3.38    *Annual Rent*    \$1,620.00  
*Lessor Name*    Sodco, Inc.                                      *Principal*    Steve Demott  
*Comments:*        One (1) year Storage Lease Renewal with a Rent increase of \$25 per month.

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*Lease Number* P2836                      *Start Date*    7/1/2022    *End Date*    6/30/2024  
*Lessee Name*    ADEE - Division of Environmental Quality  
*Address*            2510 North Hervey Street  
*City*                Hope    *County Name*    Hempstead  
*Sq Ft*                1,456    *RateSF*                \$13.10    *Annual Rent*    \$19,073.64  
*Lessor Name*    IDOC Properties LLC                                      *Principal*    Elvin Fenton  
*Comments:*        Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** P2892                      **Start Date** 7/1/2022      **End Date** 6/30/2026

**Lessee Name** DFA - Office of Child Support Enforcement

**Address** 322 Main Street

**City** Little Rock                                      **County Name** Pulaski

**Sq Ft** 2,552      **RateSF** \$4.00      **Annual Rent** \$10,208.00

**Lessor Name** Little Rock AR II SGF, LLC                      **Principal** Eshaan Varma

**Comments:** Four (4) year Storage Lease Renewal with no other changes. Term to match existing Lease P2812 at same location.

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**Lease Number** P2961                      **Start Date** 8/1/2022      **End Date** 7/31/2023

**Lessee Name** ASU - Three Rivers

**Address** 1409 South Rock Street

**City** Sheridan    **County Name** Grant

**Sq Ft** 2,500      **RateSF** \$9.27      **Annual Rent** \$23,179.56

**Lessor Name** Brown & Brown Land and Timber, LLC                      **Principal** James W. Hyden

**Comments:** One (1) year Lease Renewal with a flat one percent (1%) rent increase.

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**Lease Number** P3021                      **Start Date** 8/1/2022      **End Date** 7/31/2024

**Lessee Name** Arkansas Legislative Audit

**Address** 1721 Martin Luther King Boulevard

**City** Malvern    **County Name** Hot Spring

**Sq Ft** 1,159      **RateSF** \$8.28      **Annual Rent** \$9,600.00

**Lessor Name** Dale Horn    **Principal** Dale Horn

**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P3083                      **Start Date** 6/1/2022      **End Date** 5/31/2023

**Lessee Name** AAD - Arkansas State Plant Board

**Address** 131 U.S. Highway 64 West

**City** Beebe    **County Name** White

**Sq Ft** 300      **RateSF** \$3.80      **Annual Rent** \$1,140.00

**Lessor Name** Seneca Enterprises, LLC, d/b/a Elf Storage                      **Principal** James Brockway

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

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**LEASE RENEWALS:**

**Lease Number** P3095                      **Start Date** 6/1/2022    **End Date** 5/31/2024  
**Lessee Name** Arkansas State University Three Rivers  
**Address** 1103 North Park Drive  
**City** Malvern                                      **County Name** Hot Spring  
**Sq Ft** 2,000    **RateSF** \$6.03    **Annual Rent** \$12,066.48  
**Lessor Name** Arkansas State University Real Estate Foun **Principal** Wayne Wiggins  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P3145                      **Start Date** 7/1/2022    **End Date** 6/30/2023  
**Lessee Name** Arkansas State University Three Rivers - Adult Education  
**Address** 301 North 23rd Street  
**City** Arkadelphia                                      **County Name** Clark  
**Sq Ft** 3,652    **RateSF** \$2.63    **Annual Rent** \$9,600.00  
**Lessor Name** Community Family Enrichment Center, Inc. **Principal** Estella Forte  
**Comments:** One (1) year Lease Renewal with no other changes.

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**Lease Number** P6026                      **Start Date** 7/1/2022    **End Date** 6/30/2024  
**Lessee Name** DFA - Revenue Division  
**Address** 102 North Center Street  
**City** Marshall                                      **County Name** Searcy  
**Sq Ft** 590    **RateSF** \$8.92    **Annual Rent** \$5,263.20  
**Lessor Name** Jesse E. Wadkins and Marian B. Wadkins **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with a flat two percent (2%) increase in rent and Lessor to perform minor repairs.

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**Lease Number** P6039                      **Start Date** 7/1/2022    **End Date** 6/30/2024  
**Lessee Name** ADEE - Division of Environmental Quality  
**Address** North Little Rock Airport  
**City** North Little Rock                                      **County Name** Pulaski  
**Sq Ft**                      **RateSF**                      **Annual Rent** \$754.40  
**Lessor Name** North Little Rock Airport Commission                      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** P6098                      **Start Date** 6/1/2022    **End Date** 5/31/2024  
**Lessee Name** DHS - County Operations  
**Address** 1200 East Broadway Avenue  
**City** Forrest City                              **County Name** St. Francis  
**Sq Ft** 18,270    **RateSF** \$9.20    **Annual Rent** \$168,084.00  
**Lessor Name** Elsie D. Sexton Revocable Trust                      **Principal** Elsie Sexton  
**Comments:** Two (2) year Lease Renewal with Lessor performing various repairs/improvements.

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**Lease Number** P9064                      **Start Date** 7/1/2022    **End Date** 6/30/2024  
**Lessee Name** DFA - Revenue Division  
**Address** 112 Main Street  
**City** Newport                                      **County Name** Jackson  
**Sq Ft** 1,270    **RateSF** \$12.29    **Annual Rent** \$15,611.04  
**Lessor Name** James A. and Sally N. McLarty                      **Principal** James A. McLarty  
**Comments:** Two (2) year Lease Renewal with a flat one percent (1%) increase in rent.

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**Lease Number** P9148                      **Start Date** 5/1/2022    **End Date** 4/30/2024  
**Lessee Name** DFA - Revenue Division  
**Address** 106 Victory Street  
**City** Star City                                      **County Name** Lincoln  
**Sq Ft** 1,500    **RateSF** \$7.96    **Annual Rent** \$11,940.00  
**Lessor Name** Frizzell Shopping Center, Inc.                      **Principal** W.H. Frizzell  
**Comments:** Two (2) year Lease Renewal with Lessor performing various repairs/improvements.

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**Lease Number** P9149                      **Start Date** 5/1/2022    **End Date** 4/30/2024  
**Lessee Name** DFA - Revenue Division  
**Address** 116 West 3rd Street  
**City** Fordyce                                      **County Name** Dallas  
**Sq Ft** 1,250    **RateSF** \$6.24    **Annual Rent** \$7,800.00  
**Lessor Name** Elbert Lee Miller and Rosalie Miller                      **Principal** Elbert Lee Miller  
**Comments:** Two (2) year Lease Renewal with Lessor performing various repairs/improvements.

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**LEASE RENEWALS:**

*Lease Number* P9351                      *Start Date* 7/1/2022    *End Date* 6/30/2024  
*Lessee Name* DFA - Revenue Division  
*Address* 218 Main Street  
*City* Hampton                                      *County Name* Calhoun  
*Sq Ft* 2,025    *RateSF* \$4.74    *Annual Rent* \$9,600.00  
*Lessor Name* Charlotte Ritchie                                      *Principal* Charlotte Ritchie  
*Comments:* Two (2) year Lease Renewal with monthly rent to increase from \$700 to \$800.  
Lessor to address issue with carpet.

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*Lease Number* P9601                      *Start Date* 7/1/2022    *End Date* 6/30/2024  
*Lessee Name* Arkansas State University - Newport  
*Address* Newport Airport  
*City* Newport                                      *County Name* Jackson  
*Sq Ft*                                      *RateSF* \$0.00    *Annual Rent* \$5,000.04  
*Lessor Name* Newport Airport Commission                                      *Principal* N/A  
*Comments:* Two (2) year Lease Renewal with annual rent to increase from \$4,000 to  
\$5,000.04 for the new term.

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*Lease Number* P9691                      *Start Date* 7/1/2022    *End Date* 6/30/2024  
*Lessee Name* DHS - County Operations  
*Address* 1000 East Siebenmorgan Road  
*City* Conway                                      *County Name* Faulkner  
*Sq Ft* 19,000    *RateSF* \$11.24    *Annual Rent* \$213,490.08  
*Lessor Name* D.J.T.Y. Development, Inc.                                      *Principal* J.R. Young  
*Comments:* Two (2) year Lease Renewal with a flat two percent (2%) rent increase and  
Lessor to perform various improvements.

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*Lease Number* P9935                      *Start Date* 5/1/2022    *End Date* 4/30/2023  
*Lessee Name* ADPS - Division of Arkansas State Police  
*Address* 1009 West Main Street  
*City* Walnut Ridge                                      *County Name* Lawrence  
*Sq Ft* 2,800    *RateSF* \$8.05    *Annual Rent* \$22,539.24  
*Lessor Name* Sue J. Gibson As Trustee of Danny F. Gibso                                      *Principal* Sue J. Gibson  
*Comments:* One year (1) Lease Renewal with a flat one percent (1%) rent increase, a  
change in Lessor's name and address, and Lessor to perform various  
repairs/improvements

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**LEASE RENEWALS:**

*Lease Number* P9966                      *Start Date* 6/1/2022    *End Date* 5/31/2023  
*Lessee Name* UAMS - Department of Pulmonary and Critical Care Medicine  
*Address* 1401 Murphy Drive  
*City* Maumelle                                      *County Name* Pulaski  
*Sq Ft* 340    *RateSF* \$4.41    *Annual Rent* \$1,500.00  
*Lessor Name* VRC Companies, LLC                                      *Principal* Danny Palo  
*Comments:* One (1) year Lease Renewal with no other changes.

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*Lease Number* P9979                      *Start Date* 4/1/2022    *End Date* 3/31/2024  
*Lessee Name* Commerce - Division of Workforce Services  
*Address* 1500 Museum Road  
*City* Conway                                      *County Name* Faulkner  
*Sq Ft* 7,150    *RateSF* \$9.79    *Annual Rent* \$69,992.76  
*Lessor Name* ARCARE                                      *Principal* N/A  
*Comments:* Two (2) year Lease Renewal with a flat one and a half percent (1.5%) rent increase and Lessor performing various repairs.

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*Lease Number* S8552                      *Start Date* 7/1/2022    *End Date* 6/30/2023  
*Lessee Name* ADC - DWS - Rehabilitation Services  
*Address* 1 Commerce Way  
*City* Little Rock                                      *County Name* Pulaski  
*Sq Ft* 896    *RateSF* \$8.00    *Annual Rent* \$7,168.00  
*Lessor Name* TSS - Division of Building Authority                                      *Principal* N/A  
*Comments:* One (1) year Sublease Renewal with no other changes.

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**LEASE CHANGES:**

*Lease Number* P2200                      *Start Date* 3/16/2022    *End Date* 4/30/2023  
*Lessee Name* DFA - Revenue Division  
*Address* 205 West Jefferson Street  
*City* Mountain View                      *County Name* Stone  
*Sq Ft* 2000                      *RateSF* \$7.80  
*Lessor Name* Melvin E. Baker II                      *Principal* Melvin Baker  
*Comments:* Change Amendment with a change in Lessor name and mailing address to reflect new ownership.

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*Lease Number* P2881                      *Start Date* 5/1/2022    *End Date* 8/31/2025  
*Lessee Name* UALR - Mid-South Training Academy  
*Address* 415 North McKinley Street  
*City* Little Rock                      *County Name* Pulaski  
*Sq Ft* 13244                      *RateSF* \$18.66  
*Lessor Name* Plaza West Properties, LLC                      *Principal* Bentley Badgett  
*Comments:* Change Amendment for the renovation of a portion of the Premises at Lessor's expense and to extend the Lease term for an additional two (2) year term with no rate increase.

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*Lease Number* P6295                      *Start Date* 2/15/2022    *End Date* 6/30/2022  
*Lessee Name* ADE - Child Nutrition Program  
*Address* 2020 West 3rd Street  
*City* Little Rock                      *County Name* Pulaski  
*Sq Ft* 6093                      *RateSF* \$11.18  
*Lessor Name* Saxion Enterprises, LLC                      *Principal* Zachary Saxion  
*Comments:* Change Amendment with a change in Lessor name and mailing address to reflect new ownership.

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***LEASE CANCELLATIONS:***

***Lease Number*** P2890  
***Lessee Name*** UAMS - Department of Pediatrics - Foster Care Program  
***Address*** 333 Executive Court  
***City*** Little Rock ***County Name*** Pulaski  
***Lessor Name*** Little Rock AR I SGF, LLC  
***Comments:*** UAMS allowing lease to expire effective 4/30/22 with no further obligation by either party.

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***Lease Number*** P2999  
***Lessee Name*** ADPS - Division of Emergency Management  
***Address*** 291 St. Scholastica Road  
***City*** New Blaine ***County Name*** Johnson  
***Lessor Name*** New Blaine Fire Association, Inc.  
***Comments:*** Lease terminated early by mutual agreement of both parties effective 3/31/22.

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***Lease Number*** P3153  
***Lessee Name*** UAMS - Regional Programs  
***Address*** 704 West Grove Avenue  
***City*** El Dorado ***County Name*** Union  
***Lessor Name*** 704 West Grove, LLC  
***Comments:*** Lease terminated effective 4/1/22 pursuant to Special Provisions Section 10(h) related to the parties inability to reach agreement over construction costs and reimbursables.

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***Lease Number*** P3166  
***Lessee Name*** Henderson State University  
***Address*** 590 West Grand Avenue  
***City*** Hot Springs ***County Name*** Garland  
***Lessor Name*** The Greater Hot Springs Chamber of Commerce  
***Comments:*** Lease terminated pursuant to Section 9 "Termination" of the Lease effective 4/20/22.

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***LEASE CANCELLATIONS:***

***Lease Number*** P3197  
***Lessee Name*** Henderson State University  
***Address*** 201 North 26th Street  
***City*** Arkadelphia ***County Name*** Clark  
***Lessor Name*** Arkadelphia Regional Economic Development Alliance  
***Comments:*** Lease terminated pursuant to Section 9 "Termination" of the Lease effective 4/20/22.

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***Lease Number*** P3214  
***Lessee Name*** UAMS - Cancer Service Line  
***Address*** 704 West Grove Avenue  
***City*** El Dorado ***County Name*** Union  
***Lessor Name*** 704 West Grove, LLC  
***Comments:*** Lease terminated effective 4/1/22 pursuant to Special Provisions Section 10(g) related to the parties inability to reach agreement over construction costs and reimbursables.

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***Lease Number*** P3221  
***Lessee Name*** UAMS - South Arkansas Center on Aging - El Dorado  
***Address*** 704 West Grove Avenue  
***City*** El Dorado ***County Name*** Union  
***Lessor Name*** 704 West Grove, LLC  
***Comments:*** Lease terminated effective 4/1/22 pursuant to Special Provisions Section 10(g) related to the parties inability to reach agreement over construction costs and reimbursables.

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## II. Construction Section

### Contracts:

Current Projects under Contract:	114	
Value of Current Projects:	\$	110,366,040.22
New Contracts:	3	
(See attached New Contract report)		
Value of New Contracts:	\$	10,040,568.00
Change Orders approved:	15	
(See attached Change Order report)		
Change Order Increase:	\$	364,302.36
Change Order Decrease:	-\$	75,299.57
Projects Completed:	9	
Value of Completed Projects:	\$	6,841,234.81

### Bid Process and Openings:

Projects in the Bid Process	35
Bid Openings:	
(See attached Bid Opening Report)	4
Emergency Bid:	0
Rebid Projects:	2
Projects Within Budget:	2
Project Over Budget	2

### Project Observations:

Field Inspections Conducted:	66
Final Inspections Conducted	5

### Bid Openings

<b>Project Number / Name</b>	<b>Agency Name</b>	<b>Certified Funds</b>
<b>Bid Date</b>	<b>Design Professional Name</b>	<b>Bid Amount</b>
<b>Bid Time</b>	<b>Apparent Low Bidder Name</b>	<b>Method of Contracting</b>
<b>4802201</b>	<b>Department of Correction</b>	\$990,000.00
Lethal Fence Control System Renovation		\$904,192.00
4 /13/2022	Lockeby & Associates, Inc.	Design / Bid / Build
2:00:00 PM	Tri-State Electric of Jonesboro	
<b>7102203</b>	<b>Department of Human Services</b>	\$310,000.00
Reroof Portions of Flat Roof Bldg 80 AHC		\$349,813.00
4 /13/2022	Morris and Associates Architects, Environmental Consultants	Design / Bid / Build
2:30:00 PM	Mid-Ark Roofing, Inc.	
<b>9002015</b>	<b>Department of Parks, Heritage and Tourism</b>	\$450,560.00
Lee Creek Stream Restoration		\$875,700.00
4 /21/2022	Ecological Design Group, Inc	Design / Bid / Build
2:00:00 PM	Surfco Restoration & Construction, LLC	
<b>9752110</b>	<b>Department of the Military</b>	\$893,300.00
RMTC Nebraska Avenue Underground Electric		\$1,147,986.00
4 /7 /2022	Halff + Marlar	Design / Bid / Build
2:00:00 PM	K & E Construction, Inc.	



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**New Contracts**

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<b>Agency Name</b>	<b>Project Name</b>	
<b>Project Number</b>	<b>Design Professional Name</b>	
<b>Date Approved</b>	<b>Contractor Name</b>	<b>Contract Amount</b>

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**Department of Parks, Heritage and Tourism**

9002212A	Pinnacle Mountain SP Visitor Center	\$9,100,000.00
4 /5 /2022	Polk Stanley Rowland Curzon Porter Architects CDI Contractors, LLC & Divisions	

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**Department of the Military**

9752152	CMTC Building 1518 Renovation	\$559,000.00
4 /8 /2022	Benchmark Group Legacy Construction Management, Inc.	

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9752208	CMTC Bldg 1450 Renovation	\$381,568.00
4 /18/2022	Tim A. Risley & Associates A4 Services, LLC	

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## Change Order Summary

<b>4802111 Department of Correction</b>		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>
4 /13/2022	1	Time Extension	\$0.00	\$0.00	45
4 /13/2022	1	Unforeseen Condition	\$269,685.00	\$0.00	0
<b>5162103C Arkansas Educational Television Network</b>		Holtman Designworks, Inc			
Tower Upgrades KETG Gurdon Enertech Resources LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /14/2022	2	Time Extension	\$0.00	\$0.00	156
<b>6151705 TSS Division of Building Authority</b>		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>
4 /20/2022	6	Unforeseen Condition	\$0.00	(\$25,759.83)	0
4 /20/2022	6	Owner Requested	\$16,263.64	\$0.00	0
<b>6152201 TSS Division of Building Authority</b>		TSS Division of Building Authority, IN-HOUSE			
3rd Floor Renovation Rockefeller Building Carson & Associates, Inc.					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /4 /2022	2	Time Extension	\$0.00	\$0.00	17
<b>6152202 TSS Division of Building Authority</b>		Division of Building Authority, In-House			
4th Floor South Renovation Rockefeller Building Bell Construction Company, Inc.					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /6 /2022	1	Owner Requested	\$3,448.00	\$0.00	0
<b>7102120 Department of Human Services</b>		Bernhard TME			
Fiber Upgrade at Booneville HDC Genesis Datacom, LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /11/2022	2	Time Extension	\$0.00	\$0.00	74
4 /11/2022	2	Unforeseen Condition	\$3,925.00	\$0.00	0

<b>9001826</b>	<b>Arkansas Department of Parks, Heritage and Tourism</b>	<b>McClelland Consulting Engineers, Inc.</b>			
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>
4 /13/2022	2	Time Extension	\$0.00	\$0.00	15
4 /13/2022	2	Unforeseen Condition	\$11,865.00	\$0.00	0
<b>9002004</b>	<b>Arkansas Department of Parks, Heritage and Tourism</b>	<b>Pollution Management, Inc.</b>			
Reno of Storm Creek Lake Campground at Miss. SP					
Rowan Construction Services, LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /11/2022	8	Time Extension	\$0.00	\$0.00	12
<b>9002107</b>	<b>Department of Parks, Heritage and Tourism</b>	<b>Pollution Management, Inc.</b>			
Area B Campground Reno at Petit Jean State Park					
Crow Group, Inc.					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /8 /2022	7	Substitution / Alternative Method	\$0.00	(\$2,020.32)	0
4 /11/2022	8	Time Extension	\$0.00	\$0.00	1
4 /11/2022	8	Item Not Shown Or Specified	\$2,650.84	\$0.00	0
4 /21/2022	9	Item Not Shown Or Specified	\$4,027.88	\$0.00	0
4 /21/2022	9	Time Extension	\$0.00	\$0.00	2
<b>9602102</b>	<b>Division of Arkansas State Police</b>	<b>Hiegel Architects, Engineers &amp; Planners</b>			
ASP Vehicle Storage Building					
Cline Construction Group, LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /25/2022	6	Time Extension	\$0.00	\$0.00	37
4 /25/2022	6	Unforeseen Condition	\$0.00	(\$17,519.42)	0
<b>9752103</b>	<b>Department of the Military</b>	<b>Architecture Plus, Inc.</b>			
CMTC Building 1704 S&A Renovation					
Legacy Construction Management, Inc.					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /6 /2022	1	Owner Requested	\$0.00	(\$10,000.00)	0
4 /6 /2022	1	Owner Requested	\$14,322.00	\$0.00	0

**9752104 Department of the Military** **Architecture Plus, Inc.**  
 CMTC Building 1705 Renovation  
 Legacy Construction Management, Inc.

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /6 /2022	1	Time Extension	\$0.00	\$0.00	14
4 /6 /2022	1	Unforeseen Condition	\$1,265.00	\$0.00	0
4 /6 /2022	1	Owner Requested	\$0.00	(\$10,000.00)	0
4 /6 /2022	1	Owner Requested	\$15,510.00	\$0.00	0

**9752143 Department of the Military** **Architecture Plus, Inc.**  
 CMTC Building 1627 Renovation  
 Legacy Construction Management, Inc.

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
4 /6 /2022	1	Owner Requested	\$15,620.00	\$0.00	0
4 /6 /2022	1	Time Extension	\$0.00	\$0.00	14
4 /6 /2022	1	Owner Requested	\$0.00	(\$10,000.00)	0
4 /6 /2022	1	Unforeseen Condition	\$5,720.00	\$0.00	0

III. Design Review Section

*Plan Reviews*

<b>DBA Plan Review File #</b>	<b>Agency Name</b>	<b>Project Type</b>
<b>Project Title</b>	<b>Project Location</b>	<b>Review Type</b>
<b>Date Received</b>	<b>Date Completed</b>	<b>Current Status</b>
<b>Current Estimated Construction Cost</b>	<b>Building Area (sq ft)</b>	<b>Cost Per Square Foot</b>
<b>Design Firm Name</b>	<b>Floodplain Permit Required</b>	<b>Date Permit Approved</b>
4002201 District 6 Administration Building 4/8/2022 \$500,000.00 Lockeby & Associates, Inc.	Agriculture Department Clarksville, AR 4/18/2022 3,661 No	Public Bid Approval to Bid Closed \$ 136.57 NA
4802206 Irrigation Wells at Cummins, Tucker, EARU 4/21/2022 \$228,750.00 McClelland Engineering	Department of Correction Cummins, Tucker, EARU, AR 4/27/2022 NA Yes	Public Bid Approval to Bid Closed NA 4/27/2022
4802208 A.I. Camera Perimeter Security at Delta 4/1/2022 \$530,102.67 Lockeby & Associates, Inc.	Department of Correction Dermott, AR 4/11/2022 NA Yes	In House Labor Approval to Proceed Closed NA 4/11/2022
4802209 A.I. Camera Perimeter Security NCU 3/11/2022 \$530,102.67 Lockeby & Associates, Inc.	Department of Correction Calico Rock, AR 4/21/2022 NA No	In House Labor Approval to Proceed Closed NA NA
6152204 Replace Boilers & Hot Water Heater at 4/6/2022 \$342,430.00 Bernhard TME	TSS/Division of Building Authority Little Rock, AR 4/12/2022 NA No	Public Bid Approval to Bid Closed NA NA
7102207 Security Cameras Upgrade at Booneville 4/21/2022 \$241,149.00 Bernhard TME	Department of Human Services Booneville, AR 4/26/2022 NA No	Public Bid Approval to Bid Closed NA NA
7102208 New Dorms, Phase II (B), Bldgs 4,5,6,7,8 3/10/2022 \$13,974,642.00 Stocks-Mann Architects, PLC	Department of Human Services Booneville HDC 4/26/2022 38,609 No	Public Bid Plan Review Submittal Waiting for Responses \$ 361.95 NA
7102209 Re-roof Various Buildings Phase V 3/17/2022 \$152,145.00 Morris & Associates	Department of Human Services Conway HDC 4/25/2022 4,830 No	Public Bid Plan Review Submittal Waiting for Responses \$ 31.50 NA

<b>DBA Plan Review File #</b>	<b>Agency Name</b>	<b>Project Type</b>
<b>Project Title</b>	<b>Project Location</b>	<b>Review Type</b>
<b>Date Received</b>	<b>Date Completed</b>	<b>Current Status</b>
<b>Current Estimated Construction Cost</b>	<b>Building Area (sq ft)</b>	<b>Cost Per Square Foot</b>
<b>Design Firm Name</b>	<b>Floodplain Permit Required</b>	<b>Date Permit Approved</b>
7102212 Roof Renovations, Panel Wrap 3/28/2022 \$116,707.65 WER Architects	Department of Human Services Arkadelphia HDC 4/11/2022 NA NA	Public Bid Plan Review Submittal Waiting for Responses NA 4/8/2022
8652201 Fort Curtis Renovation 4/4/2022 \$100,000.00 Schelle Architect	Department of Arkansas Heritage Helena, AR 4/6/2022 NA Yes	Public Bid Plan Review Submittal Waiting for Responses NA 4/6/2022
8652202 Collection Management Facility HVAC 4/4/2022 \$181,422.00 Schelle Architect	Department of Arkansas Heritage Little Rock, AR 4/6/2022 NA No	Public Bid Plan Review Submittal Waiting for Responses NA NA
9002205 Delta Woodlands Biking-Walking Trail 4/25/2022 \$392,578.45 McClelland Engineering	Parks, Heritage & Tourism Lake Chicot State Park 4/26/2022 NA No	Public Bid Approval to Bid Closed NA NA
9002213 New Toilet Facility 4/15/2022 \$388,423.15 Taylor Kempkes Architects, P.A.	Parks, Heritage & Tourism Plantation Agriculture Museum State Park 3,545 No	Public Bid Approval to Bid Open for Review \$ 81.61 NA
9002214 Phase VI Bridge #7 Replacement 4/25/2022 \$241,139.20 Alta Planning + Design	Parks, Heritage & Tourism Delta Heritage Trail State Park 4/26/2022 NA No	Public Bid Approval to Bid Closed NA NA
9002216 Lodge Siding Phase III 4/15/2022 \$385,635.50 Taylor Kempkes Architects, P.A.	Parks, Heritage & Tourism DeGray Lake Resort State Park 4/21/2022 9,400 No	Public Bid Approval to Bid Closed \$ 41.03 NA
9002218 New Residence 4/15/2022 \$336,805.00 Taylor Kempkes Architects, P.A.	Parks, Heritage & Tourism Cane Creek State Park 2,756 No	Public Bid Plan Review Submittal Open for Review \$ 122.20 NA

<b>DBA Plan Review File #</b>	<b>Agency Name</b>	<b>Project Type</b>
<b>Project Title</b>	<b>Project Location</b>	<b>Review Type</b>
<b>Date Received</b>	<b>Date Completed</b>	<b>Current Status</b>
<b>Current Estimated Construction Cost</b>	<b>Building Area (sq ft)</b>	<b>Cost Per Square Foot</b>
<b>Design Firm Name</b>	<b>Floodplain Permit Required</b>	<b>Date Permit Approved</b>
9002219 Fish Cleaning Station 4/25/2022 \$165,337.75 Parks and Tourism In-House	Parks, Heritage & Tourism Lake Chicot State Park  384 No	Public Bid Plan Review Submittal Open for Review \$ 430.57 NA
9752134 CMTc 2200J Motor Pool Addition 4/20/2022 \$881,050.00 Hawkins Weir	Military Department Fort Chaffee, AR 4/25/2022 NA No	Public Bid Approval to Bid Closed NA NA
9752150 CMTc Bldg 2510 Reno 4/1/2022 \$841,443.81 Cromwell Architects Engineers	Military Department Fort Chaffee, AR 4/7/2022 5,409 No	Public Bid Approval to Bid Closed \$ 155.56 NA
9752204 RMTC Airfield Repair Phase 1 4/27/2022 \$800,000.00 Development Consultants, Inc. (DCI)	Military Department Camp Robinson, North Little Rock  387,335 No	Public Bid Plan Review Submittal Open for Review \$ 2.07 NA
9752209 CMTc Bldg 1438 DFAC Reno 3/29/2022 \$352,440.00 Tim A. Risley and Associates	Military Department Fort Chaffee, AR 4/6/2022 2,498 No	Public Bid Approval to Bid Closed \$ 141.09 NA
9752210 Booneville Armory Reroof 4/12/2022 \$298,557.00 Architecture Plus, Inc.	Military Department Booneville, AR  18,750 No	Public Bid Approval to Bid Open for Review \$ 15.92 NA
9752211 CMTc Building 1531 HQ Renovation 4/12/2022 \$343,320.00 Tim A. Risley and Associates	Military Department Fort Chaffee, AR 4/15/2022 2,498 No	Public Bid Approval to Bid Closed \$ 137.44 NA
9752212 PEC Patriot Hall E&F Wing Latrine Reno 3/10/2022 \$890,310.00 Schelle Architect	Military Department Camp Robinson, North Little Rock, AR 4/7/2022 12,000 No	Public Bid Approval to Bid Closed \$ 74.19 NA
9752226 CMTc Bridge 21 Repair 4/27/2022 \$103,750.00 Hawkins Weir	Military Department Fort Chaffee, AR  NA	Public Bid Plan Review Submittal Open for Review NA

## Public School Accessibility Reviews

April 2022

Project #	Project Description Review Type	Date Received	Date Completed	School District Current Status
5002220	High School Activity Gym Approval to Proceed	3/30/2022	4/11/2022	Jonesboro Schools Closed
5002228	Outdoor Classroom Plan Review Submittal	4/1/2022	4/8/2022	Lavaca Schools Waiting for Responses
5002229	Outdoor Pavilion Buildings Plan Review Submittal	4/4/2022	4/7/2022	Cotter Schools Waiting for Responses
5002230	New Pre-K Building Approval to Proceed	4/4/2022	4/8/2022	Highland Schools Closed
5002231	Newport Indoor Athletic Facility Approval to Proceed	4/11/2022	4/15/2022	Newport Special Schools Closed
5002232	NE Claiborne Charter Admin Building Plan Review Submittal	4/8/2022	4/15/2022	Junction City Schools Waiting for Responses
5002233	High School ADA Site Ramps and Canopies Approval to Proceed	4/13/2022	4/18/2022	Paragould Schools Closed
5002234	New Administration Building Approval to Proceed	4/19/2022		Siloam Springs Schools Open for Review
5002235	New Cafeteria Plan Review Submittal	4/20/2022		Kirby Schools Cancelled
5002236	New Performing Arts Center Plan Review Submittal Approval to Proceed	4/25/2022 4/28/2022	4/27/2022	Fouke Schools Closed Open for Review
5002237	Middle School Pavilion Plan Review Submittal	4/26/2022	4/28/2022	Texarkana Schools Waiting for Responses
5002238	Middle School Canopy Approval to Proceed	4/26/2022	4/28/2022	Texarkana Schools Closed
5002239	Girl's Locker Room Building Plan Review Submittal	4/28/2022		Hamburg Schools Open for Review