

**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:** December 2019 Monthly Report

**DATE:** January 6, 2020

**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 December 2019. 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

December, 2019

### I. Real Estate Services

#### NEW LEASES:

**Lease Number** N9402                      **Start Date** 8/26/2019    **End Date** 11/30/2021  
**Lessee Name** Mississippi County Arkansas  
**Property Name** ANC - Burdette Campus  
**Address** 822 West Plantation Road  
**City** Burdette                      **County Name** Mississippi  
**Sq Ft** 47,500    **RateSF** \$0.00    **Annual Rent** \$1  
**Lessor Name** Arkansas Northeastern College                      **Principal** N/A  
**Comments:** New two (2) year Public Advantage Lease with Arkansas Northeastern College leasing to Mississippi County, Arkansas for court-related services.

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**Lease Number** N9403                      **Start Date** 12/9/2019    **End Date** 1/31/2022  
**Lessee Name** James F. Flenoy  
**Property Name** 1515 Building Restaurant  
**Address** 1515 West 7th Street  
**City** Little Rock                      **County Name** Pulaski  
**Sq Ft** 1,542    **RateSF** \$3.89    **Annual Rent** \$6,000  
**Lessor Name** TSS - Division of Building Authority                      **Principal** N/A  
**Comments:** New twenty-six (26) month Lease for 1515 West 7th Street restaurant space. Lease is rent-free from 12-9-19 to 1-31-20 to allow for early access and set-up duties.

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**Lease Number** P3151                      **Start Date** 12/1/2019    **End Date** 11/30/2024  
**Lessee Name** ADC - Division of Community Correction  
**Property Name**  
**Address** 10 South College Avenue  
**City** Fayetteville                      **County Name** Washington  
**Sq Ft** 6,400    **RateSF** \$5.63    **Annual Rent** \$36,000  
**Lessor Name** Washington County, Arkansas                      **Principal** N/A  
**Comments:** New five (5) year Lease in Fayetteville between Community Correction and Washington County to accommodate for population growth in that region.

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**NEW LEASES:**

**Lease Number** P3152                      **Start Date** 1/1/2020    **End Date** 12/31/2021  
**Lessee Name** Black River Tech College -Nursing and Allied Health  
**Property Name** Arkansas Methodist Medical Center Professional office Bldg.  
**Address** 900 West Kingshighway  
**City** Paragould                      **County Name** Greene  
**Sq Ft** 2,200    **RateSF** \$9.00    **Annual Rent** \$19,800  
**Lessor Name** Arkansas Methodist Hospital Corporation    **Principal** Barry Davis  
**Comments:** New two (2) year Lease for Black River Technical College - Nursing and Allied Health.

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**Lease Number** S8523                      **Start Date** 1/1/2020    **End Date** 12/31/2024  
**Lessee Name** UAMS - Department of Pediatrics - Head Start  
**Property Name**  
**Address** 8901 Kanis Road  
**City** Little Rock                      **County Name** Pulaski  
**Sq Ft** 36,099    **RateSF** \$2.33    **Annual Rent** \$84,000  
**Lessor Name** University of Arkansas - Pulaski Technical C    **Principal** N/A  
**Comments:** New five (5) year Agency-to-Agency Lease between UAMS and Pulaski Technical College.

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**LEASE RENEWALS:**

**Lease Number** N9285                      **Start Date** 1/1/2020    **End Date** 12/31/2020  
**Lessee Name** Butler Planting Company  
**Address**  
**City** Osceola                                      **County Name** Mississippi  
**Sq Ft** 0    **RateSF** \$0.00    **Annual Rent** \$1,000.00  
**Lessor Name** Arkansas Northeastern College                      **Principal** N/A  
**Comments:** One (1) year Lease Renewal with no other changes.

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**Lease Number** P2448                      **Start Date** 7/1/2020    **End Date** 6/30/2021  
**Lessee Name** Arkansas Department of Health - Nuclear Planning and Response Program  
**Address** 207 South Verona Avenue  
**City** Russellville                                      **County Name** Pope  
**Sq Ft** 400    **RateSF** \$3.30    **Annual Rent** \$1,320.00  
**Lessor Name** Carroll Gene Burris d/b/a B and B Mini Stora    **Principal** Gene Burris  
**Comments:** One (1) year Lease Renewal with no other changes.

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**Lease Number** P2458                      **Start Date** 5/1/2020    **End Date** 4/30/2022  
**Lessee Name** DFA - Revenue Division  
**Address** 550 South Ermen Lane  
**City** Osceola                                      **County Name** Mississippi  
**Sq Ft** 1,500    **RateSF** \$10.00    **Annual Rent** \$15,000.00  
**Lessor Name** Patricia Mahan                                      **Principal** Patricia Mahan  
**Comments:** Two (2) year Lease Renewal with Lessor performing various repairs.

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**Lease Number** P2460                      **Start Date** 3/1/2020    **End Date** 2/28/2022  
**Lessee Name** DFA - Office of Field Audit  
**Address** 1501 SE Walton Boulevard  
**City** Bentonville                                      **County Name** Benton  
**Sq Ft** 4,790    **RateSF** \$12.46    **Annual Rent** \$59,683.44  
**Lessor Name** J Fleeman, LLC                                      **Principal** John V. Withey  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** P2726                      **Start Date** 5/1/2020    **End Date** 4/30/2022  
**Lessee Name** DHS - County Operations  
**Address** 924 East Collin Raye Drive  
**City** DeQueen                                      **County Name** Sevier  
**Sq Ft** 6,200    **RateSF** \$11.00    **Annual Rent** \$68,199.96  
**Lessor Name** Wally Properties, L.L.C.                                      **Principal** Charles Palmer  
**Comments:** Two (2) year Lease Renewal with Lessor performing various repairs.

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**Lease Number** P2777                      **Start Date** 4/1/2020    **End Date** 3/31/2022  
**Lessee Name** Arkansas Legislative Audit  
**Address** 521 North Willow Street  
**City** Harrison                                      **County Name** Boone  
**Sq Ft** 3,100    **RateSF** \$6.77    **Annual Rent** \$20,987.04  
**Lessor Name** Kenneth Hubbard, Jr.                                      **Principal** Kenneth Hubbard, Jr.  
**Comments:** Two (2) year Lease Renewal with Lessee accepting a \$1.00 per square foot flat rate increase.

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**Lease Number** P2905                      **Start Date** 12/1/2019    **End Date** 11/30/2020  
**Lessee Name** Arkansas Department of Health  
**Address** 1501 North University Avenue  
**City** Little Rock                                      **County Name** Pulaski  
**Sq Ft** 4,967    **RateSF** \$14.47    **Annual Rent** \$71,849.52  
**Lessor Name** Prospect Building, LLC                                      **Principal** Vaughn McQuary  
**Comments:** One (1) year Lease Renewal with a one percent (1%) increase in rent.

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**Lease Number** P9366                      **Start Date** 1/1/2020    **End Date** 12/31/2020  
**Lessee Name** Arkansas Department of Parks, Heritage and Tourism  
**Address** 2306 - 2312 Cantrell Road  
**City** Little Rock                                      **County Name** Pulaski  
**Sq Ft** 15,000    **RateSF** \$4.84    **Annual Rent** \$72,568.56  
**Lessor Name** Capital Properties, LLC                                      **Principal** Gus Blass III  
**Comments:** One (1) year Lease Renewal with Lessee name change. Lessor performing various repairs.

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**LEASE RENEWALS:**

**Lease Number** P9389      **Start Date** 5/1/2020      **End Date** 4/30/2022  
**Lessee Name** DFA - Revenue Division  
**Address** 309 West Cedar Street  
**City** Brinkley      **County Name** Monroe  
**Sq Ft** 1,472      **RateSF** \$6.11      **Annual Rent** \$9,000.00  
**Lessor Name** G & P Properties of Brinkley, LLC      **Principal** Gary Padget  
**Comments:** Two (2) year Lease Renewal with Lessor performing minor repairs/improvements.

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**Lease Number** P9509      **Start Date** 3/1/2020      **End Date** 2/28/2022  
**Lessee Name** DHS - County Operations  
**Address** 900 South Rogers Street  
**City** Clarksville      **County Name** Johnson  
**Sq Ft** 8,497      **RateSF** \$8.83      **Annual Rent** \$75,028.56  
**Lessor Name** DHS Rentals, LLC      **Principal** Dennis Standridge  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P9622      **Start Date** 4/1/2020      **End Date** 3/31/2022  
**Lessee Name** DHS - County Operations  
**Address** 1200 Highway 33 North  
**City** Augusta      **County Name** Woodruff  
**Sq Ft** 8,100      **RateSF** \$8.71      **Annual Rent** \$70,551.00  
**Lessor Name** M & M Rentals, LLC      **Principal** David West  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P9696      **Start Date** 1/1/2020      **End Date** 12/31/2020  
**Lessee Name** DFA - Office of Driver Services  
**Address** 135 Jackson Street  
**City** Camden      **County Name** Ouachita  
**Sq Ft** 514      **RateSF** \$8.64      **Annual Rent** \$4,439.32  
**Lessor Name** Nance Investments LLC      **Principal** Misty Nance  
**Comments:** One (1) year Lease Renewal with Lessor performing various repairs/improvements.

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**LEASE RENEWALS:**

**Lease Number** P9948                      **Start Date** 4/1/2020    **End Date** 3/31/2021

**Lessee Name** ADC - Division of Community Correction

**Address** 615 West Grand Avenue

**City** Hot Springs                                      **County Name** Garland

**Sq Ft** 7,000    **RateSF** \$11.90    **Annual Rent** \$83,300.04

**Lessor Name** Quapaw House, Inc.                                      **Principal** Casey Bright

**Comments:** One (1) year Lease Renewal with Lessee name change and Lessor performing various repairs.

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**Lease Number** S8407                      **Start Date** 1/1/2020    **End Date** 6/30/2021

**Lessee Name** ADE - Arkansas State Library and Board

**Address** 900 West Capitol Avenue

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

**Sq Ft** 63,365    **RateSF** \$15.22    **Annual Rent** \$964,478.00

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

**Comments:** Eighteen (18) month Sublease Renewal for Arkansas State Library at 900 West Capitol. Amendment clarified parking count and details.

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**LEASE CHANGES:**

**Lease Number** P3133                      **Start Date** 7/1/2020    **End Date** 6/30/2030  
**Lessee Name** UAMS  
**Address** 6119 Midtown Avenue  
**City** Little Rock                              **County Name** Pulaski  
**Sq Ft** 46014                      **RateSF** \$19.00  
**Lessor Name** Welltower OM Group LLC                      **Principal** Mary Ellen Pisanelli  
**Comments:** Change Amendment to reflect Lessor entity/address change and clarifying language of Special Provisions 10(g) regarding Tenant Improvement Allowance details.

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**Lease Number** P9358                      **Start Date** 12/1/2019    **End Date** 7/31/2020  
**Lessee Name** ADC - Division of Workforce Services  
**Address** Highway 62-65-412 North  
**City** Harrison                                      **County Name** Boone  
**Sq Ft** 5081                      **RateSF** \$7.25  
**Lessor Name** Northwest Arkansas Economic Developme **Principal** Joe Willis  
**Comments:** Change Amendment to reflect increase in Lessee square footage of 321 square feet, with subsequent increase in rent, and effective 12-1-19.

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**LEASE CANCELLATIONS:**

**Lease Number** P2159  
**Lessee Name** Arkansas Insurance - Insurance Fraud Investigation Division  
**Address** 18 Freeway Drive  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** U-Storit, Inc.  
**Comments:** Agency letting storage lease expire effective 12-31-19 with no further obligation by either party.

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**Lease Number** P2711  
**Lessee Name** DOC - Division of Workforce Services  
**Address** 1501 South Main Street  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** South Main Square, LLC  
**Comments:** DWS gave ninety (90) days' notice to DBA to terminate the lease effective 12-31-19. DBA informed Lessor of 90-day termination on 9-23-19.

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**Lease Number** P2773  
**Lessee Name** U of A, Division of Agriculture, Co-Op  
**Address** 18 Freeway Drive  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** U-Storit, Inc.  
**Comments:** Lessor and Lessee agree to terminate storage lease early, effective 12-31-19.

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**Lease Number** P2784  
**Lessee Name** Arkansas Department of Environmental Quality  
**Address** 1115 South Waldron Road  
**City** Fort Smith **County Name** Sebastian  
**Lessor Name** Craig Cunningham  
**Comments:** Lease terminated early by mutual agreement between Lessor and Lessee with no further obligation by either party effective 12-01-19.

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**LEASE CANCELLATIONS:**

**Lease Number** P2864  
**Lessee Name** UAMS - Donald W. Reynolds Institute on Aging, Arkansas Aging  
**Address** 101 McGowan Court  
**City** Hot Springs **County Name** Garland  
**Lessor Name** Chi St. Vincent Hot Springs  
**Comments:** Lessor and Lessee agree to let Lease terminate early, effective 11-30-19. This UAMS program was replaced by a private entity at this location.

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**Lease Number** P2926  
**Lessee Name** Northwest Arkansas Community College  
**Address** 275 Rheas Mill Road  
**City** Farmington **County Name** Washington  
**Lessor Name** Farmington School District  
**Comments:** NWACC letting lease expire effective 12-31-19 due to relocation of office to new facility in Springdale-Washington County Center.

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**Lease Number** P6143  
**Lessee Name** DOC - State Securities Division  
**Address** 201 East Markham Street  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** J. Chandler & Co., Inc.  
**Comments:** Agency letting lease expire 12-31-19 due to Securities relocating to Commerce Building through Transformation Initiative.

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**Lease Number** S6054  
**Lessee Name** DFA - Office of Administrative Services  
**Address** 6620 Young Road  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** DFA - Office of State Procurement, M and R  
**Comments:** DFA terminating storage lease at M&R Facility on Young Road effective 12-31-19.

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**LEASE CANCELLATIONS:**

**Lease Number** S6056  
**Lessee Name** DFA - Office of Budget  
**Address** 6620 Young Road  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** DFA - Office of State Procurement, M and R  
**Comments:** DFA terminating storage lease at M&R Facility on Young Road effective 12-31-19.

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**Lease Number** S6057  
**Lessee Name** DFA - Office of Accounting  
**Address** 6620 Young Road  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** DFA - Office of State Procurement, M and R  
**Comments:** DFA terminating storage lease at M&R Facility on Young Road effective 12-31-19.

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**Lease Number** S8087  
**Lessee Name** ADEE - Pollution, Control, and Ecology Commission  
**Address** 101 East Capitol Avenue  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** TSS - Division of Building Authority  
**Comments:** MainStreet Mall Lease terminating early, effective 12-31-19. Consolidated staff at LP Gas Board Building in NLR thru Transformation Initiative.

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**Lease Number** S8255  
**Lessee Name** Arkansas Capitol Zoning District Commission  
**Address** 410 Battery Street  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** TSS - Division of Building Authority  
**Comments:** 410 Battery Street Lease terminated early, effective 12-31-19. Consolidated staff at DAH Headquarters on North Street thru Transformation Initiative.

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**LEASE CANCELLATIONS:**

**Lease Number** S8369  
**Lessee Name** DFA - Intergovernmental Services  
**Address** 6620 Young Road  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** DFA - Office of State Procurement, M and R  
**Comments:** DFA terminating storage lease at M&R Facility on Young Road effective 12-31-19.

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**Lease Number** T6055  
**Lessee Name** City of Hot Springs, Arkansas  
**Address** 105 Reserve Avenue  
**City** Hot Springs **County Name** Garland  
**Lessor Name** ADCE - Division of Rehabilitation Services - ACTI  
**Comments:** Tower Lease terminating early, effective 12-31-19.

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## II. Construction Section

### Contracts:

|                                    |     |                |
|------------------------------------|-----|----------------|
| Current Projects under Contract:   | 109 |                |
| Value of Current Projects:         | \$  | 115,232,238.27 |
| New Contracts:                     | 5   |                |
| (See attached New Contract report) |     |                |
| Value of New Contracts:            | \$  | 942,430.00     |
| Change Orders approved:            | 18  |                |
| (See attached Change Order report) |     |                |
| Change Order Increase:             | \$  | 600,763.46     |
| Change Order Decrease:             | -\$ | 9,110.65       |
| Projects Completed:                | 10  |                |
| Value of Completed Projects:       | \$  | 5,850,452.57   |

### Bid Process and Openings:

|                                   |    |
|-----------------------------------|----|
| Projects in the Bid Process       | 37 |
| Bid Openings:                     |    |
| (See attached Bid Opening Report) | 4  |
| Emergency Bid:                    | 1  |
| Rebid Projects:                   | 2  |
| Projects Within Budget:           | 4  |
| Project Over Budget               | 0  |

### Project Observations:

|                              |    |
|------------------------------|----|
| Field Inspections Conducted: | 47 |
| Final Inspections Conducted  | 4  |

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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> |
| <b>Arkansas Department of Parks and Tourism</b> |   |                        |
| 9001923   | Exterior Repairs at Cotton Gin Exhibit Bldg.                                | \$69,359.00            |
| 12/4 /2019                                      | Taylor-Kempkes Architects<br>Wagner General Contractors, Inc                |                        |
| <b>Arkansas State Police</b>                    |   |                        |
| 9602001   | Repair of Exterior Wall at AR State Police Troop G                          | \$76,956.00            |
| 12/16/2019                                      | Cromwell Architects Engineers<br>Coker Building Company, Inc.               |                        |
| <b>Department of Human Services</b>             |   |                        |
| 7102001   | Storm Damage Repair to Bldg #7 Alexander JTC                                | \$49,625.00            |
| 12/20/2019                                      | Morris and Associates Architects, Environmental Co<br>A-Plus Builders       |                        |
| <b>DFA- Division of Building Authority</b>      |   |                        |
| 6152005   | Fire Alarm System Upgrade at Governor's Mansion                             | \$59,972.00            |
| 12/2 /2019                                      | H S A Engineering Consulting Services, Inc.<br>Triple S Alarm Company, Inc. |                        |
| <b>Military Department of Arkansas</b>          |   |                        |
| 9751845   | RMTC PEC Campus Underground Drainage, PH. 4                                 | \$686,518.00           |
| 12/3 /2019                                      | Halff + Marlar<br>K & E Construction, Inc.                                  |                        |

## Change Order Summary

|   |              |  |  |                        |             |
|---|--------------|--|--|------------------------|-------------|
| <b>5132001</b>  |              | <b>School for the Deaf</b>                 | Smith Associates Architects, P.A.                              |                        |             |
| Renovation of Parnell Hall Auditorium                     |              |  |  |                        |             |
| 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> |
| 12/17/2019  | 2            | Unforeseen Condition                       | \$2,316.00   | \$0.00                 | 0           |
| <b>6151901A</b>   |              | <b>DFA- Division of Building Authority</b> | EMTEC Consulting   |                        |             |
| Asbestos Abatement, Ground Flr. 501 Bldg.                 |              |  |  |                        |             |
| Environmental Protection Associates of Russellville, Inc. |              |  |  |                        |             |
| <i>Date</i>   | <i>C/O #</i> | <i>Change Order Reason</i>                 | <i>Amount Increase</i>   | <i>Amount Decrease</i> | <i>Days</i> |
| 12/19/2019  | 2            | Time Extension                             | \$0.00   | \$0.00                 | 220         |
| <b>6151909B</b>   |              | <b>DFA- Division of Building Authority</b> | DFA- Division of Building Authority, IN-HOUSE                  |                        |             |
| Alterations to 1st Floor 501 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> |
| 12/3 /2019  | 1            | Time Extension                             | \$0.00   | \$0.00                 | 47          |
| 12/3 /2019  | 1            | Owner Requested                            | \$128,521.00   | \$0.00                 | 0           |
| <b>6151911</b>  |              | <b>DFA- Division of Building Authority</b> | Bernhard TME   |                        |             |
| Boiler Replacement at Arkansas State Crime Lab            |              |  |  |                        |             |
| River City Mechanical. Inc                                |              |  |  |                        |             |
| <i>Date</i>   | <i>C/O #</i> | <i>Change Order Reason</i>                 | <i>Amount Increase</i>   | <i>Amount Decrease</i> | <i>Days</i> |
| 12/6 /2019  | 2            | Time Extension                             | \$0.00   | \$0.00                 | 21          |
| <b>7101815</b>  |              | <b>Department of Human Services</b>        | Morris and Associates Architects,<br>Environmental Consultants |                        |             |
| Emergency Repairs of Various Areas at Dermott JTC         |              |  |  |                        |             |
| Shields & 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> |
| 12/19/2019  | 4            | Unforeseen Condition                       | \$1,971.26   | \$0.00                 | 0           |
| <b>7101919</b>  |              | <b>Department of Human Services</b>        | Morris and Associates Architects,<br>Environmental Consultants |                        |             |
| No-Climb Fence Repair and Sally-Port Mansfield JTC        |              |  |  |                        |             |
| United Fence & 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> |
| 12/18/2019  | 4            | Time Extension                             | \$0.00   | \$0.00                 | 60          |
| 12/18/2019  | 4            | Owner Requested                            | \$229,808.00   | \$0.00                 | 0           |

|   |   |                             |  |                        |                        |  |
|---|---|-----------------------------|--|------------------------|------------------------|--|
| <b>7101920</b>                                    | <b>Department of Human Services</b>                           |                             |  |                        |                        | Bernhard TME   |
| Fiber Upgrade Conway HDC                          |   |                             |  |                        |                        |  |
| Progressive Technologies, Inc.                    |   |                             |  |                        |                        |  |
| <i>Date</i>                                       | <i>C/O #</i>  | <i>Change Order Reason</i>  |  | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i>  |
| 12/16/2019  | 1   | Time Extension              |  | \$0.00                 | \$0.00                 | 36   |
| 12/16/2019  | 1   | Owner Requested             |  | \$2,901.72             | \$0.00                 | 0  |
| <b>7101921</b>                                    | <b>Department of Human Services</b>                           |                             |  |                        |                        | Morris and Associates Architects,<br>Environmental Consultants |
| Pool House Repairs Arkadelphia HDC                |   |                             |  |                        |                        |  |
| KMR Properties, LLC dba KMR Roofing & Renovation  |   |                             |  |                        |                        |  |
| <i>Date</i>                                       | <i>C/O #</i>  | <i>Change Order Reason</i>  |  | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i>  |
| 12/4 /2019  | 1   | Unforeseen Condition        |  | \$4,239.17             | \$0.00                 | 0  |
| <b>7102003</b>                                    | <b>Department of Human Services</b>                           |                             |  |                        |                        | Lockeby & Associates, Inc.                                     |
| Replacement Nurse Call System AHC                 |   |                             |  |                        |                        |  |
| Intrepid Technologies, Inc                        |   |                             |  |                        |                        |  |
| <i>Date</i>                                       | <i>C/O #</i>  | <i>Change Order Reason</i>  |  | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i>  |
| 12/9 /2019  | 1   | Item Not Shown Or Specified |  | \$7,177.00             | \$0.00                 | 0  |
| <b>8651903</b>                                    | <b>Department of Arkansas Heritage Central Administration</b> |                             |  |                        |                        | MPE Consulting Engineers                                       |
| Chiller Replacement at the Old State House Museum |   |                             |  |                        |                        |  |
| Mike Gowen Mechanical, Inc.                       |   |                             |  |                        |                        |  |
| <i>Date</i>                                       | <i>C/O #</i>  | <i>Change Order Reason</i>  |  | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i>  |
| 12/13/2019  | 4   | Time Extension              |  | \$0.00                 | \$0.00                 | 116  |
| 12/13/2019  | 4   | Owner Requested             |  | \$137,788.65           | \$0.00                 | 0  |
| <b>9001804</b>                                    | <b>Arkansas Department of Parks and Tourism</b>               |                             |  |                        |                        | ETI Corporation  |
| Phase V Development Rohwer to Watson              |   |                             |  |                        |                        |  |
| Crow Paving, Inc.                                 |   |                             |  |                        |                        |  |
| <i>Date</i>                                       | <i>C/O #</i>  | <i>Change Order Reason</i>  |  | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i>  |
| 12/10/2019  | 12  | Time Extension              |  | \$0.00                 | \$0.00                 | 4  |
| 12/10/2019  | 12  | Unforeseen Condition        |  | \$33,544.62            | \$0.00                 | 0  |
| 12/17/2019  | 13  | Owner Requested             |  | \$0.00                 | (\$2,865.00)           | 0  |
| <b>9001822</b>                                    | <b>Arkansas Department of Parks and Tourism</b>               |                             |  |                        |                        | Witsell Evans Rasco Architects / Planners                      |
| Old Jail Bed and Breakfast at HWSP                |   |                             |  |                        |                        |  |
| Gerald E. Prince Construction, Inc.               |   |                             |  |                        |                        |  |
| <i>Date</i>                                       | <i>C/O #</i>  | <i>Change Order Reason</i>  |  | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i>  |
| 12/11/2019  | 3   | Time Extension              |  | \$0.00                 | \$0.00                 | 14   |
| 12/11/2019  | 3   | Unforeseen Condition        |  | \$13,777.26            | \$0.00                 | 0  |



|   |   |  |                        |                        |             |
|---|---|--|------------------------|------------------------|-------------|
| <b>9001905</b>                                | <b>Arkansas Department of Parks and Tourism</b> | <b>Borne Firm Architects, P.A.</b>                 |                        |                        |             |
| Construction of Upgrades to Gift Shop         |   |  |                        |                        |             |
| Bradford Scruggs, LLC                         |   |  |                        |                        |             |
| <i>Date</i>                                   | <i>C/O #</i>                                    | <i>Change Order Reason</i>                         | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i> |
| 12/5 /2019                                    | 1   | Substitution / Alternative Method                  | \$2,586.72             | \$0.00                 | 0           |
| 12/5 /2019                                    | 1   | Owner Requested                                    | \$4,146.55             | \$0.00                 | 0           |
| 12/5 /2019                                    | 1   | Unforeseen Condition                               | \$9,609.12             | \$0.00                 | 0           |
| 12/5 /2019                                    | 1   | Time Extension                                     | \$0.00                 | \$0.00                 | 35          |
| <b>9001927</b>                                | <b>Arkansas Department of Parks and Tourism</b> | <b>Borne Firm Architects, P.A.</b>                 |                        |                        |             |
| Area E Bath House Lake Charles State Park     |   |  |                        |                        |             |
| Noacon, Inc.                                  |   |  |                        |                        |             |
| <i>Date</i>                                   | <i>C/O #</i>                                    | <i>Change Order Reason</i>                         | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i> |
| 12/10/2019                                    | 1   | Substitution / Alternative Method                  | \$2,347.87             | \$0.00                 | 0           |
| 12/10/2019                                    | 1   | Owner Requested                                    | \$0.00                 | \$0.00                 | 0           |
| <b>9601801</b>                                | <b>Arkansas State Police</b>                    | <b>Wittenberg Delony &amp; Davidson Architects</b> |                        |                        |             |
| New Troop I HQ                                |   |  |                        |                        |             |
| Western Millwright Services, Inc.             |   |  |                        |                        |             |
| <i>Date</i>                                   | <i>C/O #</i>                                    | <i>Change Order Reason</i>                         | <i>Amount Increase</i> | <i>Amount Decrease</i> | <i>Days</i> |
| 12/6 /2019                                    | 8   | Owner Requested                                    | \$0.00                 | (\$6,245.65)           | 0           |
| <b>9751736</b>                                | <b>Military Department of Arkansas</b>          | <b>Stuck Associates Architects</b>                 |                        |                        |             |
| Walnut Ridge National Guard Restroom Addition |   |  |                        |                        |             |
| Bailey 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> |
| 12/16/2019                                    | 1   | Owner Requested                                    | \$20,028.52            | \$0.00                 | 0           |
| 12/16/2019                                    | 1   | Time Extension                                     | \$0.00                 | \$0.00                 | 21          |
| <b>9751909</b>                                | <b>Military Department of Arkansas</b>          | <b>Stuck Associates Architects</b>                 |                        |                        |             |
| Forrest City ARNG Latrine Addition            |   |  |                        |                        |             |
| Tate 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> |
| 12/3 /2019                                    | 1   | Item Not Shown Or Specified                        | \$0.00                 | \$0.00                 | 0           |

**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>7102005</b>                              | <b>Department of Human Services</b>                         | \$75,000.00                  |
| Reno/ Repair Walk in Freezer                | AHC   | \$63,000.00                  |
| 12/17/2019                                  | Morris and Associates Architects, Environmental Consultants | Emergency                    |
| 2:00:00 PM                                  | Western Millwright Services, Inc.                           |                              |
| <b>9302001</b>                              | <b>Arkansas Department of Environmental Quality</b>         | \$1,210,292.50               |
| C&H Hog Farm Ponds                          |   | \$749,019.16                 |
| 12/10/2019                                  | Harbor Environmental, Inc.                                  | Design / Bid / Build         |
| 2:30:00 PM                                  | Denali Water Solutions LLC                                  |                              |
| <b>9751802</b>                              | <b>Military Department of Arkansas</b>                      | \$445,000.00                 |
| Mountain Home ARNG Readiness Center Re-Roof |   | \$305,000.00                 |
| 12/10/2019                                  | Brackett - Krennerich Architects                            | Design / Bid / Build         |
| 2:00:00 PM                                  | M2 Roofing and Sheet Metal                                  |                              |
| <b>9751837</b>                              | <b>Military Department of Arkansas</b>                      | \$300,000.00                 |
| CMTC Building 1530 Laundry Facility         |   | \$277,660.00                 |
| 12/3 /2019                                  | E-Squared Architecture & Interior Design, P.A.              | Design / Bid / Build         |
| 2:00:00 PM                                  | Legacy Construction Management, Inc.                        |                              |

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>  |
| 4802005<br>Pine Bluff Unit #9 Barrack Plumbing<br>12/19/2019<br>\$67,700.00<br>Lockeby & Associates, Inc.                   | Department of Correction<br>Pine Bluff, AR<br>12/20/2019<br>4,110<br>No       | Public Bid<br>Approval to Proceed<br>Closed<br>\$ 16.47<br>NA            |
| 5002013<br>2019 HVAC Upgrades at 3 Capitol Mall<br>12/26/2019<br>\$833,000.00<br>Pettit & Pettit Consulting Engineers, Inc. | Department of Education<br>Little Rock, AR<br>NA<br>No                        | Public Bid<br>Approval to Bid<br>Open for Review<br>NA<br>NA             |
| 5522001<br>Ammonia Refrigeration Expansion<br>12/5/2019<br>\$1,738,850.00<br>Key Architecture, Inc.                         | Northwest Technical Institute<br>Springdale, AR<br>12/13/2019<br>19,800<br>No | Public Bid<br>Approval to Bid<br>Closed<br>\$ 87.82<br>10/8/2019         |
| 6152007<br>Air Handling Unit Replacement<br>12/11/2019<br>\$270,000.00<br>Pettit & Pettit Consulting Engineers, Inc.        | DFA/Division of Building Authority<br>Supreme Court Building<br>6634<br>No    | Public Bid<br>Plan Review Submittal<br>Open for Review<br>\$ 40.70<br>NA |
| 7101923<br>Sewage Treatment Facility Rehab, Ph 2<br>12/17/2019<br>\$436,880.00<br>Morris & Associates                       | Department of Human Services<br>Mansfield JTC<br>12/19/2019<br>NA<br>No       | Public Bid<br>Re-bid<br>Closed<br>NA<br>NA                               |
| 7102004<br>Replace Bldg 80 Access System at AHC<br>12/13/2019<br>\$65,550.00<br>Lockeby & Associates, Inc.                  | Department of Human Services<br>Benton, AR<br>12/20/2019<br>NA<br>No          | Public Bid<br>Approval to Bid<br>Closed<br>NA<br>NA                      |
| 7102007<br>Asbestos Abatement & Demo of Cottages<br>12/13/2019<br>\$197,650.00<br>Morris & Associates                       | Department of Human Services<br>Booneville, AR<br>12/26/2019<br>NA<br>No      | Public Bid<br>Re-bid<br>Closed<br>NA<br>NA                               |
| 7102008<br>Re-roof Various Buildings Phase 3<br>12/3/2019<br>\$492,000.00<br>Morris & Associates                            | Department of Human Services<br>Conway HDC<br>12/5/2019<br>23,901<br>No       | Public Bid<br>Approval to Bid<br>Closed<br>\$ 20.58<br>NA                |

| DBA Plan Review File #<br>Project Title<br>Date Received<br>Current Estimated Construction Cost<br>Design Firm Name | Agency Name<br>Project Location<br>Date Completed<br>Building Area (sq ft)<br>Floodplain Permit Required | Project Type<br>Review Type<br>Current Status<br>Cost Per Square Foot<br>Date Permit Approved |
|---|--|---|
| 7102009<br>HVAC Renovation Bldg. #10, AHC<br>12/19/2019<br>\$170,000.00<br>Lockeby & Associates, Inc.               | Department of Human Services<br>Benton, AR<br>12/30/2019<br>NA<br>No                                     | Public Bid<br>Approval to Bid<br>Closed<br>NA<br>NA   |
| 7102011<br>Replace/Upgrade Fire Alarm System<br>12/13/2019<br>\$128,000.00<br>Lockeby & Associates, Inc.            | Department of Human Services<br>Mansfield, AR<br>12/18/2019<br>NA<br>No                                  | Emergency Bid<br>Approval to Bid<br>Closed<br>NA<br>NA  |
| 7102012<br>Upgrade Walk-In Cooler at Conway HDC<br>12/19/2019<br>\$164,000.00<br>Lockeby & Associates, Inc.         | Department of Human Services<br>Conway, AR<br>12/20/2019<br>NA<br>No                                     | Public Bid<br>Approval to Bid<br>Closed<br>NA<br>NA   |
| 9001819<br>Mtn Bike Trail Parking & Restroom<br>12/3/2019<br>\$267,411.00<br>CEI Engineering Associates, Inc.       | Parks & Tourism<br>Hobbs State Park<br>12/13/2019<br>39,500<br>No  | Gift/Donation<br>Approval to Bid<br>Closed<br>\$ 6.77<br>NA                                   |
| 9001925<br>Site Improvements for New Modular<br>11/14/2019<br>\$52,978.00<br>Taylor Kempkes Architects, P.A.        | Parks & Tourism<br>Cane Creek State Park<br>12/3/2019<br>10,312<br>No                                    | Public Bid<br>Re-bid<br>Closed<br>\$ 5.14   |
| 9002002<br>Bathhouse and Equipment Shed<br>12/4/2019<br>\$493,480.00<br>AMR Architects, Inc.                        | Parks & Tourism<br>White Oak Lake State Park<br>12/5/2019<br>2,236<br>No                                 | Public Bid<br>Approval to Bid<br>Closed<br>\$ 220.70  |
| 9002003<br>Campground B Camper Cabins<br>12/4/2019<br>\$377,346.00<br>Borne' Firm Architects                        | Parks & Tourism<br>Devil's Den State Park<br>12/5/2019<br>975<br>No                                      | Public Bid<br>Approval to Bid<br>Closed<br>\$ 387.02  |
| 9002005<br>New Standard Employee Residence<br>11/5/2019<br>\$296,580.00<br>Taylor Kempkes Architects, P.A.          | Parks & Tourism<br>Lake Dardanelle State Park<br>12/2/2019<br>2,750<br>No                                | Public Bid<br>Plan Review Submittal<br>Waiting for Responses<br>\$ 107.95                     |
| 9002006<br>Waterline Replacement<br>11/12/2019<br>\$83,842.00<br>Parks and Tourism In-House                         | Parks & Tourism<br>Withrow Springs State Park<br>12/2/2019<br>NA<br>No                                   | Public Bid<br>Plan Review Submittal<br>Waiting for Responses<br>NA                            |

| DBA Plan Review File #<br>Project Title<br>Date Received<br>Current Estimated Construction Cost<br>Design Firm Name | Agency Name<br>Project Location<br>Date Completed<br>Building Area (sq ft)<br>Floodplain Permit Required | Project Type<br>Review Type<br>Current Status<br>Cost Per Square Foot<br>Date Permit Approved |
|---|--|---|
| 9002007<br>Shared Use Path<br>12/16/2019<br>\$515,602.50<br>PMI (Pollution Management, Inc.)                        | Parks & Tourism<br>Pinnacle Mountain State Park<br>12/31/2019<br>NA<br>Yes                               | Public Bid<br>Plan Review Submittal<br>Waiting for Responses<br>NA<br>Pending                 |
| 9552001<br>Serology Lab Phase II<br>12/26/2019<br>\$230,441.00<br>Hight-Jackson Associates, P.A.                    | State Crime Laboratory<br>Little Rock, AR<br>12/26/2019<br>2,341<br>No                                   | Public Bid<br>Approval to Bid<br>Closed<br>\$ 98.42<br>NA                                     |
| 9751739<br>Morrilton ANG Restroom Addition<br>12/2/2019<br>\$385,000.00<br>Stuck Associates (Jonesboro)             | Military Department<br>Morrilton, AR<br>12/13/2019<br>910<br>No  | Public Bid<br>Approval to Bid<br>Closed<br>\$ 432.08<br>NA                                    |
| 9751811<br>RMTC Obstacle Course<br>12/20/2019<br>\$717,968.00<br>Marlar Engineering                                 | Military Department<br>North Little Rock, AR<br>NA<br>No   | Public Bid<br>Approval to Bid<br>Open for Review<br>NA<br>NA                                  |
| 9752006<br>PEC Freedom Hall Latrine Remodel<br>11/7/2019<br>\$336,700.00<br>Lockeby & Associates, Inc.              | Military Department<br>North Little Rock, AR<br>12/27/2019<br>NA<br>No                                   | Public Bid<br>Plan Review Submittal<br>Waiting for Responses<br>NA<br>NA                      |
| 9752007<br>RMTC AASF Overhead Fuel Cover<br>12/26/2019<br>\$440,000.00<br>Halff + Marlar                            | Military Department<br>Camp Robinson, North Little Rock, AR<br>NA  | Public Bid<br>Plan Review Submittal<br>Open for Review<br>NA                                  |

## Public School Accessibility Reviews

December 2019

| <b>Project #</b> | <b>Project Description<br/>Review Type</b>              | <b>Date Received</b> | <b>Date Completed</b> | <b>School District<br/>Current Status</b> |
|------------------|---|----------------------|-----------------------|---|
| 5002023          | Concession Building<br>Approval to Proceed              | 12/13/2019           | 12/18/2019            | Cossatot River Schools<br>Closed          |
| 5002025          | High School Press Box<br>Approval to Proceed            | 12/2/2019            | 12/4/2019             | Malvern Schools<br>Closed                 |
| 5002026          | High School Field House<br>Approval to Proceed          | 11/25/2019           | 12/4/2019             | Mayflower Schools<br>Closed               |
| 5002027          | Junior High FEMA Shelter<br>Approval to Proceed         | 12/2/2019            | 12/5/2019             | Greenbrier Schools<br>Closed              |
| 5002028          | High School Classroom Building<br>Plan Review Submittal | 12/26/2019           |                       | Open for Review                           |
| 5002029          | Bus Maintenance Facility<br>Plan Review Submittal       | 12/26/2019           |                       | Open for Review                           |
| 5002030          | Flippin Ballfields<br>Plan Review Submittal             | 12/31/2019           |                       | Open for Review                           |