

**Department of Transformation and Shared Services**

Governor Sarah Huckabee Sanders

Secretary Leslie Fiskien

Director Anne Laidlaw

Memorandum

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

From: Anne W. Laidlaw, DBA Director *AWL*

CC: Leslie Fiskien, TSS Secretary

Date: November 3, 2023

Subject: **DBA Monthly Report of October Activities**

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 October, 2023. 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

October, 2023

I. Real Estate Services

NEW LEASES:

Lease Number P3270 **Start Date** 10/23/2023 **End Date** 9/30/2028

Lessee Name DOC - Division of Community Correction

Property Name

Address 205 West Main Street

City Perryville

County Name Perry

Sq Ft 2,022 **RateSF** \$6.82 **Annual Rent** \$13,800

Lessor Name CALFNECK CAPITAL CORP.

Principal Ben Allen, Jr.

Comments: New five (5) year Lease for Department of Corrections - Division of Community Correction in Perryville.

Lease Number P3286 **Start Date** 10/6/2023 **End Date** 8/31/2025

Lessee Name Office of the Prosecutor Coordinator

Property Name

Address 1421 Prince Street

City Conway

County Name Faulkner

Sq Ft 1,546 **RateSF** \$7.76 **Annual Rent** \$12,000

Lessor Name John Lewis Gates & Melissa J. Gates

Principal Jamie Gates

Comments: New two (2) year Lease in Conway for the PAWS for Justice program.

Lease Number P3293 **Start Date** 11/1/2023 **End Date** 10/31/2025

Lessee Name Commerce - DWS - Rehabilitation Services

Property Name

Address 812 North Main Street

City Monticello

County Name Drew

Sq Ft 4,232 **RateSF** \$9.00 **Annual Rent** \$38,088

Lessor Name MC Baker Properties, LLC

Principal Marty Baker

Comments: New two (2) year Lease for Rehabilitation Services in Monticello. Relocation from Lease P9494.

NEW LEASES:

Lease Number P3294 **Start Date** 11/1/2023 **End Date** 10/31/2028
Lessee Name DFA - Revenue Division
Property Name
Address Frankie Lane, Suite 105
City White Hall **County Name** Jefferson
Sq Ft 2,100 **RateSF** \$14.25 **Annual Rent** \$35,388
Lessor Name Alnoor Properties, LLC **Principal** Adeeb Khaleel
Comments: New five (5) year Lease for DFA - Revenue in White Hall.

Lease Number S8575 **Start Date** 12/1/2023 **End Date** 6/30/2025
Lessee Name Arkansas Public Defender Commission-Parent Council
Property Name MainStreet Mall
Address 101 East Capitol Avenue
City Little Rock **County Name** Pulaski
Sq Ft 922 **RateSF** \$13.00 **Annual Rent** \$11,986
Lessor Name TSS - Division of Building Authority **Principal** N/A
Comments: New Lease for Public Defender Commission-Parent Council at Main Street Mall. End of term to match Lease S8095.

LEASE RENEWALS:

Lease Number N9307 **Start Date** 12/1/2023 **End Date** 11/30/2024
Lessee Name Employment and Training Services, Inc.
Address 2311 East Nettleton Avenue
City Jonesboro **County Name** Craighead
Sq Ft 1,323 **RateSF** \$12.24 **Annual Rent** \$16,193.52
Lessor Name Commerce - Division of Workforce Services **Principal** N/A
Comments: Two (2) year Sublease Renewal with no other changes.

Lease Number P2134 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name DFA - Office of Child Support Enforcement
Address 1102 Byrum Road
City Blytheville **County Name** Mississippi
Sq Ft 8,352 **RateSF** \$13.64 **Annual Rent** \$113,917.08
Lessor Name Razor Property Management, LLC **Principal** Dale Jones
Comments: Two (2) year Lease Renewal with a flat five percent (5%) increase and Lessor to perform various repairs/improvements.

Lease Number P2257 **Start Date** 11/1/2023 **End Date** 10/31/2025
Lessee Name DHS - County Operations
Address 305 East Avenue "B"
City Hope **County Name** Hempstead
Sq Ft 1,125 **RateSF** \$6.37 **Annual Rent** \$7,166.28
Lessor Name G & G Rental Company, Inc. **Principal** Melanie Jordan
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P2387 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name DFA - Office of Child Support Enforcement
Address 3821 North Airport Road
City Marion **County Name** Crittenden
Sq Ft 10,000 **RateSF** \$13.50 **Annual Rent** \$135,000.00
Lessor Name NICO Properties, LLC **Principal** Thomas Stewmon
Comments: Two (2) year Lease Renewal with Lessor to complete minor maintenance items.

LEASE RENEWALS:

Lease Number P2411 **Start Date** 1/1/2024 **End Date** 12/31/2025
Lessee Name DFA - Revenue Division
Address 1400 Highway 65 South
City Clinton **County Name** Van Buren
Sq Ft 1,700 **RateSF** \$11.04 **Annual Rent** \$18,768.00
Lessor Name Van Buren County, Arkansas **Principal** N/A
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P2412 **Start Date** 11/1/2023 **End Date** 10/31/2025
Lessee Name UAMS - Department of Pediatrics - Kids First
Address 221 Lindley Lane
City Newport **County Name** Jackson
Sq Ft 6,928 **RateSF** \$12.50 **Annual Rent** \$86,600.04
Lessor Name Robin Frazier and Cotton Roberts **Principal** N/A
Comments: Two (2) year Lease Renewal with change in Lessor name and Lessor to perform various improvements/repairs.

Lease Number P2421 **Start Date** 1/1/2024 **End Date** 12/31/2027
Lessee Name DHS - Children and Family Services
Address 704 Cloverleaf Circle
City Van Buren **County Name** Crawford
Sq Ft 160 **RateSF** \$4.07 **Annual Rent** \$651.00
Lessor Name YYY Holdings Limited Partnership **Principal** J. R. Young
Comments: Four (4) year Storage Lease Renewal with no other changes.

Lease Number P2518 **Start Date** 10/1/2023 **End Date** 9/30/2024
Lessee Name ADA - Arkansas State Plant Board
Address 609 Southside Street
City Lake Village **County Name** Chicot
Sq Ft 240 **RateSF** \$1.25 **Annual Rent** \$300.00
Lessor Name Sarah Smith **Principal**
Comments: One (1) year Lease Renewal with change in Lessor name and mailing address.

LEASE RENEWALS:

Lease Number P2636 **Start Date** 10/1/2023 **End Date** 9/30/2025
Lessee Name UAMS - Department of Pediatrics - KidsFirst
Address 410 Camp Road
City Pocahontas **County Name** Randolph
Sq Ft 8,240 **RateSF** \$13.64 **Annual Rent** \$112,352.40
Lessor Name Kyle Baltz **Principal** Kyle Baltz
Comments: Two (2) year Lease Renewal with a flat one percent (1%) rent increase and Lessor to complete various repairs.

Lease Number P2677 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name DFA - Revenue Division
Address 107 Mountain View Road
City Glenwood **County Name** Pike
Sq Ft 1,140 **RateSF** \$6.77 **Annual Rent** \$7,714.44
Lessor Name Brett and Lisa Wright **Principal** Brett Wright
Comments: Two (2) year Lease Renewal with Lessor to perform various repairs/improvements.

Lease Number P2994 **Start Date** 11/1/2023 **End Date** 10/31/2025
Lessee Name DFA - Revenue Division
Address 649 East Main Street
City Melbourne **County Name** Iazard
Sq Ft 723 **RateSF** \$14.52 **Annual Rent** \$10,500.00
Lessor Name MDW Properties, LLC **Principal** Michael Don Watson
Comments: Two (2) year Lease Renewal with Lessor to complete various repairs/improvements.

Lease Number P3001 **Start Date** 10/1/2023 **End Date** 9/30/2024
Lessee Name UAMS - Regional Programs, UAMS East
Address 215 West Bond Street
City West Memphis **County Name** Crittenden
Sq Ft 2,197 **RateSF** \$6.82 **Annual Rent** \$14,988.00
Lessor Name On Broadway, LLC **Principal** Scott Ferguson
Comments: One (1) year Lease Renewal with a \$25 increase in monthly rent.

LEASE RENEWALS:

Lease Number P3011 **Start Date** 1/1/2024 **End Date** 12/31/2024
Lessee Name UAM - College of Technology
Address 130 West Waterman Street
City Dumas **County Name** Desha
Sq Ft 1,500 **RateSF** \$5.88 **Annual Rent** \$8,820.00
Lessor Name City of Dumas, Arkansas **Principal** N/A
Comments: One (1) year Lease Renewal with Lessor performing various repairs/improvements.

Lease Number P3082 **Start Date** 11/1/2023 **End Date** 10/31/2025
Lessee Name Commerce - DWS - Rehabilitation Services
Address Highway 62-65-412 North
City Harrison **County Name** Boone
Sq Ft 1,171 **RateSF** \$7.25 **Annual Rent** \$8,489.76
Lessor Name Northwest Arkansas Economic Development **Principal** Joe Willis
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P3177 **Start Date** 10/1/2023 **End Date** 9/30/2025
Lessee Name DFA - Revenue Division
Address 550 Edgewood Drive
City Maumelle **County Name** Pulaski
Sq Ft 584 **RateSF** \$0.00 **Annual Rent** \$1.00
Lessor Name City of Maumelle, Arkansas **Principal** N/A
Comments: Two (2) year Public Advantage Lease Renewal with a provision to make Lessee responsible for all IT, data, and phone costs.

Lease Number P3224 **Start Date** 2/1/2024 **End Date** 1/31/2025
Lessee Name Ozarka Technical College
Address 406 East Main
City Mountain View **County Name** Stone
Sq Ft 3,700 **RateSF** \$3.24 **Annual Rent** \$12,000.00
Lessor Name WECE LLC **Principal** Whitman W Fowlkes
Comments: One (1) year Lease Renewal with Lessor performing various repairs.

LEASE RENEWALS:

Lease Number P6072 **Start Date** 1/1/2024 **End Date** 12/31/2027
Lessee Name DHS - County Operations
Address 278 East Main Street
City Melbourne **County Name** Izard
Sq Ft 3,750 **RateSF** \$5.83 **Annual Rent** \$21,862.56
Lessor Name Jeremy and Darcy Arbiso **Principal** N/A
Comments: Four (4) year Lease Renewal with a \$200.00 increase in monthly rent.

Lease Number P6152 **Start Date** 1/1/2024 **End Date** 12/31/2024
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 P6159 **Start Date** 11/1/2023 **End Date** 10/31/2025
Lessee Name DHS - County Operations
Address 116 North Laurel Street
City Hope **County Name** Hempstead
Sq Ft 6,400 **RateSF** \$6.56 **Annual Rent** \$41,983.92
Lessor Name G and G Rental Company, Inc. **Principal** Melanie Jordan
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P6263 **Start Date** 1/1/2024 **End Date** 12/31/2025
Lessee Name DHS - County Operations
Address 400 NW 4th Street
City Walnut Ridge **County Name** Lawrence
Sq Ft 5,336 **RateSF** \$7.85 **Annual Rent** \$41,887.56
Lessor Name Doty Family Investments, LLC **Principal** Paul Doty
Comments: Two (2) year Lease Renewal with no other changes.

LEASE RENEWALS:

Lease Number P6285 **Start Date** 1/1/2024 **End Date** 12/31/2025
Lessee Name DHS - County Operations
Address 524 North Main Street
City Nashville **County Name** Howard
Sq Ft 3,060 **RateSF** \$6.49 **Annual Rent** \$19,845.48
Lessor Name Billy Ray Jones **Principal** Billy Ray Jones
Comments: Two (2) year Lease Renewal with a flat two percent (2%) rent increase.

Lease Number P6335 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name DHS - County Operations
Address 701 North Denver Street
City Russellville **County Name** Pope
Sq Ft 14,258 **RateSF** \$11.48 **Annual Rent** \$163,610.04
Lessor Name GCK Properties, LLC **Principal** Laura Drown
Comments: Two (2) year Lease Renewal with with a flat two (2%) percent increase in rent.

Lease Number P6453 **Start Date** 1/1/2024 **End Date** 12/31/2025
Lessee Name DHS - County Operations
Address 449 Ingram Street
City Clinton **County Name** Van Buren
Sq Ft 7,440 **RateSF** \$9.65 **Annual Rent** \$71,796.00
Lessor Name Bone Brothers, L.L.C. **Principal** Gayle Bone
Comments: Two (2) year Lease Renewal with Lessor to complete roof inspection and repair as necessary.

Lease Number P8071 **Start Date** 1/1/2024 **End Date** 12/31/2027
Lessee Name DHS - County Operations
Address 704 Cloverleaf Circle
City Van Buren **County Name** Crawford
Sq Ft 9,133 **RateSF** \$11.61 **Annual Rent** \$106,034.16
Lessor Name YYY Holdings Limited Partnership **Principal** J.R. Young
Comments: Four (4) year Lease Renewal with a rate increase of \$1.00/sf in the first and second year of the Term only. Initial rate of \$11.61/sf with the remainder of the Term at \$12.61/sf

LEASE RENEWALS:

Lease Number P9103 **Start Date** 1/1/2024 **End Date** 12/31/2025
Lessee Name DHS - County Operations
Address 222 Van Buren Street NW
City Camden **County Name** Ouachita
Sq Ft 21,630 **RateSF** \$7.16 **Annual Rent** \$154,879.44
Lessor Name Ouachita County, Arkansas **Principal** N/A
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P9115 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name Division of Arkansas State Police
Address 1318 Bradley Drive
City Mountain Home **County Name** Baxter
Sq Ft 1,500 **RateSF** \$4.60 **Annual Rent** \$6,900.00
Lessor Name Carley Properties, LLC **Principal** Theron C. Carter
Comments: Two (2) year Lease Renewal with no other changes.

Lease Number P9538 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name DHS - County Operations
Address 17 West McKeen Street
City Paris **County Name** Logan
Sq Ft 6,280 **RateSF** \$9.16 **Annual Rent** \$57,506.28
Lessor Name Soprano Property Management, LLC **Principal** Holly Funderburk
Comments: Two (2) year Lease Renewal with a flat five (5%) increase and Lessor to perform various repairs/improvements.

Lease Number P9546 **Start Date** 12/1/2023 **End Date** 11/30/2025
Lessee Name DHS - County Operations
Address 355 West 1st Street
City Prescott **County Name** Nevada
Sq Ft 8,243 **RateSF** \$8.86 **Annual Rent** \$72,032.96
Lessor Name Inspire Property Management, LLC **Principal** Larry Sturdivant
Comments: Two (2) year Lease Renewal with a flat four and half percent (4.5%) rent increase.

LEASE RENEWALS:

Lease Number P9631 **Start Date** 2/1/2024 **End Date** 1/31/2026
Lessee Name DHS - County Operations
Address 1821 East Main Street
City Mountain View **County Name** Stone
Sq Ft 7,500 **RateSF** \$8.40 **Annual Rent** \$63,036.00
Lessor Name Landrei Hankins **Principal** N/A
Comments: Two (2) year Lease Renewal with Lessor performing various repairs.

Lease Number P9939 **Start Date** 1/1/2024 **End Date** 12/31/2026
Lessee Name DHS - County Operations
Address 1104 Byrum Road
City Blytheville **County Name** Mississippi
Sq Ft 19,187 **RateSF** \$10.29 **Annual Rent** \$197,466.84
Lessor Name Razor Property Management, LLC **Principal** Dale Jones
Comments: Three (3) year Lease Renewal with a flat one percent (1%) increase in rent for two (2) years and a one percent (1%) increase for year 3 with Lessor performing various repairs.

Lease Number S8508 **Start Date** 10/1/2022 **End Date** 2/29/2024
Lessee Name Arkansas Department of Veterans Affairs
Address 103 South Rochester Avenue
City Russellville **County Name** Pope
Sq Ft 200 **RateSF** \$9.54 **Annual Rent** \$1,908.00
Lessor Name Commerce - Division of Workforce Services **Principal** N/A
Comments: Two (2) year State-to-State Sublease Renewal with an adjustment in rent to match Master Lease.

Lease Number S8515 **Start Date** 12/1/2023 **End Date** 11/30/2025
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 no other changes.

LEASE RENEWALS:

Lease Number S8555 **Start Date** 12/1/2023 **End Date** 5/31/2025
Lessee Name Commerce - DWS - Rehabilitation Services
Address 2003 West Broadway Avenue
City West Memphis **County Name** Crittenden
Sq Ft 3,002 **RateSF** \$12.75 **Annual Rent** \$38,275.56
Lessor Name Commerce - Division of Workforce Services **Principal** N/A
Comments: Two (2) year Sublease Renewal with no other changes.

Lease Number S8564 **Start Date** 7/1/2023 **End Date** 6/30/2025
Lessee Name Commerce - Broadband Office
Address 1 Commerce Way
City Little Rock **County Name** Pulaski
Sq Ft 558 **RateSF** \$17.00 **Annual Rent** \$9,486.00
Lessor Name TSS - Division of Building Authority **Principal** N/A
Comments: Two (2) year Sublease Renewal with no other changes.

LEASE CHANGES:

Lease Number P2166 **Start Date** 9/5/2023 **End Date** 9/30/2026
Lessee Name UAMS - Department of Pediatrics - Kids First
Address 3450 West 34th Street
City Pine Bluff **County Name** Jefferson
Sq Ft 12250 **RateSF** \$9.21
Lessor Name Oudin Property, LLC **Principal** Marc Oudin
Comments: Change Amendment with change in Lessor name and mailing address to reflect new ownership.

Lease Number S8456 **Start Date** 10/1/2023 **End Date** 6/30/2025
Lessee Name Arkansas Department of Veterans Affairs
Address 501 Woodlane Street
City Little Rock **County Name** Pulaski
Sq Ft 5130 **RateSF** \$13.90
Lessor Name TSS - Division of Building Authority **Principal** N/A
Comments: Change Amendment to add Suite 403N to the Lease and to adjust rent accordingly.

Lease Number S8553 **Start Date** 11/1/2023 **End Date** 6/30/2025
Lessee Name TSS - Division of Information Systems
Address 501 Woodlane Street
City Little Rock **County Name** Pulaski
Sq Ft 22556 **RateSF** \$13.90
Lessor Name TSS - Division of Building Authority **Principal** N/A
Comments: Change Amendment to remove Suite 303N, and to adjust rent accordingly.

LEASE CANCELLATIONS:

Lease Number N9241
Lessee Name Employment and Training Services, Inc.
Address 1015 Linwood Drive
City Paragould **County Name** Greene
Lessor Name Commerce - Division of Workforce Services
Comments: Sublessor allowing Sublease to expire effective 10/31/23, with no further obligation by either party.

Lease Number N9413
Lessee Name Lifeskills Connection Inc.
Address 616 Garrison Avenue
City Fort Smith **County Name** Sebastian
Lessor Name ADC - Division of Workforce Services
Comments: Sublessee allowed Sublease to expire effective 6/30/23, with no further obligation by either party.

Lease Number P2975
Lessee Name DHS - Division of Children and Family Services
Address 708 Garrison Avenue
City Fort Smith **County Name** Sebastian
Lessor Name The Steps, Inc.
Comments: Lessee allowing Lease to expire effective 10/31/23 with no further obligation by either party.

Lease Number P3227
Lessee Name UAMS - Dept of Family and Preventive Medicine - RED
Address 533 West Washington Avenue
City Jonesboro **County Name** Craighead
Lessor Name Foundation: A Welleness Practice, LLC
Comments: Lessee allowing Lease to expire effective 10/31/23, with no further obligation by either party.

LEASE CANCELLATIONS:

Lease Number P9494
Lessee Name Commerce - DWS - Rehabilitation Services
Address 989 Highway 425 North
City Monticello **County Name** Drew
Lessor Name Dearman Companies, Inc.
Comments: Lessee allowing Lease to expire, effective 10/31/23, with no further obligation by either party.

Lease Number S8507
Lessee Name Black River Technical College - Adult Education
Address 1015 Linwood Drive
City Paragould **County Name** Greene
Lessor Name Commerce - Division of Workforce Services
Comments: Sublessor allowing Sublease to expire effective 10/31/23, with no further obligation by either party.

Lease Number S8514
Lessee Name Commerce - Division of Workforce Services - Rehabilitation Ser
Address 1015 Linwood Drive
City Paragould **County Name** Greene
Lessor Name Commerce - Division of Workforce Services
Comments: Sublessor allowing Sublease to expire effective 10/31/23, with no further obligation by either party.

II. Construction Section

Contracts:

Current Projects under Contract:	124	
Value of Current Projects:	\$	146,361,709.55
New Contracts:	16	
(See attached New Contract report)		
Value of New Contracts:	\$	11,452,299.00
Change Orders approved:	12	
(See attached Change Order report)		
Change Order Increase:	\$	1,087,460.03
Change Order Decrease:	-\$	14,066.23
Projects Completed:	8	
Value of Completed Projects:	\$	2,852,022.07

Bid Process and Openings:

Projects in the Bid Process	42
Bid Openings:	
(See attached Bid Opening Report)	5
Emergency Bid:	0
Rebid Projects:	0
Projects Within Budget:	5
Project Over Budget	0

Project Observations:

Field Inspections Conducted:	62
Final Inspections Conducted	6

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
5002343	Department of Education	\$348,356.00
South Annex Window Replacement Admin Campus		\$280,500.00
10/4 /2023	Pettit & Pettit Consulting Engineers, Inc.	Design / Bid / Build
2:30:00 PM	Wagner General Contractors, Inc	
6152401	TSS Division of Building Authority	\$219,818.43
State Surplus Reno of Office and Restrooms		\$227,601.00
10/17/2023	Division of Building Authority, In-House	Design / Bid / Build
2:00:00 PM	Bell Construction Company, Inc.	
7102307	Department of Human Services	\$250,000.00
Geothermal HVAC Systems, Mansfield JTC		\$240,606.00
10/4 /2023	Lockeby & Associates, Inc.	Design / Bid / Build
2:00:00 PM	River City Mechanical. Inc	
9002307	Department of Parks, Heritage and Tourism	\$1,500,000.00
Marina Improvements Lake Catherine SP		\$1,785,000.00
10/12/2023	McClelland Consulting Engineers, Inc.	Design / Bid / Build
2:00:00 PM	Larry Diggs Construction Company, Inc.	
9002320	Department of Parks, Heritage and Tourism	\$950,000.00
Visitor Center Expansion Daisy State Park		\$1,037,629.00
10/31/2023	Allison Architects	Design / Bid / Build
2:00:00 PM	Coker Building Company, Inc.	

New Contracts

Agency Name	Project Name	
Project Number	Design Professional Name	
Date Approved	Contractor Name	Contract Amount
Department of Education		
5002343	South Annex Window Replacement Admin Campus	\$280,500.00
10/24/2023	Pettit & Pettit Consulting Engineers, Inc. Wagner General Contractors, Inc	
Department of Human Services		
7102308	SEAHDC - Fire & Life Safety Improvements	\$875,000.00
10/2 /2023	Stocks-Mann Architects, PLC Grindstone Construction, LLC	
Department of the Military		
9752207	RMTC Building 1640A	\$2,512,000.00
10/20/2023	Robert M Schelle Architect Bell Construction Company, Inc.	
9752220	CMTC Cantonment Area Fence PH 2	\$540,891.00
10/20/2023	Hawkins-Weir Wohali LLC	
9752225	CMTC Barrack 1562 Alteration	\$567,706.00
10/20/2023	Benchmark Group Wohali LLC	
9752228	Heber Springs Armory ReRoof	\$318,782.00
10/6 /2023	Brackett - Krennerich Architects Mid-Ark Roofing, Inc.	
9752231	Liberty Hall Latrine Renovation, Wings A & D	\$508,000.00
10/20/2023	Robert M Schelle Architect RC Contracting, Inc.	
9752247	RMTC Building 5301 Reroof	\$105,000.00
10/26/2023	Wittenberg Delony & Davidson Architects Terra Firma Restorations, LLC	

Agency Name	Project Name	
Project Number	Design Professional Name	
Date Approved	Contractor Name	Contract Amount
9752302	RMTC 6th St & AR Ave Culvert Replacement	\$331,392.00
10/20/2023	Pollution Management, Inc. Bell Construction Company, Inc.	
9752306	RMTC Bldg 7100 USPFO Generator Rewiring	\$249,450.00
10/30/2023	Pack Engineering Michael Kee Electric, Inc.	
9752308	CMTC 4th Avenue Resurface	\$1,136,595.00
10/23/2023	Hawkins-Weir Steve Beam Construction, Inc.	
9752329	Barrack 1566 Alteration	\$593,452.00
10/20/2023	Benchmark Group Wohali LLC	
9752330	CMTC Building 1587 Renovation	\$1,019,937.00
10/20/2023	Fennell Purifoy Architects Cornerstone Construction of Russellville	
9752332	RMTC Pump Station	\$860,095.00
10/20/2023	Halff Alessi Keyes Construction Company	
Division of Heritage		
8652302	Repairs & Improvements Jacob Wolf House Phase 3	\$276,499.00
10/17/2023	Clements & Associates Western Millwright Commercial Construct	
TSS Division of Building Authority		
6152309	4th Floor Module A Reno Mac Building	\$1,277,000.00
10/12/2023	Stocks-Mann Architects, PLC Carson & Associates, Inc.	

Change Order Summary

5102201 School for the Blind

Smith Associates Architects, P.A.

Hill Cottage Reno, Phase 2

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>
10/19/2023	5	Time Extension	\$0.00	\$0.00	35
10/19/2023	5	Code / Regulation / Rule	\$250.00	\$0.00	0
10/19/2023	5	Item Not Shown Or Specified	\$4,673.00	\$0.00	0
10/19/2023	5	Unforeseen Condition	\$1,274.00	\$0.00	0
10/19/2023	5	Owner Requested	\$1,592.00	\$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>
10/18/2023	22	Time Extension	\$0.00	\$0.00	18
10/18/2023	22	Owner Requested	\$0.00	(\$8,571.50)	0

6302301 DF&A Revenue Division

Lockeby & Associates, Inc.

Ledbetter Building Carpet Replacement

Bradford Morris Construction

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
10/5 /2023	1	Unforeseen Condition	\$279,365.00	\$0.00	0
10/5 /2023	1	Time Extension	\$0.00	\$0.00	180

9002109 Department of Parks, Heritage and Tourism

Alta Planning + Design

Elaine to Mellwood Delta Heritage Trail

Kesser International, Inc.

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
10/6 /2023	4	Unforeseen Condition	\$8,506.91	\$0.00	0
10/12/2023	5	Owner Requested	\$486.58	\$0.00	0
10/25/2023	6	Owner Requested	\$311.50	\$0.00	0

9002211 Department of Parks, Heritage and Tourism

Alta Planning + Design

DHT Mellwood to Snow Lake

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>
10/4 /2023	7	Owner Requested	\$733,554.00	\$0.00	0

10/4 /2023	7	Time Extension	\$0.00	\$0.00	13
9002313 Department of Parks, Heritage and Tourism			Witsell Evans Rasco Architects / Planners		
Moss-Williams House PH II HWSP					
Kinco Constructors, LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
10/3 /2023	2	Owner Requested	\$17,607.00	\$0.00	0
9002315 Department of Parks, Heritage and Tourism			Wittenberg Delony & Davidson Architects		
War Memorial Phase VI South End-Zone Repairs					
MD Doyne 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>
10/4 /2023	3	Owner Requested	\$0.00	(\$5,494.73)	0
9752213 Department of the Military			Benchmark Group		
CMTC 1519 Barracks Renovation					
Wohali LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
10/16/2023	2	Owner Requested	\$19,920.02	\$0.00	0
10/16/2023	2	Time Extension	\$0.00	\$0.00	15
9752214 Department of the Military			Benchmark Group		
CMTC 1520 Barracks Renovation					
Wohali LLC					
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
10/17/2023	2	Time Extension	\$0.00	\$0.00	15
10/17/2023	2	Owner Requested	\$19,920.02	\$0.00	0
9952201 Division of Emergency Management			Lockeby & Associates, Inc.		
Covered Dock Expansion					
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>
10/17/2023	3	Time Extension	\$0.00	\$0.00	160

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
7102206 Bathroom Reno, Unit #6 Forensics, ASH 10/10/2023 \$108,219.00 Morris & Associates	Department of Human Services Little Rock, AR 10/12/2023 720 No	Public Bid Re-bid Closed \$ 66.53 NA
7102311 Asbestos Abatement Units 3, 4, 5, ASH 10/2/2023 \$396,000.00 Morris & Associates	Department of Human Services Little Rock, AR 0 No	Public Bid Plan Review Submittal Open for Review NA NA
7102402 Replace Chiller, Judge Hill 10/12/2023 \$167,000.00 Lockeby & Associates, Inc.	Department of Human Services Booneville HDC NA No	Public Bid Approval to Bid Open for Review NA NA
7102403 Reroof Various Building at Conway HDC 10/12/2023 \$288,000.00 Morris & Associates	Department of Human Services Conway, AR 10/17/2023 15,488 No	Public Bid Approval to Bid Closed \$ 18.60 NA
7102404 Boiler Replacement at Arkadelphia HDC 10/23/2023 \$386,000.00 Insight Engineering	Department of Human Services Arkadelphia, AR 10/26/2023 NA No	Public Bid Approval to Bid Closed NA NA
7102405 Bldg 18 HVAC Reno, AR Health Center 10/16/2023 \$741,000.00 Lockeby & Associates, Inc.	Department of Human Services Benton, AR 10/31/2023 NA No	Public Bid Plan Review Submittal Waiting for Responses NA NA
9002320 Visitor Center Expansion 10/3/2023 \$535,889.87 Allison Architects	Parks, Heritage & Tourism Daisy State Park 10/4/2023 2,180 No	Public Bid 2nd Re-bid Closed \$ 245.82 NA
9002401 HVAC System Renovations 10/9/2023 \$467,916.00 Allison Architects	Parks, Heritage & Tourism AR Museum of Natural Resources 10/9/2023 25,500 No	Emergency Bid Approval to Bid Closed \$ 18.35 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
9002402	Parks, Heritage & Tourism	Public Bid
Shared Use Path Phase 1 (RTP 17 & 8)(S)	Pinnacle Mountain State Park	Approval to Bid
10/31/2023		Open for Review
\$1,067,062.50	NA	NA
PMI (Pollution Management, Inc.)	Yes	9/9/2023
9002407	Parks, Heritage & Tourism	Public Bid
Mather Lodge Hospitality Improvements	Petit Jean State Park	Plan Review Submittal
9/18/2023	10/3/2023	Waiting for Responses
\$41,217.60	200	\$ 206.08
Taylor Kempkes Architects, P.A.	No	NA
9002408	Parks, Heritage & Tourism	Public Bid
Visitor Center Day Use Road (TAP-21)	Pinnacle Mountain State Park	Plan Review Submittal
9/21/2023	10/9/2023	Waiting for Responses
\$1,908,907.00	NA	NA
McClelland Engineering	In Review	NA
9002411	Parks, Heritage & Tourism	Public Bid
Electrical Improvements Ozark Folk Ctr.	Mountain View, AR	Plan Review Submittal
10/3/2023	10/17/2023	Waiting for Responses
\$307,586.00	NA	NA
Allison Architects	No	NA
9002412	Parks, Heritage & Tourism	Public Bid
New Employee Residence	Lake Chicot State Park	Plan Review Submittal
10/3/2023	10/24/2023	Waiting for Responses
\$341,492.25	1,800	\$ 189.72
Wittenberg, Delony & Davidson, Inc.	No	NA
9002413	Parks, Heritage & Tourism	Public Bid
Restoration of Hinderliter Grog Shop &	Historic Arkansas Museum, Little Rock,	Plan Review Submittal
10/4/2023		Open for Review
\$619,375.00	2,534	\$ 244.00
Revival Architecture		

Public School Accessibility Reviews

October 2023

Project #	Project Description Review Type	Date Received	Date Completed	School District Current Status
5002405	Proposed Concession/Restroom Building Approval to Proceed	10/23/2023	10/24/2023	Cutter Morning Star Schools Closed
5002408	Cabot Pre-K South Plan Review Submittal	10/26/2023	10/30/2023	Cabot Schools Waiting for Responses
5002409	Cabot Pre-K North Plan Review Submittal	10/26/2023	10/31/2023	Cabot Schools Waiting for Responses