

**Arkansas
Building
Authority**



MIKE BEEBE, GOVERNOR • ANNE W. LAIDLAW, DIRECTOR

November 19, 2014

The Honorable Mike Beebe
Governor, State of Arkansas
Room 250, State Capitol
Little Rock, Arkansas 72201

Re: Sale of Property for Department of Veteran's Affairs – Residence at Charles Bussey Facility
(former VA Home) located in Pulaski County

Dear Governor Beebe:

After ABA received your approval to sale the above referenced property, attempts were made by our office to sale the property through the State's formal bidding process. All of these attempts proved unsuccessful with no bids being received in the first attempt and a nominal bid in the amount of \$1000 on the second attempt. The Arkansas Department of Veterans Affairs (ADVA) rejected the second bid attempt in the fall of 2013. Subsequently, following the demolition of the primary VA Home facility, ABA conducted a third bid process for the remaining VA Residence this fall and received a bid in the amount of \$17,000.00. The residence was appraised at \$34,000. Arkansas Code Annotated § 22-6-601 (h) (2) allows for the sale of property for below appraised value if approved by your office and reviewed by Arkansas Legislative Council.

Please find enclosed, ADVA's request for your approval to accept the less than appraised value bid amount of \$17,000. I and staff have conferred numerous times with the staff at ADVA on this property. It is the view of both parties that the cost for the State to maintain and pay insurance on this property, the numerous break-ins and liabilities associated with security of the property, as well as the resources of both agencies already expended on the bid attempts for the sale, far exceeds the value of the property.

Due to the above and foregoing, it is the opinion and recommendation of this office and Cissy Rucker, ADVA Director, that we request your favorable response to allow this property to be sold for the bid amount of \$17,000. We concur that further solicitation of this property is not in the best interest of the State. We therefore respectfully request that the bid amounts which are less than the appraised value be accepted by the Arkansas Department of Veterans Affairs so that it may proceed with the sale of the property to the responsive bidder. ADVA, upon your approval of this request, will provide notification to the Legislative Council for their review prior any finalization of the sale.

A handwritten signature in black ink, likely belonging to Anne W. Laidlaw, the Director of the Arkansas Building Authority.

Should you have any questions or concerns, please do not hesitate to contact me or Susan Wilson at 682-1833.

Sincerely,



Anne W. Laidlaw, Director

Enclosure

cc: Cissy Rucker, Director, ADVA

Approved

11 / 20 / 14





STATE OF ARKANSAS

Department of Veterans Affairs

Office of the Director and Administrative Services
501 Woodlane Drive, Suite 230C, Little Rock, AR 72201
Phone: (501) 683-1787 | Fax: (501) 682-4833

Executive Offices, Claims and Appeals, and Field Services
2200 Fort Roots Drive, Building 65, Room 119, North Little Rock, AR 72114-1756
Phone: (501) 370-3820 | Fax: (501) 370-3829

ARKANSAS
DEPARTMENT OF
VETERANS AFFAIRS



SERVING OUR STATE'S HEROES

Mike Beebe
Governor

Alicia (Cissy) Rucker
Director

November 17, 2014

Ms. Anne Laidlaw, Director
Arkansas Building Authority
501 Woodlane Drive, Suite 101N
Little Rock, AR 72201

RE: Approval to Sell Property at 4623 West Charles Bussey Avenue in Little Rock
Below the Appraised Value

Dear Ms. Laidlaw:

We request approval from the Arkansas Building Authority to sell the single family residence and surrounding property/lot located at 4623 West Charles Bussey Avenue in Little Rock for less than its appraised value of \$34,000. This property has become a significant financial burden as it has been broken into on numerous occasions and ADVA is neither staffed nor funded to maintain the property.

The property was advertised for sale by sealed bid, and only one bid was submitted in the amount of \$17,000. Therefore, we request to sell the property for the bid amount of \$17,000.

Sincerely,


Alicia (Cissy) Rucker
Director

CR:dt