



STATE OF ARKANSAS

**Department of Finance  
and Administration**

**DIVISION OF BUILDING AUTHORITY**

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**MEMORANDUM**

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

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

**RE:** Quarterly Report – State Owned Real Property Transactions

**DATE:** October 6, 2015

**Cc:** Governor Asa Hutchinson  
Larry Walther, DFA Director  
DBA Council Members

Pursuant to Arkansas Code Annotated § 22-6-117, please find enclosed the documents which outline the Division of Building Authority's activities for the period beginning July 1, 2015 and ending on September 30, 2015 which relate to the Division's leasing of State owned real property to non-state entities and any transfer of DBA's property to non-state entities. Should you have any questions please do not hesitate to contact me.

***DFA - Division of Building Authority  
Report of State Conveyances***

***Real Property and Natural Resources owned by the State conveyed for the period  
July 1, 2015 through September 30, 2015***

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***Lease Number:*** N9206  
***Lessor Name:*** Arkansas Department of Correction  
***Lessee Name:*** Actronix, Inc.  
***Start Date:*** 7/1/2015 ***Sq Ft:*** 21600  
***End Date:*** 6/30/2017 ***RateSF:*** \$0.00  
***Original Date of Conveyance:*** 7/1/2005 ***Annual Rent*** \$1.00  
***Property Name:*** ADC McPherson Correctional Facility  
***Address:*** ADC McPherson Correctional Facility  
***City:*** Newport  
***County Name:*** Jackson  
***Other:*** Two (2) year renewal with no changes.

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***Lease Number:*** N9232  
***Lessor Name:*** Arkansas Department of Human Services - Division of Youth Service  
***Lessee Name:*** G4S Youth Services, LLC  
***Start Date:*** 10/1/2015 ***Sq Ft:***  
***End Date:*** 6/30/2016 ***RateSF:***  
***Original Date of Conveyance:*** 1/21/2007 ***Annual Rent*** \$1.00  
***Property Name:*** Alexander Juvenile Correctional Facility (AJCF)  
***Address:*** 1501 Woody Drive  
***City:*** Alexander  
***County Name:*** Saline  
***Other:*** Nine (9) month renewal with no changes.

<b>Lease Number:</b>	N9255		
<b>Lessor Name:</b>	Arkansas Department of Workforce Services		
<b>Lessee Name:</b>	Little Rock Workforce Investment Board		
<b>Start Date:</b>	6/1/2015	<b>Sq Ft:</b>	5795
<b>End Date:</b>	5/31/2019	<b>RateSF:</b>	\$15.41
<b>Original Date of Conveyance:</b>	6/1/2009	<b>Annual Rent</b>	\$89,301.00
<b>Property Name:</b>			
<b>Address:</b>	5401 South University Avenue		
<b>City:</b>	Little Rock		
<b>County Name:</b>	Pulaski		
<b>Other:</b>	Four (4) year Sublease renewal with a change in rent to coincide with the Master Lease.		

  

<b>Lease Number:</b>	N9250		
<b>Lessor Name:</b>	Arkansas Department of Workforce Services		
<b>Lessee Name:</b>	Workforce Investment Board of Eastern Arkansas, Inc.		
<b>Start Date:</b>	7/1/2014	<b>Sq Ft:</b>	1706
<b>End Date:</b>	6/30/2016	<b>RateSF:</b>	\$12.75
<b>Original Date of Conveyance:</b>	7/1/2008	<b>Annual Rent</b>	\$21,751.56
<b>Property Name:</b>			
<b>Address:</b>	2003 West Broadway Avenue		
<b>City:</b>	West Memphis		
<b>County Name:</b>	Crittenden		
<b>Other:</b>	Amended Sublease to reflect change in square footage and change in rent.		

  

<b>Lease Number:</b>	N9251		
<b>Lessor Name:</b>	Arkansas Department of Workforce Services		
<b>Lessee Name:</b>	Workforce Investment Board of Eastern Arkansas, Inc.		
<b>Start Date:</b>	7/1/2014	<b>Sq Ft:</b>	2041
<b>End Date:</b>	11/30/2015	<b>RateSF:</b>	\$11.00
<b>Original Date of Conveyance:</b>	12/1/2008	<b>Annual Rent</b>	\$22,451.04
<b>Property Name:</b>			
<b>Address:</b>	300 Eldridge Road, #2		
<b>City:</b>	Forrest City		
<b>County Name:</b>	St. Francis		
<b>Other:</b>	Amended Sublease to reflect change in square footage and change in rent.		

**Lease Number:** N9336  
**Lessor Name:** Arkansas Department of Human Services  
**Lessee Name:** American Red Cross  
**Start Date:** 9/1/1962 **Sq Ft:**  
**End Date:** 8/31/2061 **RateSF:**  
**Original Date of Conveyance:** 9/1/1962 **Annual Rent** \$1.00  
**Property Name:** Land  
**Address:** State Hospital Grounds  
**City:** Little Rock  
**County Name:** Pulaski  
**Other:** Ninety-nine (99) year non-state land Lease on the grounds of the State Hospital. Originally written in 1962 so this was added to a State Lease form.

**Lease Number:** N9288  
**Lessor Name:** Arkansas Department of Workforce Services  
**Lessee Name:** Northcentral Arkansas Development Council, Inc. (NADC)  
**Start Date:** 7/1/2015 **Sq Ft:** 273  
**End Date:** 6/30/2017 **RateSF:** \$8.26  
**Original Date of Conveyance:** 7/1/2011 **Annual Rent** \$2,256.00  
**Property Name:**  
**Address:** Highway 167 & 69A Bypass  
**City:** Batesville  
**County Name:** Independence  
**Other:** Two (2) year Sublease renewal with no changes.

**Lease Number:** N9317  
**Lessor Name:** Arkansas Department of Workforce Services  
**Lessee Name:** Southeast Arkansas Economic Development District, Inc.  
**Start Date:** 7/1/2015 **Sq Ft:** 336  
**End Date:** **RateSF:** \$10.00  
**Original Date of Conveyance:** 7/1/2014 **Annual Rent** \$3,360.00  
**Property Name:** Delta Technology Education Center  
**Address:** 130 Waterman Street  
**City:** Dumas  
**County Name:** Desha  
**Other:** Month-To-Month renewal of Sublease with no changes.

**Lease Number:** N9334  
**Lessor Name:** UAMS - Northwest  
**Lessee Name:** Healthcare Services Group (HCSG)  
**Start Date:** 7/1/2015 **Sq Ft:** 2940  
**End Date:** 6/30/2016 **RateSF:** \$2.45  
**Original Date of Conveyance:** 7/1/2015 **Annual Rent** \$7,200.00  
**Property Name:**  
**Address:** 1125 North College Avenue  
**City:** Fayetteville  
**County Name:** Washington  
**Other:** New one (1) year Sublease of kitchen space on 2nd floor of UAMS Northwest.

**Lease Number:** N9332  
**Lessor Name:** Black River Technical College  
**Lessee Name:** Peco Foods, Inc.  
**Start Date:** 7/1/2015 **Sq Ft:** 9888  
**End Date:** 6/30/2016 **RateSF:** \$0.61  
**Original Date of Conveyance:** 7/1/2015 **Annual Rent** \$6,000.00  
**Property Name:** Black River Technical College Aviation Building  
**Address:** 1410 Highway 304 East  
**City:** Pocahontas  
**County Name:** Randolph  
**Other:** New one (1) year state-to-private Lease of the Aviation Building of Black River Technical College.