

**A.C.A. §19-4-1415 Alternative Delivery Project
Construction Transmittal Form**

To: Bureau of Legislative Research
State Capitol, Rm 315
Little Rock, AR 72201
Attn: Kathy Schmidt

From: Jerry Bradshaw, Director

RE: Alternative Delivery Method Contract Increase Review
Baldwin Shell Contract Amendment

Date: July 20, 2021

Agency/Board/Commission: Arkansas Division of Community Correction

Contact: Jerry Bradshaw, Director

Project Name: Arkansas Division of Community Correction Headquarters
DBA Project #4851901

Project Description: The original scope of this project included selective demolition, interior renovations and exterior renovation of the existing Timex Building located at 1302 Pike Ave, North Little Rock, AR 72114. The exterior renovations will consist of site work and the construction of two new entrances to the building. The interior work will consist of constructing approximately 134,000 sq ft of office space in the existing warehouse structure and including the associated mechanical, electrical and plumbing system. The amendment consists of replacement of the main building roof, secondary lower main roof, and the annex building roof. Total roof area to be replaced is 245,841 square feet. The existing roof material of gravel/rock will be removed and replaced with a Thermoplastic Polyolefin (TPO) membrane roof that has a 20 year warranty. The project includes the removal/installation of all air handler units, demolition/removal of a large metal refrigeration rack, and re-directing/plumbing of the roof drains to eliminate drainage through the building. The amendment also consists of finishing out approximately 4,806 square feet of the existing warehouse structure and including the associated mechanical, electrical, and plumbing system.

Project Location: 1302 Pike Ave., North Little Rock, AR 72114

Original Project Square Footage: 134,000 sq ft of office space

Amended Project Square Footage: 138,806 sq ft of office space and 245,841 sq ft of roof replacement

Original Funding Source: Bond

Amended Funding Source: Bond and Special Revenue

Original Estimated Construction Costs: \$13,000,000

Amended Estimated Construction Costs: \$18,000,000

Procurement Method: RFQ (§ 19-4-1415)

Number of Contractor Proposals Reviewed: Ten (10) Respondents

Number of Contractors Interviewed: Five (5) Contractors

Contractor: Baldwin & Shell Construction Company

Estimated % of work that will be bid: 100%

Design Professional: Wittenberg, Delony & Davidson (WD&D)

Estimated Revised Completion Date: Summer 2022

Submitted by: Jerry Bradshaw, DCC Director

A handwritten signature in cursive script, appearing to read "Jerry Bradshaw".

7/20/2021