



Department of Shared Administrative Services

Governor Sarah Huckabee Sanders

Secretary Leslie Fisk

## Memorandum

**To:** Arkansas Legislative Council  
Marty Garrity, Director, Bureau of Legislative Research  
**From:** Anne W. Laidlaw, DBA Director *AWL*  
**CC:** Leslie Fisk, SAS Secretary  
**Date:** July 7, 2025  
**Subject:** **DBA Monthly Report of June Activities**

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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 June, 2025. 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 June, 2025**

### **I. Real Estate Services**

#### **NEW LEASES:**

**Lease Number** P3326      **Start Date** 12/1/2024      **End Date** 11/30/2029  
**Lessee Name** Arkansas State University  
**Property Name**  
**Address** 401 North Pecan Street  
**City** Newport      **County Name** Jackson  
**Sq Ft** 10,035      **RateSF** \$0.00      **Annual Rent** \$1  
**Lessor Name** Newport School District      **Principal** Jon Bradley  
**Comments:** New five (5) year public advantage Lease between Newport School District and Arkansas State University.

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**Lease Number** P3330      **Start Date** 1/6/2025      **End Date** 5/31/2027  
**Lessee Name** U of A - Division of Agriculture  
**Property Name** Arkansas 4-H Center  
**Address** 1 Four H Way  
**City** Little Rock      **County Name** Pualski  
**Sq Ft**      **RateSF**      **Annual Rent** \$96,000  
**Lessor Name** Arkansas 4-H Foundation      **Principal** Mike Boyd  
**Comments:** New Lease for office, storage, kitchen, and training pavilion space for U of A Division of Agriculture in Little Rock.

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**Lease Number** P3332      **Start Date** 7/1/2025      **End Date** 6/30/2026  
**Lessee Name** Arkansas Department of the Military  
**Property Name**  
**Address** 1008 East Oak Street  
**City** Conway      **County Name** Faulkner  
**Sq Ft** 1,250      **RateSF** \$27.20      **Annual Rent** \$33,998  
**Lessor Name** Sirrah Realty, Inc.      **Principal** Mary Harris  
**Comments:** New one (1) year Lease for the relocation of the National Guard recruiting storefront in Conway. Relocated from former Lease P2482.

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**NEW LEASES:**

**Lease Number** P3334      **Start Date** 7/2/2025      **End Date** 6/30/2028

**Lessee Name** Arkansas Legislative Audit

**Property Name**

**Address** 2863 North Old Missouri Road

**City** Fayetteville

**County Name** Washington

**Sq Ft** 753      **RateSF** \$19.92      **Annual Rent** \$15,000

**Lessor Name** 3 Calhoun C's LLC

**Principal** Derrick Calhoun

**Comments:** New one (1) year Lease for Legislative Audit to relocate suite from previous Lease in the same building (P3306).

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**LEASE RENEWALS:**

**Lease Number** N9370      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Downtown Little Rock Partnership  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 2,512      **RateSF**      **Annual Rent** \$500.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Public Advantage Lease Renewal with no other changes.

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**Lease Number** N9433      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** MYDATT SERVICES, INC. d/b/a Block By Block  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 935      **RateSF**      **Annual Rent** \$10.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P2161      **Start Date** 9/1/2025      **End Date** 8/31/2029  
**Lessee Name** ADC - Division of Community Correction  
**Address** 125 West Page Street  
**City** Malvern      **County Name** Hot Spring  
**Sq Ft** 4,004      **RateSF** \$11.05      **Annual Rent** \$44,233.68  
**Lessor Name** Wright and Seale Properties      **Principal** William Wright  
**Comments:** Four (4) year Lease Renewal with a flat four percent (4%) rent increase and Lessor to perform various repairs/improvements.

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**Lease Number** P2193      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas Agriculture Department - Arkansas Forestry Commission  
**Address** Prestress Drive  
**City** Hampton      **County Name** Calhoun  
**Sq Ft**      **RateSF**      **Annual Rent** \$1.00  
**Lessor Name** Calhoun County, Arkansas      **Principal** N/A  
**Comments:** Two (2) year Public Advantage Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** P2614      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADA - Forestry Division  
**Address** N/A  
**City**      **County Name** Hot Spring  
**Sq Ft**      **RateSF**      **Annual Rent** \$1.00  
**Lessor Name** Glover Timberlands, LLLP      **Principal** Glover Family LLC  
**Comments:** Two (2) year Public Advantage Lease Renewal with no other changes.

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**Lease Number** P2690      **Start Date** 7/1/2025      **End Date** 6/30/2030  
**Lessee Name** Arkansas Disability Determination for Social Security Administration  
**Address** 1311 West 7th Street & 702 Pulaski Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 2,800      **RateSF** \$14.90      **Annual Rent** \$45,319.08  
**Lessor Name** State Employees' Benefit Corporation      **Principal** John Bridges  
**Comments:** Five (5) year lease renewal with a flat three percent (3%) rent increase and Lessor to perform various improvements.

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**Lease Number** P2694      **Start Date** 8/1/2025      **End Date** 7/31/2027  
**Lessee Name** DFA - Revenue Division  
**Address** 809 West Main Street  
**City** Trumann      **County Name** Poinsett  
**Sq Ft** 1,100      **RateSF** \$14.08      **Annual Rent** \$15,483.36  
**Lessor Name** Dennis Morgan      **Principal** Dennis Morgan  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P2800      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** AAD - Forestry Division  
**Address** Twn 1 N, Rng. 19 W, NE1/4, NW1/4  
**City** Jessieville      **County Name** Garland  
**Sq Ft** 0      **RateSF**      **Annual Rent** \$1,200.00  
**Lessor Name** Jessieville School District #1      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** P2850      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADC - Division of Community Correction  
**Address** 110 South Pruett Street  
**City** Paragould      **County Name** Greene  
**Sq Ft** 1,600      **RateSF** \$9.00      **Annual Rent** \$14,400.00  
**Lessor Name** Chris Bass      **Principal** Chris Bass  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P2938      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ASU - Mountain Home - Adult Education Program  
**Address** 125 East Highway 62  
**City** Yellville      **County Name** Marion  
**Sq Ft** 1,127      **RateSF** \$6.39      **Annual Rent** \$7,200.00  
**Lessor Name** Jones Family Properties, LLC      **Principal** Bill Jones  
**Comments:** Two (2) year Lease Renewal with a \$140.00 increase in monthly rent, and Lessor to perform various repairs/improvements.

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**Lease Number** P3154      **Start Date** 5/1/2025      **End Date** 4/30/2026  
**Lessee Name** ADC - Division of Community Correction  
**Address** 1804 Martin Luther King Jr., Drive  
**City** Helena      **County Name** Phillips  
**Sq Ft** 2,500      **RateSF** \$6.36      **Annual Rent** \$15,912.00  
**Lessor Name** Phillips County, Arkansas      **Principal** N/A  
**Comments:** One (1) year Lease Renewal with no other changes.

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**Lease Number** P3188      **Start Date** 7/1/2025      **End Date** 6/30/2026  
**Lessee Name** UAMS - College of Medicine - DFPM - RED  
**Address** 117 East Main Street  
**City** Prescott      **County Name** Nevada  
**Sq Ft** 1,344      **RateSF** \$3.57      **Annual Rent** \$4,800.00  
**Lessor Name** M&B Insurance Properties, Inc.      **Principal** W. Percy Malone  
**Comments:** One (1) year Lease Renewal with significant reduction in rent to accommodate division budget constraints.

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**LEASE RENEWALS:**

**Lease Number** P9040      **Start Date** 6/1/2025      **End Date** 5/31/2026  
**Lessee Name** DFA - Revenue Division  
**Address** North Washington Street  
**City** Forrest City      **County Name** St. Francis  
**Sq Ft** 2,700      **RateSF** \$11.90      **Annual Rent** \$32,124.00  
**Lessor Name** Fleurland Farms, A Partnership et. al.      **Principal** Philip Hicky  
**Comments:** One (1) year Lease Renewal with Lessor to complete various repairs/improvements.

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**Lease Number** P9267      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** DHS - County Operations  
**Address** 100 Park Street  
**City** Lonoke      **County Name** Lonoke  
**Sq Ft** 9,300      **RateSF** \$9.34      **Annual Rent** \$86,860.44  
**Lessor Name** McCrary Farms, Inc.      **Principal** Carolyn McCrary  
**Comments:** Two (2) year Lease Renewal with a flat two percent (2%) rent increase and Lessor to perform minor improvements.

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**Lease Number** P9405      **Start Date** 8/1/2025      **End Date** 7/31/2026  
**Lessee Name** Commerce - DWS - Rehabilitation Services  
**Address** 2703 West 28th Street  
**City** Pine Bluff      **County Name** Jefferson  
**Sq Ft** 5,719      **RateSF** \$9.61      **Annual Rent** \$54,972.00  
**Lessor Name** 28th St. Properties, LLC      **Principal** E. Harley Cox  
**Comments:** One (1) year Lease Renewal with Lessor to perform various repairs/improvements.

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**Lease Number** P9459      **Start Date** 10/1/2025      **End Date** 9/30/2027  
**Lessee Name** DHS - County Operations  
**Address** 913 SE 13th Court  
**City** Bentonville      **County Name** Benton  
**Sq Ft** 22,771      **RateSF** \$18.38      **Annual Rent** \$418,417.20  
**Lessor Name** Mathias Shopping Center, Inc.      **Principal** Lee DuChanois  
**Comments:** Two (2) year Lease Renewal with five percent (5%) rent increase each year, per renewal option in Lease.

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**LEASE RENEWALS:**

**Lease Number** P9731      **Start Date** 7/1/2025      **End Date** 6/30/2026  
**Lessee Name** ADC - Division of Community Correction  
**Address** 1011 Morgan Street  
**City** Paragould      **County Name** Greene  
**Sq Ft** 3,342      **RateSF** \$10.00      **Annual Rent** \$33,420.00  
**Lessor Name** Arisa Health, Inc      **Principal** Steve Johnson  
**Comments:** One (1) year Lease Renewal with no other changes.

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**Lease Number** P9945      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADA - Arkansas Forestry Division  
**Address** Sulphur Springs Road  
**City** Malvern      **County Name** Hot Spring  
**Sq Ft** 10,000      **RateSF** \$1.20      **Annual Rent** \$11,999.04  
**Lessor Name** City of Malvern, Arkansas and Malvern Airpo **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** P9993      **Start Date** 7/1/2025      **End Date** 6/30/2026  
**Lessee Name** ADA - State Plant Board  
**Address** 2111 DeWitt Henry Drive  
**City** Beebe      **County Name** White  
**Sq Ft** 200      **RateSF** \$2.20      **Annual Rent** \$440.00  
**Lessor Name** Doyle Burns D/B/A Sure-Lok Mini Storage      **Principal** Doyle Burns  
**Comments:** One (1) year Storage Lease Renewal with no other changes.

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**Lease Number** S6013      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** DFA - Office of Administrative Services  
**Address** 1509 West 7th Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 45,055      **RateSF** \$11.54      **Annual Rent** \$519,934.72  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** S6035      **Start Date** 7/1/2025      **End Date** 6/30/2027

**Lessee Name** ADPHT - Arkansas State Archives

**Address** 1 Capitol Mall

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

**Sq Ft** 15,809      **RateSF** \$11.54      **Annual Rent** \$335,345.20

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

**Comments:** Two (2) year Lease Renewal: Office- 15,809sf @\$11.54/sf, storage- 14,873sf @\$4.22/sf, workshop- 8,627sf @\$10.45/sf.

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**Lease Number** S6082      **Start Date** 7/1/2025      **End Date** 6/30/2027

**Lessee Name** DFA - Office of Administrative Services

**Address** 1515 West 7th Street

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

**Sq Ft** 49,560      **RateSF** \$11.38      **Annual Rent** \$563,992.80

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

**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S6086      **Start Date** 7/1/2025      **End Date** 6/30/2027

**Lessee Name** ADPS - Arkansas State Crime Laboratory

**Address** #3 Natural Resources Drive

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

**Sq Ft** 69,879      **RateSF** \$12.36      **Annual Rent** \$888,619.44

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

**Comments:** Two (2) year Lease Renewal with change in Lessor responsibilities. Office Rent (\$863,704.44) + Storage Rent (\$24,915.00) = Total Rent \$888,619.44.

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**Lease Number** S6109      **Start Date** 7/1/2025      **End Date** 6/30/2027

**Lessee Name** SAS - Office of State Technology

**Address** 1 Capitol Mall

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

**Sq Ft** 26,783      **RateSF** \$11.54      **Annual Rent** \$297,937.12

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

**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** S8027      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** DHS - County Operations  
**Address** 616 Garrison Avenue  
**City** Fort Smith      **County Name** Sebastian  
**Sq Ft** 33,482      **RateSF** \$11.85      **Annual Rent** \$396,761.72  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8077      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADH - Arkansas Psychology Board  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 1,603      **RateSF** \$12.92      **Annual Rent** \$21,073.16  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8095      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas Public Defender Commission  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 15,339      **RateSF** \$12.92      **Annual Rent** \$198,305.48  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with an increase of 1,570 usf to add Suite 202 with a corresponding rent increase.

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**Lease Number** S8107      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADH - State Board of Dental Examiners  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 1,914      **RateSF** \$12.92      **Annual Rent** \$24,728.88  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** S8114      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas State Claims Commission  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 3,600      **RateSF** \$12.92      **Annual Rent** \$46,512.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8216      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADH - State Board of Chiropractic Examiners  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 1,421      **RateSF** \$12.92      **Annual Rent** \$18,359.32  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8266      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** DFA - ABC Administration  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 7,936      **RateSF** \$12.92      **Annual Rent** \$102,533.12  
**Lessor Name** SAS- Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8341      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** ADH - Tobacco Settlement Commission  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 1,435      **RateSF** \$12.92      **Annual Rent** \$18,540.20  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** S8355      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas State Board of Election Commissioners  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 4,492      **RateSF** \$13.90      **Annual Rent** \$62,678.80  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with a rent increase to reflect the removal of a rent discount for a portion of a suite.

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**Lease Number** S8445      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas Legislative Audit  
**Address** 100 Elizabeth Street  
**City** Conway      **County Name** Faulkner  
**Sq Ft** 1,492      **RateSF** \$6.84      **Annual Rent** \$10,200.00  
**Lessor Name** University of Central Arkansas      **Principal** N/A  
**Comments:** Two (2) year State-to-State Lease Renewal with no other changes.

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**Lease Number** S8518      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** University of Arkansas Community College at Hope-Texarkana  
**Address** Stephens House  
**City** Washington      **County Name** Hempstead  
**Sq Ft** 3,696      **RateSF**      **Annual Rent** \$1.00  
**Lessor Name** ADPHT - State Parks Division      **Principal** NA  
**Comments:** Two (2) year State-to-State Public Advantage Lease Renewal with no other changes.

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**Lease Number** S8528      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas Development Finance Authority  
**Address** 1 Commerce Way  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 14,364      **RateSF** \$17.00      **Annual Rent** \$244,188.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease renewal with a mutual thirty (30) day termination option without cause.

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**LEASE RENEWALS:**

**Lease Number** S8544      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** SAS - Office of Personnel Management  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 5,711      **RateSF** \$13.90      **Annual Rent** \$79,382.90  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8545      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** SAS - Office of State Procurement  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 5,406      **RateSF** \$13.90      **Annual Rent** \$75,143.40  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8546      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** SAS - Geographic Information Systems  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 3,306      **RateSF** \$13.00      **Annual Rent** \$42,978.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8547      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** DFA - Arkansas Tobacco Control and Board  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 4,627      **RateSF** \$12.92      **Annual Rent** \$59,844.36  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** S8548      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** DFA - Regulatory  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 4,164      **RateSF** \$12.92      **Annual Rent** \$53,798.88  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**Lease Number** S8550      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** SAS - Office of Secretary  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 5,398      **RateSF**      **Annual Rent** \$1.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Public Advantage Lease Renewal with no other changes.

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**Lease Number** S8553      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** SAS - Office of State Technology  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 22,556      **RateSF** \$13.90      **Annual Rent** \$313,528.40  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease renewal with no other changes.

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**Lease Number** S8562      **Start Date** 4/1/2023      **End Date** 3/31/2025  
**Lessee Name** Commerce - DWS - Division of Services for the Blind  
**Address** 2807 Broad Street  
**City** Texarkana      **County Name** Miller  
**Sq Ft** 424      **RateSF** \$8.25      **Annual Rent** \$3,498.00  
**Lessor Name** Commerce - DWS - Division of Rehabilitatio      **Principal** N/A  
**Comments:** Two (2) year State-to-State Sublease renewal with no other changes.

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**LEASE RENEWALS:**

**Lease Number** S8565      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** SAS - Office of State Technology  
**Address** 501 Woodlane Street  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 539      **RateSF** \$4.50      **Annual Rent** \$2,425.52  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal for vault storage with no other changes.

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**Lease Number** S8575      **Start Date** 7/1/2025      **End Date** 6/30/2027  
**Lessee Name** Arkansas Public Defender Commission-Parent Council  
**Address** 101 East Capitol Avenue  
**City** Little Rock      **County Name** Pulaski  
**Sq Ft** 922      **RateSF** \$13.00      **Annual Rent** \$11,986.00  
**Lessor Name** SAS - Division of Building Authority      **Principal** N/A  
**Comments:** Two (2) year Lease Renewal with no other changes.

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**LEASE CHANGES:**

**Lease Number** P9526      **Start Date** 6/1/2025      **End Date** 2/28/2026  
**Lessee Name** Commerce - DWS - Rehabilitation Services  
**Address** 708 West Faulkner Street  
**City** El Dorado      **County Name** Union  
**Sq Ft** 6528      **RateSF** \$9.19  
**Lessor Name** The John Giller Marital Trust c/o Jan's Realt **Principal** Janice Long  
**Comments:** Change Amendment to reflect new property manager for existing ownership.

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**LEASE CANCELLATIONS:**

**Lease Number** N9407  
**Lessee Name** South Central Service Cooperative  
**Address** Southern Arkansas University Tech Campus  
**City** East Camden **County Name** Calhoun  
**Lessor Name** Southern Arkansas University Tech  
**Comments:** Lease allowed to expire effective 6/30/25, with no further obligation by either party.

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**Lease Number** N9410  
**Lessee Name** FAB44 Basketball d/b/a Rock City Kitchen  
**Address** 1515 West 7th Street  
**City** Little Rock **County Name** Pulaski  
**Lessor Name** TSS - Division of Building Authority  
**Comments:** Lease allowed to expire effective 6/30/25 with no further obligation by either party.

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**Lease Number** P2482  
**Lessee Name** Arkansas Department of the Military  
**Address** 1150 North Museum Road  
**City** Conway **County Name** Faulkner  
**Lessor Name** Wilson Capital, LLC  
**Comments:** Lease allowed to expire effective 6/30/25, with no further obligation by either party.

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**Lease Number** P2562  
**Lessee Name** Arkansas Department of Health  
**Address** 40 Allen Chapel Road  
**City** Batesville **County Name** Independence  
**Lessor Name** Robin Frazier  
**Comments:** Lease allowed to expire effective 6/30/25, with no further obligation by either party.

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**LEASE CANCELLATIONS:**

**Lease Number** P3026  
**Lessee Name** ADE - Division of Higher Ed - NWTI - Adult Ed  
**Address** 610 East Emma Avenue  
**City** Springdale **County Name** Washington  
**Lessor Name** Jones Trust  
**Comments:** Lease allowed to expire effective 6/30/25 with no further obligation by either party.

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**Lease Number** P3137  
**Lessee Name** Arkansas Department of Health-Center for Local Public Health-  
**Address** 413 North Elmira Avenue  
**City** Russellville **County Name** Pope  
**Lessor Name** Central Properties of Russellville, LLC  
**Comments:** Lease terminated early pursuant to provision 10(h) of the Lease, with no further obligation by either party.

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**Lease Number** P3195  
**Lessee Name** Arkansas State University - Mountain Home  
**Address** 4034 Highway 62 West  
**City** Mountain Home **County Name** Baxter  
**Lessor Name** Arkansas State University Real Estate Foundation, Inc.  
**Comments:** Lease terminated effective 5/31/25 due to Lessee purchasing the property.

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**Lease Number** P3255  
**Lessee Name** UAMS - Regional Programs - Northwest  
**Address** 601 West Maple Avenue  
**City** Springdale **County Name** Washington  
**Lessor Name** QHG of Springdale, Inc., North Medical Center - Springdale  
**Comments:** Sublease terminated early pursuant to provision 10(o) of the Sublease with no further obligation by either party.

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**LEASE CANCELLATIONS:**

**Lease Number** P6305

**Lessee Name** DHS - County Operations

**Address** 1900 East Washington Street

**City** North Little Rock

**County Name** Pulaski

**Lessor Name** General Properties, Inc.

**Comments:** Lease allowed to expire effective 6/30/25, with no further obligation by either party.

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## II. Construction Section

### Contracts:

Current Projects under Contract:	148
Value of Current Projects:	\$ 271,486,522.87
New Contracts:	7
(See attached New Contract report)	
Value of New Contracts:	\$ 75,936,098.00
Change Orders approved:	18
(See attached Change Order report)	
Change Order Increase:	\$ 2,046,989.28
Change Order Decrease:	-\$ 53,911.97
Projects Completed:	13
Value of Completed Projects:	\$ 8,019,094.66

### Bid Process and Openings:

Projects in the Bid Process	43
Bid Openings:	
(See attached Bid Opening Report)	11
Emergency Bid:	5
Rebid Projects:	4
Projects Within Budget:	11
Project Over Budget	0

### Project Observations:

Field Inspections Conducted:	48
Final Inspections Conducted	1

## 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
<b>4802404R</b>	<b>Department of Correction</b>	\$2,479,349.34
Tucker Unit Elevated Water Tank		\$2,387,500.00
6 /12/2025	McClelland Consulting Engineers, Inc.	Design / Bid / Build
2:00:00 PM	Caldwell Tanks, Inc	
<b>4802507</b>	<b>Department of Correction</b>	\$2,000,000.00
DHS Facility Nurse Call System (EMER)		\$74,598.01
6 /25/2025	Wittenberg Delony & Davidson Architects	Emergency
2:30:00 PM	Progressive Technologies, Inc.	
<b>4802507</b>	<b>Department of Correction</b>	\$2,000,000.00
DHS Facility Nurse Call System (EMER)		\$0.00
6 /19/2025	Wittenberg Delony & Davidson Architects	Emergency
10:30:00 AM	Progressive Technologies Inc	
<b>4802507</b>	<b>Department of Correction</b>	\$2,000,000.00
DHS Facility Nurse Call System (EMER)		\$74,598.01
6 /11/2025	Wittenberg Delony & Davidson Architects	Emergency
10:30:00 AM	Progressive Technologies, Inc.	
<b>4802508</b>	<b>Department of Correction</b>	\$2,000,000.00
Emergency Generator at DHS Facility Reno.(EMER)		\$103,280.00
6 /26/2025	Wittenberg, Delony & Davidson, Inc.	Emergency
2:00:00 PM	Mckenzie Farms Trucking & Excavating, LLC	
<b>7102506</b>	<b>Department of Human Services</b>	\$166,500.00
Various Window Replacements at Conway HDC		\$177,798.00
6 /5 /2025	Morris AE, Inc. Architects, Environmental Consultants	Design / Bid / Build
2:00:00 PM	AGM Glass, Inc.	
<b>8652503</b>	<b>Division of Heritage</b>	\$500,000.00
Stuart-Smith House Repairs		\$419,921.00
6 /10/2025	Clements & Associates	Emergency
2:30:00 PM	Mid-Ark Roofing, Inc.	
<b>9302501</b>	<b>Division of Environmental Quality</b>	\$930,000.00
Clark AML Reclamation		\$894,715.00
6 /4 /2025	Civil & Environmental Consultants Inc	Design / Bid / Build
2:00:00 PM	Axioo Construction, Inc.	
<b>9302506R</b>	<b>Division of Environmental Quality</b>	\$104,940.00
Lobby Renovation at ADEQ		\$77,000.00
6 /24/2025	Taggart Architects	Design / Bid / Build
2:00:00 PM	Bradford Morris Construction, LLC	

<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>9752406</b>	<b>Department of the Military</b>	<b>\$1,345,691.34</b>
RMTC Multi-Year Electrical Sustainment Phase 3		\$798,513.00
6 /25/2025	Crafton, Tull & Associates, Inc	Design / Bid / Build
2:00:00 PM	K & E Construction, Inc.	
<b>9752411</b>	<b>Department of the Military</b>	<b>\$955,381.10</b>
RMTC Airfield Repairs Phase II		\$548,000.00
6 /17/2025	Development Consultants, Inc.	Design / Bid / Build
2:00:00 PM	Redstone Construction Group, Inc.	

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**New Contracts**

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Agency Name	Project Name	
Project Number	Design Professional Name	
Date Approved	Contractor Name	Contract Amount

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**Arkansas State Crime Laboratory**

9552401	New State Crime Lab	\$67,140,199.00
6 /24/2025	WER Architects	
	Nabholz Construction Corp	

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**Department of Education**

5002512	Campus Improvements School for the Blind and Deaf	\$6,531,541.00
6 /26/2025	SCM Architects	
	Nabholz Construction Corp	

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**Division of Emergency Management**

9952407	AWIN Tower Project TRGF (EMER)	\$375,770.00
6 /25/2025	Vertical Structures	
	Site Communications, Inc	

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**Division of Environmental Quality**

9302504	New Roof and Wall Panel for OSG	\$254,900.00
6 /17/2025	HTW & Associates, PA	
	Capitol Builder Solutions, LLC	
9302505	El Dorado AOGC HVAC Renovation	\$934,288.00
6 /13/2025	Insight Engineering, PLLC	
	Glenn Mechanical, Inc.	

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**Division of Heritage**

8652504	DAH HQ's North St. Parking Lot	\$627,400.00
6 /10/2025	McClelland Consulting Engineers, Inc.	
	Wagner General Contractors, Inc	

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**TSS Division of Building Authority**

6152519	MAC 4th Floor Courtyard	\$72,000.00
6 /26/2025	Division of Building Authority, In-House	
	Bradford Morris Construction, LLC	

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## Change Order Summary

### 4802506 Department of Correction

Wittenberg, Delony & Davidson, Inc.

DHS Facility Renovations

Comfort Systems USA (Arkansas), Inc.

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /25/2025	1	Owner Requested	\$73,015.00	\$0.00	0

### 5002508 Department of Education

Pettit & Pettit Consulting Engineers, Inc.

Arch Ford Ed. Buildings A, B & C Int. Upgrades

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>
6 /26/2025	3	Time Extension	\$0.00	\$0.00	31

6 /26/2025	3	Owner Requested	\$85,966.82	\$0.00	0
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### 6152308 TSS Division of Building Authority

Division of Building Authority, In-House

1509 1st Floor Renovation

Enformed 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>
6 /13/2025	2	Owner Requested	\$18,069.94	\$0.00	0

6 /13/2025	2	Unforeseen Condition	\$12,995.26	\$0.00	0
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### 6452402 Department of Health

Stocks-Mann Architects, PLC

ADH Reroof and Exterior Improvements

Flynco, Inc.

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /17/2025	1	Unforeseen Condition	\$20,112.00	\$0.00	0

6 /17/2025	1	Time Extension	\$0.00	\$0.00	42
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### 7102401 Department of Human Services

Stocks-Mann Architects, PLC

Renovation of Hickory #23 at SEAHDC

Grindstone 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>
6 /27/2025	2	Time Extension	\$0.00	\$0.00	25

6 /27/2025	2	Unforeseen Condition	\$43,198.00	\$0.00	0
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### 7102411 Department of Human Services

Halff

Booneville HDC Wastewater Plant Modernization

Blackstone 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>
6 /19/2025	4	Substitution / Alternative Method	\$0.00	\$0.00	0



6 /23/2025	5	Owner Requested		\$140,378.90	\$0.00	0
<b>8652501 Division of Heritage</b>			Robert M Schelle Architect			
CMF HVAC Replacement Phase II						
Comfort Systems USA (Arkansas), Inc.						
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>		<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /2 /2025	3	Time Extension		\$0.00	\$0.00	7
<b>9002412 Department of Parks, Heritage and Tourism</b>			Wittenberg, Delony & Davidson, Inc.			
Lake Chicot State Park Employee Residence						
Carpenter & Sons 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>
6 /16/2025	7	Owner Requested		\$0.00	(\$700.00)	0
<b>9002427 Department of Parks, Heritage and Tourism</b>			WER Architects			
Stabilize Church at Prairie Grove Battlefield SP						
River Ridge Builders, Inc.						
<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>		<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /6 /2025	2	Time Extension		\$0.00	\$0.00	97
<b>9002431 Department of Parks, Heritage and Tourism</b>			AMR			
Cabin Renovations at Devil's Den State Park						
Covenant Commercial 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>
6 /18/2025	3	Unforeseen Condition		\$866.25	\$0.00	0
6 /18/2025	3	Time Extension		\$0.00	\$0.00	3
6 /26/2025	4	Owner Requested		\$0.00	(\$53,211.97)	0
6 /26/2025	4	Unforeseen Condition		\$10,087.58	\$0.00	0
<b>9002504 Department of Parks, Heritage and Tourism</b>			Halff & Associates			
Sports Complex Improvements Village Creek SP						
Olympus 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>
6 /26/2025	1	Owner Requested		\$10,241.72	\$0.00	0
6 /26/2025	1	Time Extension		\$0.00	\$0.00	7
<b>9302503 Division of Environmental Quality</b>			Civil & Environmental Consultants Inc			
Vache Grasse AML Reclamation						
Axioo 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>
6 /26/2025	1	Time Extension		\$0.00	\$0.00	54

**9502501 Division of Law Enforcement Standards and Training** Cromwell Architects Engineers  
ADLEST Camden Training Academy  
Ideal Construction Company

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /13/2025	4	Item Not Shown Or Specified	\$4,092.83	\$0.00	0
6 /13/2025	4	Owner Requested	\$1,574,359.00	\$0.00	0

**9502502 Division of Law Enforcement Standards and Training** Cromwell Architects Engineers  
ADLEST Springdale Training Academy  
CDI Contractors, LLC & Divisions

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /27/2025	2	Time Extension	\$0.00	\$0.00	11
6 /27/2025	2	Unforeseen Condition	\$33,586.00	\$0.00	0

**9602407 Division of Arkansas State Police** Pettit & Pettit Consulting Engineers, Inc.  
Governor's Mansion Security System  
Baldwin & Shell Construction Company

<i>Date</i>	<i>C/O #</i>	<i>Change Order Reason</i>	<i>Amount Increase</i>	<i>Amount Decrease</i>	<i>Days</i>
6 /18/2025	2	Unforeseen Condition	\$9,246.81	\$0.00	0

**9752425 Department of the Military** Wittenberg Delony & Davidson Architects  
RMTC Building 15301 Reroof & Exterior Renovations  
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>
6 /16/2025	4	Time Extension	\$0.00	\$0.00	5
6 /16/2025	4	Unforeseen Condition	\$10,773.17	\$0.00	0

**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>
3852502 State Vet Cemetery, NLR Expansion, 6/3/2025 \$3,118,325.00 Ecological Design Group, Inc.	Department of Veterans Affairs North Little Rock, AR 6/16/2025 NA No	Public Bid Plan Review Submittal Waiting for Responses NA NA
4802507 DHS Facility Nurse Call System 6/20/2025 \$80,000.00 Wittenberg, Delony & Davidson, Inc.	Department of Correction Little Rock, AR 6/23/2025 15,725 No	Emergency Bid 2nd Re-bid Closed \$ 5.08 NA
4802508 Em Generator at DHS Facility 6/2/2025 \$225,000.00 WD&D Architects	Department of Correction Little Rock, AR 6/9/2025 15,725 No	Emergency Bid Plan Review Submittal Closed \$ 5.08 NA
4802508 Em Generator at DHS Facility 6/13/2025 \$225,000.00 WD&D Architects	Department of Correction Little Rock, AR 6/17/2025 15,725 No	Emergency Bid Approval to Bid Closed \$ 5.08 NA
5002512 Campus Improvements at Deaf and Blind 6/30/2025 \$55,500,000.00 SCM Architects	Department of Education Ar School for the Blind/Visually Impaired 80,000 No	Alternative Delivery Plan Review Submittal Open for Review \$ 600.00 NA
6152517 Winthrop Rockefeller Building Elevator 6/23/2025 \$1,250,000.00 Pettit & Pettit Consulting Engineers, Inc.	TSS/Division of Building Authority Little Rock, AR NA	Public Bid Plan Review Submittal Open for Review NA
7102208 New Dorms, Phase II (C), Bldgs. 4,5,7,8, 5/16/2025 \$12,289,223.00 Stocks-Mann Architects, PLC	Department of Human Services Booneville HDC 6/2/2025 23496 No	Public Bid Approval to Bid Closed \$ 523.00 NA
7102509 Campus Fence Project at SE AR HDC 5/9/2025 \$1,331,426.78 Stocks-Mann Architects, PLC	Department of Human Services Warren, AR 6/2/2025 NA No	Public Bid Plan Review Submittal Waiting for Responses NA NA

<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>
9002517 Phase X Benzal Bridge: Snow White River 6/9/2025 \$33,804,528.45 Alta Planning + Design	Parks, Heritage & Tourism Delta Heritage State Park 6/30/2025 NA No	Public Bid Approval to Bid Closed NA NA
9002519 Mather Lodge Fire Escape 6/19/2025 \$111,475.00 Risley Architects	Parks, Heritage & Tourism Petit Jean State Park 6/30/2025 310 No	Public Bid Plan Review Submittal Waiting for Responses \$ 359.60 NA
9302506 Lobby Renovation 6/2/2025 \$41,957.00 Taggart Architects	Department of Environmental Quality 5301 Northshore Drive, NLR, AR 72118 6/3/2025 3,632 No	Public Bid Re-bid Closed \$ 11.55 NA
9302507 Joe Petrucci AML Projects 6/3/2025 \$999,100.00 Civil & Environmental Consultants, Inc.	Department of Environmental Quality Hartford, AR 6/6/2025 NA No	Public Bid Approval to Bid Closed NA NA
9552401 New Facility 4/28/2025 \$150,305.52 DBA In-House	State Crime Laboratory Little Rock, AR 6/2/2025 NA No	Alternative Delivery Approval to Proceed Closed NA NA
9752124 RMTC Range 9 Rewire 6/3/2025 \$1,165,824.30 Crafton Tull and Associates, Inc	Military Department Camp Robinson, North Little Rock, AR 18,382	Public Bid Plan Review Submittal Open for Review \$ 63.43
9752312 RMTC 1640B Barracks 6/3/2025 \$2,636,342.55 Schelle Architect	Military Department Camp Joseph T Robinson, North Little 5,832 No	Public Bid Approval to Bid Open for Review \$ 452.05 NA
9752409 RMTC Range 32 Auto Multipurpose 6/3/2025 \$7,228,000.00 Garver Engineers	Military Department Camp Robinson, North Little Rock, AR 6/16/2025 233	Public Bid Plan Review Submittal Waiting for Responses \$ 32,412.56
9752520 CMTC Bldg. 1318, Gym Latrine 5/2/2025 \$794,850.00 Tim A. Risley and Associates	Military Department Fort Chaffee, AR 6/2/2025 2,030 No	Public Bid Plan Review Submittal Closed \$ 391.55

## Public School Accessibility Reviews

June 2025

Project #	Project Description Review Type	Date Received	Date Completed	School District Current Status
5002534	Corning High School Plan Review Submittal	6/17/2025	6/23/2025	Corning Schools Waiting for Responses
5002535	Armored Baseball and Softball Fields Plan Review Submittal	6/19/2025	6/30/2025	Waiting for Responses
5002536	Elementary Space Replacement for Marked Tree Plan Review Submittal	6/23/2025	6/30/2025	Marked Tree Schools Waiting for Responses