

1 **RESOLUTION NO. _____**
2

3 **A RESOLUTION TO AMEND LITTLE ROCK, ARK., RESOLUTION NO.**
4 **16,197 (DECEMBER 12, 2023), TO AUTHORIZE THE CITY MANAGER**
5 **TO EXECUTE AN AMENDMENT TO THE ARCHITECT AGREEMENT**
6 **WITH LOCKEBY & ASSOCIATES, INC., IN AN AMOUNT NOT TO**
7 **EXCEED THIRTY-SEVEN THOUSAND, EIGHT HUNDRED TWENTY-**
8 **TWO AND 71/100 DOLLARS (37,822.71), FOR THE RENOVATION OF**
9 **THE BOARD OF DIRECTORS CHAMBERS AT LITTLE ROCK CITY**
10 **HALL; AND FOR OTHER PURPOSES.**
11

12 **WHEREAS**, Lockeby & Associates, Inc. (“Architect”), was successfully selected through the City’s
13 Statement of Qualifications Bid No. 1062 for Architectural Design Services, City-approved contract
14 documents and other drawings and specifications sufficient for the City to bid for the remodel and
15 renovation of the City of Little Rock’s Board Room Chambers located at 500 West Markham Street in
16 Little Rock, Arkansas (“Project”); and,

17 **WHEREAS**, on March 7, 2022, the City and Architect entered into an Agreement for Architectural
18 Design Services for the Project; and,

19 **WHEREAS**, the original Agreement stated that the Architectural Fee would be based on 10.5% of
20 the construction cost, with an amount not to exceed Forty Thousand Dollars (\$40,000.000), which
21 included prior-approved reimbursable expenses; and,

22 **WHEREAS**, Little Rock, Ark., Resolution No. 15,932 (May 7, 2023) authorized the City Manager to
23 execute a construction contract with HYDCO, Inc., in an amount not to exceed Three Hundred Twenty-
24 Two Thousand, Six Hundred Twenty-Two Dollars (\$322,622.00), for the renovation of the City of Little
25 Rock’s Board Room Chambers; and,

26 **WHEREAS**, due to the discovery of asbestos tile, the needed replacement of the HVAC System and
27 other design necessary changes to preserve the historic integrity of the structure, Little Rock, Ark.,
28 Resolution No. 16,103 (September 19, 2023), authorized an amendment to the construction contract with
29 HYDCO, Inc., in the amount of Six Hundred Thirty-Seven Thousand, Nine Hundred Sixty-Two Dollars
30 (\$637,962.00); and,

31 **WHEREAS**, as a result of the increase to the construction contract, and based on the 10.5%
32 Architectural Fee, Little Rock, Ark., Resolution No. 16,197 (December 12, 2023) amended the Architect
33 Agreement between the City and Lockeby & Associates, Inc., in the amount of Twenty Thousand, Eight
34 Hundred Forty-Six and 29/100 Dollars (\$20,846.29); and,

1 **WHEREAS**, as a result of additional changes in order to meet current Building and Fire Codes, the
2 upgrade to the Lighting Control System and the furnishings for the Board Chambers,, Little Rock, Ark.,
3 Resolution No. _____ (July 16, 2024), authorized an amendment to the construction contract with
4 HYDCO, Inc., in the amount of Three Hundred Fifty-Nine Thousand, Three Hundred Twenty-Five
5 Dollars (\$359,325.00); and,

6 **WHEREAS**, the amount of the increase in the Architect Fee shall not exceed Thirty-Seven
7 Thousand, Eight Hundred Twenty-Two an d71/100 Dollars (\$37,822.71), for a total Agreement amount
8 not to exceed Ninety-Eight Thousand, Six Hundred Ninety-Nine Dollars (\$98,699.00).

9 **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE CITY**
10 **OF LITTLE ROCK, ARKANSAS:**

11 **Section 1.** The Board of Directors authorizes the City Manager to execute an amendment to the
12 Architect Agreement between the City and Lockeby & Associates, Inc., in an amount not to exceed
13 Thirty-Seven Thousand, Eight Hundred Twenty-Two an d71/100 Dollars (\$37,822.71), for a total
14 Agreement amount not to exceed Ninety-Eight Thousand, Six Hundred Ninety-Nine Dollars
15 (\$98,699.00), which includes prior-approved reimbursable expenses.

16 **Section 2.** Funds for this Agreement amendment are available from the Board Room Renovations
17 Allocation, Account No. 108129-S10C375.

18 **Section 3. Severability.** In the event any title, section, paragraph, item, sentence, clause, phrase, or
19 word of this resolution is declared or adjudged to be invalid or unconstitutional, such declaration or
20 adjudication shall not affect the remaining portions of the resolution, which shall remain in full force and
21 effect as if the portion so declared or adjudged invalid or unconstitutional were not originally a part of the
22 resolution.

23 **Section 4. Repealer.** All laws, ordinances, resolutions, or parts of the same, that are inconsistent
24 with the provisions of Little Rock, Ark., Resolution No. 16,197 (December 12., 2023), are hereby
25 repealed to the extent of such inconsistency.

26 **ADOPTED: July 16, 2024**

27 **ATTEST:**

APPROVED:

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29 _____
30 **Susan Langley, City Clerk**

_____ **Frank Scott, Jr., Mayor**

31 **APPROVED AS TO LEGAL FORM:**

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33 _____
34 **Thomas M. Carpenter, City Attorney**

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