

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
August 20, 2024 AGENDA**

<p>Subject:</p> <p>A resolution to amend Resolution No. 15,912 (February 21, 2023) to authorize the City Manager to execute an amendment to the Construction Management Services Agreement with Baldwin & Shell Construction for the LRPD Headquarters Project</p> <p>Submitted By:</p> <p>City Attorney's Office</p>	<p>Action Required:</p> <p style="text-align: center;">Ordinance √ Resolution</p>	<p>Approved By:</p> <p style="text-align: center;">Emily Jordan Cox Acting City Manager</p>
<p>SYNOPSIS</p> <p>FISCAL IMPACT</p> <p>RECOMMENDATION</p> <p>BACKGROUND</p>	<p>A resolution to amend Resolution No. 15,912 (February 21, 2023) to authorize the City Manager to execute an amendment to the Construction Management Services Agreement with Baldwin & Shell Construction in the correct amount of \$388,434.00, for a Final Guaranteed Maximum Price of \$7,274,725.00, for the Little Rock Police Department Headquarters Project.</p> <p>Funds are available from Account Numbers TS52A28-326529-72500 and S52C517-108529-72500.</p> <p>Approval of the resolution.</p> <p>A Request for Qualifications was issued for the selection of a Construction Manager to provide Design Assistance, Pre-Construction, General Contractor, and Complete Construction Management Services for the City of Little Rock's Little Rock Police Department Headquarters Project (the "Project"). Pursuant to the RFQ, the Selection Review Committee selected Baldwin & Shell Construction Company from the candidates submitting proposals.</p>	

**BACKGROUND
CONTINUED**

On January 7, 2020, the City Board of Directors adopted Resolution No. 15,143 to authorize the City Manager to enter into a Construction Management Services Agreement with Baldwin & Shell for Pre-Construction Services regarding the Project in an amount not to exceed \$20,458.00. On March 3, 2020, the City Board of Directors adopted Resolution No. 15,182 to authorize the City Manager to enter into an Agreement with Baldwin & Shell for Demolition Services regarding the Project in an amount not to exceed \$104,151.00. On March 9, 2020, a Construction Management Services Agreement (“Agreement”) was executed by the parties for Pre-Construction and Demolition Services regarding the Project in an amount not to exceed \$124,609.00. On December 15, 2020, the City Board of Directors adopted Resolution No. 15,370 to approve the Guaranteed Maximum Price for the Project in the amount of \$6,886,291.00, which amount includes the \$124,609.00 amount for Pre-Construction and Demolition Services.

As a result of supply chain increases and delays due to the COVID-19 Pandemic and the addition of safety mechanisms and other finishes to the building and premises (i.e., bullet resistant glass, appliances, fixtures, exterior planter badges, roller shades in FOIA, added handrail at concrete stairs, glass shower doors, change FOIA door from sliding to swing, additional gates at alley road, new concrete wall at southeast of new south addition, dumpster enclosure) Change Orders totaling \$388,434.00 were necessary for the Project. On February 21, 2023, the City Board of Directors adopted Resolution No. 15,912 to authorize the City Manager to execute an amendment to the current Construction Management Services Agreement with Baldwin & Shell in the amount of \$275,183.00 for the Little Rock Police Department Headquarters Renovation Project.

It is necessary to amend Resolution No. 15,912 to reflect the correct Baldwin & Shell Change Order amount of \$388,434.00, for a Final Guaranteed Maximum Price for the Project of \$7,274,725.00.