



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 5, 2016

**Cc:** Governor Asa Hutchinson  
Larry Walther, DFA Director

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, 2016 and ending on September 30, 2016 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, 2016 through September 30, 2016*

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**Lease Number:** N9167  
**Lessor Name:** University of Central Arkansas  
**Lessee Name:** SBA Towers II, LLC, a Florida Limited Liability Company  
**Start Date:** 11/1/2017                      **Sq Ft:**  
**End Date:** 10/31/2022                      **RateSF:**  
**Original Date of Conveyance:** 11/1/2002                      **Annual Rent** \$8,000.04  
**Property Name:** UCA Campus - near baseball field  
**Address:** UCA Campus  
**City:** Conway  
**County Name:** Faulkner  
**Other:** Five year renewal w/ change in pymt frequency and Lessee name. SBA to pay \$10,000.00 signing bonus to UCA within sixty (60) days of lease

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**Lease Number:** N9232  
**Lessor Name:** Department of Human Services - Division of Youth Services  
**Lessee Name:** Rite of Passage, Inc.  
**Start Date:** 8/1/2016                      **Sq Ft:**  
**End Date:** 7/31/2019                      **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:** Three (3) year renewal with change in Lessee and no other changes.

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**Lease Number:** N9241  
**Lessor Name:** Arkansas Department of Workforce Services  
**Lessee Name:** Employment and Training Services, Inc.  
**Start Date:** 7/1/2016                      **Sq Ft:** 1339  
**End Date:** 6/30/2019                      **RateSF:** \$12.52  
**Original Date of Conveyance:** 10/1/2008                      **Annual Rent** \$16,764.28  
**Property Name:**  
**Address:** 1015 Linwood Drive  
**City:** Paragould  
**County Name:** Greene  
**Other:** Three (3) year sublease to match terms and conditions of Master Lease (P2573).

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**Lease Number:** N9282  
**Lessor Name:** University of Central Arkansas  
**Lessee Name:** Lambda Phi House Association of Sigma Nu  
**Start Date:** 8/1/2016                      **Sq Ft:**  
**End Date:** 7/31/2017                      **RateSF:**  
**Original Date of Conveyance:** 8/1/2011                      **Annual Rent** \$15,000.00  
**Property Name:** Sigma Nu Fraternity  
**Address:** 411 Western Avenue  
**City:** Conway  
**County Name:** Faulkner  
**Other:** One (1) year renewal with no changes.

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**Lease Number:** N9338  
**Lessor Name:** UAMS -Regional Programs - UAMS Southwest  
**Lessee Name:** Special Health Resources for Texas, Inc.  
**Start Date:** 1/1/2017                      **Sq Ft:** 6000  
**End Date:** 12/31/2017                      **RateSF:** \$21.67  
**Original Date of Conveyance:** 1/1/2016                      **Annual Rent** \$130,020.00  
**Property Name:** N/A  
**Address:** 300 East 6th Street  
**City:** Texarkana  
**County Name:** Miller  
**Other:** One (1) year renewal of Sublease. SHRT leasing a portion of clinic space from UAMS.

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**Lease Number:** N9348  
**Lessor Name:** DFA - Division of Building Authority  
**Lessee Name:** Preferred Family Healthcare  
**Start Date:** 7/15/2016      **Sq Ft:** 1953  
**End Date:** 1/31/2017      **RateSF:** \$15.07  
**Original Date of Conveyance:** 7/15/2016      **Annual Rent** \$29,413.68  
**Property Name:** Capitol Place  
**Address:** 1610 West Third Street  
**City:** Little Rock  
**County Name:** Pulaski  
**Other:** New lease for property purchased for redevelopment on 7/15/2016.

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**Lease Number:** N9347  
**Lessor Name:** DFA - Division of Building Authority  
**Lessee Name:** Boy's and Girl's Club of Central Arkansas  
**Start Date:** 7/15/2016      **Sq Ft:** 2284  
**End Date:** 12/31/2016      **RateSF:** \$10.51  
**Original Date of Conveyance:** 7/15/2016      **Annual Rent** \$24,000.00  
**Property Name:** Capitol Place  
**Address:** 1616 West Third Street  
**City:** Little Rock  
**County Name:** Pulaski  
**Other:** New five and a half (5 1/2) month lease for existing tenant in property purchased for redevelopment. Purchased 7/15/16.