1	RESOLUTION NO
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3	A RESOLUTION TO AUTHORIZE THE CITY MANAGER TO
4	EXECUTE AN AMENDMENT TO THE CONSTRUCTION
5	MANAGEMENT SERVICES AGREEMENT WITH EAST-HARDING,
6	INC., TO APPROVE THE GUARANTEED MAXIMUM PRICE OF FOUR
7	HUNDRED THIRTY-SIX THOUSAND, SEVEN HUNDRED SEVENTY
8	NINE AND 50/100 DOLLARS (\$436,779.50), FOR THE WILLIE L.
9	HINTON NEIGHBORHOOD RESOURCE CENTER REHABILITATION
10	PROJECT TO REFLECT WATERPROOFING AND MASONRY
11	RESTORATION; AND FOR OTHER PURPOSES.
12	RESTORATION, AND FOR OTHER FURIOSES.
13	WHEREAS, the City's Request for Qualifications, Event No. 1163 ("RFQ"), was issued for the
14	selection of a Construction Manager to provide Design Assistance, Pre-Construction, General Contractor,
15	and Complete Construction Management Services for the Willie L. Hinton Neighborhood Resource
16	Center Rehabilitation Project ("Project"); and,
17	WHEREAS, pursuant to this RFQ, a Selection Review Committee selected East-Harding, Inc., from
18	the candidates submitting proposals, and a recommendation to award this Project to East Harding was
19	submitted to the City Manager for approval; and,
20	WHEREAS, this Project was to be conducted in two (2) phases, and Phase 2 of the Project will be
21	conducted when a firm construction cost has been established for that portion of the Project; and,
22	WHEREAS, on June 15, 2021, the City Board of Directors adopted Resolution No. 15,472, to
23	authorize the City Manager to execute a Construction Management Services Agreement with East-
24	Harding, Inc., for Pre-Construction and Full Construction Management Services for Phase 1 of the Willie
25	Hinton Neighborhood Resource Center Rehabilitation Project in an amount not to exceed One Hundred
26	Fifty-Five Thousand, Seven Hundred Thirty-Five Dollars (\$155,735.00); and,
27	WHEREAS, on September 7, 2021, the City Board of Directors adopted Resolution No. 15,333, to
28	authorize the City Manager to execute an amendment to the Construction Management Services
29	Agreement with East-Harding, Inc., to approve the final Guaranteed Maximum Price (GMP) for Phase 1a
30	of the Willie L. Hinton Neighborhood Resource Center Rehabilitation Project, plus a 3% Construction
31	Contingency on the GMP for Phase la, for a total GMP of Nine Hundred Seven Thousand, Eight Hundred
32	Nineteen Dollars (\$907,819.00) for Phase la of the Project; and,
33	WHEREAS, in order to facilitate an expedited opening of the Willie L. Hinton Neighborhood

Resource Center Auditorium and the City of Little Rock Small Business Administration Class Room, as

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- well as the common areas of the Willie L. Hinton Neighborhood Resource Center, Phase 1 of the project
- 2 has been further divided into Phase 1a and Phase 1b. Phase 1b includes renovations to the existing
- 3 basement spaces, which will require an increased design timeframe; and,
- 4 **WHEREAS**, this phase of waterproofing must be completed before moving to Phase 1b, as water is
- 5 currently entering the building; and,
- WHEREAS, it is necessary to amend the Construction Management Services Agreement with East-
- 7 Harding, Inc., for the Willie L. Hinton Neighborhood Resource Center Rehabilitation Project in order to
- 8 reflect the Waterproofing & Masonry Restoration of the building; and,
- 9 **WHEREAS**, the total GMP is Four Hundred Thirty-Six Thousand, Seven Hundred Seventy-Nine and
- 10 50/100 Dollars (\$436,779.50), which is the base amount of Three Hundred Ninety-Five Thousand, Four
- Hundred Ninety-Five (\$395,495.00), plus a 10% Construction Contingency in the amount of Forty-One
- 12 Thousand, Two Hundred Eighty-Four and 50/100 Dollars (\$41,284.50), with funding for Waterproofing
- 13 & Masonry Restoration Phase of this project coming from Account No. 108129-S10C298.
- NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE CITY
- 15 OF LITTLE ROCK, ARKANSAS:
- Section 1. The Board of Directors hereby approves the total GMP for the Waterproofing & Masonry
- 17 Restoration Phase of the Willie L. Hinton Neighborhood Resource Center Rehabilitation Project of Four
- Hundred Thirty-Six Thousand, Seven Hundred Seventy-Nine and 50/100 Dollars (\$436,779.50), which is
- 19 the base amount of Three Hundred Ninety-Five Thousand, Four Hundred Ninety-Five Dollars
- 20 (\$395,495.00), plus a 10% Construction Contingency in the amount of Forty-One Thousand, Two
- 21 Hundred Eighty-Four and 50/100 Dollars (\$41,284.50).
- 22 Section 2. The Board of Directors hereby authorizes the City Manager to execute an amendment to
- 23 the current Construction Management Services Agreement for the Willie L. Hinton Neighborhood
- 24 Resource Center Rehabilitation Project to reflect the Waterproofing & Masonry Restoration of the
- 25 building.
- Section 3. Funding for Waterproofing & Masonry Restoration Phase of this Project is available from
- 27 Account No. 108129-S10C298.
- 28 **Section 4.** Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or
- 29 word of this resolution is declared or adjudged to be invalid or unconstitutional, such declaration or
- 30 adjudication shall not affect the remaining portions of the resolution which shall remain in full force and
- 31 effect as if the portion so declared or adjudged invalid or unconstitutional were not originally a part of the
- 32 resolution.
- 33 **Section 5.** *Repealer.* All laws, ordinances, resolutions, or parts of the same, including Little Rock,
- 34 Ark., Resolution No. 15,472 (June 15, 2021) and Little Rock, Ark., Resolution No. 15,333 (September 7,

inconsistency.		
ATTEST:	APPROVED:	
Susan Langley, City Clerk	Frank Scott, Jr., Mayor	
APPROVED AS TO LEGAL FORM:	•	
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Thomas M. Carpenter, City Attorney		
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