RESOLUTION NO. ______

A RESOLUTION TO AUTHORIZE THE CITY MANAGER TO EXECUTE
A CHANGE ORDER TO THE CONTRACT WITH BALDWIN & SHELL
CONSTRUCTION COMPANY TO PROVIDE PHASE II GENERAL
CONTRACTOR RENOVATION SERVICES FOR THE OAKLAND &
FRATERNAL HISTORIC CEMETERY MAUSOLEUM; AND FOR
OTHER PURPOSES.

WHEREAS, a stabilization project was undertaken in 2014-2015 to rehabilitate the Oakland &
Fraternal Historic Cemetery; and,

WHEREAS, Phase I included temporary roofing repairs, removal of building stone that was in danger
of collapsing, temporary shoring inside for public safety, and drainage improvements to stabilize the
expansive clay soil that the building sits; and,

WHEREAS, Phase II builds on the accomplishments of Phase I by installing a new roof, reinstalling
the limestone veneer that was previously removed, completing needed masonry repairs and asbestos
abatement; and,

WHEREAS, after a competitive bidding process it was determined that the Bid Event No. 348 of
Baldwin & Shell Construction Company was the lowest, most responsible bid with a total of three (3) bids
received; and,

WHEREAS, on February 19, 2019, the City Board adopted Resolution No. 14,943 to authorize the
City Manager to enter into a contract with Baldwin & Shell Construction Company in an amount not to
exceed One Hundred Thirty-Eight Thousand, Five Hundred Ninety-Three Dollars ($138,593.00) to provide
Phase II General Contractor Repair Services by installing a new roof, reinstalling the limestone veneer that
was previously removed, and completing the needed masonry repairs and asbestos abatement on the
Oakland Cemetery Mausoleum; and,

WHEREAS, since construction began regarding the installation of the new roof on the Mausoleum, a
problem arose regarding the installation of the new roof. Upon removal of the existing roofing membranes,
clay tiles, embedded in tar pitch, were discovered, previously unknown, and a new cover board is required
to be installed over the existing clay tiles in order to complete the new specified roofing system on the
Mausoleum; and,

WHEREAS, Change Order No. 1 for installation of the new Cover Board is proposed at Ten Thousand,
Five Hundred Three Dollars ($10,503.00). The execution of the Change Order will increase the amount of
this renovation construction project by Six Thousand, Nine Hundred Sixteen Dollars ($6,916.00), which
additional amount will be paid from Arkansas Historic Preservation Program Grant Funds; and,

WHEREAS, the execution of Change Order No. 1 will increase the Baldwin & Shell Construction
Contract to an amount not to exceed One Hundred Forty-Five Thousand, Five Hundred Nine Dollars
($145,509.00) so that the new roof on the Mausoleum and this construction renovation project may be
completed; and,

WHEREAS, on August 22, 2019, at a regular business meeting, the Oakland & Fraternal Historic
Cemetery Park Board approved the execution of the Change Order for installation of the new Cover Board
over the existing clay tiles of the Mausoleum in order to complete the new specified roofing system on the
Mausoleum; and,

WHEREAS, funding is provided through grant funds from the Arkansas Historic Preservation Program
(270129-G030178), in the amount of Eighty-Eight Thousand, Two Hundred Eighty-Five and 82/100
Dollars ($88,285.82), Pulaski County Brownfields (270129-G030180), in the amount of Nineteen
Thousand, Six Hundred Ninety-Nine Dollars ($19,699.00), matching funds from Oakland & Fraternal
Historic Cemetery (210459-S45G635), in the amount of Thirty-One Thousand, Six Hundred Sixty-Six and
50/100 Dollars ($31,666.50) and Special Project (270129-S10G207), in the amount of Five Thousand, Eight
Hundred Fifty-Seven and 68/100 Dollars ($5,857.68).

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

Section 1. The City Manager is authorized to execute Change Order No. 1 in the amount of Ten
Thousand, Five Hundred Three Dollars ($10,503.00) to increase the construction contract with Baldwin &
Shell Construction Company in an amount not to exceed One Hundred Forty-Five Thousand, Five Hundred
Nine Dollars ($145,509.00) for a new Cover Board to be installed over the existing clay tiles of the Oakland
Cemetery Mausoleum roof so that the new specified roofing system and the Oakland Mausoleum Phase II
Renovation Project may be completed.

Section 2. Funds for the Phase II Oakland Mausoleum renovation project is provided through grant
funds from the Arkansas Historic Preservation Program (270129-G030178), in the amount of Eighty-Eight
Thousand, Two Hundred Eighty-Five and 82/100 Dollars ($88,285.82), Pulaski County Brownfields
(270129-G030180), in the amount of Nineteen Thousand, Six Hundred Ninety-Nine Dollars ($19,699.00),
matching funds from Oakland & Fraternal Historic Cemetery (210459-S45G635), in the amount of Thirty-
One Thousand, Six Hundred Sixty-Six and 50/100 Dollars ($31,666.50) and Special Project (270129-
S10G207), in the amount of Five Thousand, Eight Hundred Fifty-Seven and 68/100 Dollars ($5,857.68).

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

Section 4. Repealer. All laws, ordinances, resolutions, especially Resolution No. 14,943 (February
19, 2019) or parts of the same, that are inconsistent with the provisions of this resolution, are hereby
repealed to the extent of such inconsistency.

ADOPTED: September 17, 2019

ATTEST:                APPROVED:

Susan Langley, City Clerk        Frank Scott, Jr., Mayor

APPROVED AS TO LEGAL FORM:

Thomas M. Carpenter, City Attorney

[Page 3 of 3]