



# Planning & Inspections Department

P. O. Box 70 \* Eden, North Carolina 27289-0070 \* (336) 623-2110 \* Fax (336) 623-4057

## MEMO

**To:** Honorable Mayor and City Council  
**Thru:** Brad Corcoran, City Manager  
**From:** Kelly K. Stultz, AICP, Director  
**Subject:** Request to Award Contract – Stone Creek Apartments  
**Date:** May 7, 2012

In September, 2011, a grant agreement was executed with the North Carolina Department of Commerce so that the City of Eden could receive Community Development Block Grant assistance for infrastructure improvements for the Stone Creek Apartments project in the amount of \$240,000. The bids were opened on February 16, 2012 at 1:30 p.m.

We received confirmation from the consulting engineers of the validity of the bids and recommend that you award the contract to Yates Construction in the amount of \$253,948.75. The developer will be responsible for all overages and change orders.

A Deed of Trust from the Wellons Foundation with the City of Eden as beneficiary will be recorded in the amount of \$240,000.00. This was done to assist in the creation of the tax credits for this project. The City will receive annual payments at 2% interest for 20 years.

If you have any questions, please call.

May 7, 2012

Ms. Kelly Stultz  
City of Eden  
308 E. Stadium Drive  
Eden, NC 27288

Re: Recommendation of Award

**Streets and Sidewalks to Serve Stone Creek Apartments**

City of Eden, North Carolina  
CDBG No.: **CDBG 10-C-2210**  
HUA No. EN1101.400

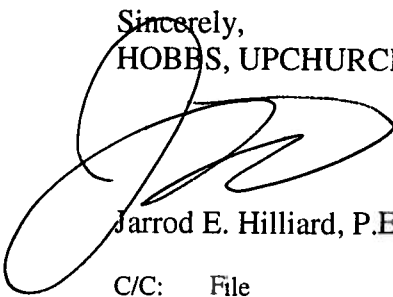
Dear Ms. Stultz:

Bids were received for the above referenced project at the City of Eden City Hall until 1:30 p.m., Thursday, February 16, 2012. Three (3) bids were received ranging from a low of \$261,486.50 to a high of \$279,631.50.

The low bid was submitted by Yates Construction of Stokesdale, North Carolina in the amount of \$261,486.50. Hobbs, Upchurch & Associates has completed several successful projects with this company. During negotiations with the low bidder, Yates Construction agreed to have some items eliminated from their contract, and they requested an increase in one of the unit prices due to elimination of other items that affected that unit price. These revisions bring the project total to \$253,948.75.

It is our recommendation that the project be awarded to Yates Construction in the amount of \$253,948.75. However, since their bid is not within the funded project budget, any amounts greater than the funded amount should be the responsibility of the developer. The Contracts for this project have been set up to describe this. If you should have any questions or comments, please do not hesitate to contact this office.

Sincerely,  
HOBBS, UPCHURCH & ASSOCIATES, P.A.



Jarrod E. Hilliard, P.E., C.F.M.

C/C: File  
Encl.: None