



TOWN OF CHAPEL HILL
OFFICE OF THE TOWN ATTORNEY

Telephone: (919) 968-2746
Facsimile (919) 969-2063

February 26, 2004

Ms. Sandra James
Office of Public Housing
U.S. Dept. of Housing and Urban Development
1500 Pinecroft Drive
Greensboro, North Carolina 27407

**Re: Town of Chapel Hill Airport Gardens
Rehabilitation Bid Award**

Dear Ms. James:

A few days ago Tina Vaughn, Chapel Hill Director of Housing, sent you some information, in response to your request, about the Town's award of a bid for rehabilitation work at its Airport Gardens housing neighborhood. The information included a report from the Town Manager to the Town Council. On February 23, 2004, the Chapel Hill Town Council considered the Town Manager's report.

The Council accepted the Manager's recommendation and adopted a resolution to clarify that future contracts would be subject to further bid procedures. The Council also requested a more detailed report in response to the issues raised by an unsuccessful bidder who appeared at the Council meeting. The Council requested that this report come back to the Council before the contract for the rehabilitation work is executed by the Town.

I am writing to you to ask for your assistance in evaluating the information sent to you by Ms. Vaughn. At the February 23rd Council meeting, a representative of the unsuccessful bidder said that the Town's decision to award the contract to Carl Garris & Son, Inc., a South Carolina company, was not proper under federal grant standards and regulations. I am writing to you to ask if there are any provisions of federal policy or regulations that would require the Town to not follow State bid laws and to not enter into the contract for this project (Base Bid and Alternate 2 for a total of 18 units) with the low bidder.

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We anticipate making a report back to the Council at its meeting on March 22, 2004, and your assistance prior to March 15 will certainly help us to meet that timetable. If I have not heard from you by then I will call you at the number provided to me by Ms. Vaughn.

Thank you.

Sincerely,

Ralph D. Karpinos

Ralph D. Karpinos
Town Attorney

RDK/tcp

cc: W. Calvin Horton, Town Manager
Tina Vaughn, Housing Director