

June 18, 2025

Mr. Dawson Tyler  
Down East Preservation  
307 S Broad St.  
Edenton, NC 27932

**Re: Intent to Award Construction Contract for Bid Package 2 – Building  
Town of Apex Historic Tunstall House Renovation**

Dear Dawson

Clearscapes has recommended award of the contract for Bid Package 2 – Building for the Tunstall House Renovation to Down East Preservation in the amount of \$1,591,986. This amount represents the Base Bid of \$857,370 as well as the following Alternates:

Alternate G-01:	\$ 599,805
Alternate G-02:	\$ 68,340
Alternate G-03:	\$ 65,251
Alternate G-05:	\$ 0
Alternate G-06:	\$ 0
Alternate G-10:	\$ 700
Alternate G-11:	\$ 520

The contract will be for all the work included in the Base Bid and the Bid Alternates listed above.

Final Award is contingent upon approval by the Town of Apex Town Council. We anticipate approval by the Town Council at their next meeting on June 24, 2025.

Please let us know if you have any questions. We look forward to working with you on this project!

Sincerely,

CLEARSCAPES, P.A.



Brandy Thompson, AIA

Copy: Mr. Daniel Edwards, Town of Apex