



CITY OF NOVI CITY COUNCIL
SEPTEMBER 22, 2025

SUBJECT: Approval of a Storm Drainage Facility Maintenance Easement Agreement for Avalon Pointe Office Center located on the south side of Eleven Mile Road west of Meadowbrook Road (parcel 50-22-23-229-024).

SUBMITTING DEPARTMENT: Department of Public Works, Engineering Division

KEY HIGHLIGHTS:

- This Storm Water Management Ordinance requirement details the responsibilities of the property owner to properly maintain a privately owned on-site mechanical treatment unit.

BACKGROUND INFORMATION:

Avalon Pointe Office Center is located on the south side of Eleven Mile Road west of Meadowbrook Road. Avalon Pointe Office Center requests approval of the Storm Drainage Facility Maintenance Easement Agreement (SDFMEA) for the storm water management system associated with the project. The SDFMEA is a Storm Water Management Ordinance requirement and details the responsibilities of the property owner to properly maintain their privately owned on-site mechanical treatment unit.

Spalding DeDecker has inspected the on-site stormwater maintenance system. The inspection approval letter dated February 6, 2009, is attached. The enclosed agreement has been favorably reviewed by the City Attorney (Beth Saarela, August 21, 2025) and the City Engineering consultant (Spalding DeDecker, October 26, 2007) and is recommended for approval.

RECOMMENDED ACTION: Approval of a Storm Drainage Facility Maintenance Easement Agreement for Avalon Pointe Office Center located on the south side of Eleven Mile Road west of Meadowbrook Road (parcel 50-22-23-229-024).