



City of Novi - Project Status Overview

Status Summary

Novi City Council Weekly Update #51

As of:

2/4/2026

Overall
Status

In progress

PMR Previous Activities (October 2024 – February 2026)

Design

- Bi-weekly design meetings continue to occur on Mondays.
- In-person design workshop may be rescheduled to the week of 2/16.

Other

- Owner's Meeting between City and PMR occurred on 2/2/26.

Upcoming Activities

Governance

- ~~• City Council's approvals consist of 1) Owner's Rep; 2) A/E firm; 3) CM firm (complete); 4) Technology firm; 5) Governance Documents/Program budget; 6) Schematic design; 7) Design development; 8) Furniture vendor; 9) Contractor bid packages; 10) Change orders in excess of \$100,000 and/or CO's that exceed project contingency or program budget.~~
- ~~• Budget amendments will be submitted to the FAC for its approval; if approved, City Council will be informed about the amendment.~~
- FAC-approved governance documents to be on a February City Council agenda.

Technology

- PMR/City interviews with three firms to occur on 2/11/26.

Design

- Program Validation & Concept Design: Dec 2025 – March 2026
- Schematic Design: March 2026 – August 2026
- Design Development: August 2026 – January 2027
- Construction Documents: February 2027 – June 2027
- PMR/HED presentation to Council tentatively scheduled for 3/23/26.
- HED to coordinate a community Neighbors Meeting for FS 2 and FS 3 sites.
- HED decoupling the PSB schedule/action items from the two new fire stations; each project set will follow their own respective design schedules and action items log

Other

- PMR to present revised budget to FAC for discussion/approval on 2/19/26.
- The next PMR Owner's Meeting with Novi will be on 3/2/26.

Areas for Discussion

Site Due Diligence / Budget Items Checklist:

- ~~• City / PMR to review Due Care Plan and strategize path forward.~~

- C. Boulard identifying potential woodlands issues with sites.
- HED to coordinate engineering meeting to discuss City site plan approval

City of Novi Road Project

- Approx. \$20 million, which includes property acquisition and utilities (\$11.5 million "construction cost" for the road itself)
- PMR's assumption is that it is responsible for activities within the project sites, and that utilities are available at lot line
- City will be responsible for wetlands, contaminated soils and land clearing of the identified spoils pile at the Public Safety Building Site (if needed), and relocation and/or improvements of public utilities adjacent at Lee Begole Drive to facilitate the road improvements and PSB project.
- PMR analyzing cost-sharing financial scenarios between Public Safety Project and Road Project activities for items listed above for FAC.
- City planning on bidding road project in Spring 2026.

Procurement and Contracts

- One year of design leading to a package for bid in Fall 2026 and construction in 2027.
- Site work/land clearing to occur 3rd Quarter 2026 (some tree clearing and dirt removal is currently underway at PSB site)
- Fire Stations to be completed before PSB.
- PMR seeking approval of Technology Consultant in February or March, and Furniture, Fixtures and Equipment (FFE) in 1st Quarter 2026.

Other

- City to tour Lansing Public Safety project with Christman on 2/27/26.