

MEMORANDUM



TO: PETE AUGER, CITY MANAGER
FROM: CHARLES BOULARD, COMMUNITY DEVELOP. DIRECTOR
SUBJECT: MAINSTREET AND NEIGHBORHOOD PROPERTY
MAINTENANCE EFFORTS
DATE: SEPTEMBER 21, 2022

Mainstreet:

The Mainstreet area represents to most developed cluster of streetscape improvements within Novi. It has been many years since the initial development and time for significant maintenance for many of the features. The properties were originally part of a condominium and a 2012 Exchange Agreement facilitated by the City to support development transferred responsibility for all streetscape improvements to the adjacent property owner(s). These improvements include, but are not limited to sidewalks, pavers, planters, irrigation systems, wall, fences, streetlights, etc. The City of Novi owns several adjacent parcels and recent replaced the deteriorated landscape wall along the Fire Station frontage.

Code Compliance staff have reached out to the various property owners and followed up with an initial correspondence. From there our team will meet with a representative of each property onsite to review the needed maintenance. In some cases, such as raised planters that have been damaged by the growth of the included tree over time, repair will unfortunately require removal and replacement of the tree. As an option, City Landscape Architect Rick Meader has designed a flush replacement alternative to the planters offering streetscape seating without the potential for future root growth causing planter wall displacement. Rick has also recommended different species of trees to minimize future root disruption. Once property owners have made the needed repairs the City will replace the missing trees as part of Tree Fund plantings.

Residential Neighborhoods:

Preserving the value, attractiveness and desirability of our neighborhoods is critical for the future and financial sustainability of our City. The current year budget approved the addition of an additional Code Compliance Officer to support property preservation and maintenance in our residential neighborhoods. Mario Gibbons started with our team September 6th and has been busy learning the City landscape, Ordinances, and procedures. Going forward Mario and Brian Riley will be working together and sharing responsibility to support residents in addressing property and exterior building maintenance needs in our single-family neighborhoods. This fall they will be working with the Homeowners Association and residents of Echo Valley. Initial contact has been made with the HOA President and an introductory letter and brochure with a Homeowner Inspection Checklist have been mailed to each property owner. Individual property inspections will begin October 1, 2022.