



June 4, 2026

City of Novi
45175 Ten Mile Rd.
Novi, MI 48375

Attn: Jeff Herczeg-Director DPW

Subject: Main St-Streetlighting System Condition Assessment

Mr. Herczeg,

Based on our assessment, we would like to share our observations regarding the current condition of the streetlighting system, along with a recommended path forward to improve safety, reliability, and long-term sustainability.

Our evaluation indicates that a significant portion of the existing streetlighting system consists of equipment that is not utility-grade and does not meet current industry standards for public lighting infrastructure. Specifically:

- Many fixtures, poles, and associated components are of mixed origin and varying specifications, which limits compatibility with standardized maintenance practices.
- The system includes aging and deteriorating materials that have surpassed their expected service life due to erosion around foundations and potential for compromised cable and stability of the entire system

As a result, this presents ongoing operational challenges, including reduced reliability, inconsistent lighting performance, and increased maintenance complexity.

Assuming ownership and maintenance responsibility for a system in its current condition introduces notable safety, liability risks and financial risks, including:

- Increased likelihood of equipment failure (e.g., pole integrity concerns, fixture malfunctions).
- Inefficiencies in responding to outages or performing routine maintenance due to lack of uniformity in equipment.

For these reasons, it is not feasible for DTE to assume responsibility for the system in its present state.

To provide the City of Novi with a safe, reliable, and maintainable streetlighting system, DTE recommends a full system conversion approach as part of a single current project. This would include:

- **Complete Replacement of Existing Infrastructure:** Removal and replacement of existing poles, fixtures, wiring, and associated components.
- **Installation of Utility-Grade Equipment:** Deployment of standardized, utility-grade materials designed for long-term performance, safety, and reliability.

- **Use of Stock Materials:** Implementation of stocked components to ensure efficient maintenance and rapid repairs.
- **Ongoing Maintenance and Ownership:** Upon completion, DTE would assume full ownership and maintenance responsibility, including routine inspections, repairs, and outage response.

This approach provides several benefits to the City of Novi. This would include:

- Improved public safety with enhanced lighting quality and uniformity.
- Reduced administrative burden, as maintenance and operational responsibilities are transferred to DTE.
- Long-term cost predictability and reduced exposure to unexpected repair expenses.

We would welcome the opportunity to further discuss this project. Please feel free to contact me directly at 734.397.4017 or brandon.faron@dteenergy.com to schedule a discussion.

Sincerely,
Brandon Faron
Principal Account Manager
DTE Community Lighting