MEMORANDUM

TO: CORRIDOR IMPROVEMENT AUTHORITY

FROM: VICTOR CARDENAS, CITY MANAGER

SUBJECT: MAIN STEEET SAD FUNDING

DATE: AUGUST 24, 2026

As discussed in September 2025, the city has been working with the Main Street stakeholders (Diversified Credit Union, Luna, MainStreet, Pulte) to coordinate much needed lighting and streetscape improvements in the Main Street corridor with a Special Assessment District (SAD). DTE and consulting engineer AECOM provided estimates to replace the decorative streetlights and rehabilitate the streetscape. The city also asked for an estimate to rehabilitate the road (Main Street) as a final phase. Since the road is city owned, the costs would not be included in the SAD regardless of how it is funded.

After additional conversations with the property owners, the city is proceeding with the SAD only as to three of the property owners—Luna, Diversified, and Main Street Partners. Pulte has declined to be part of the SAD, so the city is pursuing other enforcement procedures as to it.

As for the other three, at the June 8, 2026, City Council Meeting the SAD Resolution No. 1 was passed which initiated the five-step process required to approve an SAD. The next step, Resolution No. 2, which set a Public Hearing was approved on July 27, 2026. At the August 10, 2026, City Council Meeting the Public Hearing was conducted, and Resolution No. 3 *to Proceed with the Project and to Defray the Cost of the Project by Special Assessment upon Especially Benefitted Properties for Main Street Area Streetlighting and Streetscape*, was passed.

The CIA approved the cost for the lighting to be paid back through the SAD back in 2025. The cost for streetscape and road rehabilitation could also be funded through the CIA and paid back through the SAD over 15 years. As we are moving through the SAD process staff are requesting the CIA to fund more or all the total project cost, which again would be paid back through the SAD (excluding city share). The lighting and stakeholders' total share are ~$1.1M and total project costs (including the road and engineering) are ~$2.2 M. Below is preliminary categorical breakdown of cost:

Main Street Stakeholders	DTE Estimate Luminaire	Sidewalk/Streetscape	Road Rehab	Total Per Stakeholder
City of Novi	$ 137,377.00	$ 328,208.00	$ 526,889.00	$ 992,474.00
Diversified Credit Union	$ 25,940.00	$ 56,828.00		$ 82,772.00
Luna	$ 38,910.00	$ 191,117.00		$ 230,027.00
Mainstreet Partnership	$ 152,780.00	$ 222,457.00		$ 375,237.00
Pulte-Townes at Main	$ 134,570.00	$ 166,525.00		$ 301,095.00
Total	**$ 489,577.00**	**$ 965,135.00**		**$ 1,981,605.00**

*Design Engineering ~100K, CE/CI ~$156K

Essentially, the request is for the CIA to cover the stakeholder costs, which would be refunded, and fund the additional ~$1M city cost as a CIA Corridor project. The latest DTE agreement and the streetscape design/estimates from AECOM are included in the packet.

CITY OF NOVI
Estimate of Cost
8/12/2026
Main Street Streetscape - City of Novi

Item No.	Item Description	Unit	Total Quantity	Misc. As Directed	Sidewalk Category 1 (City of Novi)	Unit Price ($)	Item Cost ($)
1	Mobilization (10% Max.)	LSUM	1	1		$ 29,291.67	$ 29,291.67
2	Pre-Construction Audio-Visual	LSUM	1	1		$ 864.59	$ 864.59
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	-			$ 140.00	$ -
4	Sidewalk, Rem	Syd	711		711	$ 11.00	$ 7,821.00
5	Pavt, Rem	Syd	-			$ 35.00	$ -
6	Curb and Gutter, Rem	Ft	-			$ 15.00	$ -
7	Cold Milling HMA Surface	Syd	-			$ 3.25	$ -
8	Brick Paver, Rem	Syd	490		490	$ 20.00	$ 9,800.00
9	HMA Surface, Rem	Syd	503		503	$ 7.00	$ 3,521.00
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	16		16	$ 400.00	$ 6,400.00
11	Tree Grate and Frame, Salv	Ea	-		0	$ 500.00	$ -
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	-		0	$ 1,000.00	$ -
13	Tree Grate	Ea	19	5	14	$ 5,000.00	$ 95,000.00
14	Tree Grate, Frame	Ea	19	5	14	$ 1,000.00	$ 19,000.00
15	Tree Grate, Rem	Ea	2	2		$ 500.00	$ 1,000.00
16	Tree Grate Frame, Rem	Ea	5	5		$ 500.00	$ 2,500.00
17	Excavation, Earth	Cyd	69		69	$ 35.00	$ 2,415.00
18	Embankment, CIP	Cyd	18		18	$ 61.00	$ 1,098.00
19	Bollard Foundation, Rem	Ea	-		0	$ 150.00	$ -
20	Masonry and Conc Structure, Rem	Cyd	12		12	$ 80.00	$ 960.00
21	Bench Rem, Salv, Reinstall	Ea	3		3	$ 1,000.00	$ 3,000.00
22	Conc Bench, Rem	Ea	-		0	$ 1,500.00	$ -
23	Bench, Mounted	Ea	-		0	$ 2,000.00	$ -
24	Clock and Foundation, Rem	Ea	1		1	$ 5,000.00	$ 5,000.00
25	Berm Grading	LSUM	-		0	$ 5,000.00	$ -
26	Point-Up Structure	Ea	5		5	$ 300.00	$ 1,500.00
27	Reconstruct Structure	Ft	5	5	0	$ 500.00	$ 2,500.00
28	DPW Structure Cover, Adj, Case 1	Ea	10	5	5	$ 1,200.00	$ 12,000.00
29	Brick Paver, Salv and Replace	Sft	117		117	$ 20.00	$ 2,340.00
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	503		503	$ 15.00	$ 7,545.00
31	Aggregate Base, Conditioning	Syd	711		711	$ 5.00	$ 3,555.00
32	Aggregate Base, 2NS	Syd	13		13	$ 90.00	$ 1,170.00
33	Curb and Gutter, Conc	Ft	-			$ 30.00	$ -
34	Sidewalk, Conc, 4 inch	Sft	10,392		10392	$ 6.50	$ 67,548.00
35	Curb Ramp, Conc, 6 inch	Sft	675		675	$ 10.00	$ 6,750.00
36	Detectable Warning Surface	Ft	45		45	$ 65.00	$ 2,925.00
37	Curb Ramp Opening, Conc	Ft	-			$ 42.00	$ -
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	-			$ 100.00	$ -
39	HMA, 5EML	Ton	-			$ 150.00	$ -
40	HMA Full Depth Base Repair	Syd	-			$ 40.00	$ -
41	Geosynthetic Paving Fabric	Syd	-			$ 6.00	$ -
42	Pushbutton Support Post, Rem, RCOC	Ea	1		1	$ 350.00	$ 350.00
43	Pushbutton, Rem	Ea	1		1	$ 100.00	$ 100.00
44	Conduit, Rem	Ft	30		30	$ 5.00	$ 150.00
45	Pushbutton Support Post, RCOC	Ea	1		1	$ 2,500.00	$ 2,500.00
46	Pushbutton and Sign	Ea	1		1	$ 1,250.00	$ 1,250.00
47	Conduit, DB, 1, 1 1/2 inch	Ft	35		35	$ 100.00	$ 3,500.00
48	Prepared Soil	Cyd	39		39	$ 80.00	$ 3,120.00
49	Ostrya virginiana, 2.5 inch	Ea	14		14	$ 800.00	$ 11,200.00
50	Quercus alba, 2.5 inch	Ea	-		0	$ 700.00	$ -
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1			$ 864.20	$ 864.20
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1			$ 1,037.04	$ 1,037.04
53	Irrigation Work	LSUM	1			$ 600.00	$ 600.00
54	Surface Restoration (Min $6,000)	LSUM	1			$ 900.00	$ 900.00
55	Maintenance of Traffic	LSUM	1			$ 6,484.45	$ 6,484.45
56	Permanent Signing	LSUM	1			$ 648.44	$ 648.44
57	Permanent Pavement Marking	LSUM	-			$ 20,000.00	$ -
	Construction Total						**$ 328,208.39**
	DTE Ligthing Total						**$ 137,377.00**
	GRAND TOTAL						**$ 465,585.39**

CITY OF NOVI
Estimate of Cost
8/12/2026
Main Street Streetscape - Main Street Partnership

Item No.	Item Description	Unit	Total Quantity	Sidewalk Category 2 (Main Street Partnership)	Unit Price ($)	Item Cost ($)
1	Mobilization (10% Max.)	LSUM	1		$ 20,223.34	$ 20,223.34
2	Pre-Construction Audio-Visual	LSUM	1		$ 596.93	$ 596.93
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	-		$ 140.00	$ -
4	Sidewalk, Rem	Syd	614	614	$ 11.00	$ 6,754.00
5	Pavt, Rem	Syd	-		$ 35.00	$ -
6	Curb and Gutter, Rem	Ft	-		$ 15.00	$ -
7	Cold Milling HMA Surface	Syd	-		$ 3.25	$ -
8	Brick Paver, Rem	Syd	268	268	$ 20.00	$ 5,360.00
9	HMA Surface, Rem	Syd	287	287	$ 7.00	$ 2,009.00
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	22	22	$ 400.00	$ 8,800.00
11	Tree Grate and Frame, Salv	Ea	1	1	$ 500.00	$ 500.00
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	10	10	$ 1,000.00	$ 10,000.00
13	Tree Grate	Ea	10	10	$ 5,000.00	$ 50,000.00
14	Tree Grate, Frame	Ea	11	11	$ 1,000.00	$ 11,000.00
15	Tree Grate, Rem	Ea	-		$ 500.00	$ -
16	Tree Grate Frame, Rem	Ea	-		$ 500.00	$ -
17	Excavation, Earth	Cyd	5	5	$ 35.00	$ 175.00
18	Embankment, CIP	Cyd	10	10	$ 61.00	$ 610.00
19	Bollard Foundation, Rem	Ea	-	0	$ 150.00	$ -
20	Masonry and Conc Structure, Rem	Cyd	19	19	$ 80.00	$ 1,520.00
21	Bench Rem, Salv, Reinstall	Ea	-	0	$ 1,000.00	$ -
22	Conc Bench, Rem	Ea	-	0	$ 1,500.00	$ -
23	Bench, Mounted	Ea	-	0	$ 2,000.00	$ -
24	Clock and Foundation, Rem	Ea	-	0	$ 5,000.00	$ -
25	Berm Grading	LSUM	-	0	$ 5,000.00	$ -
26	Point-Up Structure	Ea	4	4	$ 300.00	$ 1,200.00
27	Reconstruct Structure	Ft	-	0	$ 500.00	$ -
28	DPW Structure Cover, Adj, Case 1	Ea	4	4	$ 1,200.00	$ 4,800.00
29	Brick Paver, Salv and Replace	Sft	175	175	$ 20.00	$ 3,500.00
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	288	288	$ 15.00	$ 4,320.00
31	Aggregate Base, Conditioning	Syd	614	614	$ 5.00	$ 3,070.00
32	Aggregate Base, 2NS	Syd	20	20	$ 90.00	$ 1,800.00
33	Curb and Gutter, Conc	Ft	-		$ 30.00	$ -
34	Sidewalk, Conc, 4 inch	Sft	7,638	7638	$ 6.50	$ 49,647.00
35	Curb Ramp, Conc, 6 inch	Sft	450	450	$ 10.00	$ 4,500.00
36	Detectable Warning Surface	Ft	30	30	$ 65.00	$ 1,950.00
37	Curb Ramp Opening, Conc	Ft	-		$ 42.00	$ -
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	-		$ 100.00	$ -
39	HMA, 5EML	Ton	-		$ 150.00	$ -
40	HMA Full Depth Base Repair	Syd	-		$ 40.00	$ -
41	Geosynthetic Paving Fabric	Syd	-		$ 6.00	$ -
42	Pushbutton Support Post, Rem, RCOC	Ea	-		$ 350.00	$ -
43	Pushbutton, Rem	Ea	-		$ 100.00	$ -
44	Conduit, Rem	Ft	-		$ 5.00	$ -
45	Pushbutton Support Post, RCOC	Ea	-		$ 2,500.00	$ -
46	Pushbutton and Sign	Ea	-		$ 1,250.00	$ -
47	Conduit, DB, 1, 1 1/2 inch	Ft	-		$ 100.00	$ -
48	Prepared Soil	Cyd	59	59	$ 80.00	$ 4,720.00
49	Ostrya virginiana, 2.5 inch	Ea	21	21	$ 800.00	$ 16,800.00
50	Quercus alba, 2.5 inch	Ea	-	0	$ 700.00	$ -
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1		$ 1,296.30	$ 1,296.30
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1		$ 1,555.56	$ 1,555.56
53	Irrigation Work	LSUM	1		$ 825.00	$ 825.00
54	Surface Restoration (Min $6,000)	LSUM	1		$ -	$ -
55	Maintenance of Traffic	LSUM	1		$ 4,476.94	$ 4,476.94
56	Permanent Signing	LSUM	1		$ 447.69	$ 447.69
57	Permanent Pavement Marking	LSUM	-		$ 20,000.00	$ -
	Construction Total					**$ 222,456.76**
	DTE Lighting Total					**$ 152,780.00**
	GRAND TOTAL					**$ 375,236.76**

CITY OF NOVI
Estimate of Cost
8/12/2026
Main Street Streetscape - Luna

Item No.	Item Description	Unit	Total Quantity	Sidewalk Cateogry 3 (Luna Properties)	Unit Price ($)	Item Cost ($)
1	Mobilization (10% Max.)	LSUM	1		$ 17,374.31	$ 17,374.31
2	Pre-Construction Audio-Visual	LSUM	1		$ 512.83	$ 512.83
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	-		$ 140.00	$ -
4	Sidewalk, Rem	Syd	944	944	$ 11.00	$ 10,384.00
5	Pavt, Rem	Syd	-		$ 35.00	$ -
6	Curb and Gutter, Rem	Ft	-		$ 15.00	$ -
7	Cold Milling HMA Surface	Syd	-		$ 3.25	$ -
8	Brick Paver, Rem	Syd	308	308	$ 20.00	$ 6,160.00
9	HMA Surface, Rem	Syd	316	316	$ 7.00	$ 2,212.00
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	4	4	$ 400.00	$ 1,600.00
11	Tree Grate and Frame, Salv	Ea	-	0	$ 500.00	$ -
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	-	0	$ 1,000.00	$ -
13	Tree Grate	Ea	4	4	$ 5,000.00	$ 20,000.00
14	Tree Grate, Frame	Ea	4	4	$ 1,000.00	$ 4,000.00
15	Tree Grate, Rem	Ea	-		$ 500.00	$ -
16	Tree Grate Frame, Rem	Ea	-		$ 500.00	$ -
17	Excavation, Earth	Cyd	2	2	$ 35.00	$ 70.00
18	Embankment, CIP	Cyd	12	12	$ 61.00	$ 732.00
19	Bollard Foundation, Rem	Ea	8	8	$ 150.00	$ 1,200.00
20	Masonry and Conc Structure, Rem	Cyd	27	27	$ 80.00	$ 2,160.00
21	Bench Rem, Salv, Reinstall	Ea	1	1	$ 1,000.00	$ 1,000.00
22	Conc Bench, Rem	Ea	2	2	$ 1,500.00	$ 3,000.00
23	Bench, Mounted	Ea	5	5	$ 2,000.00	$ 10,000.00
24	Clock and Foundation, Rem	Ea	-	0	$ 5,000.00	$ -
25	Berm Grading	LSUM	1	1	$ 5,000.00	$ 5,000.00
26	Point-Up Structure	Ea	1	1	$ 300.00	$ 300.00
27	Reconstruct Structure	Ft	-	0	$ 500.00	$ -
28	DPW Structure Cover, Adj, Case 1	Ea	1	1	$ 1,200.00	$ 1,200.00
29	Brick Paver, Salv and Replace	Sft	78	78	$ 20.00	$ 1,560.00
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	317	317	$ 15.00	$ 4,755.00
31	Aggregate Base, Conditioning	Syd	944	944	$ 5.00	$ 4,720.00
32	Aggregate Base, 2NS	Syd	9	9	$ 90.00	$ 810.00
33	Curb and Gutter, Conc	Ft	-		$ 30.00	$ -
34	Sidewalk, Conc, 4 inch	Sft	11,040	11040	$ 6.50	$ 71,760.00
35	Curb Ramp, Conc, 6 inch	Sft	300	300	$ 10.00	$ 3,000.00
36	Detectable Warning Surface	Ft	20	20	$ 65.00	$ 1,300.00
37	Curb Ramp Opening, Conc	Ft	-		$ 42.00	$ -
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	-		$ 100.00	$ -
39	HMA, 5EML	Ton	-		$ 150.00	$ -
40	HMA Full Depth Base Repair	Syd	-		$ 40.00	$ -
41	Geosynthetic Paving Fabric	Syd	-		$ 6.00	$ -
42	Pushbutton Support Post, Rem, RCOC	Ea	-		$ 350.00	$ -
43	Pushbutton, Rem	Ea	-		$ 100.00	$ -
44	Conduit, Rem	Ft	-		$ 5.00	$ -
45	Pushbutton Support Post, RCOC	Ea	-		$ 2,500.00	$ -
46	Pushbutton and Sign	Ea	-		$ 1,250.00	$ -
47	Conduit, DB, 1, 1 1/2 inch	Ft	-		$ 100.00	$ -
48	Prepared Soil	Cyd	23	23	$ 80.00	$ 1,840.00
49	Ostrya virginiana, 2.5 inch	Ea	4	4	$ 800.00	$ 3,200.00
50	Quercus alba, 2.5 inch	Ea	4	4	$ 700.00	$ 2,800.00
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1		$ 493.83	$ 493.83
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1		$ 592.59	$ 592.59
53	Irrigation Work	LSUM	1		$ 150.00	$ 150.00
54	Surface Restoration (Min $6,000)	LSUM	1		$ 3,000.00	$ 3,000.00
55	Maintenance of Traffic	LSUM	1		$ 3,846.24	$ 3,846.24
56	Permanent Signing	LSUM	1		$ 384.62	$ 384.62
57	Permanent Pavement Marking	LSUM	-		$ 20,000.00	$ -
	Construction Total					**$ 191,117.42**
	DTE Lighting Total					**$ 38,910.00**
	GRAND TOTAL					**$ 230,027.42**

CITY OF NOVI
Estimate of Cost
8/12/2026
Main Street Streetscape - Diversified Credit Union

Item No.	Item Description	Unit	Total Quantity	Sidewalk Category 4 (Diversified Members Credit Union)	Unit Price ($)	Item Cost ($)
1	Mobilization (10% Max.)	LSUM	1		$ 5,044.25	$ 5,044.25
2	Pre-Construction Audio-Visual	LSUM	1		$ 1,489.89	$ 1,489.89
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	-		$ 140.00	$ -
4	Sidewalk, Rem	Syd	16	16	$ 11.00	$ 176.00
5	Pavt, Rem	Syd	-		$ 35.00	$ -
6	Curb and Gutter, Rem	Ft	-		$ 15.00	$ -
7	Cold Milling HMA Surface	Syd	-		$ 3.25	$ -
8	Brick Paver, Rem	Syd	107	107	$ 20.00	$ 2,140.00
9	HMA Surface, Rem	Syd	107	107	$ 7.00	$ 749.00
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	6	6	$ 400.00	$ 2,400.00
11	Tree Grate and Frame, Salv	Ea	1	1	$ 500.00	$ 500.00
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	1	1	$ 1,000.00	$ 1,000.00
13	Tree Grate	Ea	4	4	$ 5,000.00	$ 20,000.00
14	Tree Grate, Frame	Ea	4	4	$ 1,000.00	$ 4,000.00
15	Tree Grate, Rem	Ea	-		$ 500.00	$ -
16	Tree Grate Frame, Rem	Ea	-		$ 500.00	$ -
17	Excavation, Earth	Cyd	2	2	$ 35.00	$ 70.00
18	Embankment, CIP	Cyd	4	4	$ 61.00	$ 244.00
19	Bollard Foundation, Rem	Ea	-	0	$ 150.00	$ -
20	Masonry and Conc Structure, Rem	Cyd	8	8	$ 80.00	$ 640.00
21	Bench Rem, Salv, Reinstall	Ea	-	0	$ 1,000.00	$ -
22	Conc Bench, Rem	Ea	-	0	$ 1,500.00	$ -
23	Bench, Mounted	Ea	-	0	$ 2,000.00	$ -
24	Clock and Foundation, Rem	Ea	-	0	$ 5,000.00	$ -
25	Berm Grading	LSUM	-	0	$ 5,000.00	$ -
26	Point-Up Structure	Ea	-	0	$ 300.00	$ -
27	Reconstruct Structure	Ft	-	0	$ 500.00	$ -
28	DPW Structure Cover, Adj, Case 1	Ea	-	0	$ 1,200.00	$ -
29	Brick Paver, Salv and Replace	Sft	-	0	$ 20.00	$ -
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	107	107	$ 15.00	$ 1,605.00
31	Aggregate Base, Conditioning	Syd	16	16	$ 5.00	$ 80.00
32	Aggregate Base, 2NS	Syd	-	0	$ 90.00	$ -
33	Curb and Gutter, Conc	Ft	-		$ 30.00	$ -
34	Sidewalk, Conc, 4 inch	Sft	1,181	1181	$ 6.50	$ 7,676.50
35	Curb Ramp, Conc, 6 inch	Sft	26	26	$ 10.00	$ 260.00
36	Detectable Warning Surface	Ft	5	5	$ 65.00	$ 325.00
37	Curb Ramp Opening, Conc	Ft	-		$ 42.00	$ -
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	-		$ 100.00	$ -
39	HMA, 5EML	Ton	-		$ 150.00	$ -
40	HMA Full Depth Base Repair	Syd	-		$ 40.00	$ -
41	Geosynthetic Paving Fabric	Syd	-		$ 6.00	$ -
42	Pushbutton Support Post, Rem, RCOC	Ea	-		$ 350.00	$ -
43	Pushbutton, Rem	Ea	-		$ 100.00	$ -
44	Conduit, Rem	Ft	-		$ 5.00	$ -
45	Pushbutton Support Post, RCOC	Ea	-		$ 2,500.00	$ -
46	Pushbutton and Sign	Ea	-		$ 1,250.00	$ -
47	Conduit, DB, 1, 1 1/2 inch	Ft	-		$ 100.00	$ -
48	Prepared Soil	Cyd	17	17	$ 80.00	$ 1,360.00
49	Ostrya virginiana, 2.5 inch	Ea	6	6	$ 800.00	$ 4,800.00
50	Quercus alba, 2.5 inch	Ea	-	0	$ 700.00	$ -
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1		$ 370.37	$ 370.37
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1		$ 444.44	$ 444.44
53	Irrigation Work	LSUM	1		$ 225.00	$ 225.00
54	Surface Restoration (Min $6,000)	LSUM	1		$ -	$ -
55	Maintenance of Traffic	LSUM	1		$ 1,116.67	$ 1,116.67
56	Permanent Signing	LSUM	1		$ 111.67	$ 111.67
57	Permanent Pavement Marking	LSUM	-		$ 20,000.00	$ -
	Construction Total					**$ 56,827.79**
	DTE Lighting Total					**$ 25,940.00**
	GRAND TOTAL					**$ 82,767.79**

CITY OF NOVI
Estimate of Cost
8/12/2026
Main Street Streetscape - Townes at Main Street

Item No.	Item Description	Unit	Total Quantity	Sidewalk Category 5 (Townes at Main Street)	Unit Price ($)	Item Cost ($)
1	Mobilization (10% Max.)	LSUM	1	1	$ 15,138.60	$ 15,138.60
2	Pre-Construction Audio-Visual	LSUM	1	1	$ 446.84	$ 446.84
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	-		$ 140.00	$ -
4	Sidewalk, Rem	Syd	546	546	$ 11.00	$ 6,006.00
5	Pavt, Rem	Syd	-		$ 35.00	$ -
6	Curb and Gutter, Rem	Ft	-		$ 15.00	$ -
7	Cold Milling HMA Surface	Syd	-		$ 3.25	$ -
8	Brick Paver, Rem	Syd	108	108	$ 20.00	$ 2,160.00
9	HMA Surface, Rem	Syd	108	108	$ 7.00	$ 756.00
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	32	32	$ 400.00	$ 12,800.00
11	Tree Grate and Frame, Salv	Ea	10	10	$ 500.00	$ 5,000.00
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	18	18	$ 1,000.00	$ 18,000.00
13	Tree Grate	Ea	4	4	$ 5,000.00	$ 20,000.00
14	Tree Grate, Frame	Ea	4	4	$ 1,000.00	$ 4,000.00
15	Tree Grate, Rem	Ea	3	3	$ 500.00	$ 1,500.00
16	Tree Grate Frame, Rem	Ea	-		$ 500.00	$ -
17	Excavation, Earth	Cyd	9	9	$ 35.00	$ 315.00
18	Embankment, CIP	Cyd	4	4	$ 61.00	$ 244.00
19	Bollard Foundation, Rem	Ea	-	0	$ 150.00	$ -
20	Masonry and Conc Structure, Rem	Cyd	-	0	$ 80.00	$ -
21	Bench Rem, Salv, Reinstall	Ea	-	0	$ 1,000.00	$ -
22	Conc Bench, Rem	Ea	-	0	$ 1,500.00	$ -
23	Bench, Mounted	Ea	-	0	$ 2,000.00	$ -
24	Clock and Foundation, Rem	Ea	-	0	$ 5,000.00	$ -
25	Berm Grading	LSUM	-	0	$ 5,000.00	$ -
26	Point-Up Structure	Ea	-	0	$ 300.00	$ -
27	Reconstruct Structure	Ft	-	0	$ 500.00	$ -
28	DPW Structure Cover, Adj, Case 1	Ea	-	0	$ 1,200.00	$ -
29	Brick Paver, Salv and Replace	Sft	-	0	$ 20.00	$ -
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	79	79	$ 15.00	$ 1,185.00
31	Aggregate Base, Conditioning	Syd	387	387	$ 5.00	$ 1,935.00
32	Aggregate Base, 2NS	Syd	-	0	$ 90.00	$ -
33	Curb and Gutter, Conc	Ft	-		$ 30.00	$ -
34	Sidewalk, Conc, 4 inch	Sft	4,784	4784	$ 6.50	$ 31,096.00
35	Curb Ramp, Conc, 6 inch	Sft	124	124	$ 10.00	$ 1,240.00
36	Detectable Warning Surface	Ft	10	10	$ 65.00	$ 650.00
37	Curb Ramp Opening, Conc	Ft	-		$ 42.00	$ -
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	-		$ 100.00	$ -
39	HMA, 5EML	Ton	-		$ 150.00	$ -
40	HMA Full Depth Base Repair	Syd	-		$ 40.00	$ -
41	Geosynthetic Paving Fabric	Syd	-		$ 6.00	$ -
42	Pushbutton Support Post, Rem, RCOC	Ea	-		$ 350.00	$ -
43	Pushbutton, Rem	Ea	-		$ 100.00	$ -
44	Conduit, Rem	Ft	-		$ 5.00	$ -
45	Pushbutton Support Post, RCOC	Ea	-		$ 2,500.00	$ -
46	Pushbutton and Sign	Ea	-		$ 1,250.00	$ -
47	Conduit, DB, 1, 1 1/2 inch	Ft	-		$ 100.00	$ -
48	Prepared Soil	Cyd	89	89	$ 80.00	$ 7,120.00
49	Ostrya virginiana, 2.5 inch	Ea	32	32	$ 800.00	$ 25,600.00
50	Quercus alba, 2.5 inch	Ea	-	0	$ 700.00	$ -
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1	1	$ 1,975.31	$ 1,975.31
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1	1	$ 2,370.37	$ 2,370.37
53	Irrigation Work	LSUM	1	1	$ 1,200.00	$ 1,200.00
54	Surface Restoration (Min $6,000)	LSUM	1	1	$ 2,100.00	$ 2,100.00
55	Maintenance of Traffic	LSUM	1	1	$ 3,351.31	$ 3,351.31
56	Permanent Signing	LSUM	1	1	$ 335.13	$ 335.13
57	Permanent Pavement Marking	LSUM	-	0.0	$ 20,000.00	$ -
	Estimated Construction Total					**$ 166,524.56**
	DTE Lighting Total					**$ 134,570.00**
	GRAND TOTAL					**$ 301,094.56**

CITY OF NOVI
Estimate of Cost
8/12/2026
Main Street Streetscape - Roadway

Item No.	Item Description	Unit	Total Quantity	Roadway	Unit Price ($)	Item Cost ($)
1	Mobilization (10% Max.)	LSUM	1		$ 48,444.42	$ 48,444.42
2	Pre-Construction Audio-Visual	LSUM	1		$ 1,429.92	$ 1,429.92
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	28	28	$ 140.00	$ 3,920.00
4	Sidewalk, Rem	Syd	-		$ 11.00	$ -
5	Pavt, Rem	Syd	69	69	$ 35.00	$ 2,415.00
6	Curb and Gutter, Rem	Ft	604	604	$ 15.00	$ 9,060.00
7	Cold Milling HMA Surface	Syd	10,162	10162	$ 3.25	$ 33,026.50
8	Brick Paver, Rem	Syd	-		$ 20.00	$ -
9	HMA Surface, Rem	Syd	-		$ 7.00	$ -
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	-		$ 400.00	$ -
11	Tree Grate and Frame, Salv	Ea	-		$ 500.00	$ -
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	-		$ 1,000.00	$ -
13	Tree Grate	Ea	-		$ 5,000.00	$ -
14	Tree Grate, Frame	Ea	-		$ 1,000.00	$ -
15	Tree Grate, Rem	Ea	-		$ 500.00	$ -
16	Tree Grate Frame, Rem	Ea	-		$ 500.00	$ -
17	Excavation, Earth	Cyd	-		$ 35.00	$ -
18	Embankment, CIP	Cyd	-		$ 61.00	$ -
19	Bollard Foundation, Rem	Ea	-		$ 150.00	$ -
20	Masonry and Conc Structure, Rem	Cyd	-		$ 80.00	$ -
21	Bench Rem, Salv, Reinstall	Ea	-		$ 1,000.00	$ -
22	Conc Bench, Rem	Ea	-		$ 1,500.00	$ -
23	Bench, Mounted	Ea	-		$ 2,000.00	$ -
24	Clock and Foundation, Rem	Ea	-		$ 5,000.00	$ -
25	Berm Grading	LSUM	-		$ 5,000.00	$ -
26	Point-Up Structure	Ea	27	27	$ 300.00	$ 8,100.00
27	Reconstruct Structure	Ft	-	0	$ 500.00	$ -
28	DPW Structure Cover, Adj, Case 1	Ea	23	23	$ 1,200.00	$ 27,600.00
29	Brick Paver, Salv and Replace	Sft	63	63	$ 20.00	$ 1,260.00
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	-		$ 15.00	$ -
31	Aggregate Base, Conditioning	Syd	162	162	$ 5.00	$ 810.00
32	Aggregate Base, 2NS	Syd	7	7	$ 90.00	$ 630.00
33	Curb and Gutter, Conc	Ft	516	516	$ 30.00	$ 15,480.00
34	Sidewalk, Conc, 4 inch	Sft	-		$ 6.50	$ -
35	Curb Ramp, Conc, 6 inch	Sft	-		$ 10.00	$ -
36	Detectable Warning Surface	Ft	-		$ 65.00	$ -
37	Curb Ramp Opening, Conc	Ft	88	88	$ 42.00	$ 3,696.00
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	69	69	$ 100.00	$ 6,900.00
39	HMA, 5EML	Ton	1,538	1538	$ 150.00	$ 230,700.00
40	HMA Full Depth Base Repair	Syd	1,016	1016	$ 40.00	$ 40,648.00
41	Geosynthetic Paving Fabric	Syd	10,162	10162	$ 6.00	$ 60,972.00
42	Pushbutton Support Post, Rem, RCOC	Ea	-		$ 350.00	$ -
43	Pushbutton, Rem	Ea	-		$ 100.00	$ -
44	Conduit, Rem	Ft	-		$ 5.00	$ -
45	Pushbutton Support Post, RCOC	Ea	-		$ 2,500.00	$ -
46	Pushbutton and Sign	Ea	-		$ 1,250.00	$ -
47	Conduit, DB, 1, 1 1/2 inch	Ft	-		$ 100.00	$ -
48	Prepared Soil	Cyd	-		$ 80.00	$ -
49	Ostrya virginiana, 2.5 inch	Ea	-		$ 800.00	$ -
50	Quercus alba, 2.5 inch	Ea	-		$ 700.00	$ -
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1		$ -	$ -
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1		$ -	$ -
53	Irrigation Work	LSUM	1		$ -	$ -
54	Surface Restoration (Min $6,000)	LSUM	1		$ -	$ -
55	Maintenance of Traffic	LSUM	1		$ 10,724.39	$ 10,724.39
56	Permanent Signing	LSUM	1		$ 1,072.44	$ 1,072.44
57	Permanent Pavement Marking	LSUM	1		$ 20,000.00	$ 20,000.00
	Construction Total					**$ 526,888.67**
	DTE Lighting Total					**$ -**
	GRAND TOTAL					**$ 526,888.67**

MAIN ST STREETSCAPE CONSTRUCTION
NOVI ROAD TO GRAND RIVER AVENUE

CITY OF NOVI
OAKLAND COUNTY, MICHIGAN

INDEX OF SHEETS — **SHEET NO.**

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SESC STANDARDS	
CITY OF NOVI STANDARD DETAILS	

GENERAL NOTES

- MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE MOOT STANDARDS AND SPECIFICATIONS AND THE PROPOSAL.
- THE PROPOSED IMPROVEMENTS COVERED BY THE SE PLANS ARE IN ACCORDANCE WITH AASHTO: A POLICY ON GEOMETRIC DESIGN OF HIGHWAYS AND STREETS. 2018.
- THE IMPROVEMENTS COVERED BY THE SE PLANS SHALL BE DONE IN ACCORDANCE WITH THE 2011 MICHIGAN MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (AS UPDATED 2012 TO 2022).

UTILITIES

123.NET — COMMUNICATIONS
MEGAN WRIGHT
24700 NORTHWESTERN HWY. SUITE 700
SOUTHFIELD . MI 480 75
(248) 228-8952
mwright@123 .net

AT&T — COMMUNICATIONS
GREG HILLS
54 N. MILL ST
PONTIAC. MI 48342
(248) 705-6529
gh3275@att.com

CHARTER — COMMUNICATIONS
ERIC LEWIS
14525 FARMINGTON RD
LIVONIA. MI 48154
(248) 413-9136
Eric.Lewis1@charter.com

WINDSTREAM — COMMUNICATIONS
JEFF WEBB
(734) 790-6556
jeff.webb@windstream.com

CONSUMERS ENERGY — NATURAL GAS
CHRIS SCHNEIDER
11801 FARMINGTON RD
LIVONIA. MI 48150
(734) 513-6277

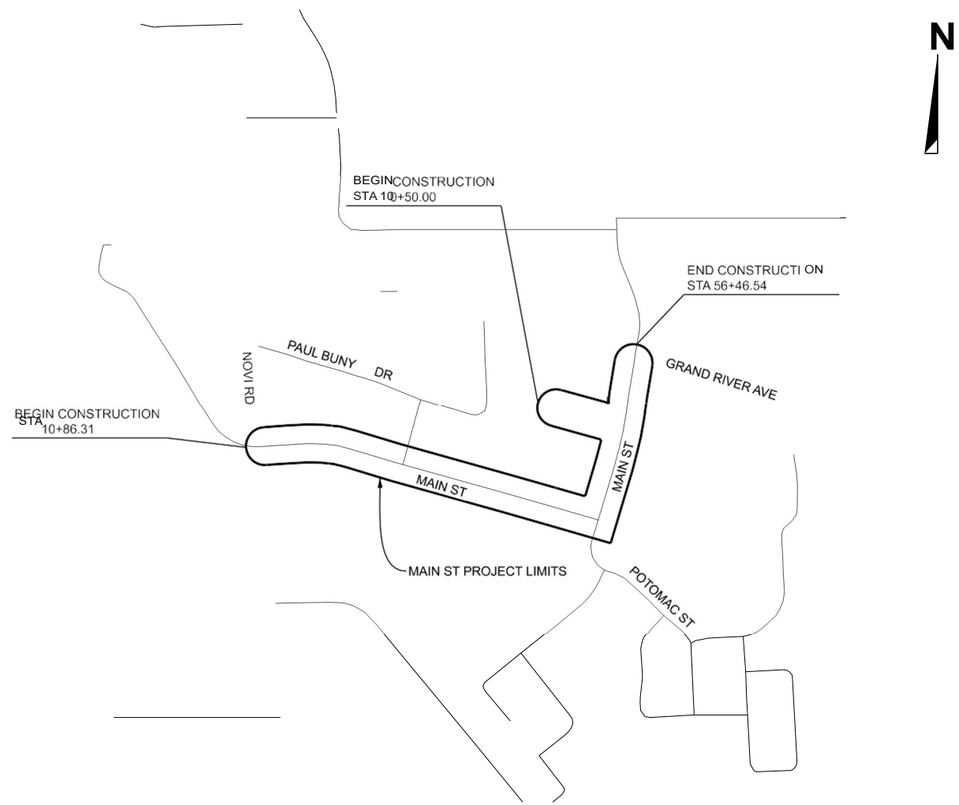
DTE ENERGY — ELECTRIC
MELISSA MOWRER
8001 HAGGERTY RD
BELLEVILLE . MI 48111
(586) 457-0186
melissa.mowrer@dteenergy.com

CITY OF NOVI — SANITARY & WATER
SCOTT ROSELLE
26300 LEE BEGOLE DR
NOVI, MI 48375
(248) 735-5644
sroselle@cityofnovi.org

CITY OF NOVI — ROADS & DRAINS
MATT WIKTOROWSKI
26300 LEE BEGOLE DR
NOVI, MI 48375
(248) 735-5640
mwiktorowski@cityofnovi.org

CALL MISS DIG

3 WORKING DAYS BEFORE YOU DIG
(EXCLUDING SATURDAYS, SUNDAYS, AND HOLIDAYS)
(800) 482-7171 OR 811



[redacted]
JUSTIN FISCHER

MAYOR PRO TEM
LAURA MARIE CASEY

CITY COUNCIL
DAVID STAUDT
PRIYA GURUMUTHY
MATT HEINTZ
BRIAN SMITH
ERICKA THOMAS

CITY ENGINEER
BEN CROY, PE

CONTRACT FOR:
SIDEWALK RECONSTRUCTION AND ROADWAY REHABILITATION ON MAIN ST

AECOM

CITY OF NOVI

JOB	60774477
DATE	07/06/26
SHEET	1

GENERAL NOTES

STANDARDS AND SPECIFICATIONS
All work must be completed in accordance with the City of Novi Standards and Specifications.

MAINTAINING TRAFFIC
See Project Manual.

CITY WORK HOURS
City work hours are Monday-Saturday, 7am-7pm. An approved variance is required to work outside those hours.

UNDERGROUND UTILITIES / MISS DIG
For protection of underground utilities and in conformance with Public Act 53, 1974, the Contractor shall dial 1-800-482-7171 a minimum of three full working days, excluding Saturdays, Sundays, and holidays prior to beginning each excavation in areas where public utilities have not been previously located. Members will thus be routinely notified. This does not relieve the Contractor of the responsibility of notifying utility owners who may not be a part of the "Miss Dig" alert system.

If plan information indicates an existing underground utility is or will be out of service within the limits of this contract. The Contractor is cautioned to treat such a line as if it were still in service and notify "Miss Dig" when working in the area of the out of service facility.

All utility information is approximate and is based on information provided by the owners.

Underground utilities within landscaped entrance islands are not part of MISS DIG's system. Use extreme caution in these areas.

EXISTING WATER MAINS AND SEWERS
The Contractor shall be responsible for any damage to properly identified existing water mains and/or existing sewers during the construction of this project. Field verification for vertical and horizontal location is required.

TRASH COLLECTION
When access by refuse collection vehicles is not provided, Contractor shall collect, deliver and return refuse containers from individual driveways and deliver to a central location for pickup by refuse haulers. Refuse in the City of Novi is collected by various private firms on scheduled days. Trash service shall not be delayed unless agreed to in writing with the respective service and approval by the Engineer and City.

MAIL COLLECTION AND DELIVERY
Mail collection and delivery must be maintained during construction. If access for mail delivery is interrupted, Contractor shall furnish and assemble temporary collection and delivery boxes for each affected property at a central location, which will be determined by the Novi Postmaster. Mailboxes to be a type approved for use the U.S. Postmaster.

CONTRACTOR PARKING
Contractor parking areas will be limited to public ROW areas only. Do not occupy open roadways with parked vehicles.

HYDRANT USE
The Contractor is required to contact the City's DPW facility at 248-735-5640 to make arrangements prior to use.

SAWCUTS
The Contractor shall sawcut the existing pavement at all removal limits as shown on plans or directed by Engineer to provide a smooth vertical edge. This will not be paid for separately, it is included in payment for removal items.

OPEN EXCAVATION
Protective fencing around all open excavations is required. This will not be paid for separately.

SLOPES
Class A slopes shall be constructed on this project.

DUST CONTROL
The Contractor is responsible for controlling dust on the project by whatever legal means on any aggregate or surfaces not restored as requested by the Engineer. This will not be paid for separately.

SURFACE RESTORATION
See Project Manual.

TREE PROTECTION NOTES

ROOT PROTECTION
1. Any damage to tree roots is to be reported to the on-site construction observer or owner.
2. Do not drive or park any vehicle or equipment, store any materials, or wash any equipment or materials within the drip line of any tree. These or other actions within the drip line may be considered damage by the Engineer.
3. Conduct operations to minimize excavations adjacent to trees. Where required work exposes tree roots, place wet mulch or other approved materials as soon as possible. Consult with Engineer or City Forester prior to beginning work.

TREE PROTECTION BARRIER
1. All trees within the work zone shall have tree protection barrier installed prior to construction unless otherwise directed by the Engineer. Tree protection barrier ordered by the Engineer will be measured and paid for as silt fence.
2. Barrier to be silt fence material and placed for use as visual and physical tree protection barrier. It is not required that toe be buried or sections be overlapped as for soil erosion control.
3. Any damage to any tree is to be reported to the on-site construction observer or owner.
4. Contractor is responsible for any tree damage. Trees determined to be damaged in the opinion of the Engineer shall be replaced at the Contractor's expense.

SOIL EROSION AND SEDIMENTATION CONTROL

SEQUENCE OF CONSTRUCTION
1. Prior to removing pavement, sidewalk, or driveways, or commencing grading operation; place temporary SESC measures (inlet filters and silt fence). Engineer's approval of SESC measures must be obtained prior to excavation. Approval by the Engineer is also required for material stockpile and staging area locations. Material stockpiles shall be ringed with silt fence.
2. Installation of silt fencing or tree protection fencing shall not occur prior to the initial city pre-construction meeting. When natural features exist on the site, inspection of staking may be required prior to the installation of the fencing.
3. During construction, maintain all temporary SESC measures. When inlet convers are removed, inlet filters shall be lowered and remain on the structures at all times. Address any deficiencies in SESC measures immediately.
4. Within five days of the completion of paving, permanent seeding shall be placed.
5. Remove temporary SESC measures within one week of placing permanent seeding.

SESC NOTES
1. Contractor is responsible for installation and maintenance of all soil erosion and sedimentation control measures and for full compliance with the soil erosion and sedimentation control permit to be issued for the project.
2. Temporary soil erosion and sedimentation control measures shall include inlet filters and silt fence in this project. Inlet filters shall be ACF Environmental Silt Sack or approved equal. Silt Fencing shall be Synthetic Industries "Terra Tex", Exxon "GTF- 180", or approved equal.
3. All SESC measures shall be constructed in accordance with the Oakland County details included in the plans.
4. Inlet filters shall be installed on all drainage inlet structures within the reconstruction limits and on structures downstream of the reconstruction area which, in the opinion of the Engineer, may receive runoff from the work area.
5. Silt fencing shall be installed at locations determined by the Engineer.
6. Temporary pumps, if required, shall be discharged into a filter bag or similar device. Contractor shall obtain advance approval from the Engineer for all dewatering operations and filter devices to be used.
7. Street sweeping and dust control shall be the responsibility of the Contractor, and shall be completed daily or as directed by the Engineer.
8. All drainage ditches shall be stabilized with erosion control blanket and shall utilize check dams as necessary. Drainage ditches steeper than 3% shall be sodded.
9. Permanent seeding, including topsoil, fertilizer, and mulch blankets shall be placed on all unpaved disturbed areas in accordance with the MDOT Standard Specifications. Seeding work shall be completed on each roadway within five days of the completion of paving work on that roadway.
10. Stockpile locations shall be ringed with silt fence. All stockpile locations shall be approved by the Engineer.

SOIL SURVEY
The soils in the proposed Main Street Sidewalk and Rehabilitation area include:
- Marlette sandy loam, 1 to 6 percent slopes
- Houghton and Adrian mucks
- Urban land
- Blount loam, 0 to 4 percent slopes

IRRIGATION AND LANDSCAPE LIGHTING SYSTEMS

Contractor shall protect irrigation and landscape lighting systems from damage. If damaged, the Contractor shall restore all irrigation and landscape lighting systems at the Contractor's expense. See Project Manual for additional information.

SURVEY INFORMATION

CP 100
N: 357549.79
E: 13365019.74
Elev: 912.82

CP 101
N: 357725.34
E: 13364655.68
Elev: 914.69

CP 102
N: 357573.04
E: 13365281.68
Elev: 911.19

CP 103
N: 357731.48
E: 13364381.70
Elev: 913.27

CP 104
N: 357914.56
E: 13364039.57
Elev: 913.83

CP 105
N: 357914.56
E: 13364051.60
Elev: 913.98

CP 106
N: 357823.65
E: 13365364.66
Elev: 911.86

CP 107
N: 358053.41
E: 13365432.68
Elev: 914.77

CP 108
N: 358149.91
E: 13365332.94
Elev: 914.21

BM 1
N: 357831.87
E: 13363844.00
Elev: 915.27

BM 2
N: 357786.35
E: 13364431.03
Elev: 914.66

BM 3
N: 357682.25
E: 13364794.30
Elev: 916.25

BM 4
N: 357610.69
E: 13365297.45
Elev: 912.39

BM 5
N: 357800.27
E: 13365392.36
Elev: 913.19

MDOT STANDARD PLANS

NOTES APPLYING TO STANDARD PLANS	
Where the following items are called for on plans, they are to be constructed according to the standard plan given below opposite each item unless otherwise indicated.	
Title	Plan No.
ROAD	
DRAINAGE STRUCTURES	R-1
CURB RAMP AND DETECTABLE WARNING DETAILS	R-28
DRIVEWAY OPENINGS & APPROACHES, AND CONC. SIDEWALK	R-29
CONCRETE CURB AND CONCRETE CURB & GUTTER	R-30
SOIL EROSION & SEDIMENTATION CONTROL MEASURES	R-96
SEEDING AND TREE PLANTING	R-100
PAVEMENT MARKING	
PAVEMENT ARROW & MESSAGE DETAILS	PAVE-900
LONGITUDINAL LINE TYPES & PLACEMENT	PAVE-905
PAVEMENT MARKINGS FOR NON-SIGNALIZED INTERSECTIONS	PAVE-930
LEFT TURN LANE MARKINGS	PAVE-935
RIGHT TURN LANE AND ISLAND PAVEMENT MARKINGS	PAVE-940
INTERSECTION, STOP BAR & CROSSWALK MARKINGS	PAVE-945

FILE: NOVI2.CEL
AUTH | DATE | REVISION

AECOM

CITY OF NOVI

MAIN STREET STREETSCAPE

GENERAL NOTES

JOB 60774477
DATE 07/06/26
SHEET 2

QUANTITY SHEET

Item No.	Item Description	Unit	Total Quantity	Misc. As Directed	Sidewalk Category 1 (City of Novi)	Sidewalk Category 2 (Main Street Partnership)	Sidewalk Cateogry 3 (Luna Properties)	Sidewalk Category 4 (Diversified Members Credit Union)	Sidewalk Category 5 (Townes at Main Street)	Roadway
1	Mobilization (10% Max.)	LSUM	1	1						
2	Pre-Construction Audio-Visual	LSUM	1	1						
3	Erosion Control, Inlet Protection, Fabric Drop	Ea	28							28
4	Sidewalk, Rem	Syd	2,831		711	614	944	16	546	
5	Pavt, Rem	Syd	69							69
6	Curb and Gutter, Rem	Ft	604							604
7	Cold Milling HMA Surface	Syd	10,162							10162
8	Brick Paver, Rem	Syd	1,281		490	268	308	107	108	
9	HMA Surface, Rem	Syd	1,321		503	287	316	107	108	
10	Tree and Stump, Rem, 6 inch to 18 inch	Ea	80		16	22	4	6	32	
11	Tree Grate and Frame, Salv	Ea	12		0	1	0	1	10	
12	Tree Grate and Frame, Salv, Adj, Reinstall	Ea	29		0	10	0	1	18	
13	Tree Grate	Ea	41	5	14	10	4	4	4	
14	Tree Grate, Frame	Ea	42	5	14	11	4	4	4	
15	Tree Grate, Rem	Ea	5	2					3	
16	Tree Grate Frame, Rem	Ea	5	5						
17	Excavation, Earth	Cyd	87		69	5	2	2	9	
18	Embankment, CIP	Cyd	48		18	10	12	4	4	
19	Bollard Foundation, Rem	Ea	8		0	0	8	0	0	
20	Masonry and Conc Structure, Rem	Cyd	66		12	19	27	8	0	
21	Bench Rem, Salv, Reinstall	Ea	4		3	0	1	0	0	
22	Conc Bench, Rem	Ea	2		0	0	2	0	0	
23	Bench, Mounted	Ea	5		0	0	5	0	0	
24	Clock and Foundation, Rem	Ea	1		1	0	0	0	0	
25	Berm Grading	LSUM	1		0	0	1	0	0	
26	Point-Up Structure	Ea	37		5	4	1	0	0	27
27	Reconstruct Structure	Ft	5	5	0	0	0	0	0	0
28	DPW Structure Cover, Adj, Case 1	Ea	38	5	5	4	1	0	0	23
29	Brick Paver, Salv and Replace	Sft	433		117	175	78	0	0	63
30	Aggregate Base, 21AA Limestone, 4 inch	Syd	1,294		503	288	317	107	79	
31	Aggregate Base, Conditioning	Syd	2,834		711	614	944	16	387	162
32	Aggregate Base, 2NS	Syd	49		13	20	9	0	0	7
33	Curb and Gutter, Conc	Ft	516							516
34	Sidewalk, Conc, 4 inch	Sft	35,035		10392	7638	11040	1181	4784	
35	Curb Ramp, Conc, 6 inch	Sft	1,575		675	450	300	26	124	
36	Detectable Warning Surface	Ft	110		45	30	20	5	10	
37	Curb Ramp Opening, Conc	Ft	88							88
38	Pavt Repr, Nonreinf Conc, 9 inch	Syd	69							69
39	HMA, 5EML	Ton	1,538							1538
40	HMA Full Depth Base Repair	Syd	1,016							1016
41	Geosynthetic Paving Fabric	Syd	10,162							10162
42	Pushbutton Support Post, Rem, RCOC	Ea	1		1					
43	Pushbutton, Rem	Ea	1		1					
44	Conduit, Rem	Ft	30		30					
45	Pushbutton Support Post, RCOC	Ea	1		1					
46	Pushbutton and Sign	Ea	1		1					
47	Conduit, DB, 1, 1 1/2 inch	Ft	35		35					
48	Prepared Soil	Cyd	227		39	59	23	17	89	
49	Ostrya virginiana, 2.5 inch	Ea	77		14	21	4	6	32	
50	Quercus alba, 2.5 inch	Ea	4		0	0	4	0	0	
51	Watering and Cultivating, First Season Min ($5,000)	LSUM	1							
52	Watering and Cultivating, Second Season Min ($6,000)	LSUM	1							
53	Irrigation Work	LSUM	1							
54	Surface Restoration (Min $6,000)	LSUM	1							
55	Maintenance of Traffic	LSUM	1							
56	Permanent Signing	LSUM	1							
57	Permanent Pavement Marking	LSUM	1							

FILE: NOVI2.CEL
AUTH | DATE | REVISION

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CITY OF NOVI

MAIN STREET STREETSCAPE

QUANTITY SHEET

JOB 60774477

DATE 07/06/26

SHEET 3

SURVEY

- ALIGNMENT POINT MONUMENT
- MONUMENT BOX
- CONTROL POINT
- BENCHMARK

BOUNDARY

- CITY LIMIT (MAP)
- CITY LIMIT
- PARCEL
- BLOCKNL — PLAT - BLOCK LINE
- LOTNL — PLAT - LOTLINE
- PLAT - OUTER BOUNDARY
- ROW - FREE ACCESS
- ------7< ROW - LIMITED ACCESS
- SECNL - SECTION LINE
- SEC1/4NL - SECTION LINE - QUARTER
- SEC1/8NL - SECTION LINE - EIGHTH
- SECTION LINE - SIXTEENTH
- TWPL — TOWNSHIP LINE
- @_] CONCRETE MONUMENT
- 0 PARCELCORNER-NOID
- @] PLAT CORNER
- SECTION CORNER - CENTER
- ffi SECTION CORNER - MEANDER
- SECTION CORNER -QUARTER
- _di._ SECTION CORNER - QUARTER-HALF
- SECTION CORNER - SECTION
- ---6_ SECTION CORNER - SECTION-HALF
- SECTION CORNER - SIXTEENTH
- E3 SECTION CORNER - WITNESS
- ROW MONUMENT

LABELING

- -A LEFT TURN ARROW / RIGHT TURN ARROW
- TRAFFIC FLOW ARROW
- ABANDON / BULKHEAD
- CLEARING / REMOVE
- SALVAGE / SAVE
- ADJ-B/O — ADJUST / ADJUST- BY OTHERS
- RELOCATE - WITH CASE NUMBER
- REL-B/O — RELOCATE - BY OTHERS
- BORING
- -SSL---SSL-- SLOPE STAKELINE
- PRESERVE — PRESERVE MONUMENT
- PROTECT — PROTECT MONUMENT

NOTE:
EXISTING ITEMS ARE REPRESENTED BY THIN LINE WEIGHTS
PROPOSED ITEMS ARE REPRESENTED BY HEAVIER LINE WEIGHTS

BARRIERS

- - x- x- x- x- x- x- x FENCE
- GUARDRAIL - NOT TO SCALE
- 9 POST - MAILBOX
- o POST-NO ID

CURB & GUTTER

- CURB & GUTTER REMOVAL

ENVIRONMENTAL

- EROSION CONTROL- SILT FENCE
- WETLAND - LEGAL
- WETLAND - NON-LEGAL
- CONTAMINATION - MONITORING WELL
- EROSION CONTROL NUMBER
- EROSION CONTROL - RIPRAP

MAINTAINING TRAFFIC

- 1---I TYPE III BARRICADE
- CHANNELIZING DEVICE - 42 INCH
- CHANNELIZING DEVICE -DRUM
- LIGHTED ARROW PANEL - BAR
- LIGHTED ARROW PANEL
- PORTABLE CHANGEABLE MESSAGE SIGN
- WORK AREA

RAILROAD

- TRACK

ROADSIDE/ SITE

- ANTENNA
- 0 BIG ROCK
- f FLAG POLE

SIGNS

- TT POST - DOUBLE
- T POST - SINGLE

VEGETATION

- BRUSH LINE
- HEDGE LINE
- TREE LINE - CANOPY OR TRUNK
- 0 SHRUB
- TREE - CONIFER
- 0 A TREE - DECIDUOUS / TREE-STUMP

TYPICAL SECTION

- CONCRETE-PROPOSED
- HMA-PROPOSED

SURFACING

- BRICK PAVER REMOVAL
- HMA COLD MILLING

SURFACING (CONT.)

- HMA SURFACE REMOVAL AND / OR PAVEMENTREMOVAL
- AGGREGATE APPROACH
- BRICK PAVER SALVAGE AND REPLACE
- HMA APPROAC H
- MISCELLANEOUS CONCRETE
- SIDEWALK REMOVAL
- LEVEL LANDING
- DETECTABLE WARNING SURFACE

ELECTRICAL

- HANDHOLE - EXISTING
- MANHOLE - EXISTING
- E CABLE
- E CABLE - TO BE REMOVED
- E-OH CABLE OVERHEAD
- E-OH CABLE OVERHEAD - TO BE REMOVED
- CABLE IN CONDUIT
- CABLE IN CONDUIT - TO BE REMOVED
- CABLE IN CONDUIT - DIRECTIONAL BORE

LIGHTING

- HANDHOLE, ROUND
- * LIGHT STANDARD POST TOP - EXISTING
- * LIGHT STANDARD POST TOP
- t LIGHT STANDARD SINGLE ARM - EXISTING
- t LIGHT STANDARD SINGLE ARM

UTILITIES

- COMBINED SEWER
- COMBINED SEWER - OUT OF SERVICE
- COMBINED SEWER - TO BE TAKEN OUT OF SERVICE
- COMBINED SEWER - TO BE REMOVED
- FO FIBER OPTIC
- FO FIBER OPTIC - OUT OF SERVICE
- FO-OH FIBER OPTIC - OVERHEAD
- FIBER OPTIC MARKER
- C CABLE
- C CABLE - OUT OF SERVICE
- C-OH CABLE - OVERHEAD
- CABLE MARKER
- CABLE PEDESTAL
- T TELEPHONE
- T TELEPHONE - OUT OF SERVICE
- T-OH TELEPHONE- OVERHEAD
- TELEPHONE BOX
- TELEPHONE MANHOLE
- TELEPHONE PEDESTAL

UTILITIES (CONT.)

- PETRO PETROLEUM PIPELINE
- PETRO PETROLEUM PIPELINE - OUT OF SERVICE
- PETROLEUM PIPELINE MARKER
- P PETROLEUM WELL
- P PROPANE TANK
- G GAS LINE
- G GAS LINE - OUT OF SERVICE
- GAS MARKER
- GAS VALVE
- GAS WELL
- MANHOLE WITH COVER (DIA VARIES)
- SEWER
- SEWER - OUT OF SERVICE
- SEWER - TO BE TAKEN OUT OF SERVICE
- SEWER - TO BE REMOVED
- FIRE HYDRANT
- GATE VALVE AND BOX
- W GATE VALVE IN WELL
- SERVICE SHUTOFF
- WATER WELL
- IRRIGATION
- W WATER MAIN
- W WATER MAIN - OUT OF SERVICE
- W WATER MAIN - TO BE TAKE OUT OF SERVICE
- W WATER MAIN - TO BE REMOVED
- GUY ANCHOR
- MARKER
- PEDESTAL
- POLE
- UTILITY BOX
- U UTILITY
- CATCH BASIN COVER - EXISTING
- CATCH BASIN W/ COVER (DIA VARIES)
- DRAINAGE STRUCTURE NUMBER
- IC END SECTION (SIZE VARIES)
- HEADWALL (SIZE VARIES)
- MANHOLE COVER - EXISTING
- MANHOLE W/ COVER (DIA VARIES)
- MANHOLE BASE W/ COVER (DIA VARIES)
- MANHOLE TEE W/ COVER (DIA VARIES)
- OUTLET HEADWALL (SIZE VARIES)
- CULVERT - EXISTING
- DITCH CENTERLINE
- STORM SEWER - EXISTING
- STORM SEWER
- STORM SEWER - TO BE REMOVED
- UNDERDRAIN
- UNDERDRAIN - TO BE REMOVED
- WATER EDGE

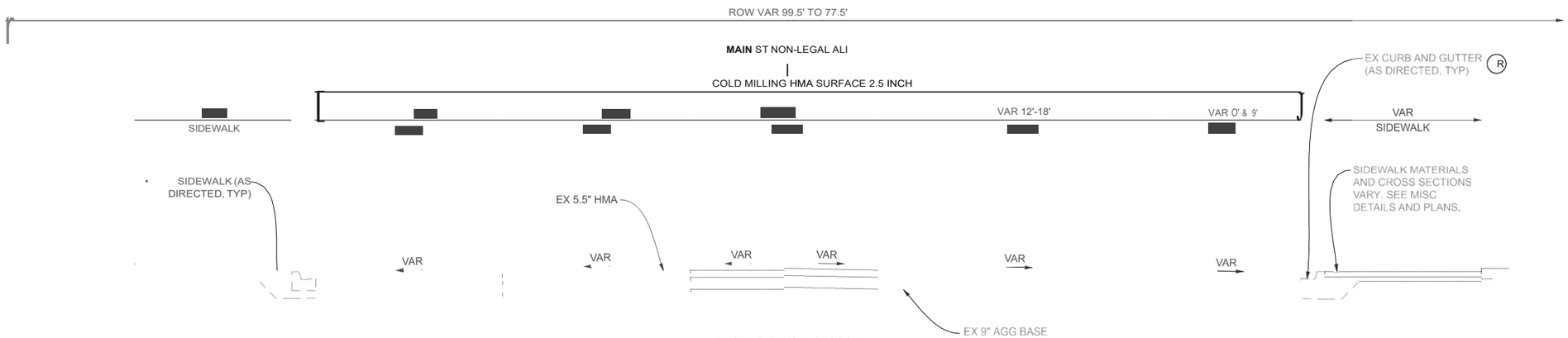
AECOM

CITY OF NOVI

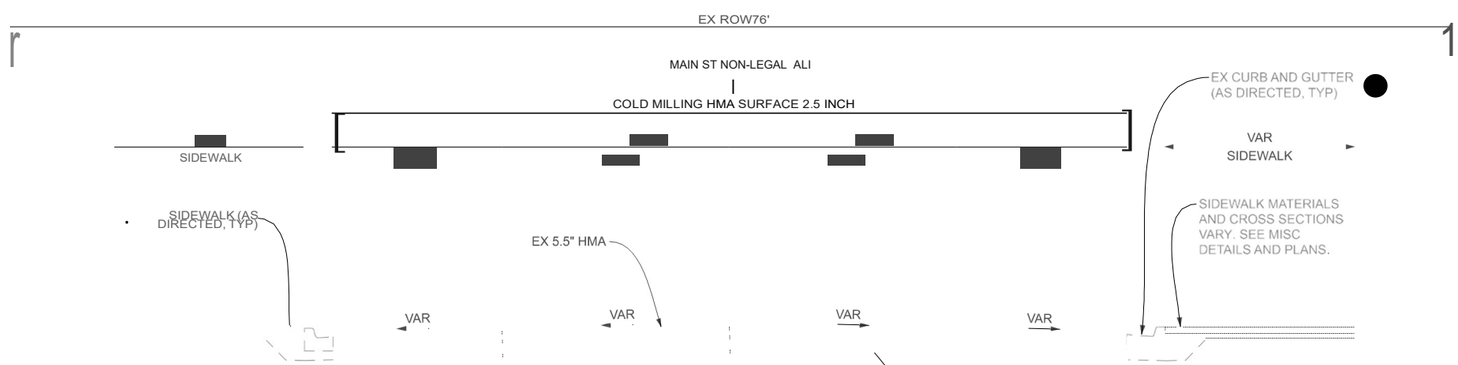
JOB 60774477

DATE 07/06/26

SHEET 4



EXISTING TYPICAL SECTION
SECTION APPLIES TO
MAIN ST STA 10+86.31 (POB) TO STA 14+07.72



EXISTING TYPICAL SECTION
SECTION APPLIES TO
MAIN ST STA 14+07.72 TO STA 22+61.75

VERT. IFTI 8
0 HOR Z. I FT I 8

AECOM

CITY OF NOVI

JOB
60774477
DATE
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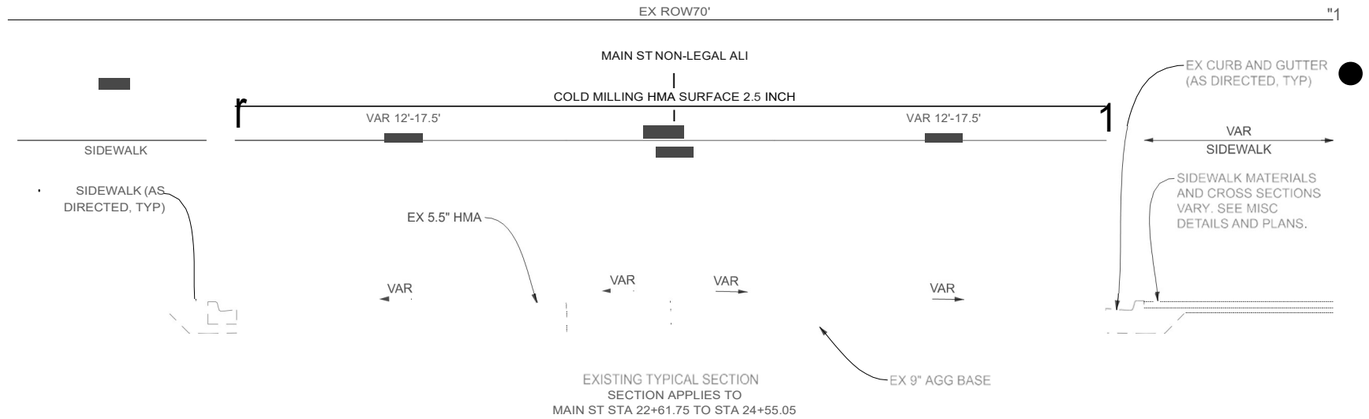

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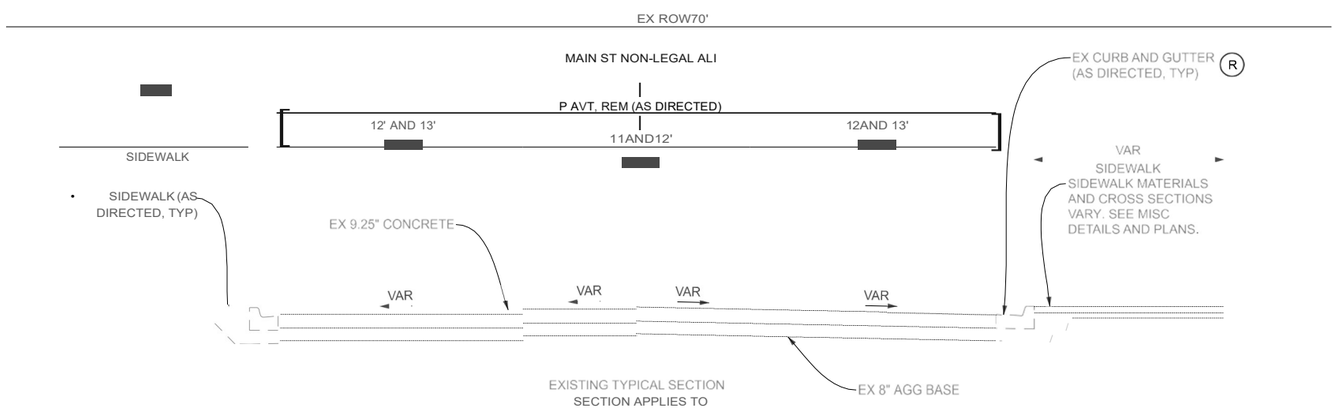
MAIN ST STA 22+61.75 TO STA 24+55.05



EXISTING TYPICAL SECTION
SECTION APPLIES TO
MAIN ST STA 24+55.05 TO STA 24+67.02
AND STA 50+45.95 TO STA 50+57.77

VERT. IFTI 8
0 HORZ. 1 FT 1 8

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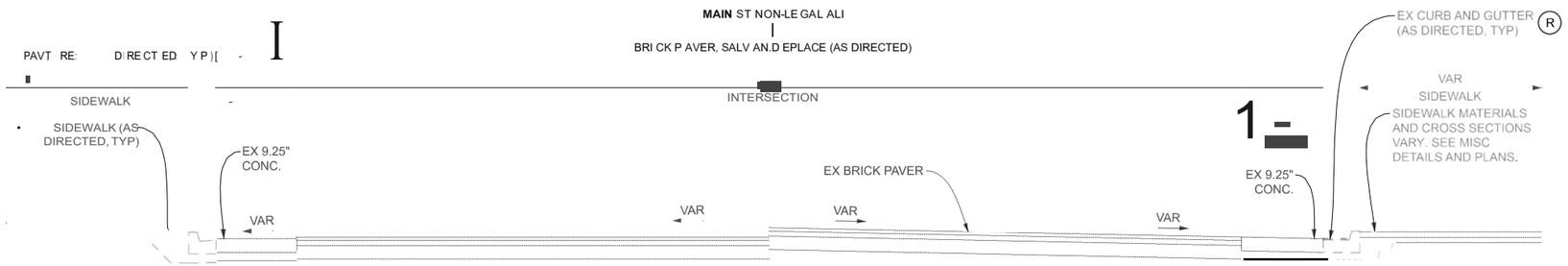

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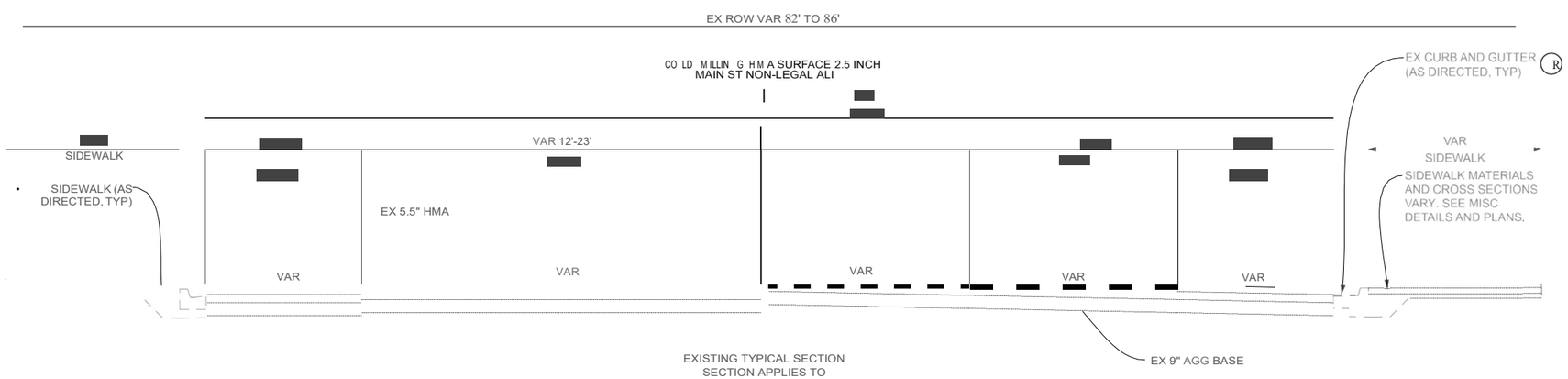
SECTION APPLIES TO
MAIN ST STA 24+67.02 TO STA 25+13.95
AND STA 50+00.00 TO STA 50+45.95



EXISTING TYPICAL SECTION
SECTION APPLIES TO
MAIN ST STA 50+57.77 TO STA 56+46.54 (POE)

VERT. IFTI 8
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60774477
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SHEET
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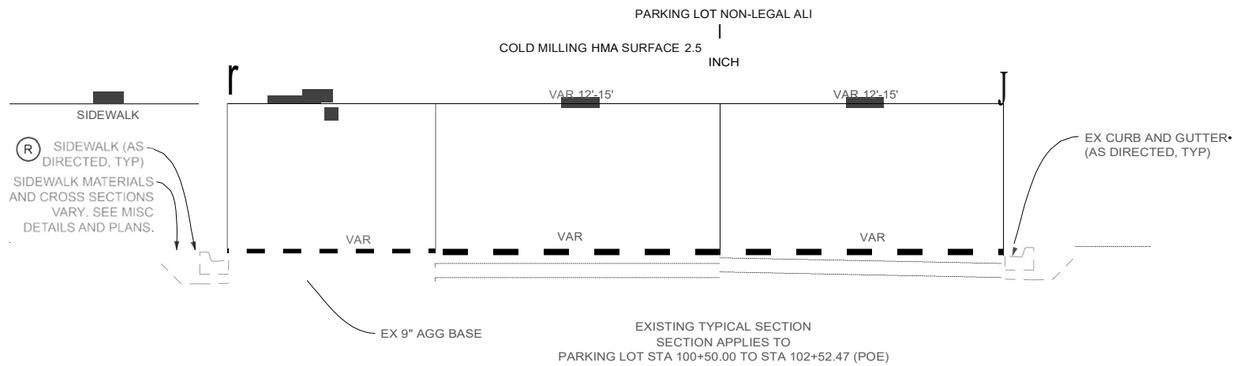

EXISTING TYPICAL SECTION
SECTION APPLIES TO
PARKING LOT STA 100+50.00 TO STA 102+52.47 (POE)

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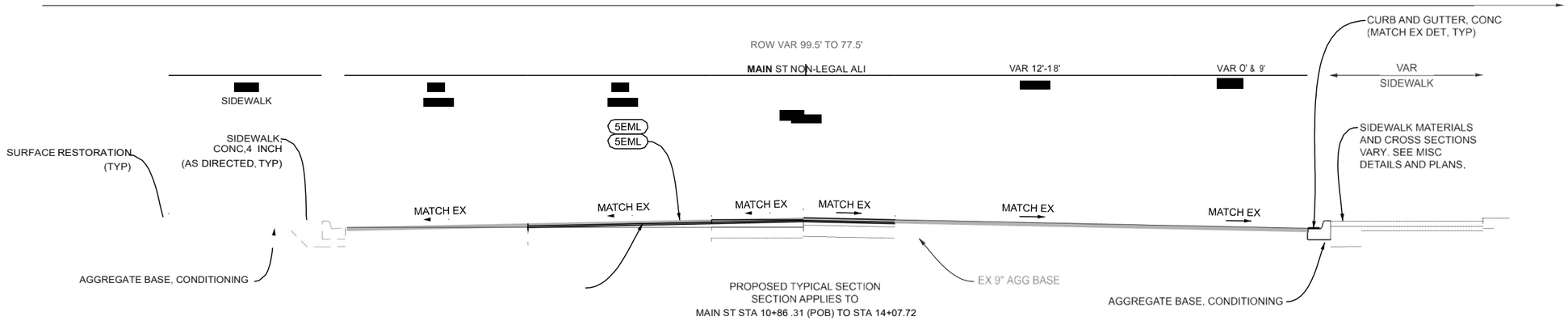

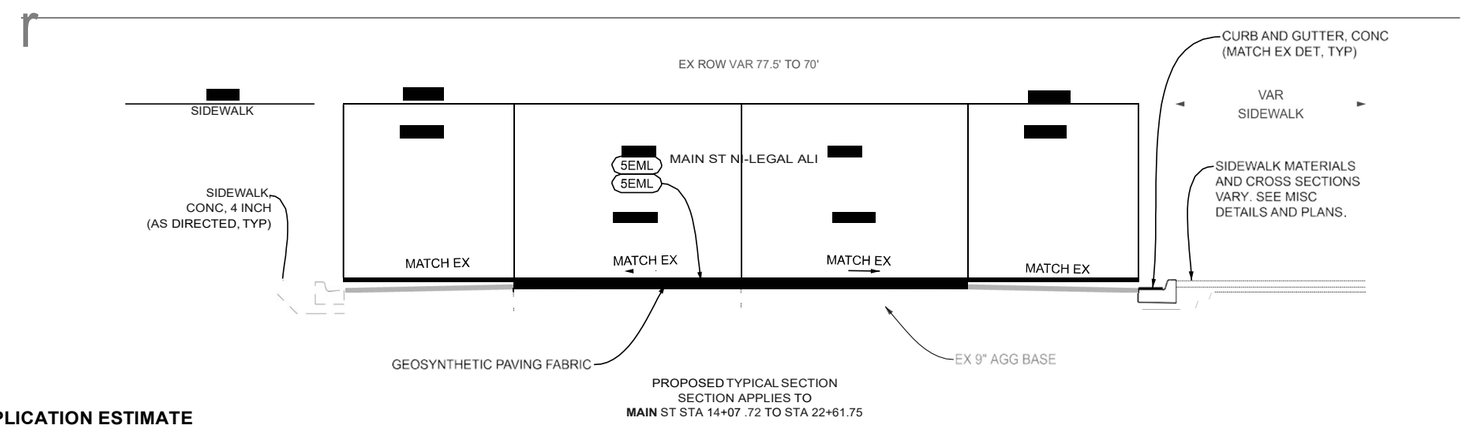

HMAAPPLICATION ESTIMATE

IDENT NO.	ITEM	RATE LBS PER SYD	PERFORMANCE GRADE	REMARKS
5EML	HMA, 5EML	220	64-28	(2.0 INCHES) TOP COURSE (AWi = 260)
5EML	HMA, 5EML	55	64-28	(0.5 INCHES) SCRATCH COURSE
	·BONDCOAT	0.05-0.15GAL		

• FOR INFORMATION ONLY

VERT. IFTI 8
0 HORZ. IFTI 8

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CITY OF NOVI

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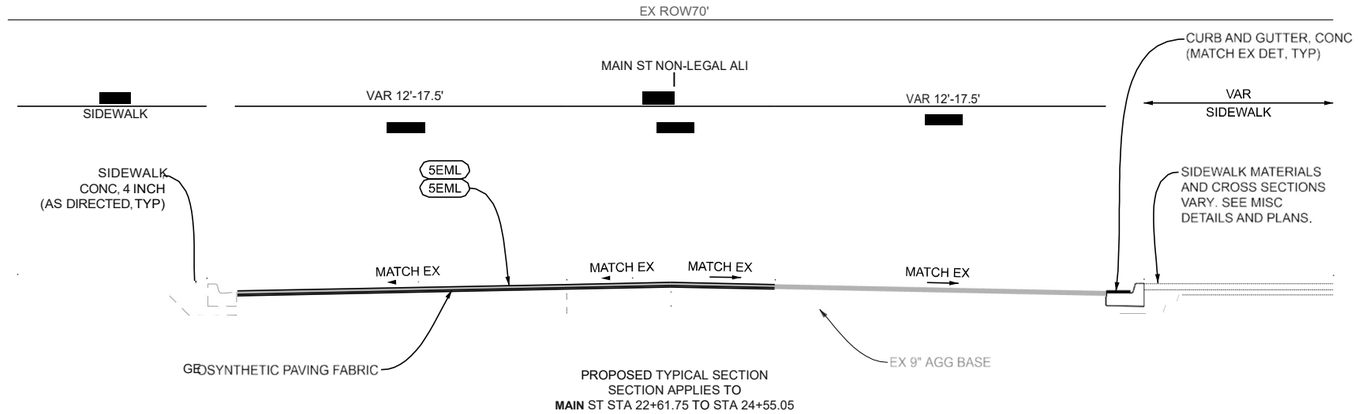

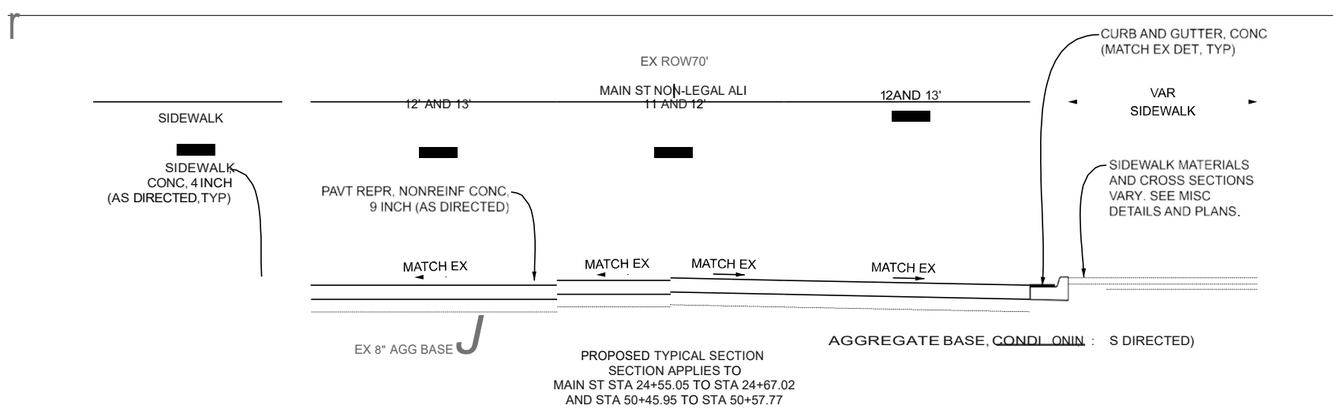

VERT. IFTI
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HORZ. IFTI

AECOM

CITY OF NOVI

JOB
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SHEET
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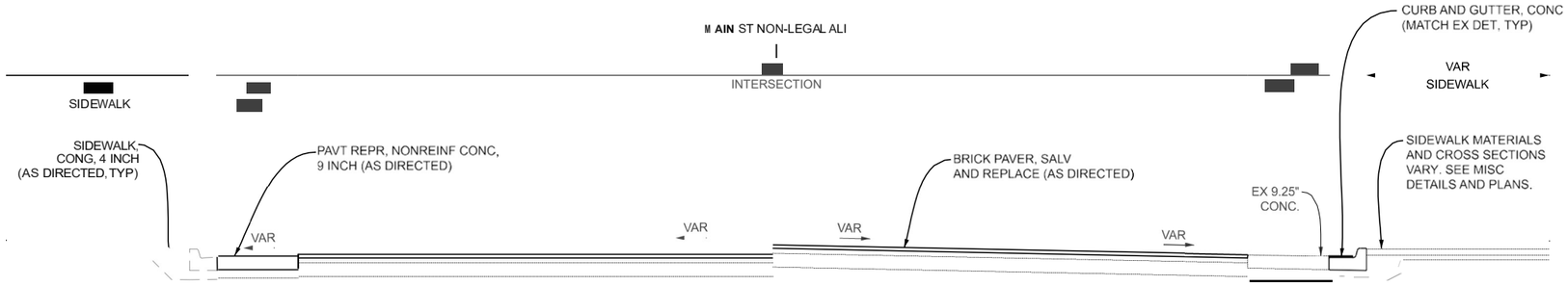
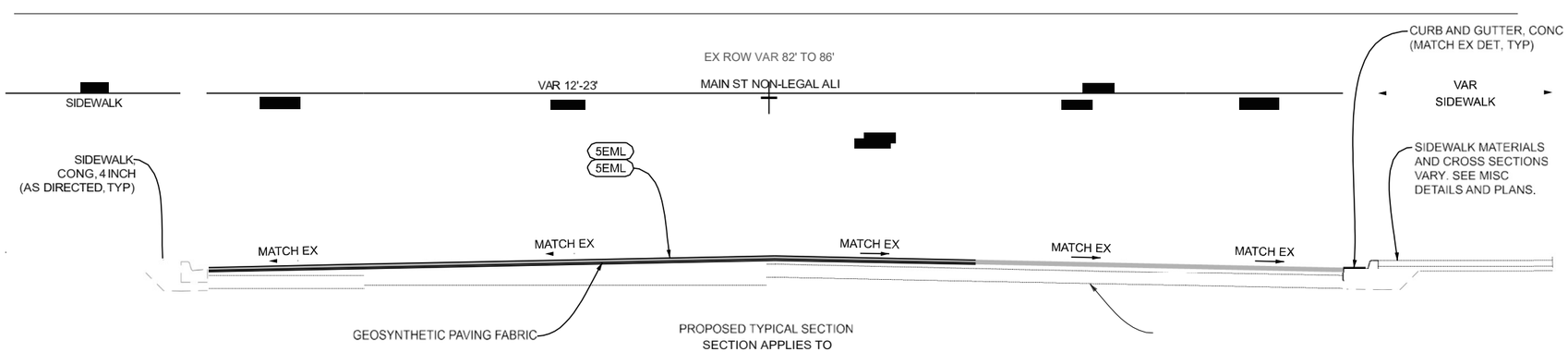


PROPOSED TYPICAL SECTION
SECTION APPLIES TO
MAIN ST STA 24+67.02 TO STA 25+13.95
AND STA 50+00.00 TO STA 50+45.95



PROPOSED TYPICAL SECTION
SECTION APPLIES TO
MAIN ST STA 50+57.77 TO STA 56+46.54 (POE)

VERT. IFTI 8
0 HORZ. IFTI 8

AECOM

CITY OF NOVI

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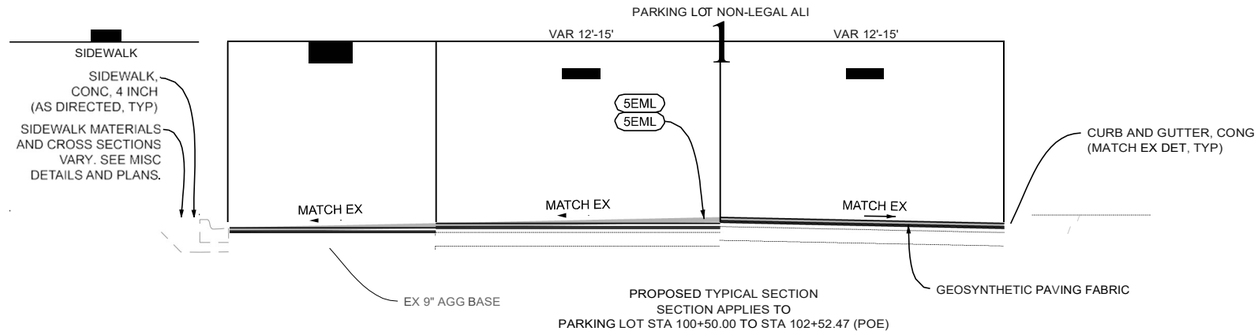

PROPOSED TYPICAL SECTION
SECTION APPLIES TO
PARKING LOT STA 100+50.00 TO STA 102+52.47 (POE)

VERT. IFTI

HORZ. IFTI

AECOM

CITY OF NOVI

JOB
60774477

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07/06/26

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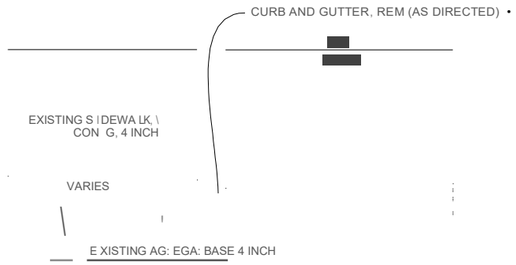
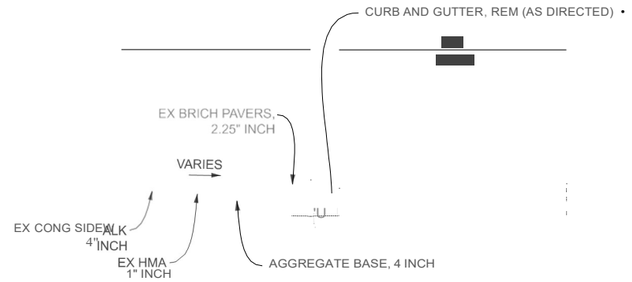
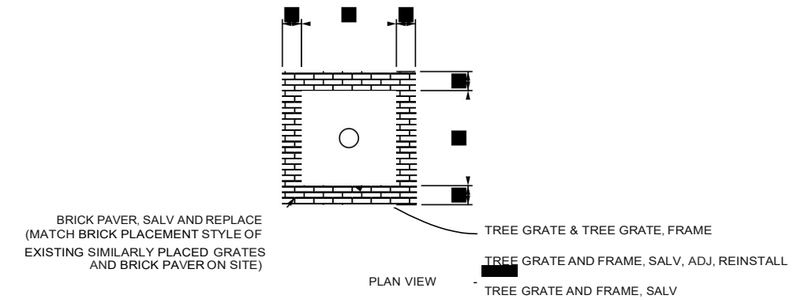
12



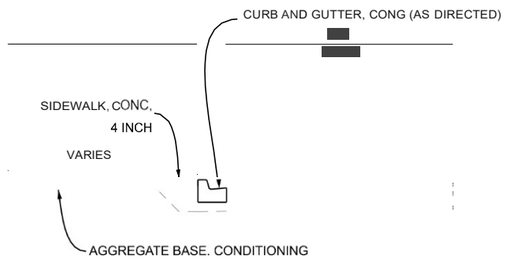
EXISTING CONC SIDEWALK DETAIL



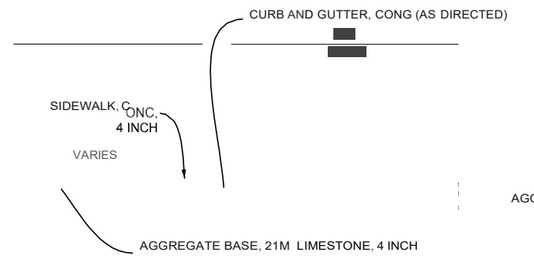
EXISTING BRICK PAVERS DETAIL



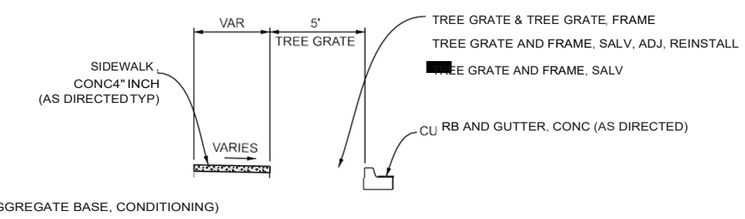
PROPOSED TREE GATE DETAIL WITH BRICK BORDER



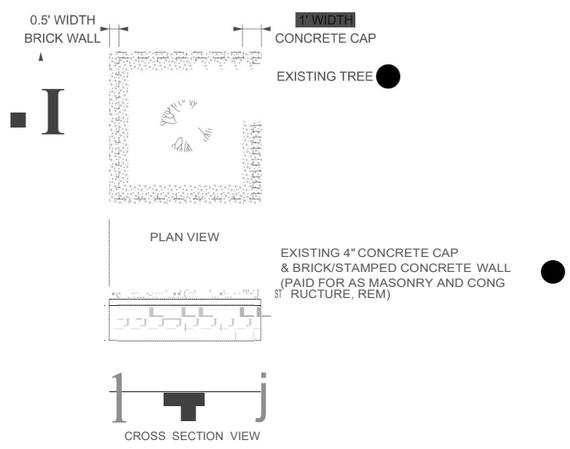
PROPOSED CONC SIDEWALK DETAIL



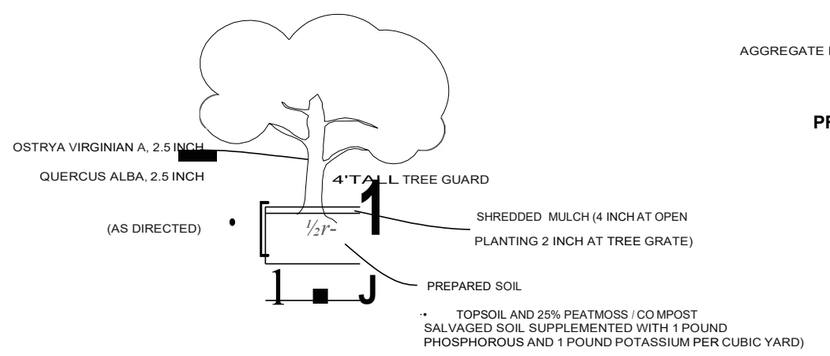
PROPOSED SIDEWALK AT EXISTING BRICK PAVER DETAIL

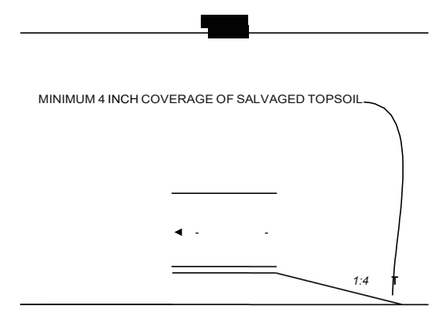


PROPOSED BACK OF CURB TREE GRATE DETAIL



EXISTING PLANT BOXREMOVAL DETAIL





_SALVAGED TOPSOIL AND EMBANKMENT , CIP

PROPOSED BERM
STA 53+64.46 TO 55+68.05

NO SCALE

AECOM

CITY OF NOVI

JOB
60774477
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NOVI RD

NOTE: LIMITS FOR DISCRETE WALKS AND CURBS ARE APPROXIMATE AND ARE FOR INFORMATION ONLY. REMOVAL LIMITS TO BE MARKED IN THE FIELD BY THE ENGINEER

CATEGORY 4 (DIVERSIFIED MEMBERS CREDIT UNION)

CATEGORY5 (TOWNES AT MAIN ST)

HAZARDOUS OR FLAMMABLE MATERIAL

TREE GRATE AND FRAME, SALV, ADJ, REINSTALL

EX ROW

TREE GRATE AND FRAME, SALV, ADJ, REINSTALL

CAUTION- CRITICAL UTILITY

EX ROW

MAIN ST NON-LEGAL ALI

AT&T

EX ROW

HAZARDOUS OR FLAMMABLE MATERIAL

HAZARDOUS OR FLAMMABLE MATERIAL

CAUTION- CRITICAL UTILITY

CAUTION - CRITICAL UTILITY

CATEGORY 5 (TOWNES AT MAIN ST)

NOVI RD

CATEGORY 2 (MAIN ST PARTNERSHIP)

CATEGORY 5 (TOWNESAT MAIN ST)

HAZARDOUS OR FLAMMABLE MATERIAL

EX ROW

CAUTION- CRITICAL UTILITY

COMCAS.!_

CLEARPATE

E-X-ROW

EX R

NOVI 8"

CAUTION- CRITICAL UTILITY

HAZARDOUS OR FLAMMABLE MATERIAL

CRITICAL UTILITY

CATEGORY 5 (TOWNES AT MAIN ST)

0 HORZ. 1 FT 1 40

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CITY OF NOVI

JOB 60774477

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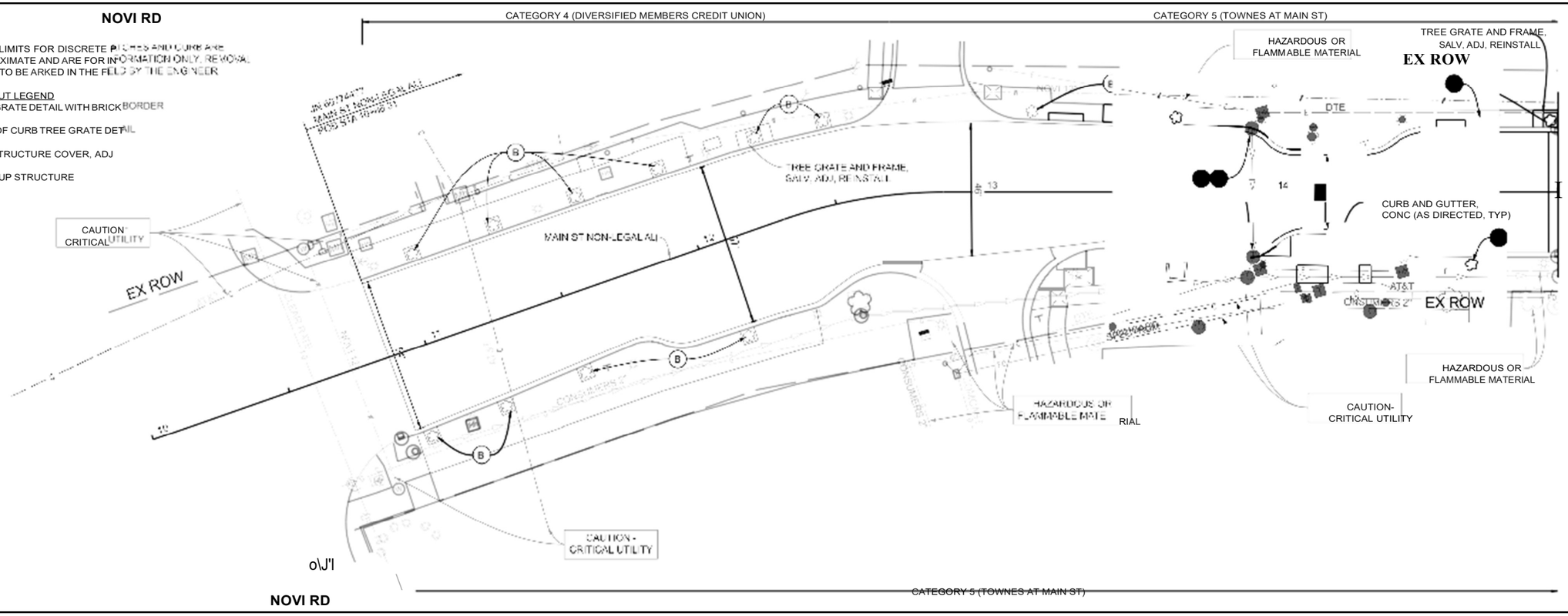
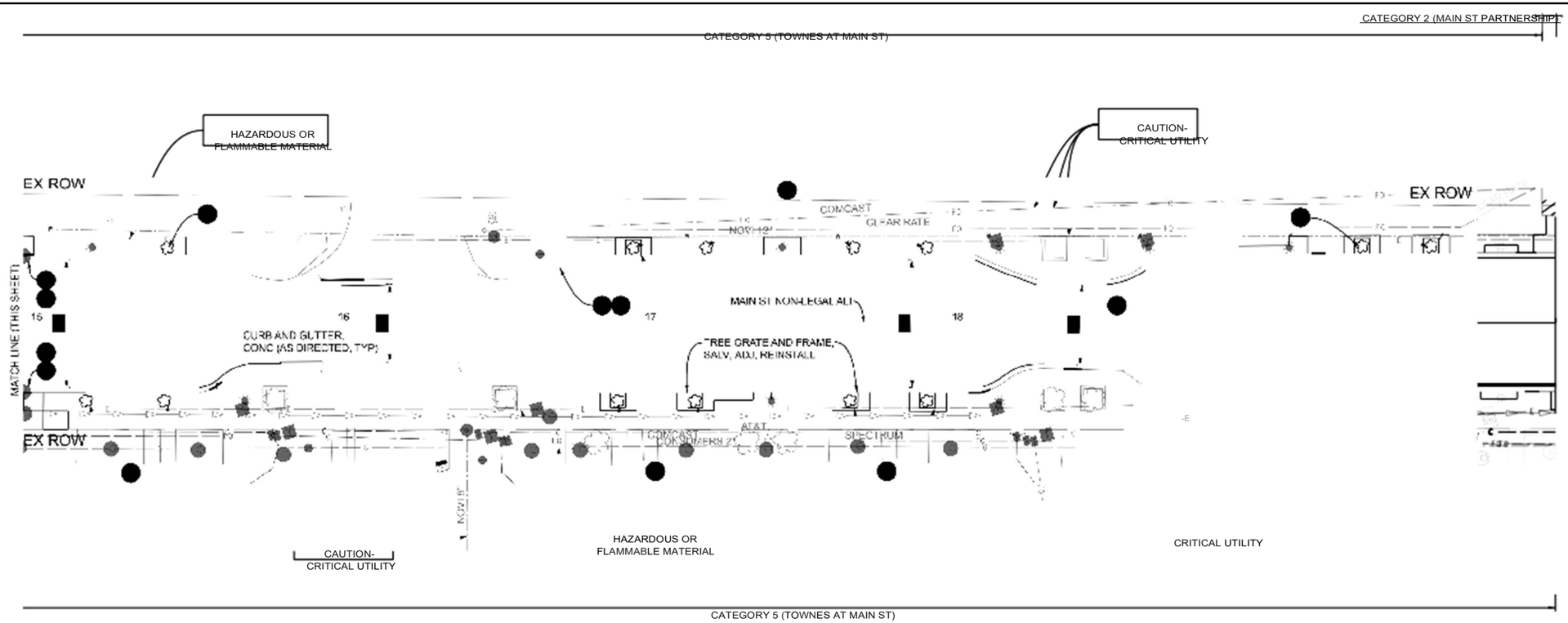
NOVI RD

NOTE: LIMITS FOR DISCRETE PATCHES AND CURB ARE APPROXIMATE AND ARE FOR INFORMATION ONLY. REMOVAL LIMITS TO BE ARKED IN THE FIELD BY THE ENGINEER

CALLOUT LEGEND

- TREE GRATE DETAIL WITH BRICK BORDER
- BACK OF CURB TREE GRATE DETAIL
- DPW STRUCTURE COVER, ADJ
- POINT UP STRUCTURE



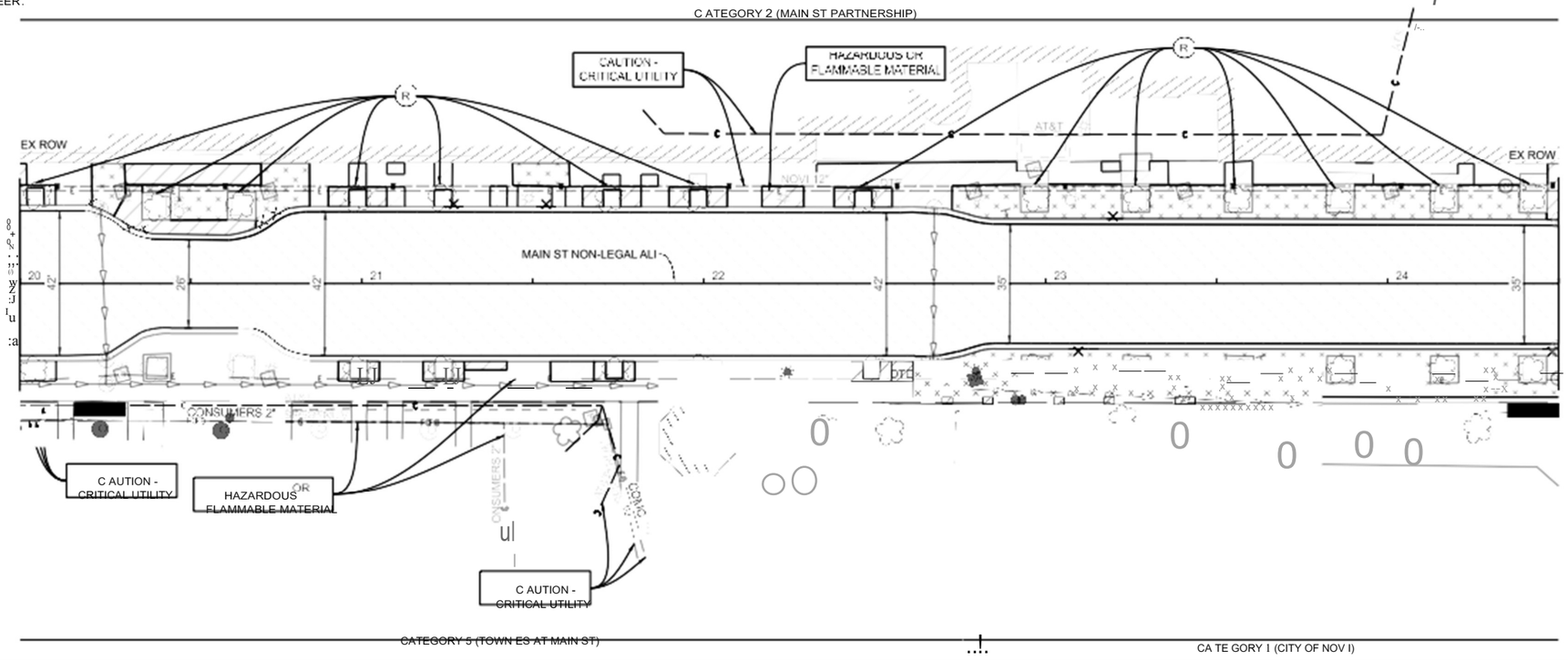


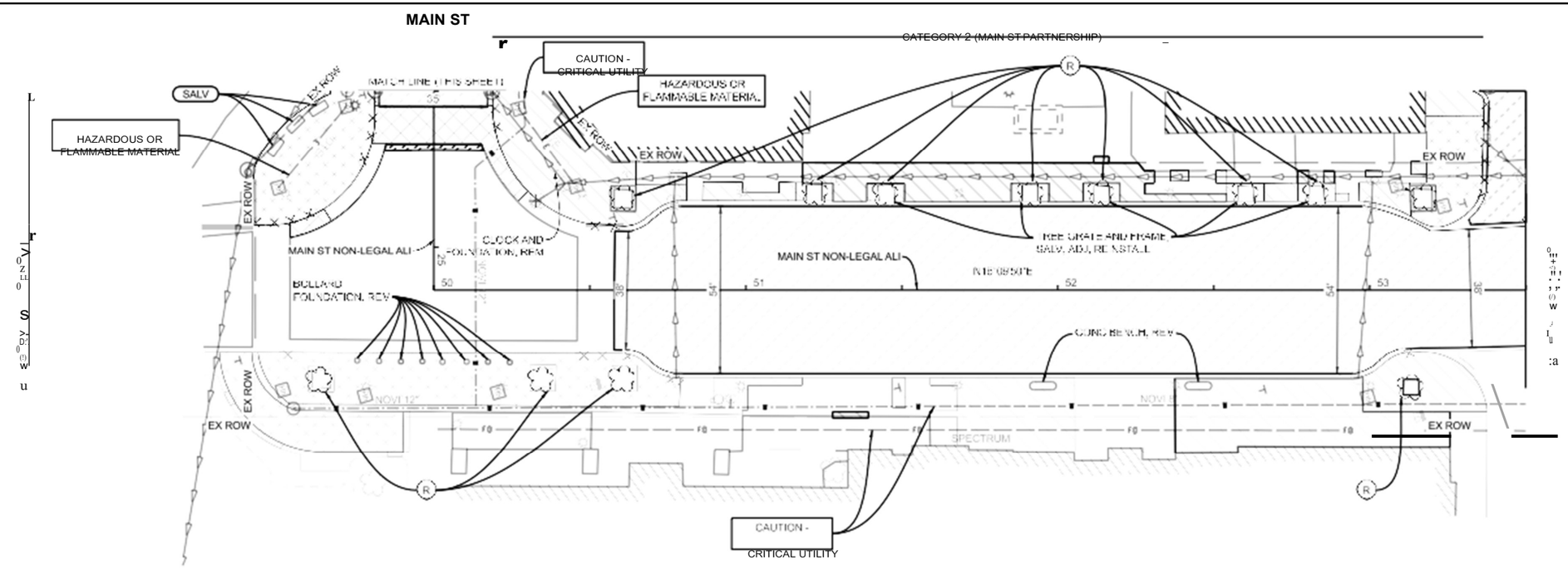
AECOM

CITY OF NOVI

JOB
60774477
DATE
07/06/26
SHEET
15

NOTE: LIMITS FOR DISCRETE PATCHES AND CURB ARE APPROXIMATE AND ARE FOR INFORMATION ONLY. REMOVAL LIMITS TO BE MARKED IN THE FIELD BY THE ENGINEER.





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CITY OF NOVI

JOB 60774477

DATE 07/06/26

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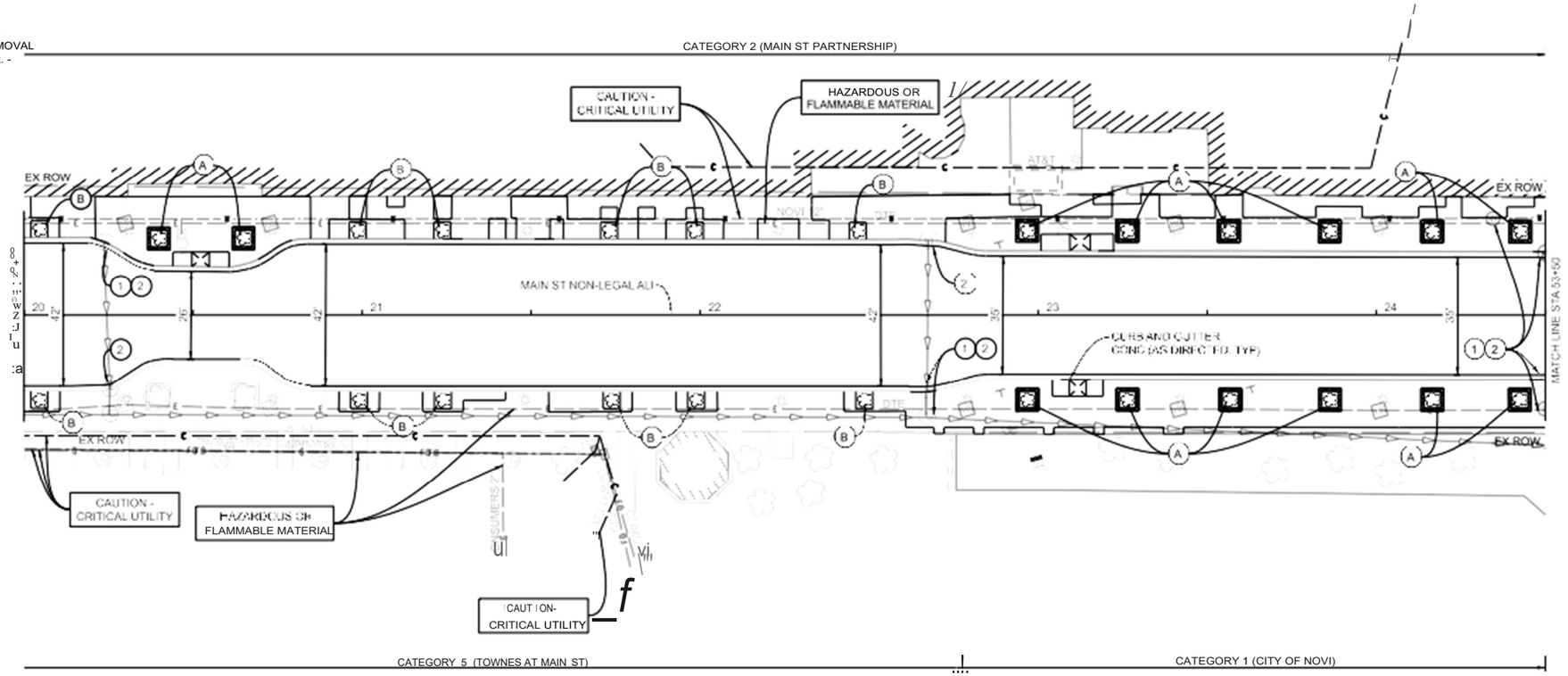
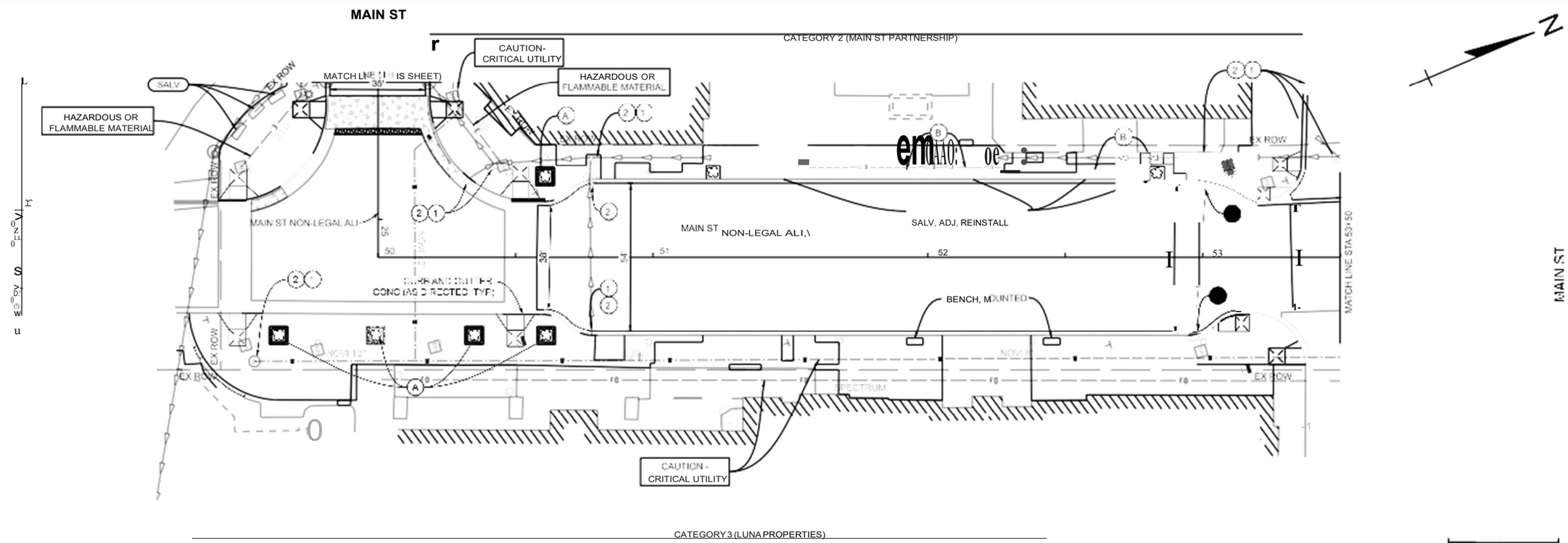
NOTE: LIMITS FOR DISCRETE PATCHES AND CURB ARE APPROXIMATE AND ARE FOR INFORMATION ONLY. REMOVAL LIMITS TO BE MARKED IN THE FIELD BY THE ENGINEER. -

CALLOUT LEGEND

- TREE GRATE DETAIL WITH BRICK BORDER
- BACK OF CURB TREE GRATE DETAIL
- DPW STRUCTURE COVER, ADJ
- POINT UP STRUCTURE





MAIN ST

AECOM

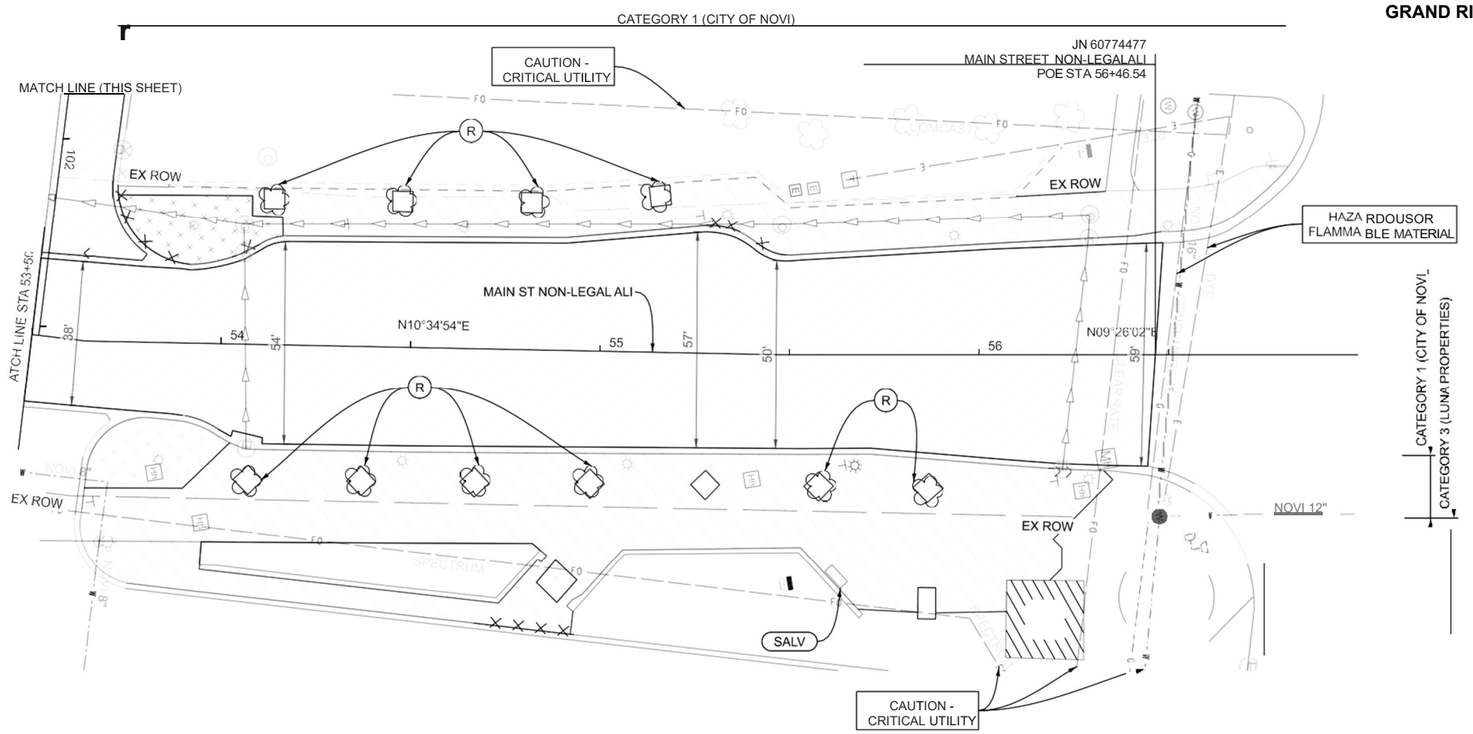
CITY OF NOVI

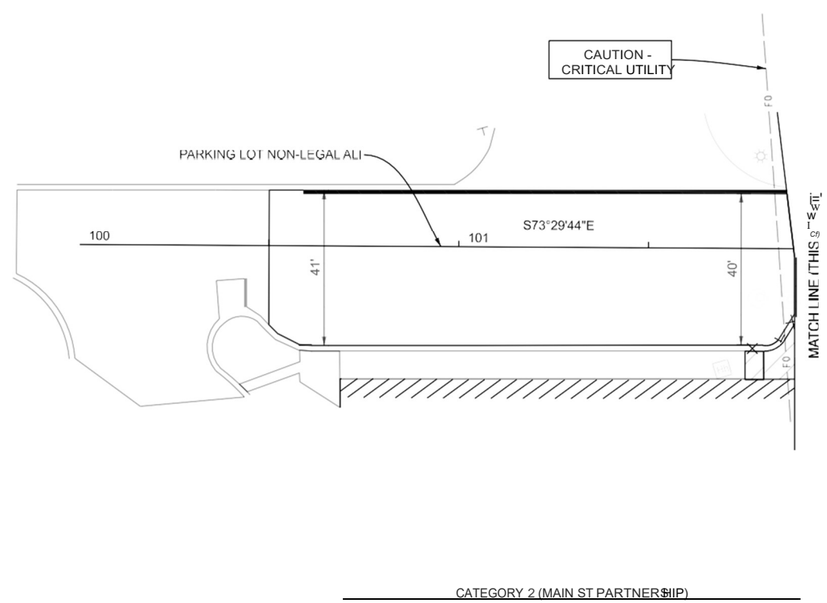
JOB 60774477

DATE 07/06/26

SHEET 17

NOTE: LIMITS FOR DISCRETE PATCHES AND CURB ARE APPROXIMATE AND ARE FOR INFORMATIONONLY. REMOVAL LIMITS TO BE MARKED IN THE FIELD BY THE ENGINEER





0 HOR Z. IFTI 40

AECOM

CITY OF NOVI

JOB 60774477

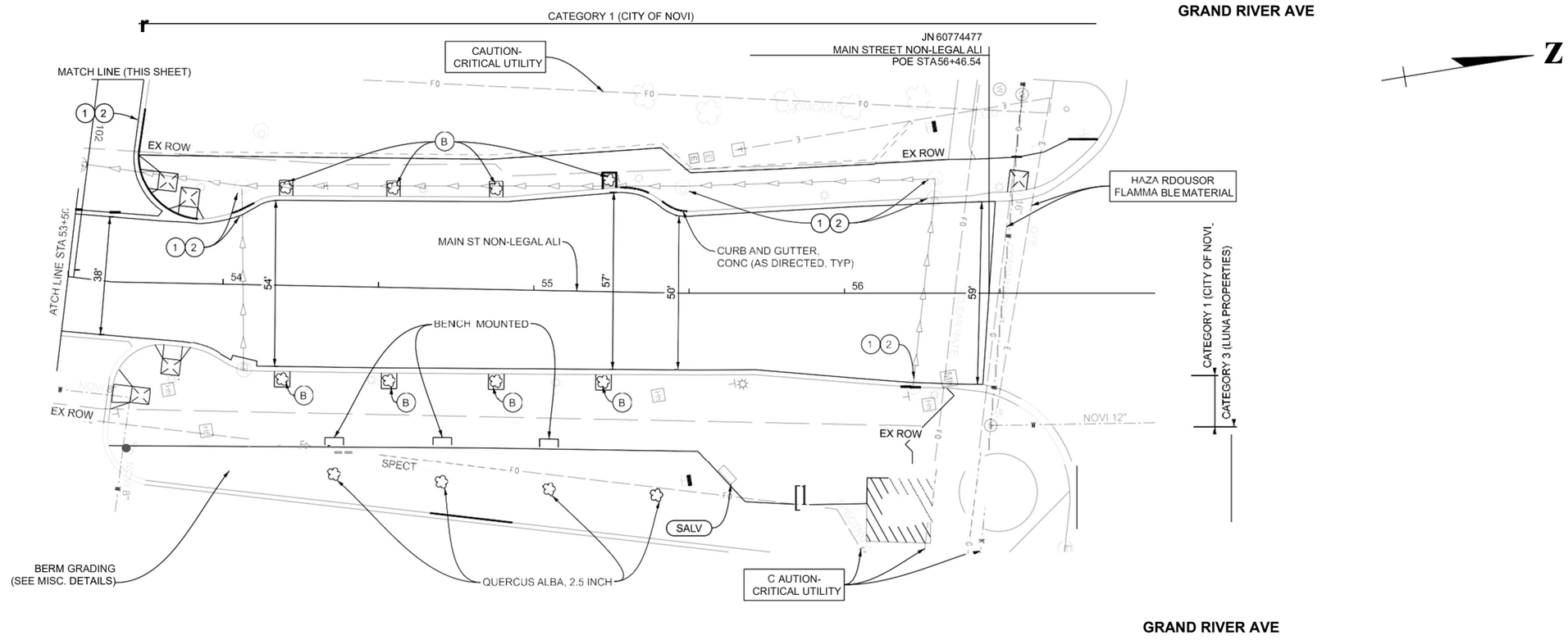
DATE 07/06/26

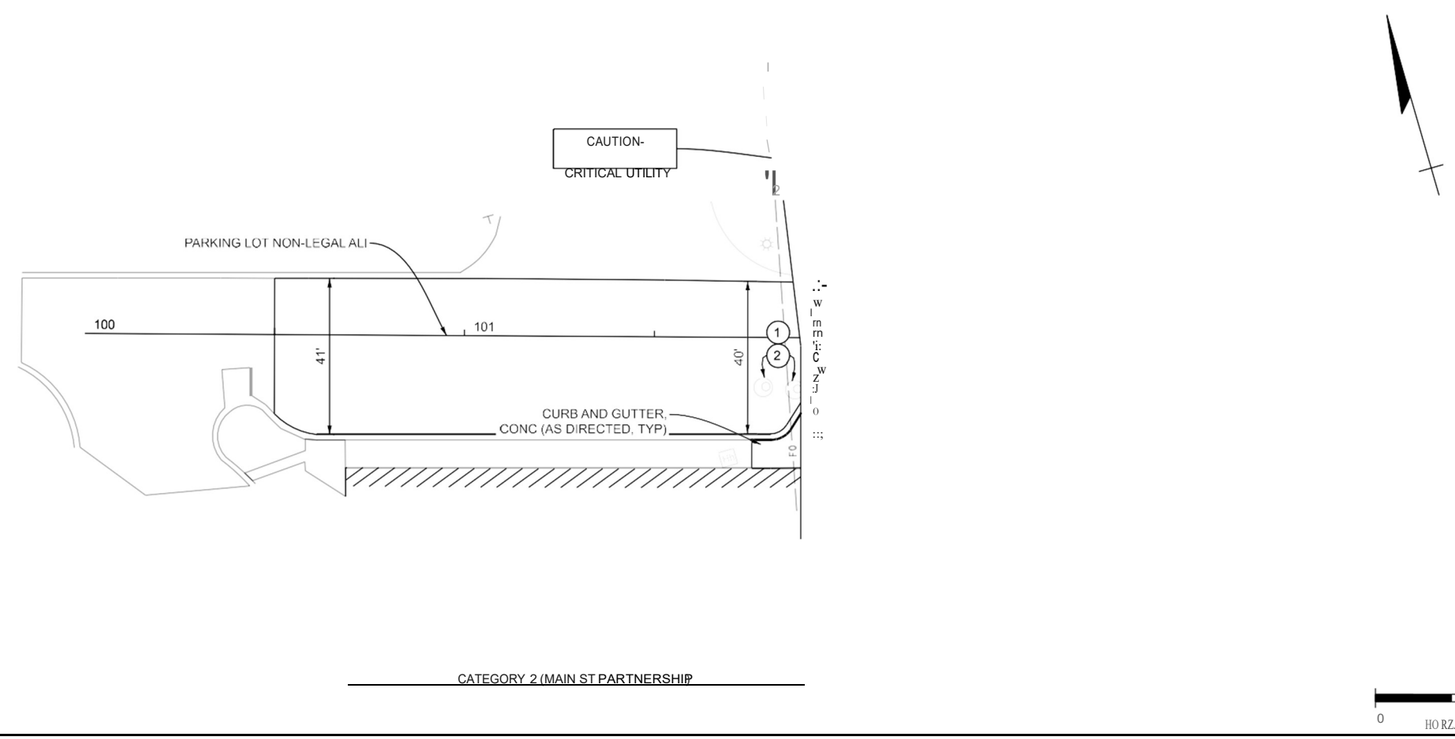
SHEET 18

NOTE: LIMITS FOR DISCRETE PATCHES AND CURB ARE APPROXIMATE AND ARE FOR INFORMATION ONLY. REMOVAL LIMITS TO BE MARKED IN THE FIELD BY THE ENGINEER.

CALLOUT LEGEND

- TREE GRATE DETAIL WITH BRICK BORDER
- BACK OF CURB TREE GRATE DETAIL
- DPW STRUCTURE COVER, ADJ
- POINT UP STRUCTURE





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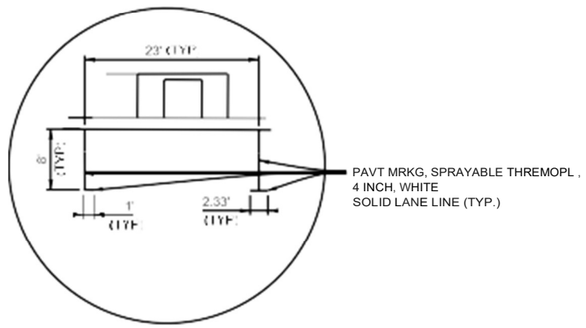
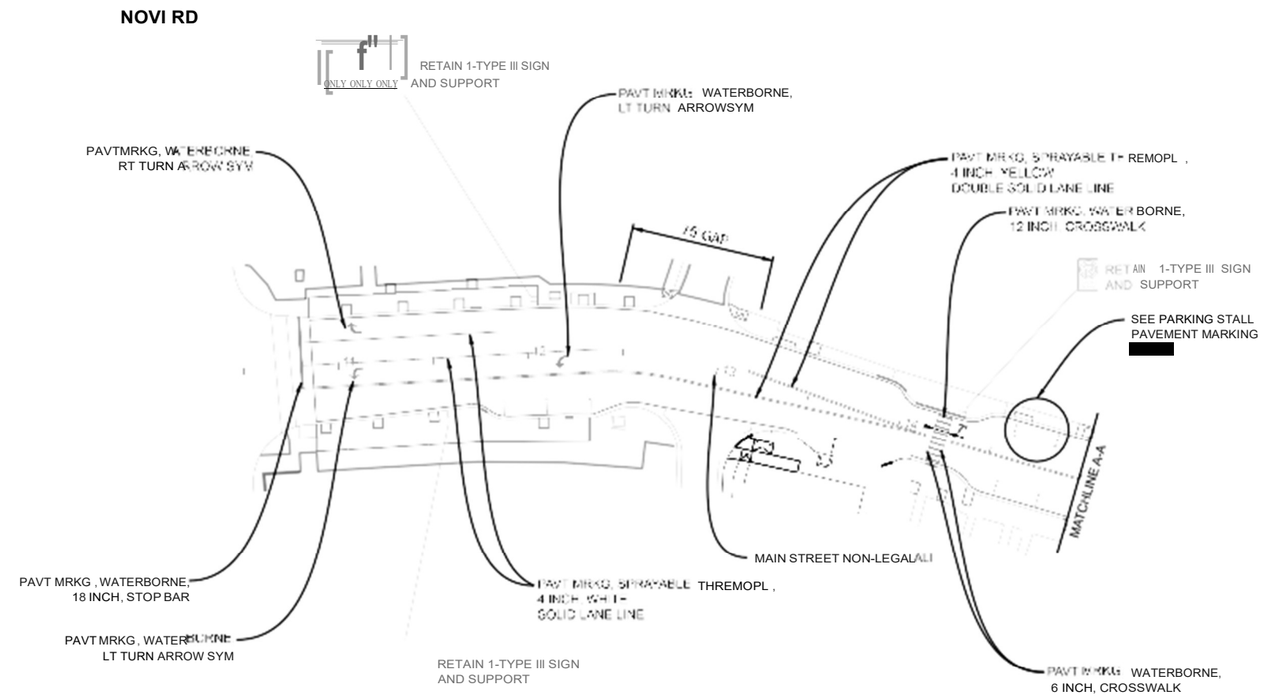
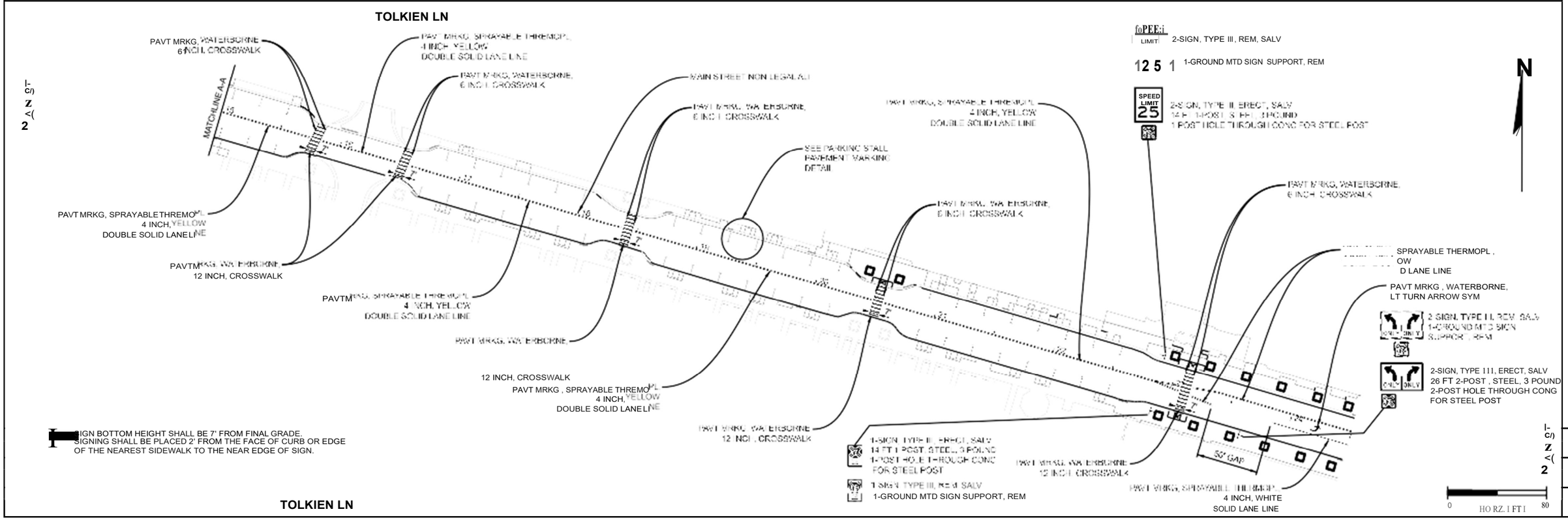


NOTE: SAME DIMENSIONS WHEN MIRRORED

PARKING STALL PAVEMENT MARKING DETAIL





SIGN BOTTOM HEIGHT SHALL BE 7' FROM FINAL GRADE.
SIGNING SHALL BE PLACED 2' FROM THE FACE OF CURB OR EDGE OF THE NEAREST SIDEWALK TO THE NEAR EDGE OF SIGN.

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AECOM

CITY OF NOVI

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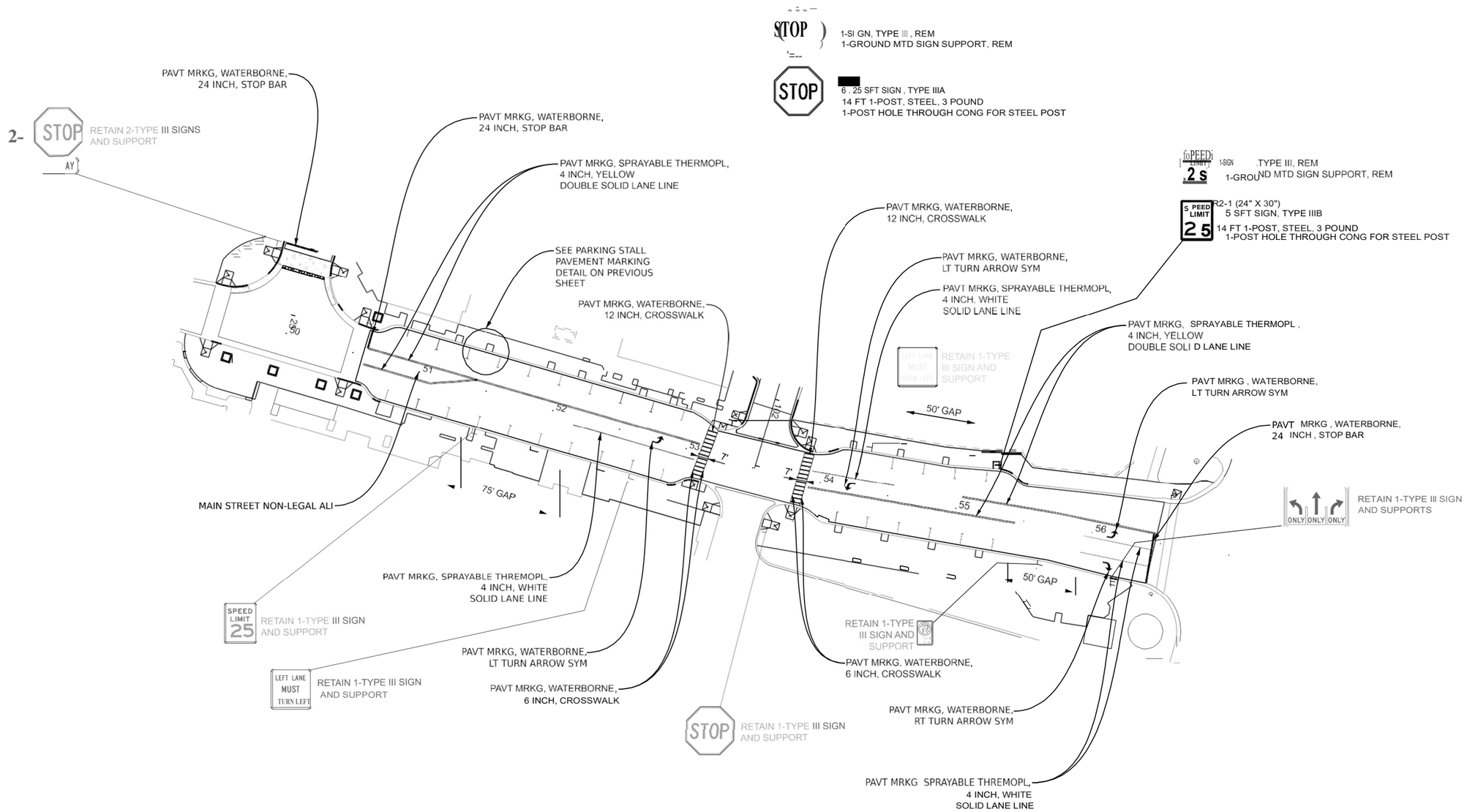
GRAND RIVER AVE



SIGN BOTTOM HEIGHT SHALL BE 7' FROM FINAL GRADE.

SIGNING SHALL BE PLACED 2' FROM THE FACE OF CURB OR EDGE OF THE NEAREST SIDEWALK TO THE NEAR EDGE OF SIGN.

GRAND RIVER AVE

0 HORZ. 1 FT 1 80

AECOM

CITY OF NOVI

JOB 60774477

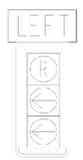
DATE 07/06/26

SHEET 29

LIST OF MATERIAL		
NO.	ITEM	QUANTITIES
1	Pushbutton Support Post, Rem, RCOC	1 Ea
2	Pushbutton, Rem	1 Ea
◯	Conduit, Rem	30 Ft

EX. 1-WAY ILLUMINATED

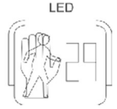
12"X27"
CS#1-CS#8
EX. TS#1, TS#2, TS#5,
TS#6, TS#9, TS#10,
TS#13 & TS#18
(1W-3C - 2 LT ARROWS)



EX. TS#3, TS#4, TS#7,
TS#B, TS#11, TS#12,
TS#14, TS#15, TS#18
TS#19 & TS#20
(1W-3C)

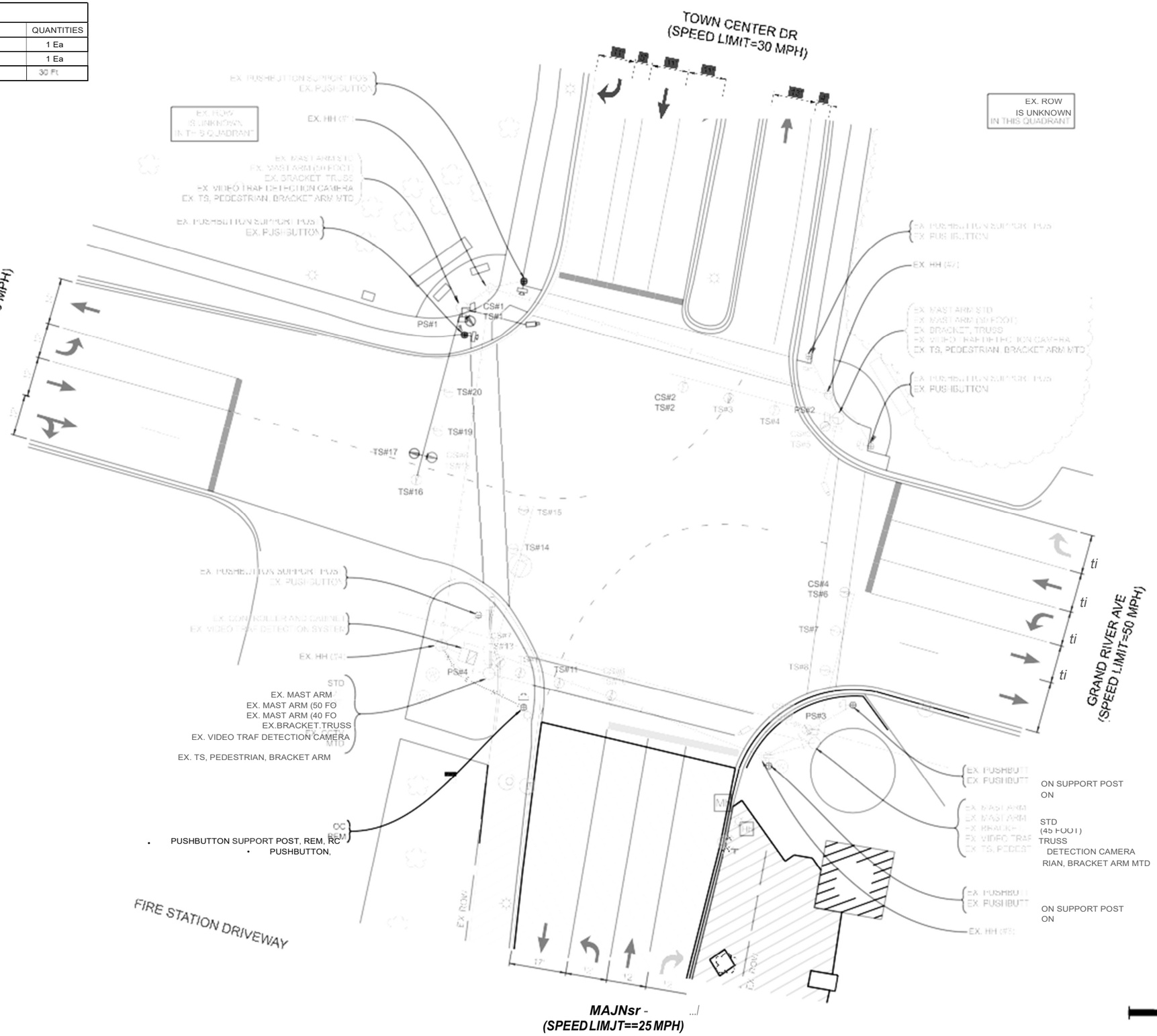
EX. PS#1-PS#4
(2W-2C)

LED



COUNTDOWN
HEAD

EX. TS#16
(1W-1C)



AECOM

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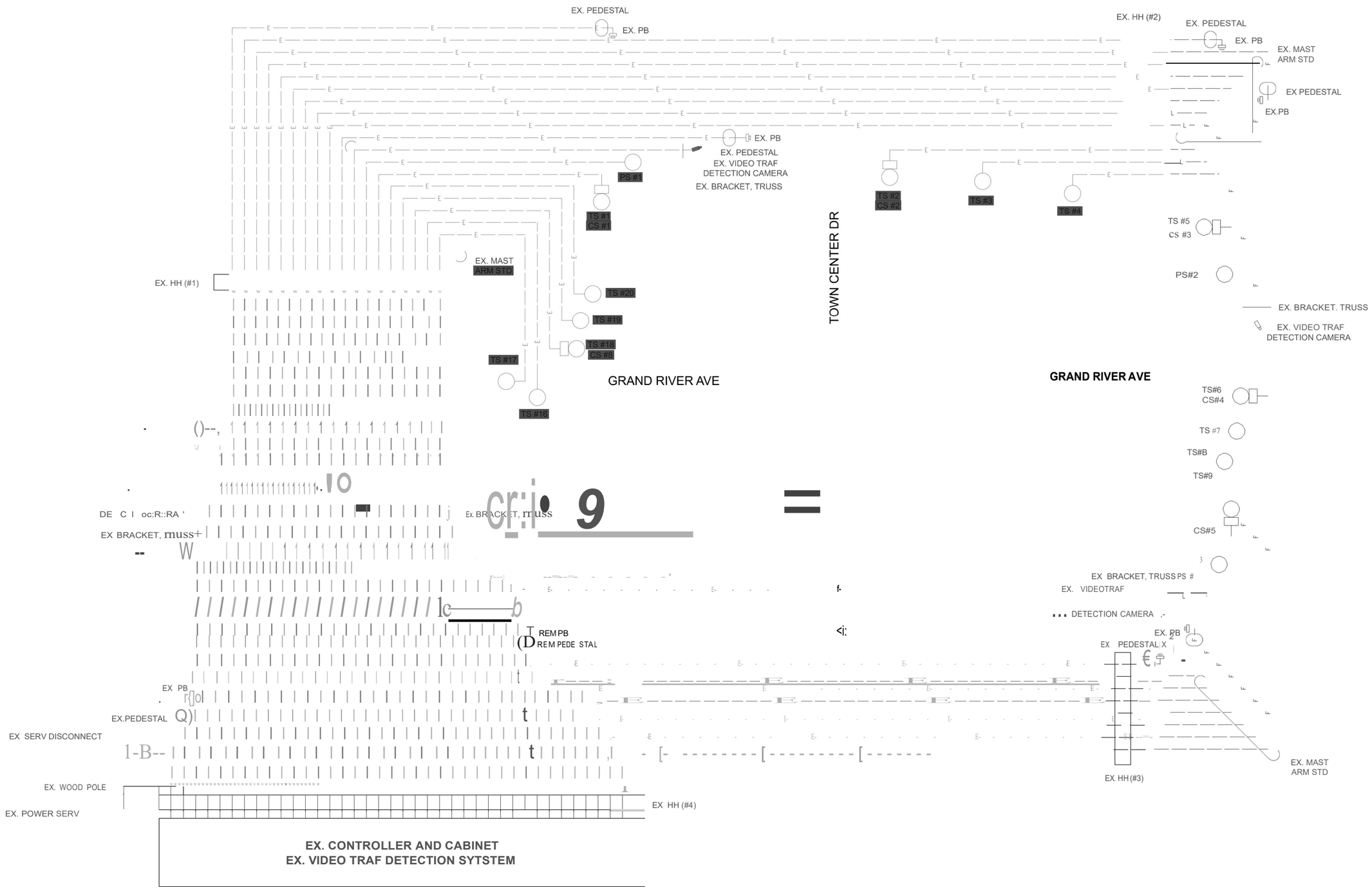


REMOVAL CABLING DIAGRAM

NOT TO SCALE

NO SCALE

AECOM

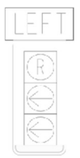
CITY OF NOVI

JOB
60774477
DATE
07/06/26
SHEET
31

LIST OF MATERIAL

NO.	ITEM	QUANTITIES
1	Pushbutton Support Post, RCOC	1 Ea
2	Pushbutton and Sign	1 Ea
◯	Conduit, DB, 1, 1 1/2 inch	35 Ft

EX. 1-WAY ILLUMINATED
12"X27"
CS#1-CS#8
EX. TS#1, TS#2, TS#5,
TS#6, TS#9, TS#10,
TS#13 & TS#18
(1W-3C - 2LT ARROWS)

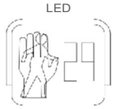


EX. TS#3 , TS#4 , TS#? ,
TS#8 , TS#11 , TS#12 ,
TS#14 , TS#15, TS#18
TS#19 & TS#20
(1W-3C)

EX. PS#1-PS#4
(2W-2C)

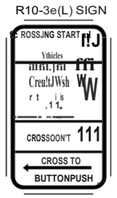
E X. TS#16
(1W-1C)

LED



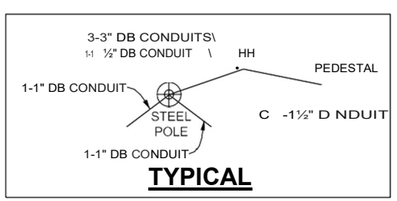
COUNTDOWN
HEAD

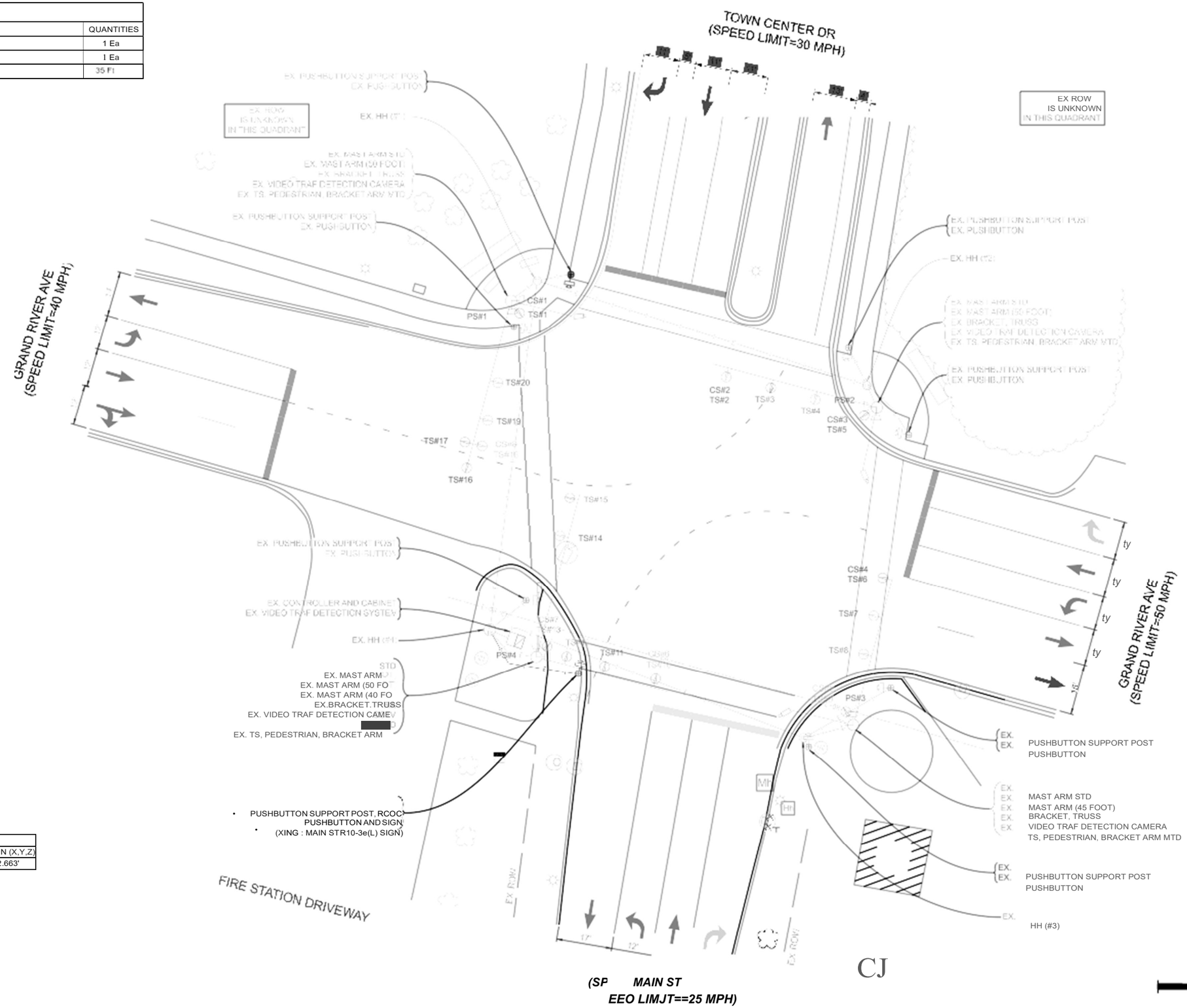
R10-3e(L) SIGN



R10-3e(R) SIGN

SIGNAL EQUIPMENT COORDINATES		
QUADRANT	-	EASTING, NORTHING, ELEVATION (X,Y,Z)
SOUTHWEST	PEDESTAL	13365357.0 7', 358176.15', 912.663'





0 HORZ. 1 FT 30

AECOM

CITY OF NOVI

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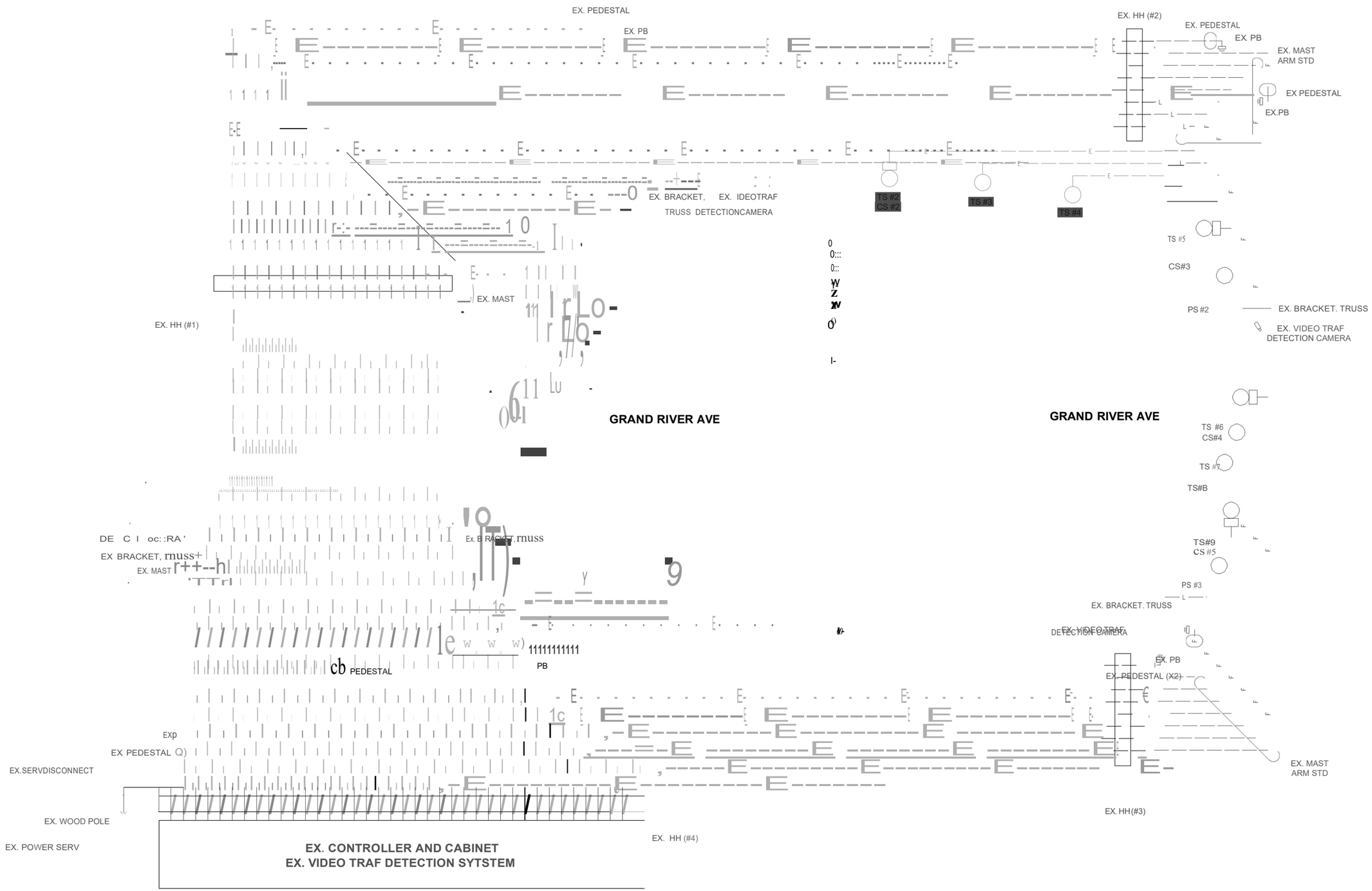

CABLES TO BE USED
UNLESS SPECIFIED OTHERWISE

1. PUSHBUTTON CABLES ARE 2/C#16 SHIELDED PJ.

FINAL CABLING DIAGRAM
NOT TO SCALE

NO SCALE

AECOM

CITY OF NOVI

JOB
60774477
DATE
07/06/26
SHEET
33

March 18, 2026

City of Novi
26300 Lee BeGole Dr
Novi, MI 48375

Re: City of Novi- Main St

Attached is the agreement for the lighting project along Main St in Novi, MI. A detailed description of the project is outlined in the agreements. Please print TWO copies. Please sign BOTH copies in the designated areas. A check in the amount of $489,576.80 is also required at this time. Please return BOTH signed agreements (as well as check made payable to **DTE Energy**) to the following address:

DTE Community Lighting
8001 Haggerty Rd.
Belleville, MI 48111
Attn: Brandon Faron

Please call if you have questions, 734-397-4017.

Sincerely,
Brandon R. Faron
Brandon R. Faron
Principal Account Manager
Community Lighting

Exhibit A to Master Agreement

Purchase Agreement

This Purchase Agreement (this "Agreement") is dated as of March 18, 2026 between DTE Electric Company ("Company") and the City of Novi ("Customer").

This Agreement is a "Purchase Agreement" as referenced in the Master Agreement for Municipal Street Lighting dated April 11, 2022 (the "Master Agreement") between Company and Customer. All of the terms of the Master Agreement are incorporated herein by reference. In the event of an inconsistency between this Agreement and the Master Agreement, the terms of this Agreement shall control.

Customer requests Company to furnish, install, operate and maintain street lighting equipment as set forth below:

1. DTE Work Order Number:	77191243	
	If this is a conversion or replacement, indicate the Work Order Number for current installed equipment: N/A	
2. Location where Equipment will be installed:	[Main St], as more fully described on the map attached hereto as Attachment 1.	
3. Total number of lights to be installed:	109	
4. Description of Equipment to be installed (the "Equipment"):	Install (45), 39w LED "Pawn" Granville luminaires mounted to (45) 12' fluted fiberglass posts w/GFI receptacles on concrete foundations. Install (27) 12', fluted decorative posts w/GFI receptacles, (27) dual crossarms, and (54) 39w LED "Pawn" Granville luminaires. Install (5) 20' square posts mounted on high-band foundations, and (10) 149w LED Area luminaires. Project will also consist of removing existing private streetlights. Hard surface restoration to be done by City contractor.	
5. Estimated Total Annual Lamp Charges	$27,374.40	
6. Estimated Total Annual Post Charges if selected	$0.00	
7. Annual Finance Charge if selected	See paragraph 14 below	$0.00
8. Computation of Contribution in aid of Construction ("CIAC Amount")	Total estimated construction cost, including labor, materials, and overhead:	$571,700.00
	Revenue credit:	$82,123.20
	CIAC Amount (cost minus revenue)	**$489,576.80**
	Credit for Post Charge, if selected	$0.00
9. Payment of CIAC Amount:	Due promptly upon execution of this Agreement **$489,576.80**	
10. Term of Agreement	5 years. Upon expiration of the initial term, this Agreement shall continue on a month-to-month basis until terminated by mutual	

Special Financing Options are available – Please read stipulations within agreement check the box below: Finance Option ☐	written consent of the parties or by either party with thirty (30) days prior written notice to the other party.
11. Does the requested Customer lighting design meet IESNA recommended practices?	(Check One) ☐ YES ☒ NO If "No", Customer must sign below and acknowledge that the lighting design does not meet IESNA recommended practices _____ SIGN HERE
12. Customer Address for Notices:	City of Novi 26300 Lee BeGole Dr Novi, MI 48375

13. Special Order Material Terms:

All or a portion of the Equipment consists of special order material: (check one) ☐YES ☒NO

If "Yes" is checked, Customer and Company agree to the following additional terms.

A. Customer acknowledges that all or a portion of the Equipment is Special Order Materials ("SOM") and not Company's standard stock. Customer will purchase and stock replacement SOM and spare parts as provided in Section B below. When replacement equipment or spare parts are installed from Customer's inventory, Company will credit Customer in the amount of the then-current material cost of Company standard street lighting equipment in lieu of which the SOM is being used. Customer has up to twenty-four (24) months from the time Company uses, or takes possession of, such Customer SOM to seek reimbursement from Company.

B. Customer will maintain an inventory of at least _0_ posts and _0_ luminaires and any other materials agreed to by Company and Customer, and will replenish the stock by ordering materials no later than thirty (30) calendar days after the materials are drawn from inventory. Costs of initial inventory are included in this Agreement. If Customer fails to maintain the required inventory, Company, after 30 days' notice to Customer, may (but is not required to) order replacement SOM and Customer will reimburse Company for its costs (including the labor costs associated with Company's management of the supply chain for the SOM) no later than thirty (30) calendar days after receipt of Company's invoice for such costs. Customer's acknowledges that failure to maintain required inventory could result in extended outages due to SOM lead times.

C. The inventory will be stored at_____. Access to Customer's inventory site must be provided between the hours of 9:00a.m. to 4:00p.m., Monday through Friday with the exceptions of federal Holidays. If Company is unable to access the site during such hours for any reason, Company: (i) shall be relieved from any obligation or commitment to complete the work as scheduled; and (ii) may, at its option, procure the inventory itself and have Customer to reimburse Company's costs for doing so. Customer shall name an authorized representative to contact regarding inventory: levels, access, usage, transactions, and provide the following contact information to Company:

Name:_____ Title:_____

Phone Number:_____ Email: _____

Customer will immediately notify Company of any changes in the Authorized Customer Representative. Customer must comply with SOM manufacturer's recommended inventory storage guidelines and practices. Damaged SOM will not be installed by Company.

D. In the event that SOM is damaged by a third party, Company may (but is not required to) pursue a damage claim against such third party for all of Company's costs incurred because of the claim, including all labor and replacement materials. Company will notify Customer as to whether Company will pursue such claim within a reasonable time of the SOM being damaged.

E. In the event that SOM becomes obsolete, discontinued, or incompatible with Company's infrastructure, Customer shall select new alternate SOM that is compatible with Company's then-existing infrastructure. If Customer does not select compatible alternate SOM, Company reserves the right to select compatible SOM that is, in its reasonable judgment, substantially similar, or replace the SOM with standard materials, in either case being entitled to

reimbursement from Customer for Company's costs in providing such transition of supply (including internal overhead and labor costs).

F. Should Customer experience, in Company's reasonable judgment, excessive LED equipment failures that are not supported by LED manufacturer warranties, Company will replace the LED equipment with other Company supported Solid State or High Intensity Discharge luminaires at Company's discretion. The full cost to complete these replacements to standard street lighting equipment will be the responsibility of Customer.

14. Special Financing Options

A. Finance Charge Option:

As an alternative, where the required contribution exceeds $10,000, upon agreement of the Customer and the Company, the Customer will pay an additional annual charge of the Company's weighted average cost of capital (7.00%) times the contribution amount in lieu of the cash contribution.

****

Company and Customer have executed this Purchase Agreement as of the date first written above.

Company:	Customer:
DTE Electric Company	City of Novi
By:_____	By:_____
Name:_____	Name:_____
Title:_____	Title:_____
Date: _____	Date: _____

SIGN HERE

Attachment 1 to Purchase Agreement

Map of Location