



CITY OF NOVI
Administrative ePacket
May 07, 2026

Council Action/Attention

[Providence Meadows Follow-up - Bell](#)

[Fire Department Staffing History - Zinser](#)

[Plante Moran Realpoint Update](#)

[Shockey Consulting Novi 2050 Strategic Plan Update](#)

Departmental Updates

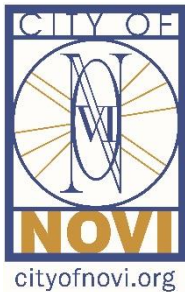
[The Buzz Report](#)

[Novi Weekly Road Construction Update \(5/5 - 5/11\)](#)

For Your Information

[Brahmotsavam Ceremony Invitation](#)

MEMORANDUM



TO: VICTOR CARDENAS, CITY MANAGER
THRU: BARBARA MCBETH, AICP, CITY PLANNER
FROM: LINDSAY BELL, AICP, SENIOR PLANNER
SUBJECT: PROVIDENCE MEADOWS FOLLOW-UP
DATE: MAY 7, 2026

Mayor and Council –

Please see the following information requested during Monday's Council meeting.

- Victor

KEY HIGHLIGHTS:

- City Council reviewed the initial PRO Plan on Monday, May 4.
- A question was raised as to why the applicant was seeking RM-2 rather than RM-1 Zoning.
- The number of units, 161, represents an overall density of 6.54 dwellings per net acre (less wetlands greater than 2 acres and right of way).
- In the RM-1 District, the maximum density for units with three or more bedrooms is 5.4 dwellings per acre (du/ac) while the maximum density for units with two bedrooms is 7.3 du/ac.
- In order to utilize the RM-1 District, the project could have **no more than 132 units**.

DEVELOPMENT DESCRIPTION:

The subject property is located on the south side of Grand River Avenue, west of Providence Parkway, in Section 17 of the City of Novi. The property to be rezoned totals about 31.32 acres and contains a significant amount of regulated woodlands and wetland areas. The applicant is proposing to develop 161-units of for-sale townhomes. The development consists of two phases: Phase 1, with 88 units in 15 buildings; and Phase 2, with 73 units in 13 buildings. The development utilizes a private street network with one entrance off Providence Parkway and one emergency-only access to Grand River Avenue. The applicant is requesting to rezone the site from Light Industrial (I-1) to High-Density Multiple Family (RM-2) with a Planned Rezoning Overlay.

At Monday's City Council meeting, the Mayor inquired why the applicant chose to rezone to RM-2 rather than RM-1. In the RM-1 District, the maximum density for units with three or more bedrooms is 5.4 dwellings per acre. **In order to utilize the RM-1 District, the project could have no more than 132 three-bedroom units.** The number of units proposed by the applicant, 161, represents an overall density of 6.54 dwellings per net acre (less wetlands greater than 2 acres and right of way). If the units were all proposed to be 2-bedroom, they could be approved with a rezoning to RM-1 District because it would be less than 7.3 dwellings per acre. **The PRO Ordinance does not permit deviations to be granted for density, meaning the current programming of the development would only fit in the RM-2 District.**

The chart below provides a side-by-side comparison of the two districts.

	RM-1	RM-2 (PROPOSED)
Principal Permitted Uses	Multiple-family dwellings; Independent and congregate elderly living facilities; Two-family dwellings; Shared elderly housing; One-family dwellings; Farms & greenhouses; Public parks, parkways, and outdoor recreation; Cemeteries; Home occupations; Family day care homes	Multiple-family dwellings; Independent and congregate elderly living facilities; Two-family dwellings; Shared elderly housing; One-family dwellings; Farms & greenhouses; Public parks, parkways, and outdoor recreation; Cemeteries; Home occupations; Family day care homes Keeping of horses and ponies (See Sec. 3.1.8.B for additional details)
Special Land Uses	Convalescent homes, assisted living facilities, hospice care facilities and child care centers	Retail commercial services and office uses
Maximum Density	2 bed: 7.3 du/ac 3 bed: 5.4 du/ac	2 bed: 20.7 du/ac 3 bed: 15.6 du/ac
Lot Coverage	25%	45%
Usable Open Space	200 sf per unit	200 sf per unit
Building Height	35 ft or 2 stories, whichever is less	65 ft or 5 stories, whichever is less
Building Setbacks	Front: 50 feet Rear: 75 feet Side: 75 feet Exterior side yard setbacks same as front yard	Front: 75 feet Rear: 75 feet Side: 75 feet Exterior side yard setbacks same as front yard
Parking Setbacks See 3.6.2. for additional conditions	Subject to 3.8 RM-1 and RM-2 Required Conditions	Front and exterior side: 75 feet Interior side/Rear: 20 feet

Site Data:
 Gross Site Area: 31.32 Ac.
 Net Site Area: 24.61
 Proposed Units: 161
 Proposed Density: 6.54 Du./Ac.

Building Setbacks:
 - Front Yard: 50' min.
 - Building Separation: 16'-4" min.

Parking:
 - Garage Parking: 322 spaces
 - Guest Parking: 72 spaces
 - Parking Distribution: 2.45 spaces / Du.

Road Width: 20' / 24' / 28'
Road Length:
 - 20' width (EVA): 460 LF
 - 24' width: 3,298 LF
 - 28' width: 1,132 LF
Road Length per Unit: 30.73 LF/Du.

Wetland Impact: 0.53 Ac.

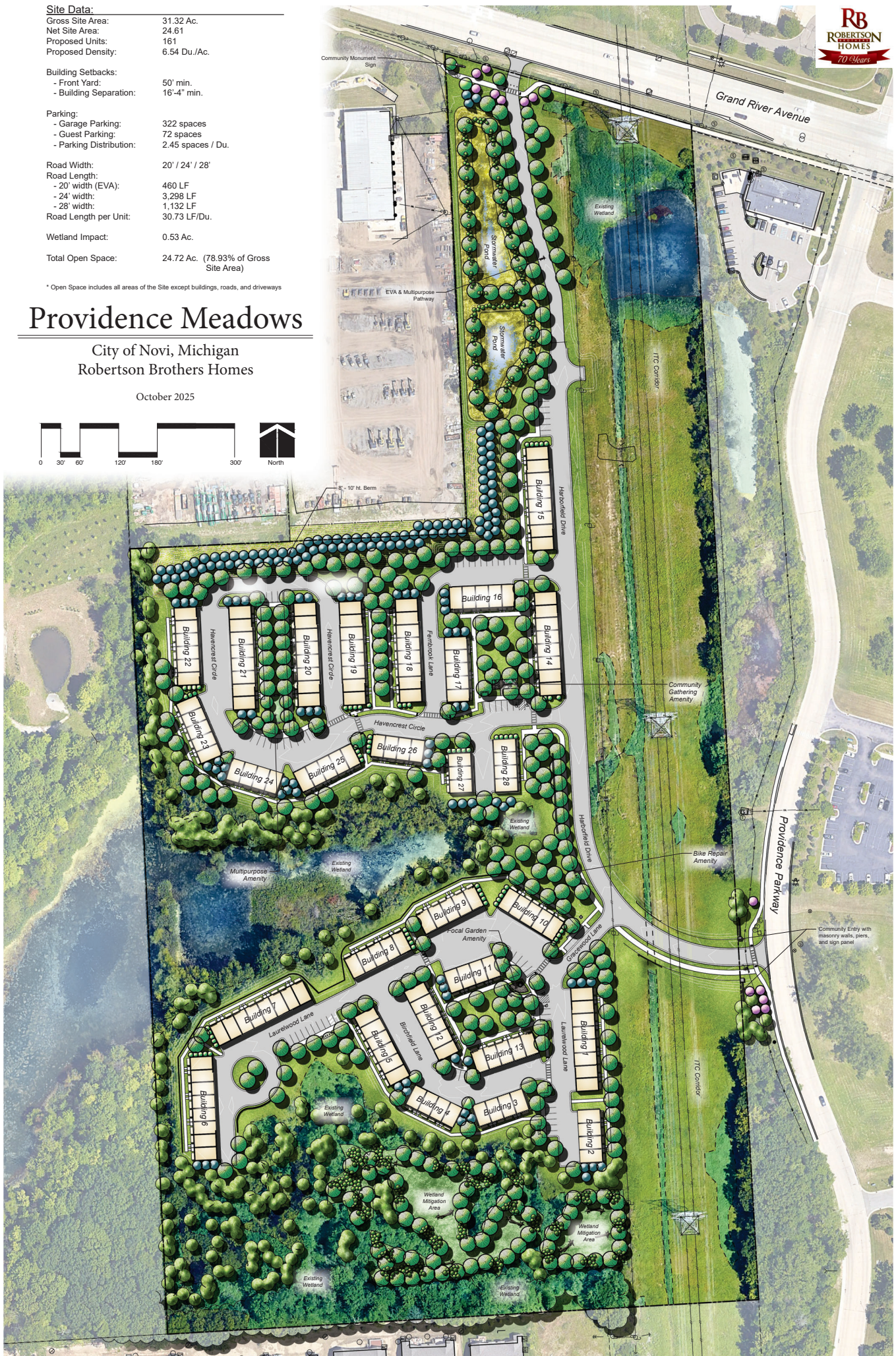
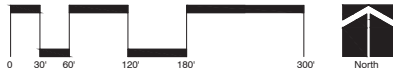
Total Open Space: 24.72 Ac. (78.93% of Gross Site Area)

* Open Space includes all areas of the Site except buildings, roads, and driveways

Providence Meadows

City of Novi, Michigan
 Robertson Brothers Homes

October 2025



MEMORANDUM



TO: VICTOR CARDENAS, CITY MANAGER
FROM: ERICK W. ZINSER, DIR OF PUBLIC SAFETY/CHIEF OF POLICE
SUBJECT: FIRE DEPARTMENT STAFFING HISTORY
DATE: MAY 6, 2026

HISTORY

The Novi Fire Department has been practicing its current model, or some variation of it, since the 1980's. In 2008, the Novi Fire Department stopped the practice of toning out Part-Time Firefighters for medical runs. Circa 2010, the Novi Fire Department had adequate Part-Time staffing to strategically staff fire stations one and two on some nights and weekends, based on data-driven decisions and call volumes. We initiated a recruitment drive to build our Part-Time staff. By 2013, enough Part-Time personnel had been hired and trained to staff fire stations one, two, and three 24/7.

Through the following years, the fire department continued to hire Part-Time Firefighters. In January of 2017, the Novi City Council adopted two short-term goals;

1. Review current fire department staffing to ensure adequate city-wide coverage 24/7, and
2. Fund staffing for Fire Station Four 24/7.

By July 1, 2017, the fire department had hired and trained enough Part-Time staff to meet the goal. At that time, we had 64 Part-Time Firefighters to cover all our shifts for all four fire stations. This was, however, short-lived.

CURRENT MODEL

The Novi Fire Department is ONE department comprised of a combination system. It is a combination of Full-Time staff and Part-Time staff. We are authorized for 30 Full-Time personnel (1 Chief, 1 Assistant Chief, 1 Fire Marshal, 1 Training officer, and 26 Fire Protection Officers {FPO}). We have one open position. We currently have 55 Part-Time members; 31 Paid-On-Call and 24 Auxiliary members. However, only 35 Part-Time members are fully trained and eligible for shift coverage.

It is important to understand the distinction between a Paid-On-Call Firefighter and an Auxiliary Firefighter. The roles differ in only a few key areas (Chart 1). Auxiliary Firefighters typically join the department with all required certifications already completed, including Michigan Firefighter I and II, Hazardous Materials Operations, and Emergency Medical Technician-Basic (EMT-B). In contrast, Paid-on-Call Firefighters may enter the department with partial or no prior training and are subsequently provided with the

necessary training by the department. **Notably, it can take up to two years to fully train a Paid-On-Call Firefighter so they can cover shifts.**

Another distinction involves scheduling and deployment. Auxiliary Firefighters, once fully trained and in compliance with all required certifications, including the Volunteer Firemen's Insurance Services (VFIS) driver training program, are permitted to work weekday daytime hours (6:00 a.m. to 6:00 p.m.) alongside full-time personnel when additional staffing is needed. This provision exists because Auxiliary Firefighters are specifically recognized within the IAFF contract. While Auxiliary Firefighters may be utilized to supplement full-time staffing during daytime operations, per the IAFF contract, Auxiliary personnel may not outnumber FPOs at any station. Typically, no more than two Auxiliary Firefighters are permitted to work during a given daytime shift.

Chart 1

Category	Auxiliary Firefighter	Paid-on-Call Firefighter
Initial Training Status	Enters with all required certifications (Firefighter I & II, HazMat Ops, EMT-B)	May enter with partial or no training; training provided by the department
Department Training Requirement	Typically not required beyond department-specific onboarding	Required to complete all necessary certifications through the department
VFIS Driver Training	Required	Required
Work Availability (Daytime Staffing)	May work weekday daytime hours (6:00 a.m.–6:00 p.m.) with full-time staff if needed	Not typically assigned to daytime staffing in this capacity
Contract Recognition	Recognized within the IAFF contract	Not specifically identified in the IAFF contract for daytime staffing provisions
Certifications Requirement (Ongoing)	Must maintain all required certifications	Must obtain and maintain all required certifications

Hiring Process	Same as Paid-on-Call	Same as Auxiliary
Probationary Period	Same requirements and duration	Same requirements and duration
Residency Requirement	Within 40 miles (straight-line distance)	Within 40 miles (straight-line distance)
Uniform & Gear Standards	Same standards and issued equipment	Same standards and issued equipment
Shift Requirement	Minimum 10 shifts per quarter after probation	Minimum 10 shifts per quarter after probation
Response to “All Call” Tone-Outs	Responds when available	Responds when available
Station Coverage Tone-Outs	Eligible to respond when dispatched	Eligible to respond when dispatched
Supervisor-Requested Callbacks	May be called during high-demand events (e.g., storms)	May be called during high-demand events (e.g., storms)

Aside from these differences, both Auxiliary and Paid-on-Call Firefighters share many of the same requirements and expectations. Both must obtain and maintain the same core certifications, complete the same hiring process, and undergo an identical probationary period. Additionally, both roles are subject to the same residency requirement of living within 40 miles (straight-line distance), adhere to the same uniform and equipment standards, and are required to complete a minimum of 10 shifts per quarter after successfully completing probation.

Emergency response procedures are also consistent for both roles. A “tone-out” is issued for every structure fire, referred to as an “All Call,” meaning any available department member—whether full-time, Auxiliary, or Paid-on-Call may respond regardless of the time of day. Tone-outs may also occur when multiple stations are simultaneously committed to calls. In such cases, dispatch will activate part-time personnel assigned to the last available station. For example, if Stations One, Two, and Three are already engaged and Station Four is dispatched to an incident, leaving all stations committed, dispatch will tone out the Part-Time personnel assigned to Station Four. If no response is received, dispatch will proceed to tone out personnel from the next station.

Supervisors also retain the discretion to request an “All Call” when circumstances warrant it, such as during severe weather events or other high-demand situations.

Weekday operations, Monday through Friday from 6:00 a.m. to 6:00 p.m., are staffed by Fire Protection Officers (FPOs), representing the department's full-time personnel. The typical staffing model is as follows:

- **Station 1:** Staffed with 4 FPOs (Engine and Squad in service)
- **Station 2:** Staffed with 4 FPOs (Engine and Squad in service)
- **Station 3:** Staffed with 4 FPOs; however, staffing may be reduced to 2 FPOs if personnel are reassigned to Stations 1 or 2 to maintain adequate coverage due to higher call volume
- **Station 4:** Staffed with 2 FPOs, reflecting its lower call volume

Under optimal conditions, total daytime staffing consists of 14 FPOs. This number may be reduced to 12 if Stations Three and Four are each operating with two FPOs. In accordance with the IAFF contract, the minimum required staffing level is eight FPOs, with at least two assigned to each station.

When a station is staffed with only two FPOs, personnel operate under a “jumping trucks” model. This means crews select the appropriate apparatus based on the nature of the call. For example, fire-related incidents are handled by an engine or tower, while medical calls are handled by a squad or rescue unit.

Evening, overnight, and weekend operations are from 6:00 p.m. to 6:00 a.m. on weekdays and from 6:00 p.m. Friday through 6:00 a.m. Monday is staffed by Paid-on-Call and Auxiliary Firefighters who have successfully completed their probationary period.

Probationary Auxiliary and Paid-on-Call members may work limited hours (6:00 p.m. to 10:00 p.m. on weekdays and 6:00 a.m. to 6:00 p.m. on weekends); however, they are not counted toward minimum staffing levels.

During these periods, stations are typically staffed with a total of 8 personnel (a combination of Auxiliary and Paid-on-Call Firefighters), with 2 assigned to each station. Like daytime operations, crews utilize the “jumping trucks” model to determine apparatus response. There is no contractual minimum staffing requirement for these shifts. If sufficient personnel are unavailable to staff all four stations, total staffing may be reduced to 6 personnel, and Station Four will be temporarily not staffed. It is important to note that Stations One and Two are equipped with transporting squads capable of transporting patients to medical facilities, whereas Stations Three and Four operate non-transporting rescue units,

DECLINE IN STAFFING

In 2019, we started to see a decline in our Part-Time numbers. By 2022, we lost 25 Part-Time Firefighters. At one point, the number of Part-Time Firefighters was down to 44. Of those 44, eight were in training, and two were on leave of absence. That left us with 34 Part-Time Firefighters to cover all the shifts we had previously covered with 64 firefighters. Beginning in 2022, due to low staffing levels among part-time staff, we were unable to staff all our fire stations 24 hours a day, 100% of the time. However, the Novi Fire Department has never missed a call for service.

UNSTAFFED STATIONS/RUN VOLUME

On June 18, 2022, we began to not staff fire station four due to low staffing levels. There are two shifts per day. Unstaffed stations are calculated by shifts, not days. As seen in Chart 2, we have seen 400 occurrences, since 2022, where a shift has not been staffed:

Chart 2

	2022	2023	2024	2025	2026	YTD
January		5	2	4	8	19
February		6	14	5	11	36
March		8	16	4	9	37
April		16	6	7	6	35
May		15	9	16	1	41
June	2	13	9	13	0	37
July	5	14	6	9	0	34
August	3	11	11	16	0	41
September	1	16	6	9	0	32
October	7	19	5	15	0	46
November	5	1	3	8	0	17
December	5	3	4	13	0	25
Totals	28	127	91	119	35	400

When Station Four is not staffed, it can impact response times in that station's district. Our average response time for priority calls citywide is just over five minutes. When Station Four is not staffed, the average response time in that district is just over seven minutes. Since June 28, 2022, we have seen 480 calls out of station Four when shifts have not been covered. (Chart 3). **Call volumes for Station Four during unstaffed periods are relatively low, with 67% of shifts having 0 to 1 calls.**

Chart 3

	2022	2023	2024	2025	2026	YTD
January		3	3	5	7	18
February		10	20	6	12	48
March		9	22	4	6	41
April		22	11	16	3	52

May		15	17	17	0	49
June	1	26	14	12	0	53
July	4	20	6	5	0	35
August	2	9	12	24	0	47
September	1	18	12	11	0	42
October	7	21	6	19	0	53
November	1	1	1	8	0	11
December	11	4	5	11	0	31
Totals	27	158	129	138	28	480

AUTOMATIC MUTUAL AID

The Novi Fire Department takes advantage of shared resources through automatic mutual aid agreements with our surrounding partners, including Northville, Northville Township, Farmington Hills, Salem Township, Lyon Township, Walled Lake, and Wixom. This agreement/resource allows these agencies to invoke Mutual Aid whenever there is a confirmed structure fire in their respective communities. When it is used, the partner agencies will respond and assist as necessary in battling the fire, all at no additional cost to our residents.

MEDSTAR AMBLANCE SERVICE

More than 67% of our annual calls for service are medical runs. The city utilizes a private ambulance provider (Medstar) that maintains three Advanced Life Support ambulances in Novi, and those ambulances respond to all medical calls in the city at no cost to our residents.

RECRUITING

Since 2022, the City of Novi has made a significant investment in recruiting Part-Time Firefighters. Efforts included advertisements in the Engage magazine, banners, online recruiting through recruitment sites such as Mogul, Indeed, LinkedIn, and Google, the city website, Emagine Theater advertisements, and employee referrals. The Novi Fire Department hosted an open house at Station One in October 2022. Six residents showed up and yielded one applicant.

More significantly, the city took advantage of mailing postcards targeting several communities, including Farmington/Farmington Hills, Livonia, Milford, Redford, Troy, Walled Lake, and Wixom. More than 126,000 postcards were sent out over three different mailing periods in 2023, at a cost of \$10,919.50. In an effort to reach a broader audience, we purchased billboard space at two locations on I-96: I-96/Beck and I-96/Novi Road to advertise part-time (and police) openings for \$4,500/month. We ran the campaign for three months. Unfortunately, we did not see a return on investment from the billboard campaign, as it resulted in very few applications.



Examples of graphics displayed on the billboards

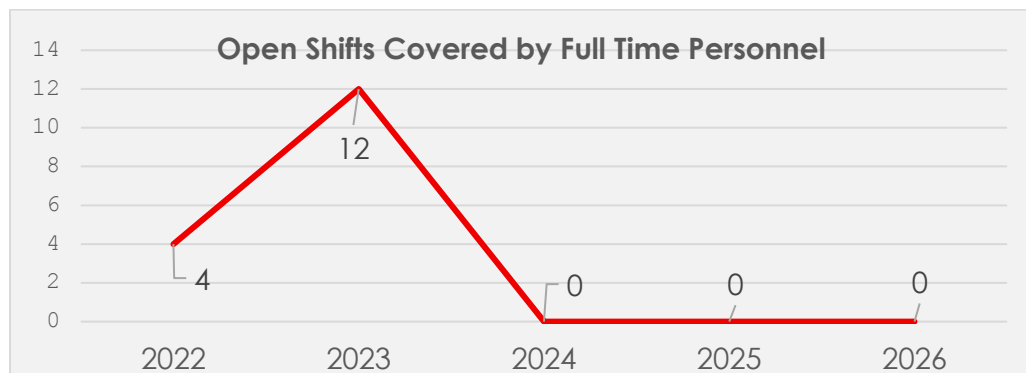
RECRUITING RESULTS

From May of 2022 through May of 2026. The Novi Fire Department received 816 applications. Applicant interest came from 32 QR Codes scanned from the postcards and 10 QR codes scanned from the Engage magazine. Further interest came from 22 different online recruiting sites. Of the 816 applicants, we have hired 62 Part-Time Firefighters since May of 2022. Of that 62, 42 have left the organization

BEYOND RECRUITING

- The City of Novi offered hiring bonuses to Part-Time applicants. The city paid out \$132,500 in bonuses, with \$50,000 still pending. We have recovered \$17,000 in bonus money from those who left the organization before meeting their years-of-service obligation. This practice bonus has stopped.
- The City of Novi entered into three Letters of Agreement with the Part-Time union-Michigan Association of Fire Fighters (MAFF).
 - 1) The city agreed to allow Part-Time members to work more than 36 hours in a pay period. This agreement is still in place.
 - 2) The City of Novi entered into an agreement with MAFF members to allow Full-Time-Fire Protection Officers (FPO's), members of the IAFF union, to work MAFF-dedicated hours to help cover some of the open shifts. **When there is an open shift, the FPO's are offered overtime. Unfortunately, the FPO's have only worked 16 shifts since June 18, 2022, with the last shift being worked on July 23, 2023 (Graph 1).**

Graph 1



- 3) The City of Novi entered into an agreement with MAFF members to pay stipends for those members who work extra shifts. This agreement is still in place.
- 4) The City of Novi changed the mile radius for Paid On-Call firefighters to 40 miles. Previously, the threshold was 5 miles; initially, all POC had to live within the city.
- 5) The City of Novi agreed to tone out FPO'S for "All Call" events such as structure fires or other significant events as deemed necessary by a supervisor. **There have been six occasions where the FPO's were toned out on an "All Call." On average, 1.5 FPO's responded.**

SUPPORT

I fully support our model and am committed to maintaining it. I support this model because it allows us to provide quality fire and EMS service while also being responsible with taxpayer dollars. I am committed to providing the very best fire service for our residents while being accountable to our community.

RECOMMENDATIONS

I further recommend maintaining our current model. I recommend recruiting and hiring Part-Time Firefighters to support the 2017 Council goals. Additionally, I recommend we continue building our Part-Time staff to 80-100 members and reinstate the efforts used a few years ago.



City of Novi - Project Status Overview

Status Summary

Novi City Council Weekly Update #64

As of:

5/6/2026

Overall
Status

In progress

PMR Previous Activities (October 2024 – May 2026)

Design

- Bi-weekly design meetings continue to occur on Mondays.
- ~~Pre-application meeting for FS 2 and FS 3 site plans occurred with City on 4/23.~~

Other

- ~~Technology contract has been executed (Howell Design)~~
- Commissioning Agent interviews held on 4/24; PMR issued Addenda to add Building Envelope Commissioning services to original RFP. PMR looking to place approval of these services on a ~~May~~ June City Council agenda.

Upcoming Activities

Governance

- City Council's remaining approvals consist of schematic design; design development; furniture vendor; contractor bid packages; change orders (CO's) that exceed project contingency or program budget.
- FAC to approve budget transfers between projects (for example, a budget transfer from the PSB to FS 2) and use of contingency.

Design

- ~~FAC met on 4/13 and directed PMR to continue exploring PSB site options for 1) one building with duct bank relocation and road work; 2) two buildings without duct bank relocation or road work; and 3) two buildings with duct bank relocation and road work (FS to be located on 11 Mile east of Lee BeGole).~~
- FAC will review PSB options during its June meeting.
- HED resubmitting FS 2 and FS 3 package to the city by 5/15/26.
- Open House scheduled for 5/21 for public to see FS 2 and FS 3 renderings.
- Fire Station 2 and 3 schematic design presentation scheduled for 6/8/26 City Council meeting, with FAC meeting to be scheduled the week of 6/1/26.
- The next PMR's Owner's Meeting with Novi will be on 6/1/26 ~~5/4/26~~.
- PMR compiling financial data into draft dashboard and reviewed initial draft with City on 5/4/26.
- Technology kickoff meeting currently being scheduled between Howell Design, the City, HED and PMR.

Areas for Discussion

Site Due Diligence / Budget Items Checklist:

- ~~PMR and HED working to populate necessary items for site plan approval~~
- ~~Pre-app meeting for FS 2 and FS 3 occurred on 4/23/26.~~
- HED/BRW resubmitting FS 2 and 3 materials on 5/15/26
- City of Novi will address any necessary survey and treatment of invasive species for public safety sites.

City of Novi Road Project

- Approx. \$18 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.
- City reviewing high-level timeline and budget for utility relocation due to the Road Project; DTE revised estimate submitted 4/24 of \$2.3 million. City is seeking clarification of various scope items.

Procurement and Contracts

- Site work/land clearing to occur 3rd/4th Quarter 2026
- Targeting substantial completion of FS 2 and FS 3 by December 2027, with the PSB starting construction in 2028.
- PMR seeking approval of Mechanical/Electrical Commissioning and Furniture, Fixtures and Equipment (FFE) vendor in 2nd Quarter 2026.
- Future procurement services will include Materials Testing ~~and Building Envelope Consultant.~~



City of Novi – Strategic Plan Status Update

As of: 5/7/2026

Launch	Discovery	Visioning	Scenarios / Strategies	Crafting the Plan
Completed	Completed	Underway	May-Jun	Jul-Oct

Recent Progress	Upcoming Efforts / Engagements
- Planning for next in-person visit – June 22-24, 2026 - Summary from April visit engagements and next steps	- Updates to community engagement plan - Draft vision statement - Engagement synthesis memo - Virtual Meeting with staff executive team - Topic-specific surveys for general public and sounding board - Next topics: Community Identity and Housing/Neighborhoods

Input Needed
None at this time.

Buzz Report

May 7, 2026



Hot Topics:

- **MML Municipal Finance 101 Workshop**

The [Michigan Municipal League Foundation](#) (MML Foundation) and the City of Dearborn are hosting a **Municipal Finance 101 Workshop** in Dearborn and welcome any City Council members and staff to attend. The workshop is being provided to participants free of charge. It is valuable for both new and veteran council members and city staff.

The session will cover the fundamentals of municipal finance and will offer a sneak peek at an innovative financing toolkit, available soon, courtesy of the MML Foundation. This toolkit offers strategies to address the specific complexities of financing lead service line replacement.

When: Monday, May 11th, 5:30PM-7:00PM

Where: Ford Community & Performing Arts Center, 15801 Michigan Ave, Dearborn, MI 48126

RSVP: Please contact Katherine Oppermann, Assistant to the City Manager, at koppermann@cityofnovi.org **no later than noon on Friday, May 8th** if you are interested in attending and she will contact MML on your behalf.

- **Residential Property Maintenance Program**

The City of Novi Code Compliance Officers are continuing the Residential Property Maintenance Program. For the current phase they are focused on: Turnberry Estates, Meadowbrook View Estates, Club Lane, Meadowbrook Manor, Carriage Hill, Charrington Green, and Turtle Creek subdivisions. There are also a few miscellaneous homes included that do not belong to the subdivisions. Letters were sent out on Friday, May 1st and Inspections are planned to start June 1st. For more information on the program please see the [12/18/25 Administrative ePacket](#) detailing the program and materials circulated to residents.

- **State Representative Breen Hosting May Event at Novi Civic Center**

Michigan State Representative Kelly Breen will be hosting a Roundtable Discussion event in the Banquet Quarter of the Novi Civic Center on Friday, May 15th from 2:30 - 4:30PM.

- **New Informational Webpage for Public ROW and Telcom Providers Launched**

In light of the increase in telecommunications utility work throughout the City and the increased questions on the matter from residents, the City has launched a webpage (<https://cityofnovi.org/row>) to help educate on the topic. The webpage explains public right-of-way (ROW), how the Michigan Metro Act applies to the Telcom providers and local government, provides answers to Frequently Asked Questions, and provides contacts for the Telcom companies currently doing work.

- **Eight Mile Bridge over CSX Railroad**

City staff recently attended a virtual pre-construction conference with the Wayne County Department of Public Services (WCDPS) and their contractor, E. C. Korneffel Company, regarding the \$3M bridge deck replacement project on 8 Mile Road over the CSX Railroad. The tentative schedule is to close the bridge completely on March 2, 2026, and to reopen for traffic on August 15, 2026 (5 ½ months). Access from Novi Road and to Brickscape Drive will remain open throughout the construction.

Great Lakes Water Authority (GLWA) Status Update:

14 MILE TRANSMISSION WATER MAIN REPLACEMENT: Northbound and southbound Novi and Decker Roads have been reopened to traffic at 14 Mile Road. **Mainline pipe is now installed and complete.** Crews are now focused on filling, flushing, cleaning, sanitizing, and testing the new main which should take [another week](#). Once the new main is brought back on line, the contractor will begin preparations for the 14 Mile Road restoration.

<https://www.glwater.org/14milemainproject/>

Road Construction Projects:

At City Council's request the Administrative ePacket will now include the Weekly Road Construction Updates put together by our Department of Public Works engineering team. This same information is used to update the Better Roads Ahead section of the City webpage in a more easily digestible format for the public <https://cityofnovi.org/betterroadsahead/>

Community and Economic Development Project Updates:

Map of Development projects

- **Townes at Haggerty** – Haggerty Road just south of 9 mile
175 townhouses across 26 buildings are proposed on the west side of Haggerty. A public notice has been sent/advertised, and it will go before the Planning Commission on May 6th, for their initial review. City Council will most likely see it sometime in June.
- **Hotels at the Adell Center**
The two remaining hotels at the Adell Center have submitted their stamped building plans for review. A Home 2 Suites (5-story hotel with 141 rooms) and a TownePlace (5-story hotel with 129 guest rooms)
- **Supra Revolving Sushi** (Former Bar Louie) – 12 Mile Crossing
The space recently vacated by Bar Louie is set to become a new revolving sushi restaurant. Initial permits have been issued. There is not yet a timeline for when they plan to open.
- **Central Park South** – Beck Road, South of Grand River Ave
The former Central Park Estates project has been redesigned and is being treated as a new project by planning. New multiple-family development with 106 units in a single 5-story building. The site improvements include parking on the first level of part of the building, garages, and related open spaces. Awaiting submission of Final Site Plan for review.
- **Providence Meadows** – Grand River Ave, West of Providence Parkway
Proposed rezoning of 31 acres from Light Industrial to High Density Multiple Family to develop 161 townhome units. Next steps will be initial PRO Plan consideration by ~~Planning Commission~~ and City Council. At the January 14th Planning Commission meeting this project received initial feedback (no votes were taken) and will come before Council soon for their initial input (again, *not* for action, just initial feedback).
- **Grand-Beck Development** – Grand River east of Beck Road
Fuel station, convenience store, and Clean Express car wash to be built on a vacant parcel. Preliminary Site Plan has been approved by the Planning Commission. Awaiting submission of Final Site Plan for review. Estimated Completion Date: Unknown
- **Taft Knolls III** – Taft Rd, north of 10 Mile Rd
The Site plan for a Single-Family Residential Development of 13 new homes is now under construction.
- **North Eight Kitchen & Cocktails** (Former Border Cantina) – Novi Road north of Eight Mile
New restaurant by the owners of Benstein Grille in Commerce. Modified site plan with building additions and remodel has been approved by Planning Commission and Zoning Board. Interior Demolition work has commenced as of September. A Foundation-only permit has been issued for the exterior additions. *Estimated Completion Date*: Unknown

- **Novi 10 - 10 Mile and Novi Road**
The applicant for the proposed development at 10 Mile and Novi Road has returned with a revised concept for their proposal. The drafting of their PRO agreement is underway.
- **Novi Acres (FKA Station Flats)**
The owners of the property in between Target and Sam's recently submitted a new Preliminary Site Plan, under the new name of Novi Acres. The previously planned project, known as Station Flats, has been scuttled.
- **Camelot Parc/Avalon** by Village of Stonebrook
Townhomes for sale with garages, fewer units (currently zoned PSLR so a special land use approval will come before council for a decision). They last went before City Council on [February 23rd](#) for a tentative approval of their PSLR Agreement and Concept plan.
- **El Car Wash # 2** (former Original \$6 Car Wash) - Novi Road and 96
Permits have been issued
- **Raising Cane's Chicken Fingers** (Former Wendy's) – Novi Rd/Grand River Ave
The Louisiana-based fast food chain Raising Cane's is planning to take over the space in the near future. Permits issued. *Estimated Completion Date: **Late 2026***
- **Transformco (Former Sears at Twelve Oaks)**
Spaces for [a Dicks House of Sport, Round 1 Arcade and Bowling, and Primark](#). Nearly all the external work has been completed. A Revised Structural package has been approved and work is underway. *Estimated Completion Date: **Spring/Summer 2026***

Ordinance Enforcement Updates:

- **DICE (24555 Novi Rd):** Community Development continues to work with them to clean up graffiti on the back of the building. Their plans for a car wash are set to expire very soon.

Frequently Asked Questions:

None at current



2026 WEEKLY CONSTRUCTION UPDATE

May 5 through May 11

*Please note: Any indication of a project's schedule is only an estimate.
Construction work could be delayed by many factors, such as inclement weather.



PROJECT STATUS

YELLOW	- NOT STARTED	GREEN	- ACTIVE
RED	- STOPPED OR DELAYED	BLACK	- COMPLETE

COUNTY PROJECTS

Project: **NOVI ROAD RECONSTRUCTION/REHABILITATION (8 MILE TO 9 MILE ROADS)**

Prime Contractor: Dan's Excavating, Inc.

Start: April 15, 2025

End: November 15, 2026

Consultant: RCOC - In-House Project Management

Description: See attached link to the right for RCOC construction updates.

<https://www.rcocweb.org/698/Novi-Road-8-Mile-Road-to-9-Mile-Road>

The Road Commission for Oakland County (RCOC), in partnership with the cities of Novi and Northville, will rehabilitate and reconstruct Novi Road, from 8 Mile to 9 Mile Roads. Phase 1 - relocate utilities (DTE, Consumers, AT&T, etc.) in spring of 2025 - **COMPLETE**; Phase 2 - reconstruct the 'curve' between 8 Mile Road and Allen Drive in summer/fall of 2025 - **COMPLETE**; and **Phase 3 - rehabilitate the remainder of Novi Road from Allen Drive to 9 Mile Road, in 2026. Plans are also to add a continuous center left turn lane throughout the entire section of Novi Road as well as the installation of a High-Intensity Activated Crosswalk or HAWK pedestrian signals, located just north of Galway Drive.**

Traffic Control/Deviations: Pg 4 of 9 - Detour map attached as an appendix

Phase 3 - the contractor will maintain one-way, southbound traffic only. Northbound traffic will be detoured to Beck, 10 Mile, and back to Novi Road.

Work Status:

Construction, closure and detour started on Monday, March 30th. Contractor is working on the southbound side first and have shifted southbound traffic on the northbound side for the first stage.

Project: **BASE LINE OR 8 MILE ROAD/CSX RAILROAD BRIDGE DECK REPLACEMENT**

Prime Contractor: E.C. Koneff Co.

Start: March 2, 2026

End: August 15, 2026

Consultant: In-House WCDPS Project Management Staff

Description: See attached link to the right for WCDPS construction updates.

<https://www.waynecounty.com/departments/public-services/roads/road-construction-updates.aspx>

The Wayne County Department of Public Services (WCDPS) will be completing the final stage (Stage 3) of construction on 8 Mile Road between Haggerty and Novi Roads which is the bridge rehabilitation and bridge deck replacement at the CSX/Lake State Railway. Stage 1 was the concrete rehabilitation from Haggerty Road to just west of Meadowbrook Road. Stage 2 was completed late last year, milling the existing concrete and placing new asphalt pavement over the top from just west of Meadowbrook Road to the CSX bridge.

Traffic Control/Deviations: Pg 5 of 9 - Detour map attached as an appendix

8 Mile Road will be completely closed in both directions at the CSX/Lake State Railway bridge for the full duration of the project. The detour for westbound traffic will be Haggerty Road, south to 6 Mile Road, to Beck Road, and back to 8 Mile Road. Eastbound traffic will be in the reverse.

Work Status:

The closure and construction began on Monday, March 2nd. The contractor is progressing well.

Project: **12 MILE ROAD REHABILITATION (NOVI ROAD TO FARMINGTON ROAD)**

Prime Contractor: TBD

Start: July 1, 2026

End: October 30, 2027

Consultant: Internal RCOC Design and Inspection Staff

Description:

<https://www.rcocweb.org/713/12-Mile-Road-Novi-Road-to-Farmington-Road>

The Road Commission for Oakland County (RCOC) in cooperation with the cities of Novi and Farmington Hills will be rehabilitating 12 Mile Road from Novi Road to Farmington Road over the course of two years, in four, distinct stages (see attached 'Staging Plan'). Stage 1 will take place this summer on the concrete portion of 12 Mile Road between Novi and Meadowbrook Roads and the asphalt portion between just east of Halsted Road and Farmington Road. The plan is to repair the outer lanes first, then repair the inner lanes.

Traffic Control/Deviations: Pg 6 of 9 - Staging plan attached as an appendix

The contractor will maintain at least one lane, in each direction throughout the duration of the first stage.

Work Status:

The contract is currently out to bid. Bid opening is scheduled for May 1st. So, probably a mid-June start for Stage 1.

Project: **GLWA's 14 MILE TRANSMISSION WATER MAIN REPLACEMENT**

Prime Contractor: Ric-Man Construction, Inc.

Start: January 12, 2026

End: April 30, 2026

Consultant: Brown & Caldwell and DLZ Corporation

Description:

<https://www.dewater.org/14millionaproject/>

The Great Lakes Water Authority (GLWA) in cooperation with the Road Commission for Oakland County (RCOC) and the cities of Novi, Walled Lake, Commerce Township, Wixom, and Farmington Hills will be replacing and/or rehabilitating the 42-inch water transmission main along 14 Mile Road from roughly East Lake Drive to M-5. This construction will constitute rehabilitation of certain portions with a Carbon Fiber Reinforced Polymer (CFRP) repair, mainly through the Walled Lake and Wixom areas. All other areas will be an outright replacement pipe.

Traffic Control/Deviations: Pg 7 of 9 - Closure and Detour plans attached as an appendix

14 Mile Road (East Lake Drive to M-5) is still currently closed to eastbound traffic while maintaining westbound traffic.

Work Status:

Northbound and southbound Novi and Decker Roads have been reopened to traffic at 14 Mile Road. Mainline pipe is now installed and complete. Crews are now focused on filling, flushing, cleaning, sanitizing, and testing the new main which should take another week. Once the new main is brought back on line, the contractor will begin preparations for the 14 Mile Road restoration.

Project: **2026 BRIDGE PREVENTATIVE MAINTENANCE PROGRAM - NOVI ROAD OVER THE CSX RAILROAD**

Prime Contractor: TBA

Start: July 15, 2026

End: August 15, 2026

Consultant: Internal RCOC Design and Inspection Staff

Description: See attached link to the right for RCOC construction updates.

<https://www.rcocweb.org/666/Bridge-Preventative-Maintenance>

The Road Commission for Oakland County (RCOC) has developed a Preventative Maintenance Program for several of their bridges that does not warrant rehabilitation or replacement. These programs are less intrusive while also extending the usable life of the bridge which is more cost-effective in the long term. One of the bridges selected is the Novi Road bridge over the CSX Railroad tracks, just south of the Main Street/Bond Street intersection.

Traffic Control/Deviations: N/A - Detour map is attached as an appendix

The County's contractor will maintain one lane in each direction for the duration of the project.

Work Status:

The contract will go out to bid in June. Construction is slated for mid-summer (July to September).

CITY PROJECTS

Project: **BECK ROAD RECONSTRUCTION (GRAND RIVER AVENUE TO 11 MILE ROAD)**

Prime Contractor: Dan's Excavating, Inc.

Start: April 6, 2026

End: November 1, 2026

Consultant: AECOM-Great Lakes

Description:

Through MDOT's Local Agency Project office and federal funding program (\$3.6 Million), the City will be reconstructing and widening Beck Road from Grand River Avenue to 11 Mile Road to five lanes. The plan is to first locate and lower the existing 16-inch and 24-inch water mains in order to install a new large diameter culvert under Beck Road, just south of Heritage Drive. The contractor will begin installing a new storm sewer network along the western edge of Beck Road before construction begins on the road widening. There will also be improvements made to the signalized intersection to the hospital and ADA sidewalk upgrades throughout.

Traffic Control/Detours: Pg 8 of 9 - Detour map attached as an appendix

Most of the preparatory work will be performed off the edge of the roadway. Drivers can expect to see minor lane closures or lane shifts under flag control for this work. Once the actual road work begins, Beck Road will be open to southbound traffic only; most northbound traffic will be detoured using 10 Mile, Novi Road, and Grand River Avenue. **Local traffic will still be able to use northbound Beck Road north of 10 Mile, but there is a hard closure just south of 11 Mile Road.**

Work Status:

The contractor has milled out the existing asphalt in the southbound lanes as well as begun construction of the new 43" X 65" elliptical cross culvert just south of Heritage Drive. The east half of the culvert is installed and the contractor poured some temporary concrete over that part of the trench. Traffic has been shifted over to the east side in order to finish constructing the west half. Over the coming weeks, the contractor will be constructing new storm sewer along the west side of Beck Road.

Project: **NOVI ROAD MEDIAN ISLAND CONVERSION (12 MILE TO 13 MILE)**

Prime Contractor: Santos Cement Co.

Start: June 8, 2026

End: August 1, 2026

Consultant: Spalding DeDecker

Description:

The City will be providing improvements to the center median islands on Novi Road, between 12 Mile and 13 Mile Roads. Improvements will be to deconstruct the current, natural, sunken islands with newly raised, decorative concrete islands along with planter boxes for small bushes and trees.

Traffic Control/Detours: N/A - Detour map attached as an appendix

One lane of traffic in each direction (outer lanes) will be provided at all times during construction. No closures or detours are expected for this work.

Work Status:

The contractor, Santos Cement, will plan on starting construction on June 8th after school lets out for the summer. Construction is expected to take approximately two months to complete.

Project: **VILLAGE WOOD ROAD RECONSTRUCTION (CRANBROOKE DRIVE TO HAGGERTY ROAD)**

Prime Contractor: Fanson Company, Inc.

Start: June 6, 2026

End: September 30, 2026

Consultant: AECOM-Great Lakes

Description:

The City's contractor, Fanson Company, Inc., will reconstruct Village Wood Road from Cranbrooke Drive to Haggerty Road with new asphalt, concrete curb and gutter, enclosing the ditches, improved storm sewer network, and adding a new, 6-foot wide concrete sidewalk along the north side of the roadway.

Traffic Control/Detours: Pg 9 of 9 - Detour map attached as an appendix

Eastbound traffic will be maintained at all times, no matter which side of the roadway is being worked on. Westbound traffic will be detoured south on Haggerty Road, west on 9 Mile Road, north on Cranbrooke Drive, and back to Village Wood Road for the duration of the project.

Work Status:

The contractor will begin setting up the westbound detour and demolition work in early June after school lets out for the summer. Construction is expected to take approximately 4 months to complete.

Project: **2026 NEIGHBORHOOD ROAD PROGRAM - ASPHALT STREETS (CONTRACT #1)**

Prime Contractor: TBD

Start: July 1, 2026

End: November 15, 2026 (Overall Program Completion)

Consultant: OHM-Advisors

Description:

This will be the first contract and the first year of a 2026-27 program whereby the City of Novi will be performing asphalt road work (full reconstruction, rehabilitation, and/or repair) on the following asphalt street segments: **full list of streets forthcoming.**

Traffic Control/Detours: N/A - detour map attached as appendix

Work Status:

Project: **2026 NEIGHBORHOOD ROAD PROGRAM - ASPHALT STREETS (CONTRACT #2)**

Prime Contractor: TBD

Start: July 1, 2026

End: November 15, 2026 (Overall Program Completion)

Consultant: OHM-Advisors

Description:

This will be the second contract and the first year of a 2026-27 program whereby the City of Novi will be performing asphalt road work (full reconstruction, rehabilitation and/or repair) on the following street segments: **full list of streets forthcoming.**

Traffic Control/Detours: N/A - Detour map attached as an appendix

Work Status:

CITY PROJECTS

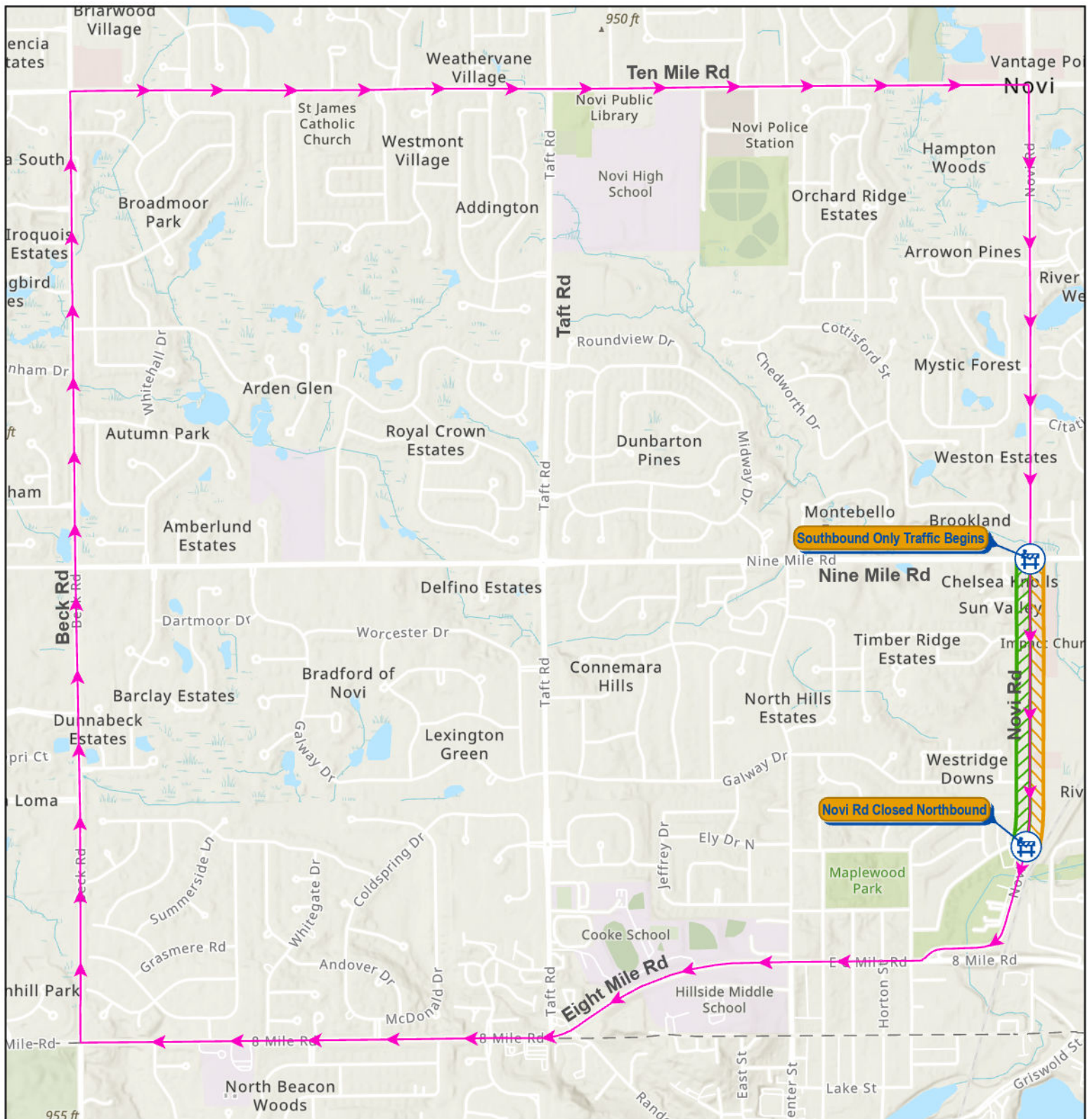
Project: CEDAR SPRING ESTATES WATER MAIN LINING		
Prime Contractor: FER-PAL Construction USA, LLC		
Start: May 1, 2026		
End: July 1, 2026		
Consultant: OHM-Advisors		
Description: The Cedar Spring Estates subdivision has experienced numerous water main breaks over the last decade due to corrosion and deterioration of the existing ductile iron pipe. Instead of a full replacement of the water main which would involve significant excavation and disturbance to the adjacent lands and roadways, the City will be undertaking a placement of a cured-in-place pipe (CIPP) lining of approximately 5,000 feet of 8-inch and 600 feet of 12-inch water main. The project will also involve the replacement of existing valves and hydrants. A temporary water service will be provided to the residents prior to and during construction.		
Traffic Control/Dehors:	N/A	- Detour map attached as an appendix
Depending on the locations of work which will vary, there may be some minor lane closures, but two-way traffic will be maintained at all times.		
Work Status: Contractor has been selected and should have a pre-construction conference shortly to discuss schedule.		

Project: SOUTHWEST WATER MAIN LOOP (BECK, 8 MILE & NAPIER)		
Prime Contractor: TBD		
Start: June 15, 2026		
End: October 15, 2026		
Consultant: OHM-Advisors		
Description: The 2014 Water Master Plan Update identified a large area of the southwest quadrant of the City as having low or insufficient water pressure and fire protection. Therefore, this project will expand the "Island Lake Pressure District" by providing a "looped" water main connection between 8 Mile Road, Napier Road, 10 Mile Road, and Beck Road. The project will involve constructing approximately 16,800 feet of 12-inch ductile iron water main between 8 Mile Road and 10 Mile Road, through the ITC Sports Park, along Beck Road, and Napier Road.		
Traffic Control/Dehors:	N/A	- Detour map attached as an appendix
No detours will be necessary for this project, but will involve a moving or 'rolling' lane closure as the work progresses along the roadway. The lane closures will be protected along with flagging personnel.		
Work Status: Plans are currently being finalized and will go out to bid this summer.		

Project: 2026 CONCRETE PANEL REPLACEMENT PROGRAM		
Prime Contractor: TBD		
Start: July 1, 2026		
End: October 15, 2026		
Consultant: OHM-Advisors		
Description: The City has identified several neighborhood concrete streets with discrete areas or singular panels exhibiting severe cracking or deterioration that is need of replacement, rather than rehabilitating or reconstructing the roadway at great costs.		
Traffic Control/Dehors:	N/A	- Detour map attached as an appendix
No detours will be necessary for this project, but may involve a small, distinct lane closure at the specific work area. The lane closures will be protected with traffic cones and barrels along with flagging personnel while the work is actively in progress.		
Work Status: The approved list of streets are being finalized and the project will go out to bid in the coming months.		

Project: VILLA BARR PARK CONCRETE PATHS		
Prime Contractor: Mattioli Cement Company, Inc.		
Start: May 1, 2026		
End: June 15, 2026		
Consultant: AECOM-Great Lakes		
Description: City Council requested the paving of the pathways at Villa Barr Park to increase accessibility. Concrete will be placed over the existing aggregate paths as well as providing a new concrete loop around the existing pond.		
Traffic Control/Dehors:	N/A	
No detours will be necessary for this work. The park will be closed during the duration of this project which is approximately 30 to 45 days.		
Work Status: The contractor will mobilize to the site as soon as the weather allows and the ground conditions warrant construction equipment.		

Project: ITC PATHWAY AND BOARDWALK CONNECTION TO BOSCO FIELDS		
Prime Contractor: L.J. Construction Company		
Start: February 25, 2026		
End: May 15, 2026		
Consultant: AECOM-Great Lakes		
Description: Through MDOT's Local Agency Project office and federal funding program through SEMCOG (\$230,000), the City will be constructing a pathway between the existing ITC Trail and Bosco Fields Park. Construction will involve the placement of a hot-mix asphalt shared use path from the existing ITC Trail, south of 11 Mile Road, easterly to Bosco Fields Park, connecting to Beck Road, including approximately 600 feet of a 14-foot-wide boardwalk.		
Traffic Control/Dehors:	N/A	- Detour map attached as appendix
No detours or closures will be necessary for this project. A small area of the southwestern portion of Bosco Fields will be quartered-off for staging of contractor equipment.		
Work Status: The tree subcontractor has completed the removal of all trees, stumps and roots within the proposed pathway/boardwalk limits. The week of May 11th, the helical pier subcontractor will begin drilling-in boardwalk piers.		



Novi Rd is **closed to northbound traffic** from Allen Dr to 9 Mile Rd for the duration of this project.

Northbound traffic should navigate around this closure using 8 Mile Rd to Beck Rd to 10 Mile Rd and back to Novi Rd.

-  Detour Route
-  CLOSED to Traffic
-  OPEN to Traffic

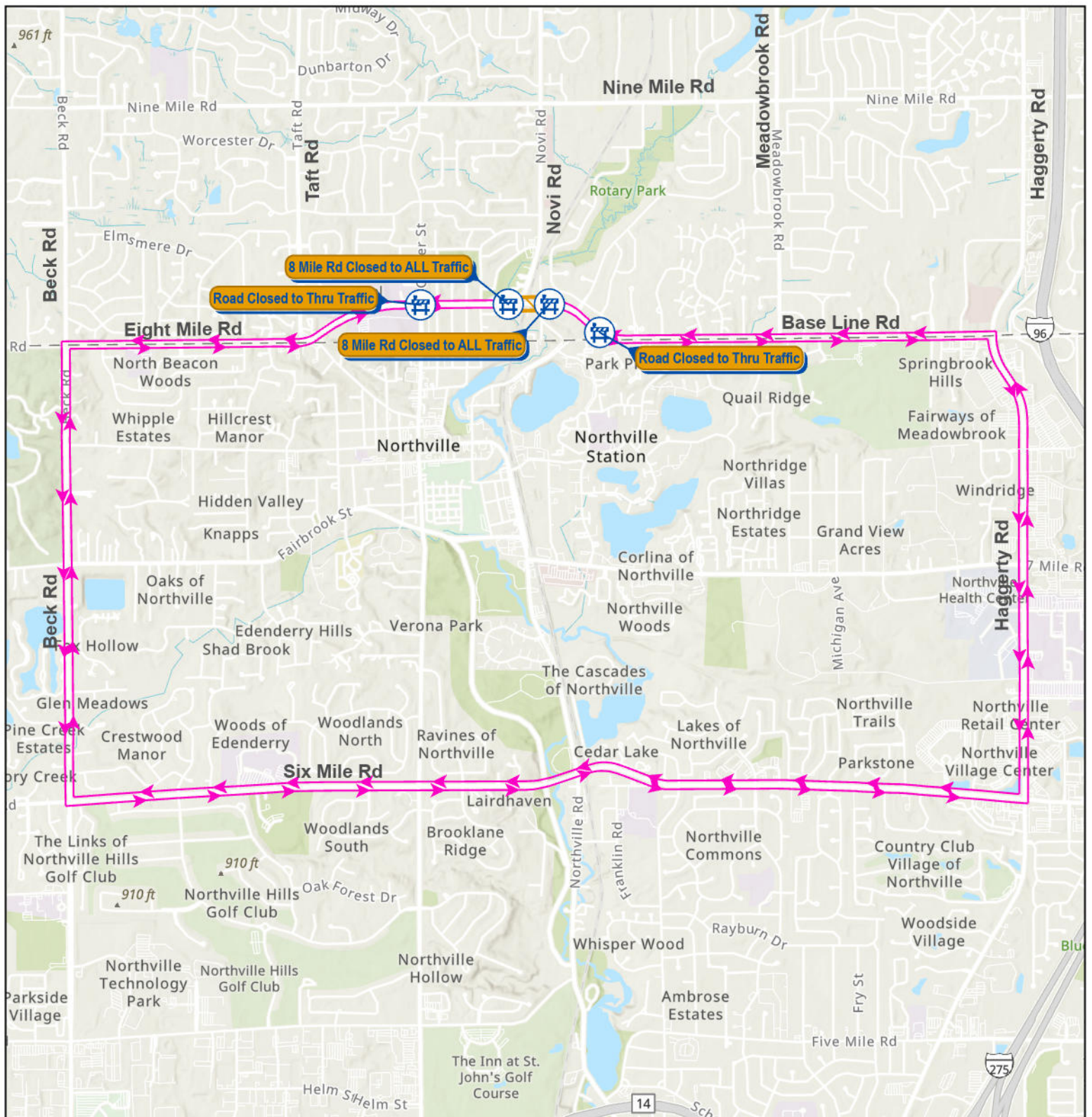


Novi Rd Reconstruction Allen Dr to Nine Mile Rd

0 750 1,500 3,000 4,500 Feet



Map Print Date: 2/24/26
Map Author: K. Blough



8 Mile Rd/Base Line Rd over the CSX railroad tracks will be **closed to ALL traffic** for the duration of the project while the bridge repairs are underway.

The designated detour is 8 Mile Rd to Haggerty Rd to 6 Mile Rd to Beck Rd back to 8 Mile Rd and vice versa.

 Detour Route
 CLOSED to Traffic

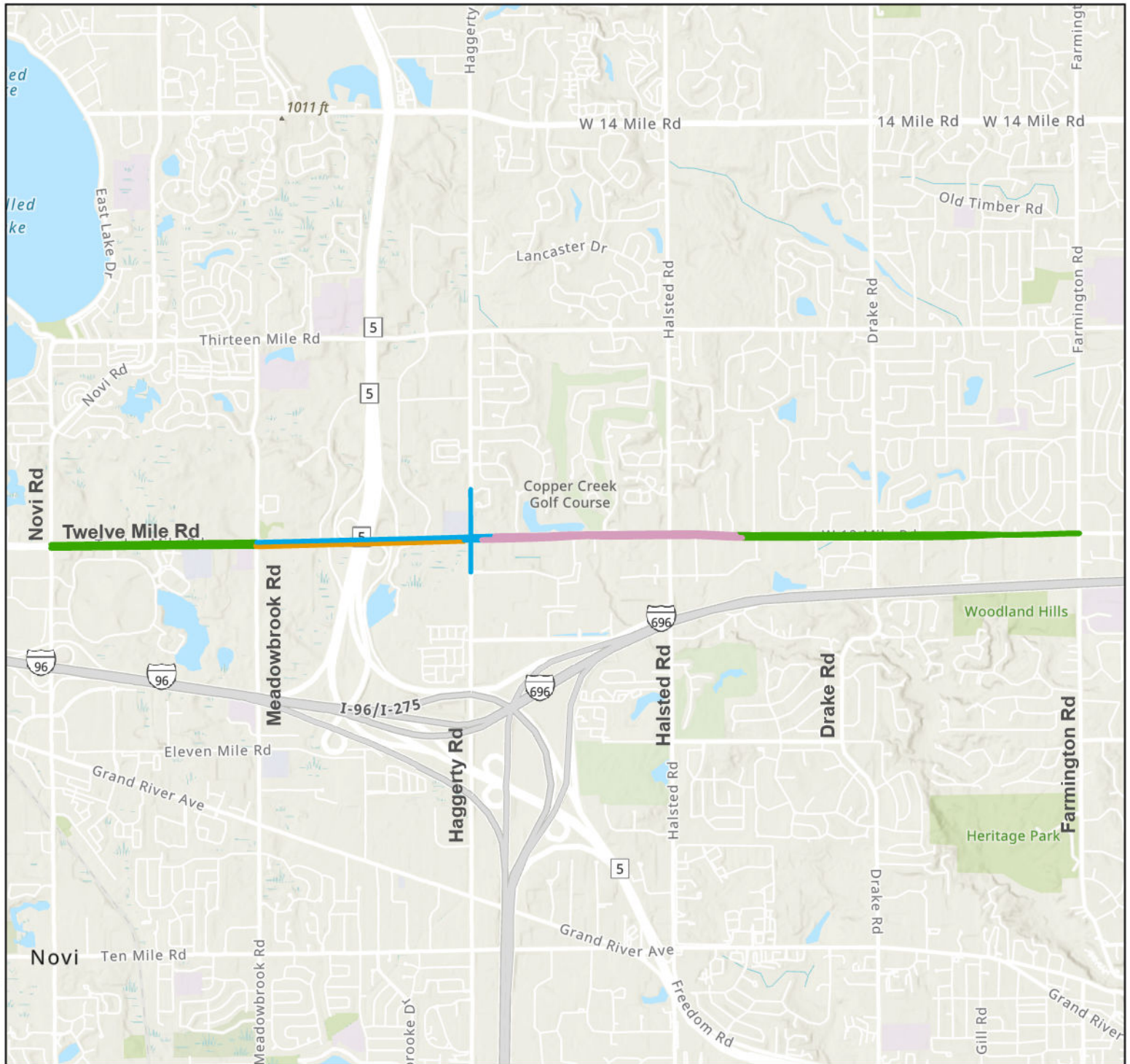


8 Mile Rd at CSX Railroad Bridge Novi Rd to Brickscape Dr

0 1,500 3,000 6,000 9,000 Feet



Map Print Date: 3/14/25
Map Author: K. Blough



Staging Plan

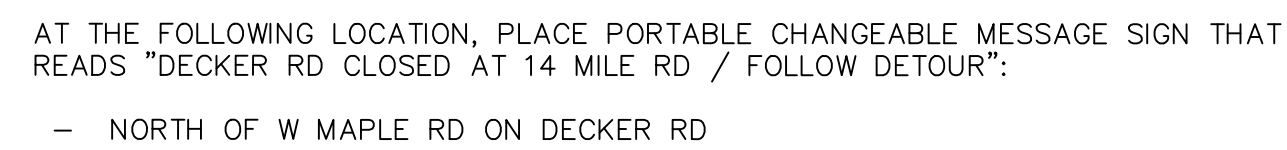
- Stage 1 (Summer 2026): Novi Rd to Meadowbrook Rd & Investment Dr to Farmington Rd
- Stage 2 (Fall 2026): Eastbound from Meadowbrook Rd to Haggerty Rd
- Stage 3 (Spring & Summer 2027): Westbound from Meadowbrook Rd to Haggerty Rd & Haggerty Rd Intersection
- Stage 4 (Fall 2027): Haggerty Rd to Investment Dr



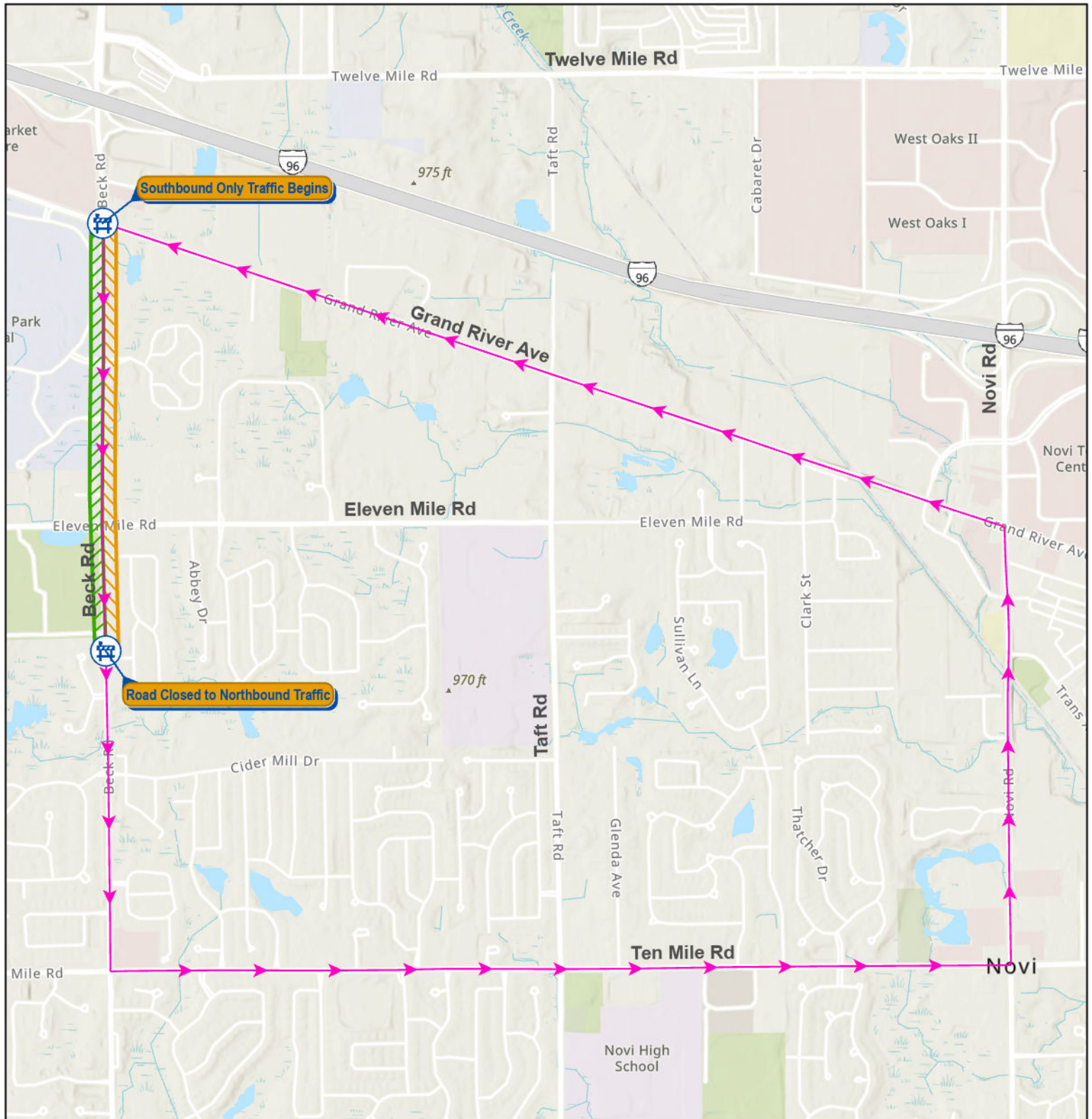
Twelve Mile Rd Rehabilitation Novi Rd to Farmington Rd



Map Print Date: 2/24/26
Map Author: K. Blough



F					DESIGNED BY:	----	14 MILE ROAD WATER MAIN REPAIR			EGLE PERMIT No.			
E					B. LEHMAN					-			
D					DRAWN BY:		GLWA CONTRACT No.						
C					B. LEHMAN		-						
B					CHECKED BY:		GLWA CIP No.						
A					D. HOEH		MAINTENANCE OF TRAFFIC PHASE 1B DETOUR - SB DECKER RD			-			
No.	DESCRIPTIONS / REVISIONS	CHK'D	APPR	DATE	APPROVED BY:						DRAWING No.		
					D. HOEH					C-913			
A				B		C	D	E	F	G			
										H			



Beck Rd is **closed to northbound traffic** from Sanford Dr to Grand River Ave for the duration of this project.

Northbound traffic should navigate around this closure using 10 Mile Rd to Novi Rd to Grand River Ave and back to Beck Rd.

-  Detour Route
-  CLOSED to Traffic
-  OPEN to Traffic

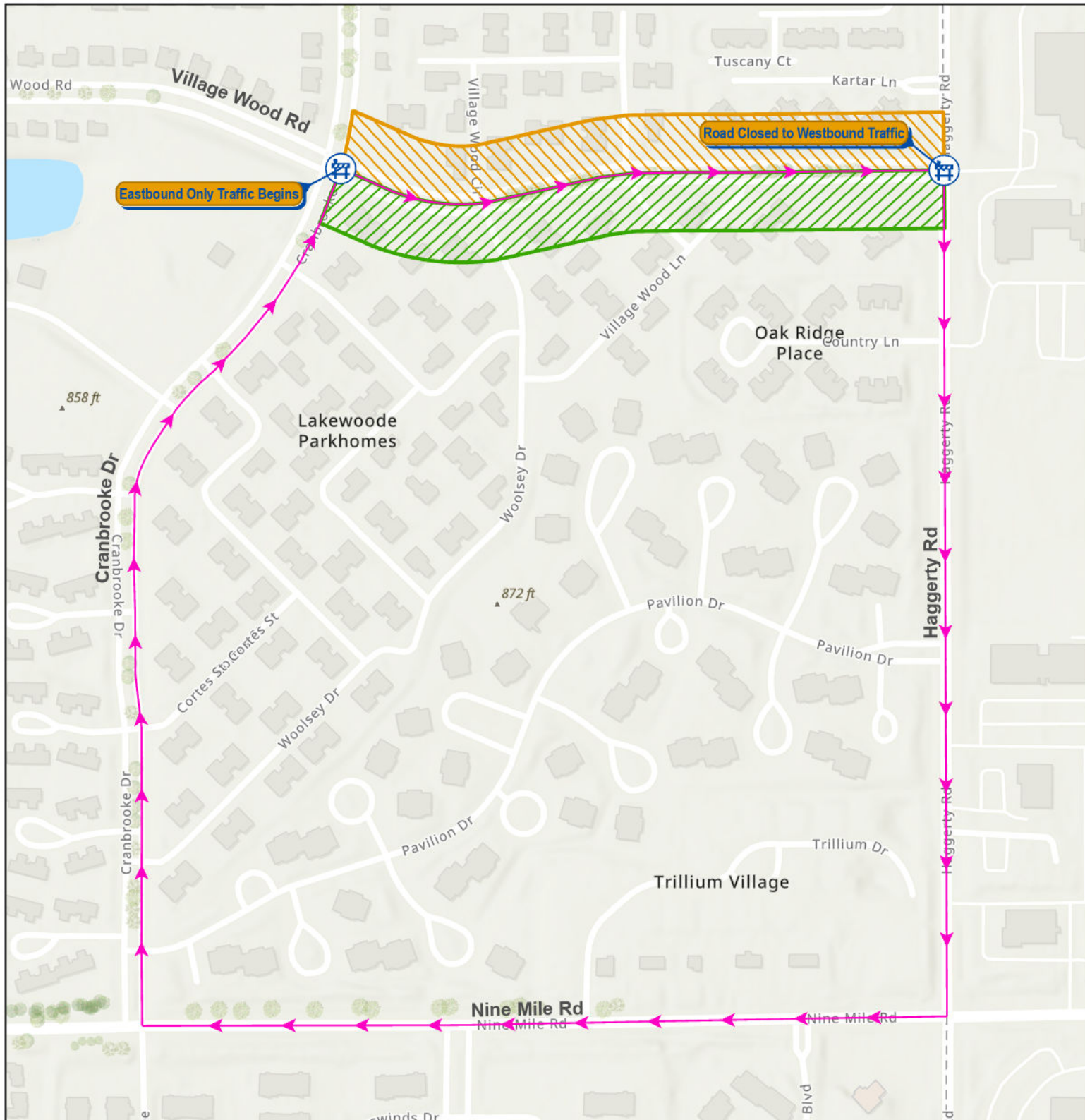


Beck Road Widening 11 Mile Rd to Grand River Ave

0 800 1,600 3,200 4,800 Feet



Map Print Date: 4/7/26
Map Author: K. Blough



Village Wood Rd is **closed to westbound traffic** from Haggerty Rd to Cranbrooke Dr for the duration of this project.

Westbound traffic should navigate around this closure using Haggerty Rd to 9 Mile Rd to Cranbrooke Dr and back to Village Wood Rd.

-  Detour Route
-  CLOSED to Traffic
-  OPEN to Traffic



Village Wood Rd Reconstruction Cranbrooke Dr to Haggerty Rd

0 175 350 700 1,050 Feet



Map Print Date: 2/23/26
Map Author: K. Blough



Sri Venkateswara Temple and Cultural Center

26233 Taft Road, Novi, MI 48374

(Tax ID: 26-1347364)

<http://www.svtemplemi.org>

Mayor and Council –

Apologies for the late notice, city staff **received this invitation today** and was asked to share it with you all. Please see the information below regarding RSVP'ing if you're interested in attending.

- Victor

Invitation to City of Novi Officials

*Sri Venkateswara Temple & Cultural Center warmly invites the Honorable Mayor, City Council Members, and esteemed officials of the City of Novi to join us for the sacred **Brahmotsavam** ceremony celebrated annually.*

***Brahmotsavam** is performed with the sacred root mantras and conducting religious rituals in a traditional manner that brings joy to the Lord.*

This ancient tradition rejuvenates our temple and community with renewed spiritual energy and blessings for prosperity, harmony, and wellbeing.

Your presence will be a great honor to our devotees and community as we come together in a spirit of devotion, unity, and cultural celebration.

Date: 10th May 2026 (Sunday)

Time: 3:00 PM

Location: Sri Venkateswara Temple & Cultural Center, Novi, MI

We look forward to welcoming you.

Please RSVP:

Joe Peddiboyina @ (248) 946 1520

Sobha Reddi @ (248) 470 9636

Om Namo Venkatesaya,

BOARD OF TRUSTEES