

January 20, 2022

Mrs. Nancy Darga
Chairperson - River Task Force
City of Northville

MEMORANDUM: RIVER RESTORATION PROJECT SUMMARY

The Preliminary Site Plan / PUD Review Planning Letter requested a summary of the River Restoration Project as a part of the Northville Downs Development. This memorandum discusses the design and approval process for the daylighting of the Middle Rouge River through the Northville Downs property.

The daylighting of the Middle Rouge River will be designed and permitted by ECT and Grissim Metz Andriese (GMA) on behalf of the City of Northville and in consultation with Seiber Keast Lehner (SKL) on behalf of the developer Hunter Pasteur Homes.

The following Tasks will be performed by the Design Team for Approval and Permitting of the project:

Task 1: Data Collection and Existing Information Review (8 Weeks)

- Review existing data to date including surveys and hydraulic models of the existing box culvert and Beal Street Bridge. These models are a part of the currently approved FEMA LOMR and CLOMR acquired by Hunter Pasteur Homes.
- Review existing reference studies prepared by King & MacGregor (Barr Engineering) presented to EGLE during the 2019 Pre-Application Meeting for the daylighting of the Middle Rouge River.
- Obtain additional Geotechnical data as required.
- Conduct a geomorphic study of reference conditions
- Prepare a feasibility study document.

Task 2: Design and Municipal Approvals (23 Weeks)

- Prepare 50% Schematic Design Documents – Submit to Northville River Task Force for review and comment.
- Prepare 100% Schematic Design Documents – Submit to City of Northville for Preliminary Site Plan Approval (City Council)
- Prepare 50% Design Development Documents - Submit to Northville River Task Force for review and comment.

- Prepare 100% design Development Documents – Submit to City of Northville for Final Site Plan Approval (City Council)
- Develop Proposed Conditions Hydraulic Model

Task 3: Construction Documents (8 Weeks)

- Preparation of Construction Documents for Permitting

Task 4: EGLE Water Resource Permitting (20 Weeks)

- Preparation of Joint Permit Application and Basis of Design Memorandum
- Prepare Permit supporting documents (Hydraulic Modelling Report)
- Submit Joint Permit Application and coordinate with EGLE (Min. 14 weeks)

Task 5: FEMA CLOMR Application (26 Weeks)

- Apply for Conditional Letter of Map Revision (CLOMR) with FEMA.

Task 6: SESC and Wayne County Approval (6-8 weeks – concurrent with FEMA CLOMR Application)

- Apply for SESC Permit and Wayne County Approval

After approval by the City of Northville, Wayne County and FEMA CLOMR Approval, construction of the River Restoration Project can begin. Construction of the river will begin within 6 Months of receipt of all Permit Approvals.

Estimated Time frame to complete design and obtain all permits (85 Weeks)

Estimated Construction Time (6 Months)