

*Petition to the  
Zoning Board of Appeals  
City of Novi*

**From:** Jeff Lemanski  
Grubb & Ellis Company

**Property:** Campus Tech Park  
41000 Bridge Street

**Property Owner:** Gary Jonna  
Bridge Centre, LLC

On behalf of Gary Jonna of Bridge Centre, LLC, we are petitioning the Zoning Board of Appeals to erect a single-faced, 9'x7' sign at 41000 Bridge Street visible from the I-96 eastbound ramp to southbound I-275. The reasons for the petition are as follows:

1. The current sign is too small and cannot be clearly read from the freeway. In order to read the sign, vehicles must slow down on the freeway and/or pull over to the shoulder of the highway. A larger sign will make the sign more readable and eliminate cars from pulling over, consequently, making it safer.
2. The site is being marketed as a potential headquarters site with the potential to be LEED certified. Reasonable and visible signage is important to these companies in selecting a site.
3. Failure to erect a larger sign will negatively impact the exposure of the property to potential prospects and hinder the ability to secure a prospect seeking a new headquarters location.
4. The sign will be erected in the northeast corner of the site along the I-96 eastbound ramp and west of the northbound ramp to M-5. This location does not negatively impact any surrounding property owners.

9'

Version #2

7'



**Grubb & Ellis® Jeff Lemanski**

Property Solutions Worldwide

**248.350.9500**

**Office, High-Tech  
Development**

**Developer:**



7'

9'

Bridge Centre, LLC  
39525 13 Mile Rd., Suite 250  
Novi, MI 48377  
(248) 324-0400 (248) 324-0401 fax

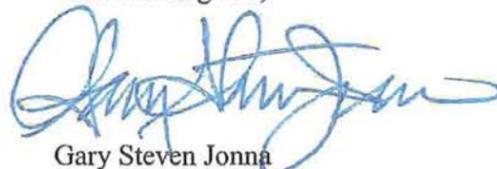
November 4, 2008

City of Novi  
45175 W. Ten Mile Rd.  
Novi, Michigan 48375-3024

To Whom It May Concern:

As Manager of the Campus Tech Park, an 11.9 acre development which is zoned light industrial, I give Grubb & Ellis permission to petition the ZBA to install a larger sign on our property located on the south side of I-96, north of 11 Mile and East of Meadowbrook

Warmest Regards,



Gary Steven Jonna  
Manager

Sign to go here



Proposed Headquarters Location

STORM WATER DETENTION

JPRA

CONSERVATION EASEMENT

PEDESTRIAN PATH

Proposed

PARCEL LINE

