



**CITY OF NOVI CITY COUNCIL**  
**APRIL 20, 2026**

**SUBJECT:** Approval of a Resolution Authorizing overflow attendee parking for “2026 Comic-Con” to occur on the Vibe Credit Union Showplace at 46100 Grand River Avenue and nearby properties on May 15 - May 17, 2026.

**SUBMITTING DEPARTMENT:** City Manager

**KEY HIGHLIGHTS:**

- Authorization for temporary parking use for nearby properties

**BACKGROUND INFORMATION:**

The owner of the Vibe Credit Union Showplace is hosting the Motor City Comic-Con on the exposition property, with certain adjacent property being used for overflow attendee parking. Due to the event's popularity, the use of nearby parcels for overflow parking is requested.

As stand-alone parking is not an allowable primary use on the undeveloped adjacent parcels, the City Council's attached resolution is required.

City Council has approved similar resolutions previously:

[May 8, 2023](#) – “Resolution Authorizing parking and staging “ [CONSENT ITEM B](#)

[May 6, 2019](#) – “Resolution Authorizing parking and staging” [CONSENT ITEM E](#)

**RECOMMENDED ACTION:** Approval of a Resolution Authorizing overflow attendee parking for “2026 Comic-Con” to occur on the Vibe Credit Union Showplace at 46100 Grand River Avenue and nearby properties on May 15-May 17, 2026.

**CITY OF NOVI**  
**COUNTY OF OAKLAND, MICHIGAN**

**RESOLUTION AUTHORIZING 2026 COMIC-CON OVERFLOW PARKING**

Minutes of a Meeting of the City Council of the City of Novi, County of Oakland, Michigan, held in the City Hall of said City on April 20, 2026, at 7:00 o'clock P.M. Prevailing Eastern Time.

PRESENT: Councilmembers \_\_\_\_\_

ABSENT: Councilmembers \_\_\_\_\_

The following preamble and Resolution were offered by Councilmember \_\_\_\_\_ and supported by Councilmember \_\_\_\_\_.

**WHEREAS**, Motor City Comic-Con has been held in the City of Novi for a number of years; and

**WHEREAS**, The event has continued to grow in attendance and popularity with regional and even statewide draw at the Vibe Credit Union Showplace here in Novi; and

**WHEREAS**, for this year, 2026, the event continues with the official designation as the Motor City Comic-Con; and

**WHEREAS**, the event will begin May 15, 2026 and run through May 17, 2026; and

**WHEREAS**, the proposal for the event has been submitted by the Vibe Credit Union Showplace (with BoCo Enterprise, LLC as the formal "applicant" for the event), with the activities contemplated within Vibe Credit Union Showplace exposition facility, and with additional parking and staging to be available on adjacent properties; and

**WHEREAS**, the City wants to see the event succeed, as it will both continue a positive tradition within the state and positively influence the surrounding areas in the City; and

**WHEREAS**, the City Council has determined that the City Council's approval is required under the City's zoning for use of the adjacent property.

**NOW, THEREFORE, BE IT RESOLVED** as follows:

The proposed overflow parking and vehicle storage on parcels near the Comic-Con use on the Vibe Credit Union Showplace property (parcel number 50-22-16-251-024) is hereby approved by the City Council pursuant to Section 3.1.15.C of the City of Novi Zoning ordinance.

1. Use of Parcels 22-16-151-004, 22-16-151-005, 50-22-16-251-024, 50-22-16-176-021, 50-22-176-020 and 50-22-176-019, 50-22-300-094, 50-22-15-152-007, and 50-22-15-301-008, 50-22-301-010, 50-22-16-426-001 and 002, 50-22-16-176-028 and 22-16-300-018 shall be in accordance with the Outdoor Gathering Permit issued by the Novi City Clerk's office for attendee parking. The use shall be limited to the currently clear mowable portions of the property(s) and shall not impact the protected wetlands, buffers or woodlands located on any portion of the parcels. Currently improved portions of parcels 50-22-16-176-017, 026, 028, 031 and 036 accessed off Citygate Drive would also be used for event parking and shall not impact the protected wetlands, buffers or woodlands located on portions of the parcels.

2. Placement of any temporary signs must comply with the City of Novi Sign Ordinance and must not obstruct visibility needed for safe passage of vehicle and pedestrian traffic. Signage must be removed at the conclusion of the event.

3. Emergency access to all areas of the property shall be maintained throughout the entire event.

4. The applicant shall not exceed the appropriate occupant load for the Vibe Credit Union Showplace exposition facility as determined by the City of Novi Department of Public Safety.

**AYES:**

**NAYS:**

RESOLUTION DECLARED ADOPTED.

\_\_\_\_\_  
Cortney Hanson, City Clerk

**CERTIFICATION**

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the City Council of the City of Novi, County of Oakland, and State of Michigan, at a regular meeting held this 20<sup>th</sup> day of April 2026, and that public notice of said meeting was given pursuant to and in full compliance with Act No. 267, Public Acts of Michigan, 1976, and that the minutes of said meeting have been kept and made available to the public as required by said Act.

\_\_\_\_\_  
Cortney Hanson, City Clerk  
City of Novi



NOVI CITY CLERK'S OFFICE  
 45175 TEN MILE ROAD  
 NOVI, MI 48375  
 (248) 347-0456  
 Fax (248) 347-0577

**OUTDOOR GATHERING PERMIT APPLICATION**  
**Chapter 24 – Article II**

APPLICATION MUST BE MADE AT LEAST 10 DAYS  
 PRIOR TO THE DATE OF THE PROPOSED ASSEMBLY

Business name: BoCo Enterprise, LLC

Address: 46100 Grand River Ave, Novi, MI 48374 Business Phone #: 248-348-5600

Location of event: 46100 Grand River Ave, Novi, MI 48374

Name of applicant: BoCo Enterprise, LLC Applicant's age: N/A

Applicant's address: 46100 Grand River Ave, Novi, MI 48374 Phone #: 248-348-5600

Email address: jmcmahon@vibeshowplace.com

If applicant is a partnership, corporation, or other association, list names, addresses, phone numbers of partners, directors, as well as agent in charge of operation of the gathering:

Blair Bowman, 248-348-5600, 46100 Grand River Ave, Novi, MI 48374

Statement of the kind, character, and type of proposed assembly:

**Motor City Comic-Con Overflow parking**

Legal description and proof of ownership of the site at which the proposed outdoor assembly is to be conducted. Where ownership is not vested in the prospective permittee, an affidavit from the owner shall be submitted indicating his/her consent to the use of the site for the proposed assembly: #22-15-152-007, #22-16-176-020, #22-16-176-021, #22-16-300-094, #22-16-426-001, #22-16-426-002, #22-15-301-008, #22-16-176-019, #22-16-151-005, #22-16-151-004, #22-16-151-008, #22-16-300-018, #50-22-16-176-032, #50-22-16-251-024, #50-22-15-301-010, #50-22-16-176-028, #50-22-16-176-017, #50-22-16-176-026, #50-22-16-176-031 & 036

The dates and hours during which the proposed outdoor assembly is to be conducted: Friday, May 15th: 12 pm – 7 pm, Saturday, May 16th: 10 am – 7 pm, Sunday, May 17th: 10 am – 5 pm

Estimate the maximum number of attendants expected at the assembly for each day it is conducted (An Outdoor Gathering Permit is not required for events with less than 200 attendants):

Maximum 3,000-5,000 on a peak day.

Give a detailed explanation of the evidence of admission to be used and of the sequential numbering or other method which will be used for counting attendance, i.e., tickets, etc. Also, please state if attendance will not be counted.

Advance and onsite ticket sales, all tracked by ticketing system.

Each application shall be accompanied by a detailed explanation, including drawings and diagrams where applicable, of the prospective permittee's plans to provide for the items listed below. If you are not providing an item which is listed below, you must state the reason.

1. The size or area of the property to be used: 89 +/- acres north side of GR Ave & potential 8.69 acres south  
*Must include a map depicting the location of any equipment, tent or any temporary structures used during the event.*
2. Police and fire protection: \*N/A  
*If you requested police security through the Novi Police Department, you must include a copy of the signed "Security Agreement".*
3. Food and water supply and facilities: Building Concessions  
*Will there be any heat source used under a tent, including the preparation of food?  yes  no*
4. Health and sanitation facilities: Permanent restrooms within the facility
5. Medical facilities and services including emergency vehicles and equipment: Onsite security and hired EMS service
6. Vehicle access and parking facilities: Onsite parking at Vibe Showplace and in adjacent lots  
*You must have a signed letter from the property owner indicating they give permission to the applicant to utilize parking areas.*
7. Camping and trailer facilities: N/A
8. Illumination facilities: Temporary light trees in west parking area, all other lighting is permanent
9. Communications facilities: Two-way radios used throughout the event
10. Noise control and abatement: N/A
11. Duration of the outdoor assembly: May 15-17 - Friday: 12 pm – 7 pm, Saturday: 10 am – 7 pm, Sunday: 10 am – 5 pm
12. Facilities for cleanup and waste disposal: Sterling Sanitation Dumpster & Waste, Standard clean up
13. Insurance and bonding arrangements: Insurance agreement attached

**Applications without the following attachments will be considered incomplete and WILL NOT be accepted by the City Clerk's Office:**

- A copy of the front and back of the applicant's current driver's license.
- Map of event location including a detailed site plan. Any changes made to the site plan must be submitted to the City Clerk's office immediately for approval.
- Copy of Certificate of Liability Insurance. Guidelines for insurance shall be as follows (types of coverages required may vary depending on the specific event and activities):
  - A. Commercial General Liability Insurance on an occurrence basis with limits of liability not less than one million dollars (\$1,000,000.00) per occurrence and two million dollars (\$2,000,000.00) aggregate combined single limit for Personal Injury, Bodily Injury, and Property Damage.
  - B. Workers' Compensation & Employers' Liability Insurance, Michigan Statutory Limits of Liability.
  - C. Motor Vehicle Liability Insurance, including Michigan No-Fault Coverage, with limits of liability not less than one million dollars (\$1,000,000.00) per occurrence combined single limit for Bodily Injury and Property Damage. Coverage shall include all owner vehicles, all non-owned vehicles, and all hired vehicles.
  - D. Liquor liability, if applicable, in an amount of one million dollars (\$1,000,000) per occurrence, of one million dollars (\$1,000,000) aggregate.
  - E. All certificates of insurance, other than Workers' Compensation & Employers' Liability Insurance, shall name the City as an additional insured through an Additional Insured Endorsement page.

Such coverages shall be procured and maintained with forms and insurers acceptable to the City. Certificates of insurance acceptable to the City shall be submitted prior to commencement of the gathering or assembly.

Such insurance shall remain in full force and effect in the specified amounts for the duration of the permit. The insurance shall include an endorsement to the effect that the insurance company shall notify the City Clerk in writing at least ten (10) days before the expiration or cancellation of the insurance.

■ Application Fee:

| <b>Estimated Attendants</b> | <b>License Fee</b> |
|-----------------------------|--------------------|
| 200 or more                 | \$110.00           |
| 500 or more                 | \$210.00           |
| 2,500 or more               | \$360.00           |
| 5,000 or more               | \$510.00           |

**The following items may also be required:**

- N/A  Security Agreement with Novi Police Department for use of officers.
- Letter granting permission for use of property.
- N/A  Flame resistance paperwork for a tent.
- N/A  Building permit for a tent.
- All outdoor power receptacles must be GFI protected.
- All electrical generators are required to have GFI protection.

The undersigned hereby applies for a license to hold an Outdoor Gathering in excess of 200 persons under the provisions of the City Code, Chapter 24, Sections 1-25 of the City of Novi, and represents that the statements hereinafter contained are true, and undertakes and promises to comply with the provision of the laws of the United States of America, the laws of the State of Michigan, and the ordinances of the City of Novi in conducting the Outdoor Gathering. It is understood that any license issued shall be revocable in accordance with the provision of said Chapter 24, Sections 1-25 in the City Code.



3-18-26

\_\_\_\_\_  
APPLICANT'S SIGNATURE

\_\_\_\_\_  
DATE

---

---

**FOR OFFICE USE ONLY**

Date Submitted \_\_\_\_\_ Receipt Number \_\_\_\_\_ Map \_\_\_\_\_  
Copy of Applicant's Driver's License \_\_\_\_\_ Certificate of Liability Insurance \_\_\_\_\_

## Parcel Usage Key

### Corrigan

#50-22-15-301-010: Tentative Parking

### South Grand Equities

#22-16-151-005: Parking/Storage

#22-16-151-004: Parking/Storage

#22-16-151-008: Parking/Storage

#22-16-300-018: Parking/Storage

### TBON

#50-22-16-251-024: Parking

### Servman

#50-22-15-152-007: Parking

#50-22-16-176-020: Parking

#50-22-16-176-021: Parking

#50-22-16-300-094: Parking

#50-22-16-426-001: Parking

#50-22-16-426-002: Parking

#50-22-15-301-008: Parking

#50-22-16-176-019: Parking

### Wix Mix

#50-22-16-176-028: Storage

### Novi Mile

#50-22-16-176-017: Parking/Storage

#50-22-16-176-026: Parking/Storage

#50-22-16-176-031: Parking/Storage

#50-22-16-176-032: Parking/Storage

#50-22-16-176-036: Parking/Storage



RED - TBON  
 BLUE - SERVMAN  
 GREEN - NOV1 MILE  
 PINK - WIN MIX  
 PURPLE - CORRIGAN  
 YELLOW - SOUTH GRAND EQUITIES

**Wix Mix, L.L.C.**

*A Michigan Limited Liability Company*

46100 Grand River Avenue

Novi, Michigan 48374

Ph: (248) 348-5600 Fax: (248) 347-7720

March, 17<sup>th</sup> 2026

City of Novi

45175 Ten Mile Rd.

Novi, MI 48375

**RE: Land Use Permission of Parcel: #50-22-16-176-028**

To Whom it May Concern,

Wix Mix, L.L.C, as Owner of the above-mentioned parcels hereby grants permission for use of these properties in conjunction with the Outdoor Gathering Permit for the Motor City Comic-Con event taking place from May 15<sup>th</sup>, 2026 through May 17<sup>th</sup>, 2026 at the Suburban Collection Showplace located at 46100 Grand River Avenue, Novi, MI 48374. Please see attached map for parcel locations.

Sincerely,

**Wix Mix, LLC**

A handwritten signature in black ink, appearing to read 'Blair Bowman', with a long horizontal line extending to the right.

**Blair Bowman**  
**Manager**

**TBON, L.L.C.**

*A Michigan Limited Liability Company*  
46100 Grand River Ave.  
Novi, Michigan 48374  
Ph: (248) 348-5600 Fax: (248) 347-7720

**BoCo Enterprises, Inc.**

46100 Grand River Ave.  
Novi, Michigan 48374  
Ph: 248.348.5600 Fax: 248-347-7720

March, 17<sup>th</sup> 2026

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

**RE: Land Use Permission of Parcels: 50-22-16-251-024**

To Whom it May Concern,

Tbon, L.L.C. and BoCo Enterprises, Inc. (as Owner and Leasee) of 46100 Grand River Avenue that is utilized as the Suburban Collection Showplace (parcel #50-22-16-251-024) hereby grant permission for use of these properties in conjunction with the Outdoor Gathering Permit for the Motor City Comic-Con event taking place from May, 15<sup>th</sup> 2026 through May 17<sup>th</sup>, 2026 at the Suburban Collection Showplace. Please see attached map for parcel locations.

Sincerely,

**TBON, LLC/BoCo Enterprises, Inc.**



**Blair Bowman**



23923 Research Drive, Farmington Hills, MI 48335 | (800) 267-7442

March 19, 2026

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

**RE: Land Use Permission of Parcel: 50-22-15-301-010**

To Whom it May Concern,

Corrigan., as Owner of the above-mentioned parcels hereby grants permission for use of these properties in conjunction with the Outdoor Gathering Permit for the Motor City Comic-Con event taking place from May 15, 2026 through May 17, 2026 at the Suburban Collection Showplace located at 46100 Grand River Avenue, Novi, MI 48374. Please see attached map for parcel locations.

Sincerely,

A handwritten signature in black ink, appearing to read "Kevin Corrigan", is written over a faint, light blue watermark of the Corrigan logo.

**Kevin Corrigan**  
Owner

**Servman, L.L.C.**

*A Michigan Limited Liability Company*

46100 Grand River Ave.

Novi, Michigan 48374

Ph: (248) 348-5600 Fax: (248) 347-7720

March 17, 2026

City of Novi

45175 Ten Mile Rd.

Novi, MI 48375

**RE: Land Use Permission of Parcels: 22-15-152-007, 22-16-176-020, 22-16-176-021,  
22-16-300-094, 22-16-426-001, 22-16-426-002, 22-15-301-008, 22-16-176-019**

To Whom it May Concern,

Servman, L.L.C., as Owner of the above-mentioned parcels hereby grants permission for use of these properties in conjunction with the Outdoor Gathering Permit for the Motor City Comic-Con event taking place from May 15, 2026 through May 17, 2026 at the Suburban Collection Showplace located at 46100 Grand River Avenue, Novi, MI 48374. Please see attached map for parcel locations.

Sincerely,

**Servman, LLC**

A handwritten signature in black ink, appearing to read 'Blair Bowman', with a long horizontal flourish extending to the right.

**Blair Bowman**

**Manager/Member**

**Novi Mile, L.L.C.**

*A Michigan Limited Liability Company*  
46100 Grand River Avenue  
Novi, Michigan 48374  
Ph: (248) 348-5600 Fax: (248) 347-7720

March, 17 2026

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

**RE: Land Use Permission of Parcels: #50-22-16-176-017, 50-22-16-176-026, 50-22-16-176-031,  
50-22-16-176-032, 50-22-16-176-036**

To Whom it May Concern,

Novi Mile, L.L.C, as Manager of the above-mentioned parcels hereby grants permission for use of these properties in conjunction with the Outdoor Gathering Permit for Motor City Comic-Con event taking place from May, 15<sup>th</sup> through May, 17<sup>th</sup> 2026 at the Suburban Collection Showplace located at 46100 Grand River Avenue, Novi, MI 48374. Please see attached map for parcel locations.

Sincerely,  
**Novi Mile, LLC**



**Blair Bowman**  
**Manager**

**South Grand Equities, L.L.C.**

*A Michigan Limited Liability Company*

46100 Grand River Avenue.

Novi, Michigan 48374

Ph: (248) 348-5600 Fax: (248) 347-7720

March, 17<sup>th</sup> 2026

City of Novi

45175 Ten Mile Rd.

Novi, MI 48375

**RE: Land Use Permission of Parcel: #22-16-151-005, #22-16-151-004, #22-16-151-008, #22-16-300-018**

To Whom it May Concern,

S. Grand Equities LLC, as Owner of the above-mentioned parcels hereby grants permission for use of these properties in conjunction with the Outdoor Gathering Permit for the Motor City Comic-Con event taking place from May, 15 2026 through May 17, 2026 at the Suburban Collection Showplace located at 46100 Grand River Avenue, Novi, MI 48374. Please see attached map for parcel locations.

Sincerely,

**South Grand Equities, LLC**



**Blair Bowman**

**Manager/Member**