

Introduced by _____:

BOARD OF COMMISSIONERS OF THE COUNTY OF GLADWIN

**RESOLUTION
AND STATEMENT FINDING THE NECESSITY TO ACQUIRE AND AUTHORIZING
AND DIRECTING ACTIONS TO THE COUNTY DELEGATED AUTHORITY TO
ACQUIRE PROPERTY BY CONDEMNATION TO SUPPORT LAKE LEVEL
IMPROVEMENTS TO MANAGE WIXOM, SANFORD, SMALLWOOD AND SECORD
LAKE LEVELS LOCATED IN MIDLAND AND GLADWIN COUNTIES PURSUANT
TO PART 307 OF THE MICHIGAN NATURAL RESOURCES AND
ENVIRONMENTAL PROTECTION ACT AND THE UNIFORM
CONDEMNATION PROCEDURE ACT**

RESOLUTION # 2020-012

Minutes of a regular meeting of the Board of Commissioners of the County of Gladwin, Michigan, held at the 401 W Cedar Ave, Gladwin, Michigan 48624, on June 9, 2020, at 9:00 a.m., local time.

PRESENT: Commissioners Taylor, Vernier, R. Grove, Smith,
R. Grove.

ABSENT: Commissioners None

The following resolution was offered by Commissioner Taylor and supported by Commissioner: Vernier.

WHEREAS, Wixom Lake, Sanford Lake, Smallwood Lake, and Secord Lake are inland lakes located in Gladwin and Midland Counties, that were created by the impoundment of the Tittabawassee and Tobacco Rivers by four (4) hydroelectric dams that are privately owned and operated by Boyce Hydro Power, LLC ("Boyce Hydro") and, with exception of the Edenville Dam on Wixom Lake, are regulated by the Federal Energy Regulatory Commission ("FERC"); and,

WHEREAS, Wixom Lake, Sanford Lake, Smallwood Lake, and Secord Lake (the "Lakes" or "Four Lakes"), are important resources to both Midland and Gladwin counties, and the impoundment and operation of the dams are of paramount importance to the environment, recreation, property values of lake residents, and the public and economic health of the counties; and,

WHEREAS, Part 307 of the Michigan Natural Resources and Environmental Protection Act, "Inland Lake Levels", MCL 324.30701 et seq. ("Part 307") governs the process for the determination, establishment and maintenance of the water level of inland lakes, and authorizes counties to acquire, finance, construct, operate and maintain dams as necessary to maintain such levels as determined by the circuit court; and,

WHEREAS, on October 9, 2018, the Gladwin County Board of Commissioners adopted Resolution #2018-034, finding that in order to protect the public's health, safety, and welfare, to best preserve the natural resources of the state, and to preserve and protect the value of properties around the Lakes, that it was necessary to take all action to establish and maintain the normal lake level for the Lakes pursuant to Part 307 (the "Lake Level Project" or "Project"); and,

WHEREAS, on October 16, 2018, the Midland County Board of Commissioners adopted a resolution, finding that in order to protect the public's health, safety, and welfare, to best preserve the natural resources of the state, and to preserve and protect the value of properties around the Lakes, that it was necessary to take all action to establish and maintain the normal lake level for the Lakes pursuant to Part 307 (the "Lake Level Project" or "Project"); and,

WHEREAS, the Four Lakes Task Force, is a Michigan non-profit corporation and IRC 501(c)(3) organization comprised of representatives from all four lakes and lake associations, and was appointed by the Counties to serve as the "Delegated Authority" as provided by Part 307, to act on behalf of the Counties to oversee the Lake Level Project, to prepare a Special Assessment District and Special Assessment Roll in accordance with the procedures set forth in Part 307, and to take all other actions as necessary and required by the Delegated Authority as provided in Part 307 ("Delegated Authority"); and,

WHEREAS, in February, 2019, the Counties filed petitions in the circuit courts of Gladwin and Midland counties pursuant to Part 307 requesting the determination of the normal levels of the Four Lakes, and approval of the boundaries of a special assessment district (*In the matter of Wixom Lake, Sanford Lake, Smallwood Lake and Secord Lake*, Midland Circuit Court Case #19-5980-PZ and Gladwin Circuit Court Case #19-009892-PZ); and,

WHEREAS, on May 28, 2019 ("Lake Level Order") following a hearing, Midland County Circuit Court Judge Stephen P. Carras entered an order establishing the normal levels for each of the Four Lakes and approved the boundaries of the Four Lakes Special Assessment District; and,

WHEREAS, on May 19, 2020 the privately-owned earthen dam/dikes supporting Wixom and Sanford Lakes failed causing catastrophic flooding in and throughout Midland and Gladwin counties and the loss of Wixom and Sanford Lakes; and,

WHEREAS, County of Gladwin acting under the authority granted by Section 30710 of Part 307 (MCL 324.30710) and pursuant to the procedures set forth in the Michigan Uniform Condemnation Procedures Act, Michigan Public Act 87 of the Public Acts of 1980, as amended, MCL 213.51 et seq. ("UCPA") has determined that it is necessary to condemn private property for the purposes set forth in Part 307 and in order to restore and maintain the normal levels for each of the Four Lakes in accordance with the Lake Level Order; and,

WHEREAS, the Counties' Delegated Authority has not been able to secure through negotiation all such property interests needed to undertake the Lake Level Project; and,

WHEREAS, the property interests located in Gladwin County that will be subject to proceedings in condemnation are described in Attachment A hereto (including list of parcels, legal descriptions and property owners); and,

WHEREAS, in order to expedite proceedings in regard to the Lake Level Project so that design and construction can be started with the least possible delay, to restore the normal levels of the Four Lakes in accordance with the Lake Level Order and purposes set forth in Part 307, it has become necessary to employ the services of an appraiser and/or other consultants, and legal counsel to continue negotiations and initiate condemnation proceedings in court as necessary to acquire the all appropriate property interests for the Lake Level Project.

NOW THEREFORE BE IT RESOLVED, that the Gladwin County Board of Commissioners finds that in order to protect the public's health, safety, and welfare, to best preserve the natural resources of the state, to preserve and protect the value of properties around the lake, and to restore and maintain the normal lake levels of the Four Lakes, all such being necessary and essential to the public health and welfare of the residents of served by the Four Lakes Special Assessment District, that it is necessary that the private property interests located in Gladwin County and described in **Attachment A** be taken in order to undertake the Lake Level Project as provided in Part 307 and in conformance with UCPA.

BE IT FURTHER RESOLVED, that the County authorizes its Delegated Authority to take all such action as are necessary under the applicable provisions of Part 307 and UCPA, and any other applicable state or federal law, including but not limited, to retain qualified appraisers or other consultants to undertake studies to determine an amount that will be just compensation for the Property (as defined by the UCPA) interests acquired through condemnation, to make good faith written offer(s) to property owner(s) of such Property, to enter into negotiations thereafter, to reach agreements with regarding to the Property as to just compensation, and, as the Delegated Authority deems necessary, to initiate appropriate proceedings in the Circuit Courts of the Counties of Midland and Gladwin for the condemnation of the Property herein designated on Attachment A.

BE IT FURTHER RESOLVED, that the Delegated Authority is authorized to establish with the Midland and/or Gladwin County Treasurers an escrow account for the specific amounts estimated to be just compensation for the Property that will be condemned pursuant to the UCPA.

BE IT FURTHER RESOLVED, that the Delegated Authority is authorized to retain the law firm of CLARK HILL PLC or in the event of conflict, such other firm as the Delegated Authority may select in consultation with County's legal counsel, and to take all appropriate action in regard to the initiation of condemnation proceedings in the Circuit Courts of the Counties of Midland and Gladwin for the taking of private property as indicated in Attachment A.

BE IT FURTHER RESOLVED, that the Delegated Authority is hereby authorized to select a real estate appraiser or other consultants, to consider the factors of estimated appraisal cost, timing of services, professional services, expert witness qualifications, to prepare estimates of just compensation required for the property interests taken as described in Attachment A.

BE IT FURTHER RESOLVED, this Resolution shall not take effect unless and until the adoption of a resolution with the same findings, determinations and conditions as set forth herein by the Board of Commissioners for the County of Midland, Michigan.

YEAS: Commissioners R. Grove, Taylor, Verrier,
~~Smith~~, R. Grove


NAYS: Commissioners ~~Smith~~ Smith

ABSTAIN: Commissioners none

The Resolution was declared adopted.

CLERK'S CERTIFICATE

The undersigned, being the duly qualified and acting Clerk of the County of Gladwin, Michigan, hereby certifies that (1) the foregoing is a true and complete copy of a resolution duly adopted by the County Board of Commissioners at a meeting held on June 9, 2020, at which meeting a quorum was present and remained throughout, (2) the original thereof is on file in the records in my office, (3) the meeting was conducted, and public notice thereof was given, pursuant to and in full compliance with the Open Meetings Act (Act No. 267 Public Acts of Michigan, 1976, as amended) and the Governor's Executive Orders relating to COVID-19 emergency response and concerning public meetings, as the same may be or has been expanded, extended, supplemented or replaced from time to time, and (4) minutes of such meeting were kept and will be or have been made available as required thereby.


Laura Brandon-Maveal
Gladwin County Clerk

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
1.	150-035-400-004-02	105, 107, 107a	Yes	6	Edenville	Edenville Hydro Property LLC	Gladwin
2.	150-035-400-004-03	104, 105, & 107	Yes	6	Edenville	Edenville Hydro Property LLC	Gladwin
3.	150-035-400-004-01	104, & 105	Yes	6	Edenville	Boyce Michigan LLC	Gladwin
4.	150-035-400-004-04	104	Yes	6	Edenville	Boyce Michigan LLC	Gladwin
5.	-	106	-	6	Edenville	Boyce Michigan LLC	Gladwin
6.	-	107	-	6	Edenville	Boyce Michigan LLC	Gladwin
7.	150-036-300-001-03	104, 106, 154, 156, 158, 159, 159A, 161	Yes	6	Edenville	Edenville Hydro Property LLC	Gladwin
8.	150-036-300-001-02	154, 156, 158, 159, 159A, 159B, 160, 161, 162, 162, 163	-	6	Edenville	Boyce Michigan LLC	Gladwin
9.	150-035-400-001-00	107, 107A	-	6	Edenville	Boyce Michigan LLC	Gladwin
10.	150-035-100-005-00	107, 107A, 109, 109A, 113A	-	6	Edenville	Boyce Michigan LLC	Gladwin
11.	-	113A	-	6	Edenville	Boyce Michigan LLC	Gladwin
12.	150-036-200-004-00	110, 111, 112, 158	-	6	Edenville	Boyce Michigan LLC	Gladwin
13.	150-035-100-001-00	104, 106, 154, 156, 158, 107, 108, 110, 111, 112, 109, 113, 162, 114	-	6	Edenville	Boyce Michigan LLC	Gladwin
14.	-	150	-	6	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
15.	-	151	-	6	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
16.	-	152	-	6	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
17.	-	153	-	6	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
18.	-	158	-	6	Edenville	Boyce Michigan LLC	Gladwin
19.	150-026-400-001-00	113, 115, 117, 117A, 119, 121, 123	-	6	Edenville	Boyce Michigan LLC	Gladwin
20.	150-025-200-008-00	108, 110, 111, 112, 118, 118A, 117, 117A, 119, 121, 123	-	6,7	Edenville	Boyce Michigan LLC	Gladwin
21.	150-026-100-002-00	117, 117A, 119, 121, 123, 118a, 124, 126, 125	-	7	Edenville	Boyce Michigan LLC	Gladwin
22.	-	112	-	6	Edenville	Boyce Michigan LLC	Gladwin
23.	150-026-200-002-00	125	-	7	Edenville	Boyce Michigan LLC	Gladwin
24.	-	122	-	7	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
25.	-	122A	-	7	Edenville	Boyce Michigan LLC	Gladwin
26.	-	126	-	7	Edenville	Boyce Michigan LLC	Gladwin
27.	-	126A	-	7	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
28.	150-023-300-006-00	117, 117A, 119, 121, 123, 124, 126 125 122A, 127, 128, 130 129, 132	-	7	Edenville	Boyce Michigan LLC	Gladwin
29.	150-022-100-003-00	129, 132 131 and 133 134 136	-	7	Edenville	Boyce Michigan LLC	Gladwin
30.	150-022-300-006-00	131, 133, 135, 136, 137, 138	-	7	Edenville	Boyce Michigan LLC	Gladwin
31.	150-021-100-001-00	137, 139, 140	-	7	Edenville	Boyce Michigan LLC	Gladwin
32.	150-016-100-005-00	139, 140, 301, 302, 304, 303, 306	-	7,8	Edenville	Boyce Michigan LLC	Gladwin
33.	150-015-300-005-00	303, 305, 307, 306	-	7,8	Edenville	Boyce Michigan LLC	Gladwin
34.	150-016-100-002-00	305, 307, 308, 308A, 309, 311	-	8	Edenville	Boyce Michigan LLC	Gladwin
35.	150-009-400-007-00	309, 311	-	8	Edenville	Boyce Michigan LLC	Gladwin

Real Property from Boyce Hydro to FLTF
Gladwin County
Attachment A
Revised 06/08/2020

6/8/2020

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
36.	-	312	-	8	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
37.	-	319	-	8	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
38.	150-008-400-004-00	319	-	7,8	Edenville	Boyce Michigan LLC	Gladwin
39.	150-036-100-001-00	113, 162, 162A, 162B, 162C, 162D, 164	-	6	Edenville	Boyce Michigan LLC	Gladwin
40.	150-025-400-013-00	162A, 162B, 162C, 162D	-	6	Edenville	Boyce Michigan LLC	Gladwin
41.	-	161	-	6	Edenville	Boyce Michigan LLC	Gladwin
42.	-	162	-	6	Edenville	Boyce Michigan LLC	Gladwin
43.	-	162D	-	6	Edenville	Boyce Michigan LLC	Gladwin
44.	030-033-400-002-00	166A, 168A, 170A 170, 172 174A	-	6,9	Edenville	Boyce Michigan LLC	Gladwin
45.	030-034-200-027-00	170, 172 171, 171A, 173, 174	-	9	Edenville	Boyce Michigan LLC	Gladwin
46.	-	171	-	9	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
47.	-	171A	-	9	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
48.	030-034-100-006-00	174, 175, 176, 177, 179, 178, 180, 183, 185, 76, 78, 81	-	9	Edenville	Boyce Michigan LLC	Gladwin
49.	030-034-410-001-00	170, 172, 174, 175, 177, 179	-	9	Edenville	Boyce Michigan LLC	Gladwin
50.	-	174A	-	6,9	Edenville	Boyce Michigan LLC	Gladwin
51.	030-035-200-009-00	185, 181	-	9	Edenville	Boyce Michigan LLC	Gladwin
52.	030-027-400-024-00	178, 180, 183, 185, 182	-	9	Edenville	Boyce Michigan LLC	Gladwin
53.	-	185	-	9	Edenville	Boyce Michigan LLC	Gladwin
54.	030-027-100-025-00	178, 180, 183, 182, 185, 187	-	9,10	Edenville	Boyce Michigan LLC	Gladwin
55.	030-026-200-002-00	186, 190, 202, 204, 188, 189, 191, 191A, 193	-	9	Edenville	Boyce Michigan LLC	Gladwin
56.	030-023-200-010-00	186, 190, 202, 204, 192, 195, 196, 192A, 193, 194, 199, 194A, 197,198	-	10	Edenville	Boyce Michigan LLC	Gladwin
57.	-	187	-	10	Edenville	Boyce Michigan LLC	Gladwin
58.	-	194A	-	10	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
59.	-	196	-	10	Edenville	Boyce Michigan LLC	Gladwin
60.	030-023-400-003-00	193A	-	10	Edenville	Boyce Michigan LLC	Gladwin
61.	030-014-100-005-00	197, 198, 194, 199, 200, 201, 203, 186, 190, 202, 204, 204A	-	10,11	Edenville	Boyce Michigan LLC	Gladwin
62.	030-014-200-002-00	204A	-	10,11	Edenville	Boyce Michigan LLC	Gladwin
63.	030-012-300-004-00	205, 207, 225, 208, 211	-	10,11	Edenville	Boyce Michigan LLC	Gladwin
64.	-	203	-	10,11	Edenville	Boyce Michigan LLC	Gladwin
65.	-	204A	-	10,11	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
66.	-	207	-	11	Edenville	Boyce Michigan LLC	Gladwin
67.	030-011-400-002-00	212, 212A, 214, 214A	-	10,11	Edenville	Boyce Michigan LLC	Gladwin
68.	030-011-100-001-00	212, 212A, 214, 214A	-	11	Edenville	Boyce Michigan LLC	Gladwin
69.	-	210	-	11	Edenville	Boyce Michigan LLC	Gladwin
70.	-	211	-	11	Edenville	Boyce Michigan LLC	Gladwin
71.	-	212	-	11	Edenville	Boyce Michigan LLC	Gladwin
72.	-	217	-	11	Edenville	Boyce Michigan LLC	Gladwin
73.	030-001-200-002-00	214A, 214, 216, 220, 222, 223, 218, 219, 221, 221A, 224, 221	-	11	Edenville	Boyce Michigan LLC	Gladwin
74.	030-002-100-009-00	214, 216, 220, 222, 223 214A, 218, 219, 221, 221A, 224 226, 227, 228, 233, 235, 226A	-	11,12	Edenville	Boyce Michigan LLC	Gladwin

Real Property from Boyce Hydro to FLTF
Gladwin County
Attachment A
Revised 06/08/2020

6/8/2020

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
75.	-	221A	-	11,12	Edenville	Boyce Michigan LLC	Gladwin
76.	-	225	-	12	Edenville	Boyce Michigan LLC	Gladwin
77.	-	226	-	12	Edenville	Boyce Michigan LLC	Gladwin
78.	-	227	-	12	Edenville	Boyce Michigan LLC	Gladwin
79.	-	228	-	12	Edenville	Boyce Michigan LLC	Gladwin
80.	-	229	-	12	Edenville	Boyce Michigan LLC	Gladwin
81.	-	230	-	12	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
82.	-	231	-	12	Edenville	Boyce Michigan LLC	Gladwin
83.	-	232	-	12	Edenville	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
84.	-	233	-	12	Edenville	Boyce Michigan LLC	Gladwin
85.	-	235	-	12	Edenville	Boyce Michigan LLC	Gladwin
86.	-	400	-	12	Edenville	Boyce Michigan LLC	Gladwin
87.	-	401	-	12	Edenville	Boyce Michigan LLC	Gladwin
88.	-	409	-	12	Edenville	Boyce Michigan LLC	Gladwin
89.	-	410	-	12,13	Edenville	Boyce Michigan LLC	Gladwin
90.	-	501	-	12	Edenville	Boyce Michigan LLC	Gladwin
91.	-	502	-	12	Edenville	Boyce Michigan LLC	Gladwin
92.	-	503	-	12,13	Edenville	Boyce Michigan LLC	Gladwin
93.	-	504	-	12,13	Edenville	Boyce Michigan LLC	Gladwin
94.	-	506	-	12,13	Edenville	Boyce Michigan LLC	Gladwin
95.	-	508	-	13	Edenville	Boyce Michigan LLC	Gladwin
96.	-	510	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
97.	-	513	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
98.	-	514	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
99.	-	515	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
100.	-	516	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
101.	-	521	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
102.	-	522	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
103.	-	523	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
104.	-	524 (Below Flowage Contour)	-	13,14	Edenville	Boyce Michigan LLC	Gladwin
105.	110-015-401-001-02	524	YES	13,14	Smallwood	Smallwood Hydro Property LLC	Gladwin
106.	110-015-401-001-03	540	-	-	Smallwood	Boyce Michigan LLC	Gladwin
107.	-	541	-	14	Smallwood	Boyce Michigan LLC	Gladwin
108.	-	542	-	14	Smallwood	Boyce Michigan LLC	Gladwin
109.	-	543	-	14	Smallwood	Boyce Michigan LLC	Gladwin
110.	-	544	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
111.	-	545	-	13,14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
112.	-	545A	-	13,14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
113.	-	546	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
114.	-	547	-	14	Smallwood	Boyce Michigan LLC	Gladwin
115.	-	548	-	14	Smallwood	Boyce Michigan LLC	Gladwin
116.	-	549	-	14	Smallwood	Boyce Michigan LLC	Gladwin
117.	-	550	-	14	Smallwood	Boyce Michigan LLC	Gladwin

Real Property from Boyce Hydro to FLT
 Gladwin County
 Attachment A
 Revised 06/08/2020

6/8/2020

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
118.	-	551	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
119.	-	552	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
120.	-	552A	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
121.	-	554	-	14	Smallwood	Boyce Michigan LLC	Gladwin
122.	-	555	-	14	Smallwood	Boyce Michigan LLC	Gladwin
123.	-	555	-	14	Smallwood	Boyce Michigan LLC	Gladwin
124.	-	557	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
125.	-	557A	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
126.	-	558	-	14	Smallwood	Boyce Michigan LLC	Gladwin
127.	-	559	-	14	Smallwood	Boyce Michigan LLC	Gladwin
128.	-	560	-	14	Smallwood	Boyce Michigan LLC	Gladwin
129.	-	561	-	14	Smallwood	Boyce Michigan LLC	Gladwin
130.	-	562	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
131.	-	563	-	14	Smallwood	Boyce Michigan LLC	Gladwin
132.	-	564	-	14	Smallwood	Boyce Michigan LLC	Gladwin
133.	-	565	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
134.	-	566	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
135.	-	567	-	14	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Second Hydro Property LLC	Gladwin
136.	-	570	-	14,15	Smallwood	Boyce Michigan LLC	Gladwin
137.	-	570A	-	14	Smallwood	Boyce Michigan LLC	Gladwin
138.	-	571	-	15	Smallwood	Boyce Michigan LLC	Gladwin
139.	-	571A	-	15	Smallwood	Boyce Michigan LLC	Gladwin
140.	-	572	-	15	Smallwood	Boyce Michigan LLC	Gladwin
141.	-	573	-	15	Smallwood	Boyce Michigan LLC	Gladwin
142.	-	574	-	15	Smallwood	Boyce Michigan LLC	Gladwin
143.	-	574A	-	15	Smallwood	Boyce Michigan LLC	Gladwin
144.	-	575	-	15	Smallwood	Boyce Michigan LLC	Gladwin
145.	-	576	-	15	Smallwood	Boyce Michigan LLC	Gladwin
146.	-	577	-	15	Smallwood	Boyce Michigan LLC	Gladwin
147.	-	578	-	15	Smallwood	Boyce Michigan LLC	Gladwin
148.	-	579	-	15	Smallwood	Boyce Michigan LLC	Gladwin
149.	-	582	-	15	Smallwood	Boyce Michigan LLC	Gladwin
150.	-	583	-	15	Smallwood	Boyce Michigan LLC	Gladwin
151.	-	584	-	15	Smallwood	Boyce Michigan LLC	Gladwin
152.	-	585	-	15,16	Smallwood	Boyce Michigan LLC	Gladwin

Real Property from Boyce Hydro to FLT
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No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
153.	-	586	-	15,16	Smallwood	Boyce Michigan LLC	Gladwin
154.	-	588	-	15,16	Smallwood	Boyce Michigan LLC	Gladwin
155.	-	588	-	15,16	Smallwood	Boyce Michigan LLC	Gladwin
156.	-	589	-	16	Smallwood	Boyce Michigan LLC	Gladwin
157.	-	593	-	16	Smallwood	Boyce Michigan LLC	Gladwin
158.	-	594	-	16	Smallwood	Boyce Michigan LLC	Gladwin
159.	-	595	-	16	Smallwood	Boyce Michigan LLC	Gladwin
160.	-	596	-	16	Smallwood	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
161.	-	597	-	16	Smallwood	Boyce Michigan LLC	Gladwin
162.	-	598	-	16	Smallwood	Boyce Michigan LLC	Gladwin
163.	-	599	-	16	Smallwood	Boyce Michigan LLC	Gladwin
164.	130-028-400-010-00	587, 586, 595	-	15,16	Smallwood	Boyce Michigan LLC	Gladwin
165.	130-021-300-003-00	601, 602, 603, 604, 605, 606	-	16	Smallwood	Boyce Michigan LLC	Gladwin
166.	130-021-400-005-00	600, 610, 611, 611A, 612, 613, 601, 602, 603, 604, 605, 606	-	16	Smallwood	Boyce Michigan LLC	Gladwin
167.	130-022-300-004-00	600, 610	-	16	Smallwood	Boyce Michigan LLC	Gladwin
168.	130-022-200-004-00	611, 611A, 612, 613 (excepting tax description for parcel 130-022-200-002-01)	-	16	Smallwood	Boyce Michigan LLC	Gladwin
169.	130-015-300-001-03	612, 613, 700, 700A (excluding tax description for parcel 130-015-300-001-04, except for land rights needed for auxiliary spillway and ingress/egress, location yet to be determined)	YES	16	Secord	Secord Hydro Property LLC	Gladwin
170.	130-015-300-001-04	700A	-	-	Secord	Boyce Michigan LLC	Gladwin
171.	-	602	-	16	Secord	Boyce Michigan LLC	Gladwin
172.	-	603	-	16	Secord	Boyce Michigan LLC	Gladwin
173.	-	604	-	16	Secord	Boyce Michigan LLC	Gladwin
174.	-	605	-	16	Secord	Boyce Michigan LLC	Gladwin
175.	-	606	-	16	Secord	Boyce Michigan LLC	Gladwin
176.	-	700	-	16	Secord	Boyce Michigan LLC	Gladwin
177.	-	700A (excluding tax description for parcel 130-015-300-001-04, except for land rights needed for auxiliary spillway and ingress/egress, location yet to be determined)	-	16	Secord	Boyce Michigan LLC	Gladwin
178.	130-015-200-002-00	705, 706, 707, 708	-	16,17	Secord	Boyce Michigan LLC	Gladwin
179.	130-010-300-002-00	705, 706, 707, 708, 710, 711, 712, 713, 730, 731, 732, 734	-	17	Secord	Boyce Michigan LLC	Gladwin
180.	-	702	-	16,17	Secord	Boyce Michigan LLC	Gladwin
181.	-	702A	-	16,17	Secord	Boyce Michigan LLC	Gladwin
182.	-	708	-	17	Secord	Boyce Michigan LLC	Gladwin
183.	130-009-400-002-00	710, 711, 712, 713, 730, 731, 732, 734, 714, 716, 715	-	17	Secord	Boyce Michigan LLC	Gladwin
184.	130-010-400-005-00	710, 711, 712, 713, 730, 731, 732, 734	-	17	Secord	Boyce Michigan LLC	Gladwin
185.	130-009-100-005-00	715, 714, 716, 717, 718	-	17	Secord	Boyce Michigan LLC	Gladwin
186.	070-033-300-001-00	724, 725, 726	-	18	Secord	Boyce Michigan LLC	Gladwin
187.	130-010-100-008-00	710, 711, 712, 713, 730, 731, 732, 734, 732A	-	17	Secord	Boyce Michigan LLC	Gladwin
188.	130-010-100-006-00	732A, 710, 711, 712, 713, 730, 731, 732, 734	-	17	Secord	Boyce Michigan LLC	Gladwin
189.	-	711	-	17	Secord	Boyce Michigan LLC	Gladwin
190.	-	712	-	17	Secord	Boyce Michigan LLC	Gladwin
191.	-	713	-	17	Secord	Boyce Michigan LLC	Gladwin
192.	-	715	-	17	Secord	Boyce Michigan LLC	Gladwin
193.	-	718	-	17	Secord	Boyce Michigan LLC	Gladwin
194.	-	719	-	17	Secord	Boyce Michigan LLC	Gladwin
195.	-	720	-	17	Secord	Boyce Michigan LLC	Gladwin
196.	-	721	-	17	Secord	Boyce Michigan LLC	Gladwin
197.	-	7218	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
198.	-	721C	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
199.	-	722	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
200.	-	722B	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
201.	-	723	-	17,18	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
202.	-	730	-	17	Secord	Boyce Michigan LLC	Gladwin
203.	-	732B	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
204.	-	732C	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
205.	-	733	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
206.	-	735	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
207.	-	736	-	17	Secord	Boyce Michigan LLC	Gladwin
208.	130-002-200-011-00	738, 742, 748, 749	-	17	Secord	Boyce Michigan LLC	Gladwin
209.	-	738	-	17	Secord	Boyce Michigan LLC	Gladwin
210.	-	739	-	17	Secord	Boyce Michigan LLC	Gladwin
211.	-	740	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
212.	-	740A	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
213.	-	741	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
214.	-	741A	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
215.	-	741B	-	17	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin

Real Property from Boyce Hydro to FLTF
Gladwin County
Attachment A
Revised 06/08/2020

6/8/2020

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
216.	070-035-200-002-00	742, 748, 749 750, 751, 752, 753, 754, 765, 810, 810A, 811, 753A, 755, 757, 758, 766, 769, 812	-	18,19	Secord	Boyce Michigan LLC	Gladwin
217.	-	744	-	17,18	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
218.	-	748	-	18,19	Secord	Boyce Michigan LLC	Gladwin
219.	-	749	-	17,18	Secord	Boyce Michigan LLC	Gladwin
220.	070-025-200-005-00	813,815, 816, 817, 818	-	19	Secord	Boyce Michigan LLC	Gladwin
221.	070-024-100-005-00	813,815, 816, 817, 818, 821, 822, 823,824,825, 827, 828, 823A, 826, 829	-	20	Secord	Boyce Michigan LLC	Gladwin
222.	-	814	-	19	Secord	Boyce Michigan LLC	Gladwin
223.	-	818	-	19,20	Secord	Boyce Michigan LLC	Gladwin
224.	-	826	-	20	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
225.	-	829	-	20	Secord	Boyce Michigan LLC	Gladwin
226.	070-036-300-001-10	766, 769, 767, 768	-	19	Secord	Boyce Michigan LLC	Gladwin
227.	070-036-100-001-00	767, 768, 768A, 766, 769, 771A	-	19	Secord	Boyce Michigan LLC	Gladwin
228.	040-031-200-006-00	766, 769, 770, 771, 772,774, 775,776 771A	-	19	Secord	Boyce Michigan LLC	Gladwin
229.	040-031-200-010-00	771, 772	-	19	Secord	Boyce Michigan LLC	Gladwin
230.	040-031-100-001-00	772, 773, 774, 775, 776	-	19	Secord	Boyce Michigan LLC	Gladwin
231.	040-032-200-002-00	770, 771, 772,774, 775,776, 778	-	19	Secord	Boyce Michigan LLC	Gladwin
232.	040-030-400-015-00	770, 771, 772, 774, 775, 776	-	19	Secord	Boyce Michigan LLC	Gladwin
233.	-	776	-	19	Secord	Boyce Michigan LLC	Gladwin
234.	-	777	-	19	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
235.	-	780	-	19	Secord	Boyce Michigan LLC	Gladwin
236.	040-029-200-009-00	781, 782, 783, 785, 786	-	19,20,21	Secord	Boyce Michigan LLC	Gladwin
237.	040-029-200-003-00	781, 782, 783, 785, 786	-	19,20,21	Secord	Boyce Michigan LLC	Gladwin
238.	040-020-100-002-00	781, 782, 783, 785, 786, 789, 792	-	20,21	Secord	Boyce Michigan LLC	Gladwin
239.	-	781	-	19	Secord	Boyce Michigan LLC	Gladwin
240.	-	782	-	19	Secord	Boyce Michigan LLC	Gladwin
241.	-	783	-	19	Secord	Boyce Michigan LLC	Gladwin
242.	-	789	-	19,21	Secord	Boyce Michigan LLC	Gladwin
243.	-	794	-	21	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
244.	-	795	-	21	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
245.	-	796	-	21	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
246.	-	797	-	21	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin
247.	-	798	-	21	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin

Real Property from Boyce Hydro to FLT
 Gladwin County
 Attachment A
 Revised 06/08/2020

6/8/2020

No.	Parcel ID	WPC Lot Number (s)	Encumbered	Exhibit Map Sheet No.	Project	Current Owner	County
248.		810B	-	19	Secord	Boyce Michigan LLC, Edenville Hydro Property LLC, Smallwood Hydro Property LLC, Secord Hydro Property LLC	Gladwin

Flowage Rights on Secord Lake:

Additional flowage rights in the east 1/2 of section 15 in Secord Township, Gladwin County, Michigan were released from Fred Bowman to Wolverine Power Co. in 1938. The deed is recorded in Liber 108, Pages 93, 130, & 628.

Term Definitions

Parcel ID – The unique identification number associated with a piece of land.

WPC Lot Number – The number that refers to a piece of land on the Wolverine Power Corporation (WPC) Maps. These maps were developed during the initial land transfer to WPC in the 1920's.

Encumbered – The property consists of both the dam and the bottom lands.

Exhibit Map Sheet No – The exhibit map sheet number which shows the parcel.

Project – The dam project extents under which the parcel is contained.

Current Owner – The current legal owner of the parcel.

County – The county in which the parcel is located.