



CATEGORY

BRANDING

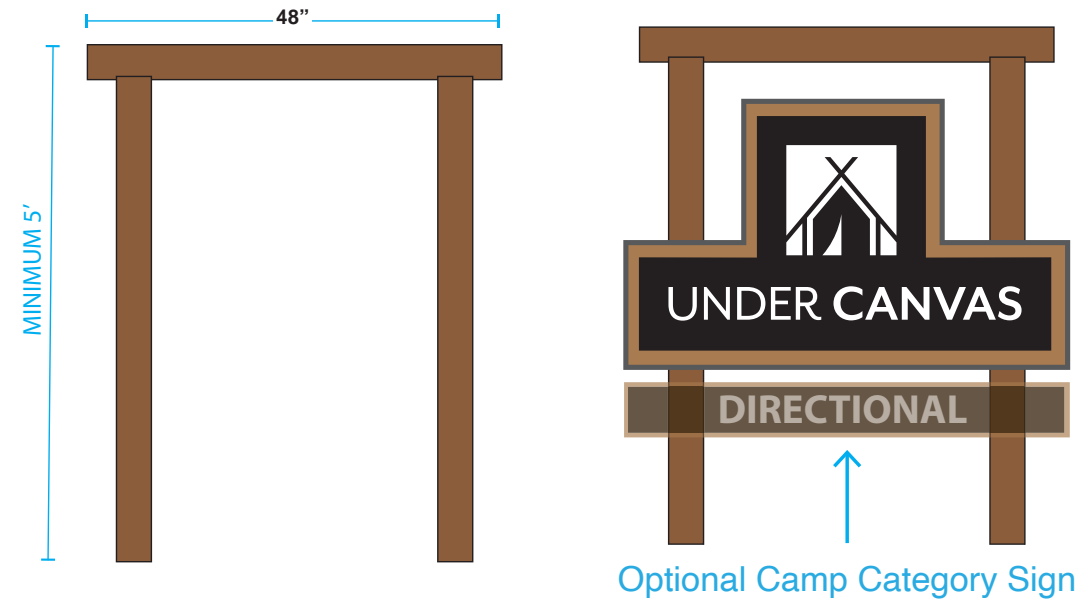
S-LP-02 Large Logo Plaque

- TMT backer with Paper Board face contained within a metal frame and Painted with reflective bead
- Mounting brackets are located on the back of metal frame
- Can be mounted to S-SP-04 or to a wall.
- Sized appropriately to be viewed from a moving vehicle
- Best used to present our logo on site or for road ways into camp to communicate to our guest that they are on the right path.
- Add any Camp category sign to communicate additional information



S-SP-04 Large Logo Plaque Sign Frame

- 4"x4" tmt construction
- Frame should be a minimum of 5' tall
- Footings should be dug in a minimum of 2' deep
- External lighting options available



LIGHTING

S-SL-01 AND S-SL-02





Lighting Management Plan (LMP)

February 2023

A Dark Sky Destination (DSD) is an overnight visitor accommodation possessing an exceptional or distinguished quality of starry nights and a nighttime environment that is preserved through on-site dark-sky approved lighting.

The Lighting Management Plan (LMP) will help employ good lighting practices and provide guidelines to maintain our high standards.

Five Principles for Responsible Outdoor Lighting:

1. **Useful – All light should have a clear purpose.**
 - a. Before installing or replacing a light, determine if light is needed. Consider how the use of light will impact the area, including wildlife and the environment. Consider using reflective paints or self-luminous markers for signs, curbs, and steps to reduce the need for permanently installed outdoor lighting.
2. **Targeted – Light should be directed only to where needed.**
 - a. Use shielding and careful aiming to target the direction of the light beam so that it points downward and does not spill beyond where it is needed.
3. **Low Light Levels – Light should be no brighter than necessary.**
 - a. Use the lowest light level required. Be mindful of surface conditions as some surfaces may reflect more light into the night sky than intended.
4. **Controlled – Light should be used only when it is useful.**
 - a. Use controls such as timers or motion detectors to ensure that light is available when it is needed, dimmed when possible, and turned off when not needed.
5. **Color – Use warmer color lights where possible.**
 - a. Limit the amount of shorter wavelength (blue-violet) light to the least amount needed.

Code Compliance: All camp lighting will be compliant with applicable building codes, land use approvals and local ordinances pertaining to lighting.

Lighting Inventory:

In order to maintain our standards, a Lighting Inventory shall be conducted and submitted to the Sustainability Committee or Operational contact at the opening and closing of camp each season. A lighting inventory should specify all of the following for each light fixture (luminaire).

Note: After the initial inventory, the same images and specs can be used if the fixture did not change:

Note: When there are numerous outdoor lights it is acceptable to group lights by facility or area (e.g. pathway lights).

1. Location
2. Purpose
3. Manufacturer
4. Model number
5. Fixture quantity and bulb quantity
6. Light source type
7. Spectrum/CCT/CRI
8. Initial luminaire lumens
9. Operational details such as the usage of adaptive controls
10. Shielding and aiming.
11. Daytime photographs, or manufacturer diagrams/cut sheets of each fixture (luminaire) type.
12. Sample nighttime photographs of fixture.

Recommended Lighting Specifications:

Setting	Minimum Requirements	Ideal
Exterior - Common Areas	Fully Shielded ≤500 lumens, ≤2700K. On/off switch.	≤300 lumens, ≤2200K. Motion sensor.
Exterior - Guest Units' Entries and Porches	Fully Shielded ≤500 lumens, ≤2700K. On/off switch.	≤300 lumens, amber (≤1800K) fixtures. Motion sensor with an on/off toggle.
Maintenance Yard	Fully Shielded ≤800 lumens, ≤2700K. Turned off when not in use.	≤400 lumens, ≤2200K. Motion sensor.
Exterior - Pathways	Fully Shielded Low pathway lights, ≤100 lumens, ≤2700K. Photocell controlled.	≤50 lumens, ≤2200K
Exterior - Parking	Fully Shielded Paint tire stops, curbs white or yellow, white or yellow, ≤800-lumens, ≤2700k. Motion sensor or curfew dimming, or photocell on/switch off	Luminous or reflective products.
Exterior - Festoon and Rope	Shielded to the extent possible Warm white (≤2700K) 1-watt bulbs not less than 12" on center, switched off when not in use.	Warm white (≤2700K) 1-watt bulbs, switched off when not in use. Dim down to 25%.
Signs - Directional	Partially shielded Top-mounted, ≤100 lumens, ≤2700K	Glow in dark lettering, or retroreflective. Top-mounted solar <50 lumens,

Site Plan and Locations: All lights will be placed and adjusted to minimize the impact on wildlife. Barring any negative effect on camp safety, unnecessary lights should be removed or relocated.

Maintaining a Lighting Inventory Consistent with the LMP:

1. At DSD certification, at least two-thirds (67%) of the existing lighting inventory must conform to the LMP
2. Within two years of certification, at least 75% of lighting inventory confirms to LMP.
3. Within 5 years, 100% of lighting conforms to LMP.

Should a non compliant fixture fail during the operating season, reasonable effort will be made to replace with a dark sky compliant model. Recommendations outlined with the November 22, 2021 Lighting Assessment and Sample Lighting Management Plan-Lake Powell will be referenced and reconciled with annual maintenance and capital projects to achieve 75% compliance by 2025 and 100% compliance by 2028.

Annual Report: All facilities approved as a Dark Sky Destination are required to provide IDA an Annual Report. The Annual Report should provide:

1. Report on annual sky quality measurements using supplied light meters. If a light meter is not available, Dark Sky Meter app may be used <http://www.darksymeter.com/>
2. A summary of programs, interpretive events, communications or other educational outreach activities conducted by the facility.
3. A summary of changes in the facility's outdoor lighting regime since the filing of the application or the latest annual report. This includes the addition or removal of lights, changes in brightness or color temperature of lights, or any other modifications to the facility impacting the lighting regime used to approve the original certification. For all new lights installed, please provide a description (manufacturer, model number, lumen output, BUG ratings and color temperature) and accompanying photographs.
4. Attestation that the facility is compliant with the Program Guidelines and the Lighting Management Plan originally submitted.

Recertification: Every five years, all facilities approved as a Dark Sky Destination are subject to recertification. As part of the recertification process, the Dark Sky Destination should update its management plan to be consistent with the current program Criteria.



STANDARD OPERATING PROCEDURES

Subject: Adjusting Lobby Lighting	Department: Operations and Design
Division: Hospitality	Effective Date: 08/11/2023
Version: 1.0	Date Amended:
Approval:	

Policy: Both interior and exterior festoon lights (aka string lights) are to be dimmed to 25% brightness 30 minutes before sunset and remain dimmed overnight.

Procedure:

Using a remote controlled in-line dimmer, available from Supply Chain (JM-PRD-ILDR-1000), the hanging festoon lights should be dimmed to 25% as the sun sets. One dimmer will be needed for each independent string of lights. A single remote will control all the lights within a certain distance.

This action improves the guest experience by creating a more natural light setting and improves the ability to see the night sky. The festoon lights should remain on throughout the night, at the reduced level, for guest safety, unless some other local ordinance or agreement is in place.

LIGHTING INVENTORY

FIXTURE LOCATION	FUNCTION	SETTING	FIXTURE E CITY	BULB CITY	DOWN FACING	SHIELDED	CONTROL	MANUFACTURE/MODEL	SPECTRUM/LUMENS	IDA Compliant	IDA Compliant City	STEPS TO BECOME COMPLIANT
1	Entrance sign at dr driveway	Signs - Directional	1	1	Yes	Yes	Solar, down to dusk photocell	FL150 Tri-Shape Solar Sign Light	500 lumens at 6000 K	No		EXAMPLE (exact model may vary by camp) http://www.solarillumination.com/1150-tri-shape-solar-sign-light
2	Nighttime walking and cart navigation	Exterior- Paths	160	160	Yes	Yes	Solar, down to dusk photocell	VARIABLE WHITE GLASS Solar Lights- Stainless Steel LED or similar	2 lumens per light at 2700K	Yes (Dark Sky approved)	160	https://www.amazon.com/gp/product/B00A5ZB7CS?ref=ask_at_qb_dp_dp
3	Directing guest to trailers/staff to closet	Exterior- Paths	4	4	Yes	No	Solar, down to dusk photocell	Hamp tin Bay Black Outdoor LED Wall Lantern model 1001-804-446	333 lumens @ 3000 K	Yes (Dark Sky approved)	4	https://www.homespot.com/gp/hamp-tin-bay-black-outdoor-led-wall-lantern-science-with-frosted-glass-lw116971L-32288-1144446044
4	Illuminating kitchen door	Exterior - Common Areas	1	1	Yes	No	Manual - staff needs photocell	Unknown	850 lumens @ 2700K*	No		Will replace with compliant fixture upon failure
5	Perimeter of the driveway/parking area	Exterior - Paths	14	14	Yes	No	Solar, down to dusk photocell	Solar Off-grid LED Bollard- Custom	246 lumens @ 2700K*	Yes	14	
6	Illuminating laundry door	Exterior - Paths	1	1	Yes	No	Manual - staff needs photocell	Unknown	850 lumens @ 2700K*	No		Will replace with compliant fixture upon failure
7	Break Room	Exterior - Common Areas	2	3	No	No	Manual - staff needs photocell	Unknown	850 lumens @ 2700K*	No		Will replace with compliant fixture upon failure
8	Perimeter of the restaurant	Exterior - Common Areas	49	49	Yes	Yes	Manual - staff needs photocell	Unknown- Same as lobby perimeter fencing	100 lumens @ 2700K	Yes	49	https://www.amplighting.com/descantpro-hardscap-light
9	Outdoor lobby lighting	Exterior - F Estoon and Rope	3	35	Yes	No	On 24/7 dimmer controlled	Felt Electric/LED String Light- 712127	50 lumens at 2200 k	Yes	3	Lights- https://www.felt.com/collections/string-lights/products/48-ft-heavy-duty-indoor-outdoor-string-lights-72007-dimmer - https://www.aedighting.com/professional-outdoor-landscape-lighting-solutions/landscape-lighting-accessories-for-your-property/times-control/120v-600w-dimmable-led-rectifier-tri-ventile-control-4t-w-memory-lr-600 IDA compliant model No. 40329 https://www.massinnovations.com/solar-powered-flood-light/
10	Tent Solar Porch Light	Exterior - Guest Unit Entries and Porches	50	50	Yes	No	Solar, down to dusk photocell	MAXSAV Solar-Powered Flood Light 40330	80/40 full/half power lumens at 6500/2000K (films can be added)	No		Custom 3,000K version available. Will replace with compliant fixture upon failure http://www.solarillumination.com/1150-tri-shape-solar-sign-light
11	Reception sign at driveway check-in	Signs - Directional	1	3	Yes	Yes	Solar, down to dusk photocell	FL150 Tri-Shape Solar Sign Light	500 lumens at 6000 K	No		Custom 3,000K version available. Will replace with compliant fixture upon failure http://www.solarillumination.com/1150-tri-shape-solar-sign-light
12	Perimeter Lighting	Exterior - Common Areas	1	1	Yes	Yes	Manual - staff needs photocell	Unknown- Same as lobby perimeter fencing		Yes	1	
13	Handicap Parking Sign	Signs - Directional	3	3	Yes	Yes	Solar, down to dusk photocell	Unknown- Same as lobby perimeter fencing	250 lumens @ 2400K*	Yes	3	
14	UC Sign at Lobby Circle	Signs - Directional	1	1	Yes	Yes	Solar, down to dusk photocell	FL150 Tri-Shape Solar Sign Light	1000 lumens at 6000 K	No		Lights- https://www.solarillumination.com/1150-tri-shape-solar-sign-light Custom 3,000K version available. Will replace with compliant fixture upon failure. Custom, compliant version will be the preferred version in future camp developments

* Per November 22, 2021 Lighting Assessment and Sample Light

Terms:
 Fully Shielded fixture- A fixture that allows no emission above a horizontal plane through the fixture. (Per IDA glossary of terms)
 Down Facing- A fixture that is fixed in a position to direct light downwards

FUTURE POTENTIAL LIGHTING

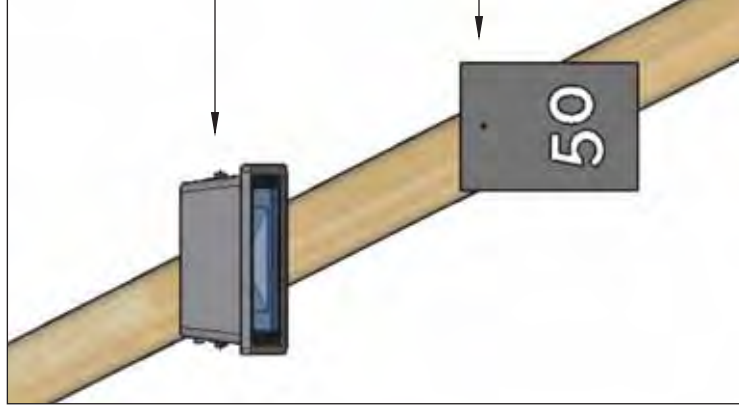
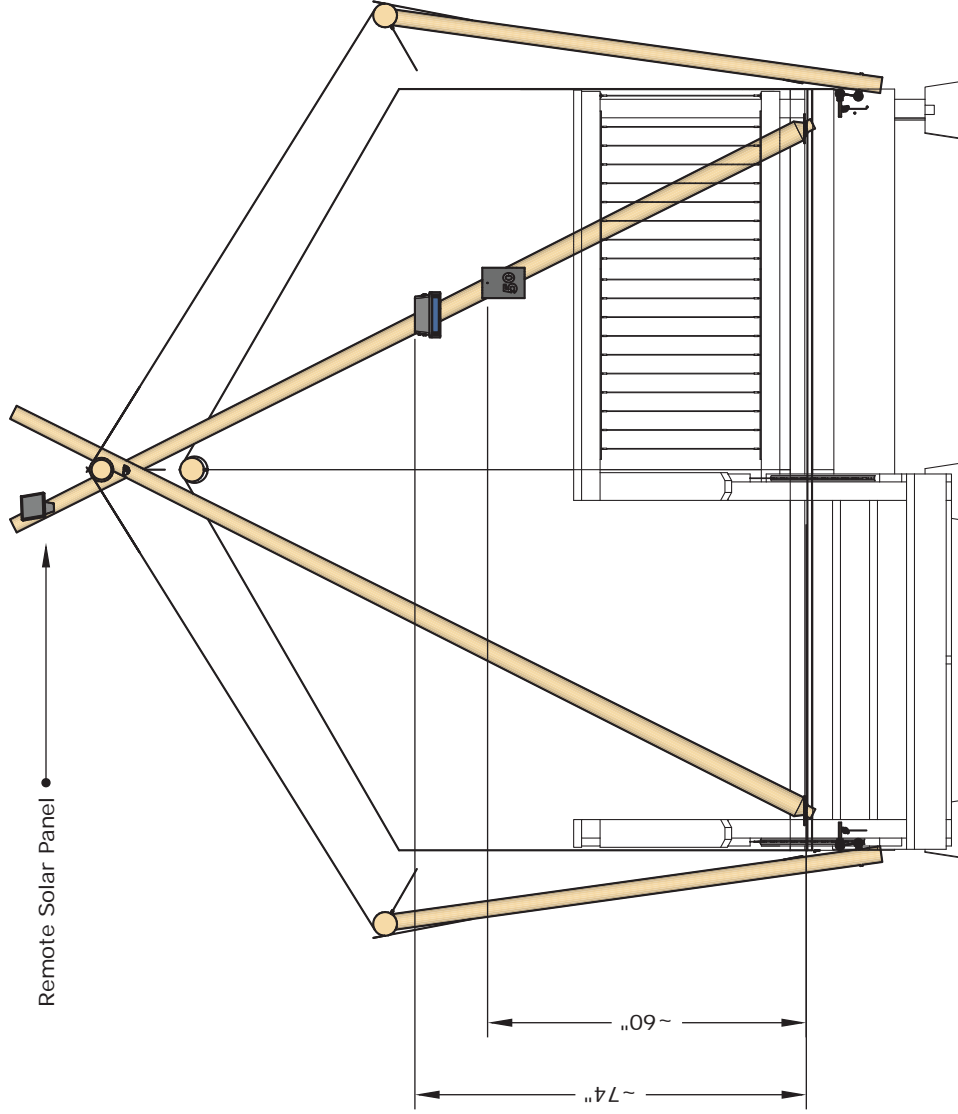
FIXTURE LOCATION	FUNCTION	SETTING	FIXTURE E CITY	BULB CITY	DOWN FACING	SHIELDED	CONTROL	MANUFACTURE/MODEL	SPECTRUM/LUMENS	IDA Compliant	IDA Compliant City	NOTES
1	Canyon all lighting (downward)	Exterior - Common Areas	TBD	TBD	Yes	Yes	TBD	AMPE Low Voltage Landscape Lighting DescantPro Hardscaps Light- AH5-7094-L-R-BZ	100 lumens @ 2700K	Yes (Dark Sky Approved)	TBD	Fixture is currently in use at UC Bryce location. Existing camps may be retrofitted and new camps may include this lighting where merited https://www.amplighting.com/descantpro-hardscap-light
2	Canyon all lighting (post topper)	Exterior - Common Areas	TBD	TBD	Yes	Yes	TBD	AMPE Low Voltage Landscape Lighting PuckPro Hardscap Light- AH5-700X-X-R-RB	100 lumens @ 2700K	Yes	TBD	Fixture is currently in use at UC Bryce location. Existing camps may be retrofitted and new camps may include this lighting where merited https://www.amplighting.com/puckpro-2700k-led-hardscap-light
3	BOH Flood Light	BOH illuminate area/signage	TBD	TBD	No	No	TBD	E LED 15WMC Solar Powered LED Dusk to Dawn	600 lumens @ 3000K	Yes (Dark Sky City compatible)	TBD	Fixture is currently in use at UC Acadia and UC Yellowstone. Existing camps may be retrofitted and new camps may include this lighting where merited https://ledlight.com/led815wmc-illumination



PRODUCT NAME

SOLAR FLOOD LIGHT INSTALL GUIDE

REVISION HISTORY			
VERSION	DESCRIPTION	DRAWN	DATE
1		BTL	04/17/23



JM-PRD-SLFL-1006 or
JM-PRD-SLFL-WARM
Solar Flood Light
Pointing downward
towards deck.

Guest Tent Number

Example Lighting Fixtures



Figure 1 Signage Supplemental Lighting



Figure 3 Driveway Bollard Lighting



Figure 2 Kitchen Lighting



Figure 4 Tent Light w/ Filter

Example Lighting



Figure 5 Pathway Lighting



Figure 6 Bathhouse Lighting



Figure 7 Fence lighting



Figure 8 Staff Breakroom/Laundry Lighting



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Solar-Powered Flood Light

[Solar-Powered](#)

\$79.95

★★★★☆ (1 review) [Write a Review](#)

SKU:
40330

Availability:
Orders placed before 3pm ET usually ship same day

Weight:
4.00 LBS

Bulk Pricing:
[Buy in bulk and save](#)

Type of Light:
Floodlight

Power Source:
Solar

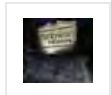
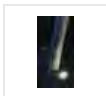
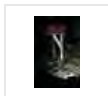
Lumens:
80/40 (Full/Half Power)

Light Color:
6500-7000k (daylight)

Function:
Dusk-to-Dawn

Power Storage:
3 1.2V Ni-MH AA Rechargeable Batteries

Appropriate for:





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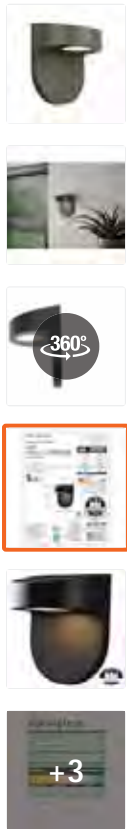
Hampton Bay

Black Outdoor LED Wall Lantern Sconce with Frosted Glass

★★★★★ (175) ▼ Questions & Answers (28)

582

Live Chat
Feedback



1001 804 446
SMALL EXTERIOR
LED WALL LANTERN
BLACK FINISH

Frosted Glass Lens
Suitable for Uncovered Porches and Patios
4.8 in W x 6.1 in H x 4.1 in D
(assembly dimensions)

5 YEAR WARRANTY

4.1 in D
W 4 in PR

6.1 in H
H 4 in AL

4.8 in W
W 1.1 in ASK

LED LIGHTING PERFORMANCE	
LIGHT OUTPUT (LUMENS)	333
WATTS	5.5
ENERGY EFFICIENCY (lumens/watt)	60.55
OPERATING TEMPERATURE (°F)	80

LIGHT APPEARANCE (CCT)
3000K

ida
DARK SKY APPROVED
Reduce Light Pollution

MADE IN CHINA
DESIGNED IN CHINA

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Fixture Color/Finish: Black finish

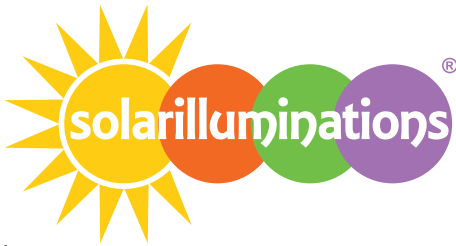
Black finish

Millenium Bronze

Polished Aluminum

White

Unavailable at S Reno Delivering to 89521



FL150 Tri-Shape Solar Sign Light



This compact "Tri-shape" series sign light fixture provides a cost effective solution to externally lighting small to medium sized signs. Each light fixture is fitted with multiple LEDs. The light automatically illuminates at sunset at full brightness. After 5 hours the light will dim down to 25% brightness for the remaining hours of the night. The light fixture attaches to a vertical surface above the sign for downward illumination. It includes stand-off mounting brackets to allow the fixture to be attached away from the sign face for better lighting distribution. Offered in four sizes. Standard color of light fixture is black, silver can be ordered upon request.



Battery status display

LUMINAIRE

- The small version can illuminate a sign up to 3' x 3'.
- The medium version can illuminate a sign up to 4' x 4'.
- The large version can illuminate a sign up to 5' x 5'.
- The extra large version can illuminate a sign up to 6' x 6'.
- Each light fixture is fitted with multiple Osram LEDs.
- Built-in display panel shows battery status.
- Small version has 5W LED power and an output of 500 lumens at full power.
- Medium version has 10W LED power and an output of 1,000 lumens at full power.
- Large version has 15W LED power and an output of 1,500 lumens at full power.
- Extra Large version has 20W LED power and an output of 2,000 lumens at full power.
- Small version is approx. 12" (30cm) long x 4.5" (11cm) wide x 4.5" (11cm) high.
- Medium version is approx. 24" (60cm) long x 4.5" (11cm) wide x 4.5" (11cm) high.
- Large version is approx. 36" (90cm) long x 4.5" (11cm) wide x 4.5" (11cm) high.
- Extra large version is approx. 48" (120cm) long x 4.5" (11cm) wide x 4.5" (11cm) high.
- Aluminum construction
- Black colored finish
- White light output (6000K)
- IP65 rated
- Optional auxiliary solar panel may be required for North facing signs.

EXTRA LARGE (48")



LARGE (36")



MEDIUM (24")



SMALL (12")



*SUBJECT TO OUR TERMS & CONDITIONS, AND RETURNS POLICY

Worldwide*
Shipping

Low Price*
Guarantee

Lifetime*
Tech Support

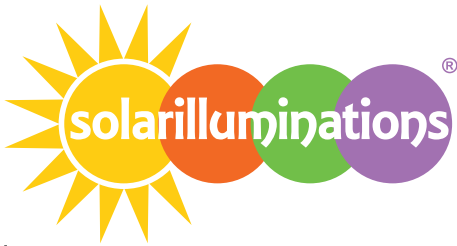
2 Year*
Product Warranty

No Hassle*
Returns

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MONDAY - FRIDAY 8.00AM - 5.00PM (US EASTERN TIME)

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FL150

Tri-Shape Solar Sign Light



SOLAR PANEL

- The solar panel is built into the top of the fixture.
- Small version is fitted with a 5.5v 5W polycrystalline solar panel.
- Medium version is fitted with a 5.5v 11W polycrystalline solar panel.
- Large version is fitted with a 5.5v 13W polycrystalline solar panel.
- Extra large version is fitted with a 5.5v 17W polycrystalline solar panel.

BATTERY

- Pre-installed, inside main body (Replaceable)
- Small model is supplied with a 3.7V 8800 mAh Lithium battery
- Medium model is supplied with a 3.7V 17600 mAh Lithium battery
- Large model is supplied with a 3.7V 26400 mAh Lithium battery
- Extra-Large model is supplied with a 3.7V 35200 mAh Lithium battery

CHARGE CONTROL

- Integrated Battery Management System
- Over-charge and over-discharge protection

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Worldwide*
Shipping

Low Price*
Guarantee

Lifetime*
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2 Year*
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LED String Light

Ideal For

Outdoor Use

Features

- UL Rated for Wet Locations
- Vintage Glass Bulbs
- UL Listed
- Linkable up to 12 Sets (using included LED bulbs)
- Energy saving 6 watt LED bulbs
- Includes 15 bulbs plus 2 extra
- 30 ft heavy-duty 16/3 cord
- 15 Sockets 2ft Apart
- Commercial Grade
- Lasts Up To 13 Years



Specifications

Item Number	Input Power (Watts)	Input Line Voltage	CCT
72127	6	120	2100K
Base Type	MOL		
E26 (Medium)	30ft		



FREE TO SHINE

OFF-GRID

LED SOLAR BOLLARD LIGHT

The Solera Solar Bollard Light features an all-in-one design. The solar panel and battery are built into the LED fixture. No need for a power source, which eliminates the need for trenching or wiring. The battery can support 2-3 nights even with cloudy days.



- Comparable to 30W Halogen
- Efficient operation gives 12 hours of 100% brightness with one charge
- Super simple installation with all-in-one design
- Advanced new LiFePO4 battery lasts at least 2000 charge cycles and is replaceable
- Perfect for pathways, waterfronts, parks, schools and more
- Dimensions (H x W): 30" x 8"

Custom 2700K model

PART #	UPC	COMPARABLE TO	LUMENS	CCT
RP-SBL-2W-40K-BK-G1	844006024659	30W Halogen	266	4000K

WARRANTY

CHARGE TIME

BATTERY LIFE

BATTERY CHARGING TEMP

OPERATING TEMP

BEAM ANGLE

REPLACEABLE BATTERY

RATED LIFE

solera-solar.com • 847.380.3540

LIGHT EFFICIENT DESIGN HEADQUARTERS 188 S. Northwest Highway • Cary, IL 60013
 INNOVATION & MANUFACTURING CENTER 30 Log Bridge Road, Building 200 • Middleton, MA 01949
 847.380.3540 • led-llc.com

04.29.20 Information is subject to change without notice.





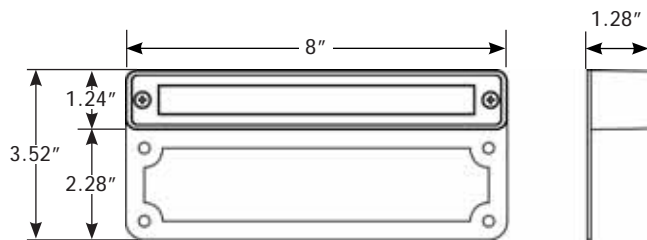
AMP® Low Voltage Landscape Lighting DescentPro Hardscape Light- AHS-7004-4-B-BZ

Product Description

AMP's DescentPro Hardscape light is truly a one-of-a-kind pro-grade, quality landscape lighting fixture. This low voltage light is best used in areas that require a low profile light fixture that illuminates downward. Example applications include railings, retaining walls, counter tops (for outdoor kitchens) and even property walls/fences. These luminaires are constructed of high quality solid cast brass, with premium internal components as well. This fixture is completely sealed to protect from moisture and the environment. The frosted lens provides for a beautifully even soft light that compliments any application.



Product Dimensions



Specifications

- ▶ Construction: Brass
- ▶ Finish: Bronze
- ▶ Lead Wire: 4' (standard) or 25' (optional) 16AWG
- ▶ Mounting (included): mounting plate with 4 screw holes
- ▶ Lens: Frosted lens
- ▶ Light Source (sold separately): Bi-pin (LED or Halogen)
- ▶ Operating Voltage: 12VAC
- ▶ Powered by: AMP's Low Voltage Transformer

Features & Benefits

- ▶ Solid Brass Construction
- ▶ Pre-aged finish; a natural patina that does not corrode
- ▶ Beryllium copper socket - more corrosion resistant than copper
- ▶ Protective brass tube to protect lead wire from crushing when installed in stone, concrete or masonry
- ▶ Frosted lens for smooth photometric results

Warranty

Lifetime Warranty

Certifications





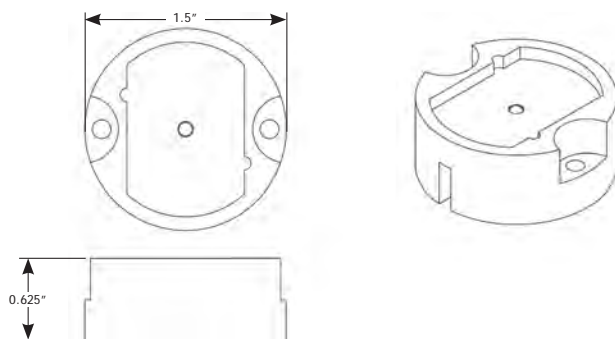
AMP® Low Voltage Landscape Lighting PuckPro Hardscape Light- AHS-700X-X-B-RB

Product Description

The AMP® PuckPro Hardscape Light is an extremely compact professional-quality fixture ideal for a variety of niche applications. It consists of a round brass disc (1.5" x 0.625") with a Cree® LED and AMP®-engineered driver embedded in waterproof epoxy. Simple to install; this low voltage outdoor puck light can be mounted under benches, shelves, eaves, gazebos, arbors, porch ceilings, and any location that requires a small discreet light source. With an estimated life of 40,000 hours and extremely low energy consumption (1.5W); this solid brass LED light is an energy-efficient lighting powerhouse in a very small package. Lifetime warranty.



Product Dimensions



Features & Benefits

- ▶ Solid Brass Construction
- ▶ High quality CREE® LED with AMP® engineered driver
- ▶ Embedded in water resistant epoxy
- ▶ Low profile for discreet mounting

NOTE

FIXTURE MUST BE MOUNTED IN AN
INVERTED POSITION - FACING DOWNWARD

Specifications

- ▶ Construction: Brass
- ▶ Finish: Raw Brass
- ▶ Lead Wire: 18AWG
- ▶ Mounting: 2 screw holes (hardware not included)
- ▶ Light Source: Integrated LED
- ▶ Color Temperature: 2700K and 2200K
- ▶ CRI: 80+
- ▶ Operating Voltage: 6-18 VAC, with decreased lumens under 9V
- ▶ Wattage: 1.5W
- ▶ Lumens: 100
- ▶ Lumen Maintenance: 40,000 hours L70
- ▶ Powered by: AMP® Low Voltage Transformers

Warranty

Residential: Lifetime Warranty

Commercial: 10-Year Warranty

Certifications



LISTED File #E466348



LISTED File #E466348

Thank you for choosing eLEDing!
It is important that you read this set-up instruction before installing
Any questions or issues, please contact us before returning
Our goal is 100% customer satisfaction
Please post your positive feedback on the web-stores
We appreciate your business! Thanks again!



Initial activation: *(Remove protective plastic over light fixture)*

- It's highly recommended to charge the light under direct sunlight for 1 day prior to installation. The battery charges even when the light is off.
- Press by momentary ON/OFF button to turn on unit. When light is on, short press to change LED color. (Fig 1)
- Once activated the light will turn on and then shut off automatically within a short time during the daylight. And then will turn on only in darkness.
- Initial test during daytime, use a cardboard covers the solar panel and light will turn on; remove the cardboard the light will off then.



Fig 1

Mounting: (Mounting location is important!!!)

Choose a flat and stable mounting surface with maximum exposure to direct sunlight. It is essential that the solar panel receives at least 4 hours of direct sunlight every day on average in order to ensure dusk to dawn performance. Always set it up with direct Sunlight covered location, Make sure no shadow or anything will block any part of the solar panel during the day! (Fig 2)

For Northern hemisphere installations the light should be mounted with a southerly exposure and visa-versa for Southern hemisphere installation. East and West mounting locations with good sun exposure can also be good.

1. Attach the mounting holes diagram - on package box at the location you want to install the light.
 2. Drill holes in the screw hole positions. Insert wall anchors if needed. Insert screws and tighten until about 1/8" of screws are visible.
 3. Hang the light on the wall then turn it ON, it charges during the day and come on at night automatically
- NOTE: For surfaces other than wood such as concrete, brick or stucco, use a masonry bit (with appropriate size & length) to drill clearance holes. Insert the plastic anchors and screws.

Dusk to Dawn all night long illuminating Function:

This solar light senses its surrounding ambient light level and it will turn "ON" in darkness and provide moonlight soft glow lighting all night long. When motion is detected it brightens up to its full brightness within the default sensitivity range (up to 30' when it is mounted 7' above the ground). When motion is no longer sensed the unit will automatically dim down to moonlight soft glow lighting level.

Note:

- Never have shadows or anything covers the solar panel during the day (Refer Fig 2).
- Avoid placing objects in front of the motion detector that may affect detecting performance.
- Avoid installing the unit near air conditioners, central heaters, or high voltage systems.
- Avoid placing the motion detector head towards high movement areas
- Clean the solar panel with a moist soft cloth at least once a year.
- Clean accumulated snow as soon as possible during the snowing season.
- Do not expose the light to fire/intense heat or immerse in water.
- Never look directly into the light or shine it into another person's eyes.
- If the light doesn't activate when it is first turned on, then allow 1-2 days for the panel to re-charge the battery.



Fig 2

Technical Specifications			
LED:	5W SMD, 600 Lumens; > 50000 Hrs	LED Color:	6000K-6500K or 3000K-4000K selectable
Battery Type:	Li-ion 3000mAh	Solar Panel:	5W High Efficiency PET; > 10 years
Charging Method:	Solar	Charging Time:	6-8 Hrs via bright sunlight
Lighting Time:	3-5 nights w/ fully charged	Sensor:	Invisible HRF Sensor
Lighting Mode:	Dim at 25%, Full Bright w/ Motion Detected	Material:	High durability Aluminum Case(Oxidation) + UV protection PC
Product Size:	11.8 x 4.6 x 2.2"	Working Temp.:	-13F -- 150F
Installation Height:	3 -- 10 ft	IP Level:	IP65
Certificate:	CE, ROHS, FCC, ISO9001:2015	Warranty:	1 Year



Outreach For Dark Sky Lodging Certification

Below is a list of programs, interpretive events, communications, or other educational outreach activities that may be utilized at Under Canvas camps as part of DarkSky Approved Lodging Certification.

Communications

- Within pre-stay email inform guest of IDA, Under Canvas's work on preserving night skies and/or celestial events which may coincide with their stay.
- Guest oriented sustainability one sheet at check-in which may include link to Tess Sky Quality Meter where provided and/or additional educational resources provided by IDA
- Welcome board of camp activity to show "Night sky Forecast" including pertinent information for night sky viewing such as moon phase and current celestial events.

Interpretive Programs

- Campfire astronomy talks in partnership with local astronomy clubs (as feasible)
- Kids activities including but not limited to those recommend by IDA
<https://www.darksky.org/family-activities-to-enjoy-the-night-from-home/>
 - Make your own telescope.
 - Crosswords, word searches, and a dark sky cootie catcher
 - Stargazing Crafts.
 - Make your own mini planetarium.

Educational Materials

- Under Canvas's use of dark sky principles and their importance will be included in guest welcome books provided in each room and within the guest magazine. This may include links to further resources provided by IDA
- Further information such as educational postcards, brochures, app recommendations, etc. made available by IDA at the following link will be leveraged at camp for guest and staff education <https://www.darksky.org/our-work/grassroots-advocacy/resources/public-outreach-materials/>

Methods for Updating

- Camp leadership will be responsible for maintaining IDA programing and will refer periodically to resources provided by IDA to update programs and outreach

Grand Canyon AFTER DARK

Did you know Grand Canyon National Park is a certified International Dark Sky Park?



What is a certified International Dark Sky Park?

The International Dark Sky Association (IDA) certifies a park for its exceptional quality of starry nights, protected nocturnal environment, and astronomy-based recreation—parks must retrofit the lights within its boundaries to be night sky friendly, promote education on the values of the night sky, and inspire to address the problem of light pollution within their own communities.



What is light pollution?

Light pollution is defined as excessive, misdirected, or obtrusive artificial light. This definition applies to unwanted light in your own community as well as the night sky. The primary cause of light pollution is inefficient use of outdoor lighting. Based on guidance from the International Dark Sky Association, Under Canvas utilizes low level lighting throughout camp to mitigate light pollution and amplify the night sky.



How can I explore the night sky?

Two of the best locations to view the night sky from the Grand Canyon's South Rim include Moran Point and Lipan Point. While at camp, ask our staff for help pointing out stars, constellations, and on extra clear nights, the Milky Way! Our night skies are something special and we're happy to help you explore after dark.

A Mindful Approach

At Under Canvas, our mission is to inspire connections with extraordinary places, people, and the planet by enhancing access to the outdoors. We fulfill that mission by taking a Mindful Approach to everything we do – from our sustainability efforts, to the design choices we make, to the experiences we curate for our guests. Here are just some of the ways our Mindful Approach comes to life at our camps.

Giving Back to Nature

We have joined forces with The Nature Conservancy through our employee volunteer hours, employee giveback, and guest donations program, which provides guests with the opportunity to donate \$3, \$5, or \$10 to TNC upon check-in.

Thoughtful Innovation

We employ thoughtful enhancements across our camps designed to elevate the guest experience — through culinary innovation, curated adventure programming, and a localized design aesthetic that reflects the surrounding natural environment.

Resource Conservation

We conserve water and energy at our camps by using pull chain showers, faucets that automatically shut off, low-flow toilets, and a towel reuse program. We also offer Rivian Waypoint charging stations at select camps so guests can recharge their electric vehicles.

Unplug and Recharge

Wi-Fi is intentionally not offered to our guests, so that they can disconnect from technology and reconnect with others.

International Dark Sky Principles

Following guidance from the International Dark-Sky Association, we use low-level lighting that mitigates light pollution and amplifies the night sky.

Land Conservation

Each Under Canvas camp has dedicated, undisturbed green spaces designed to minimize disturbance and maximize open space. Our land conservation efforts also include land donations, adaptive use programs, and partnerships with local conservation organizations.

In Good Company

We partner with brands that align with our mission and demonstrate the same care for our planet. These include West Elm, whose furnishings support sustainable initiatives; lululemon, which has committed to 100% renewable electricity for its owned and operated facilities; and EO, whose plant-based bath products are made in a zero-waste facility.

Join us in helping to protect the natural environments we love!
Learn more at undercanvas.com/sustainability



Star

POWER

Nighttime at Under Canvas brings out a sight few of us see anymore: the Milky Way and a sky bursting with billions of stars. The dark skies at our camps are the perfect spots to learn the art of stargazing.



Grand Canyon

2023 UNDER CANVAS | 23

STAR POWER

Did you know that 80% of Americans cannot see the Milky Way from where they live? Light pollution from cities causes “sky glow” and can extend great distances. In addition to crasing our view of the stars, high levels of light pollution also harm wildlife, waste energy, and disrupt our sleep. When you stay at Under Canvas, you have the opportunity to see the dark night sky in a different light. At our Bryce Canyon, Moab, Grand Canyon, and Zion locations—Bryce Canyon, Arches, Grand Canyon, and Zion National Parks are all certified Dark Sky Parks—you don’t need a telescope to spot constellations and revel in the sky’s brightest stars.

Under Canvas is committed to doing our part to reduce light pollution by following guidance from the International Dark-Sky Association, which has been focused on protecting the night from light pollution since 1988. By pointing lights down, eliminating glare, dimming and turning lights off when not needed, and choosing warmer-color light, we are protecting the nighttime environment, ensuring the safety of our guests, and helping you reconnect with the night. Follow these steps when you return home to continue doing your part to turn down light pollution and turn up the stars. Learn more at DarkSky.org.

ROOTED IN NATURE:

Every Full Moon has a name that is rooted in nature. The moon phase names we use today often reflect the changing seasons and surrounding environment, including the Harvest Moon in September/October, Strawberry Moon in June, and Pink Moon in April (inspired by the pink flowers that bloom in the early-spring season).



INSIDER TIP

The Full Moon is great for night hiking while the New Moon is great for stargazing!



Moab



WHAT TO LOOK UP FOR IN 2023

◉ GREAT AMERICAN ECLIPSE

OCTOBER 14

A total solar eclipse visible across much of North America, the Great American Eclipse will be particularly beautiful in the Southwest desert region. Because it will not completely cover the sun, it will create a stunning "ring of fire" around the moon.

◉ PARTIAL LUNAR ECLIPSE

OCTOBER 28

Visible over Europe and most of Asia and Africa; will be seen rising over the extreme eastern Americas and setting over Australia.

◉ FULL MOON, SUPERMOON

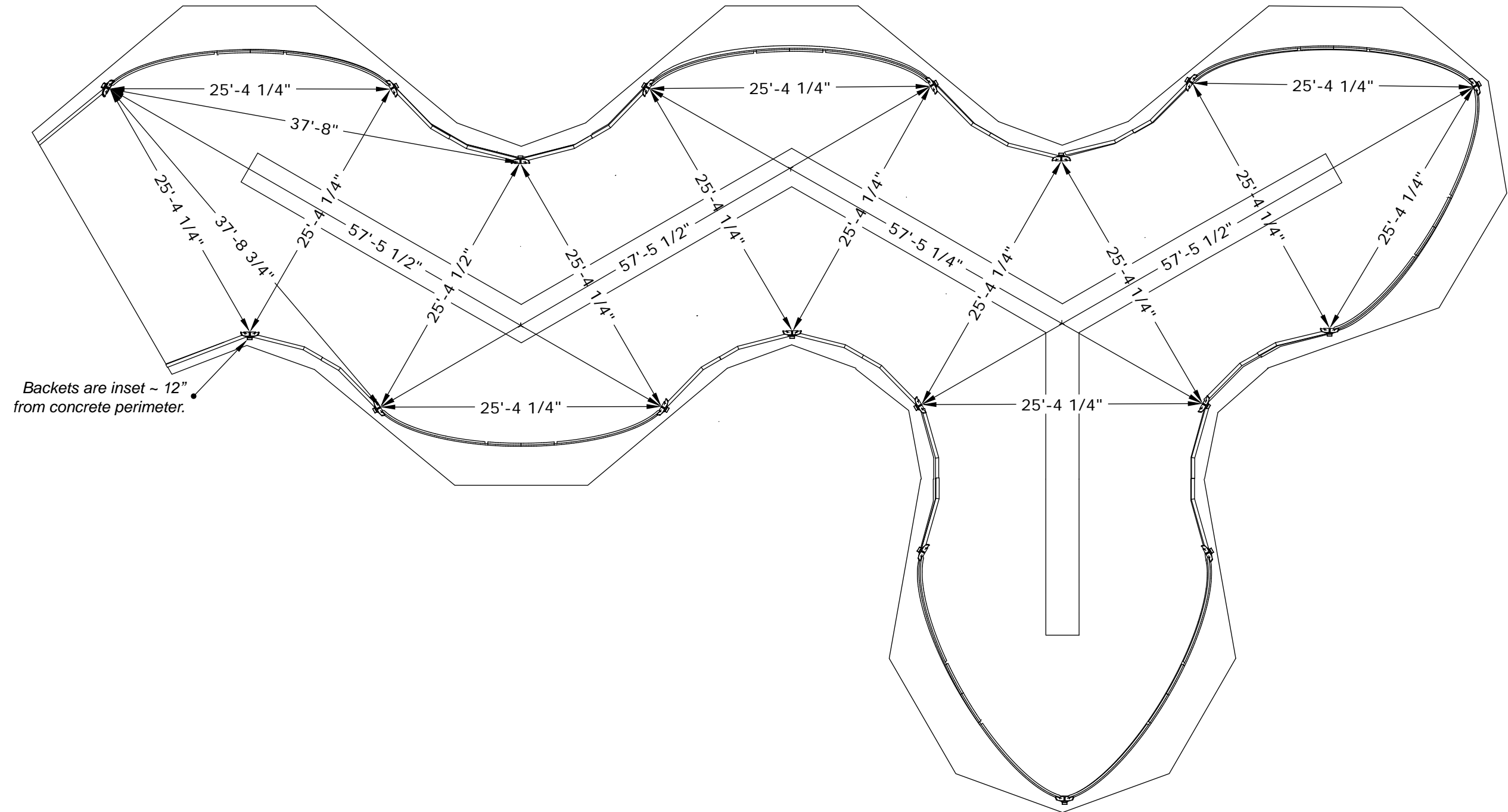
JULY 3

The moon will be located on the opposite side of the Earth as the sun and its face will be fully illuminated. Near its closest approach to the Earth, the moon may look slightly larger and brighter than usual.



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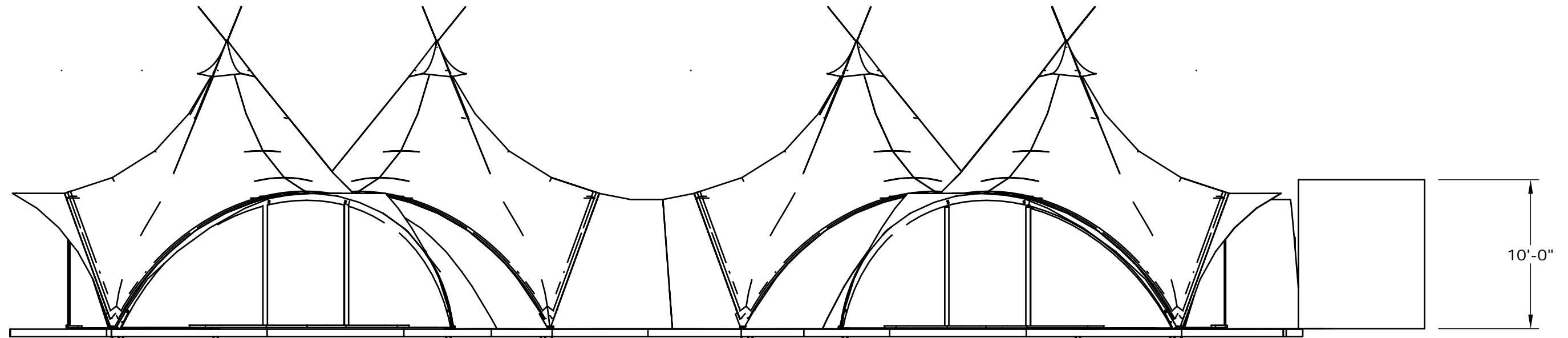
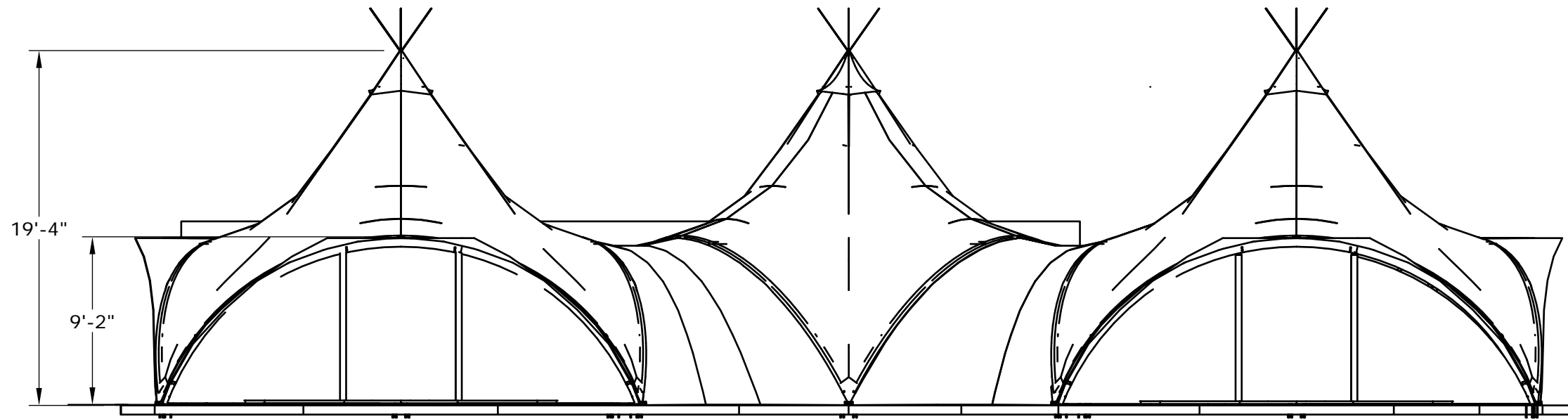
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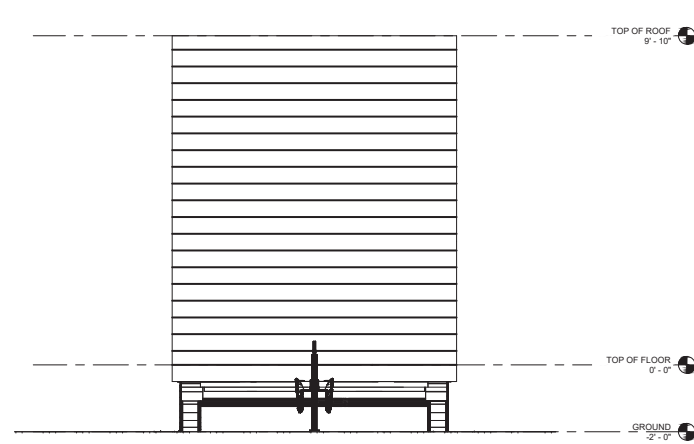




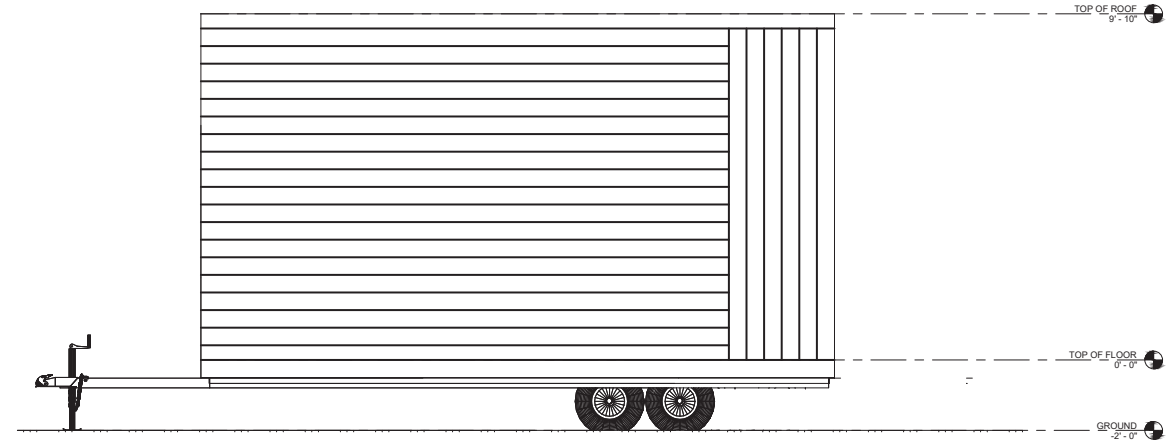
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6 Pod Elevation Drawing

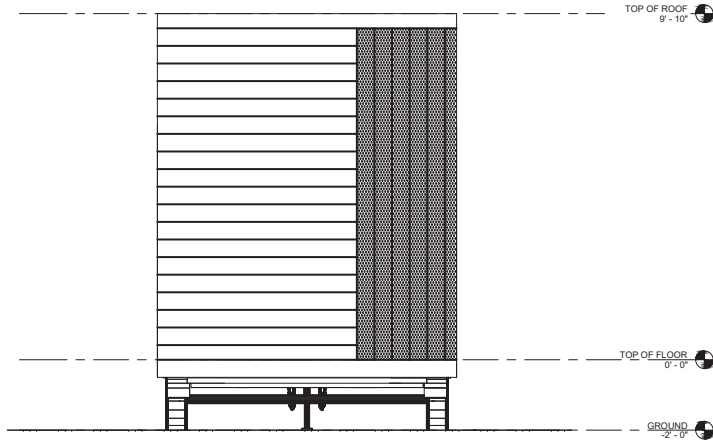




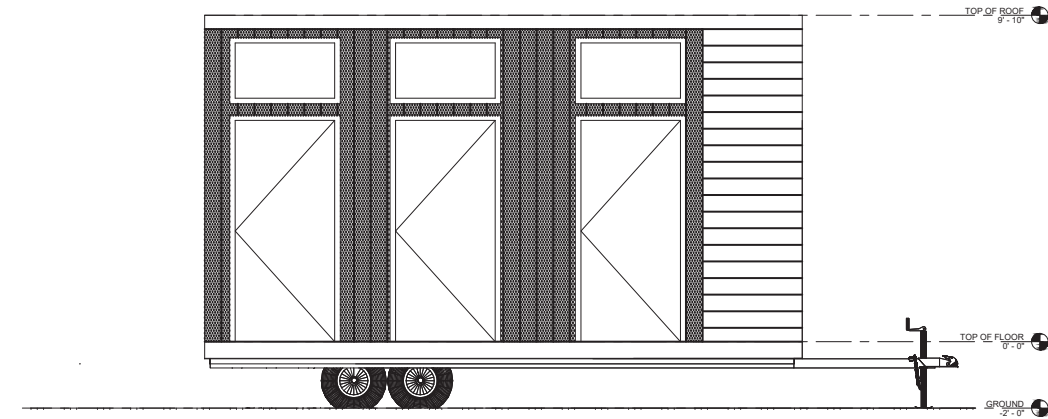
7 FRONT ELEVATION
1/2" = 1'-0"



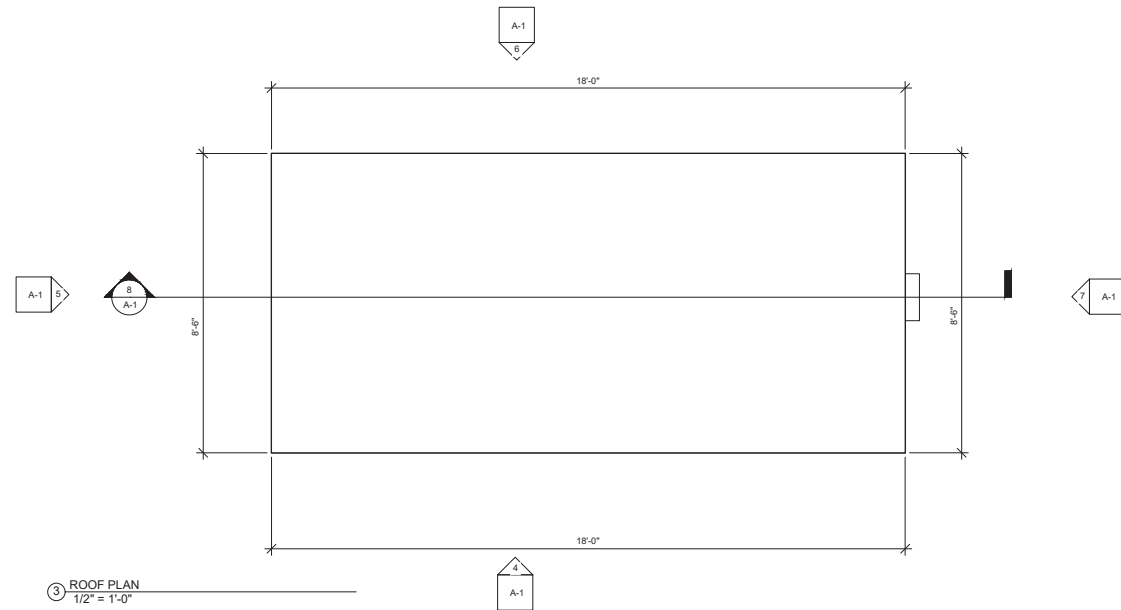
6 SIDE 1 ELEVATION
1/2" = 1'-0"



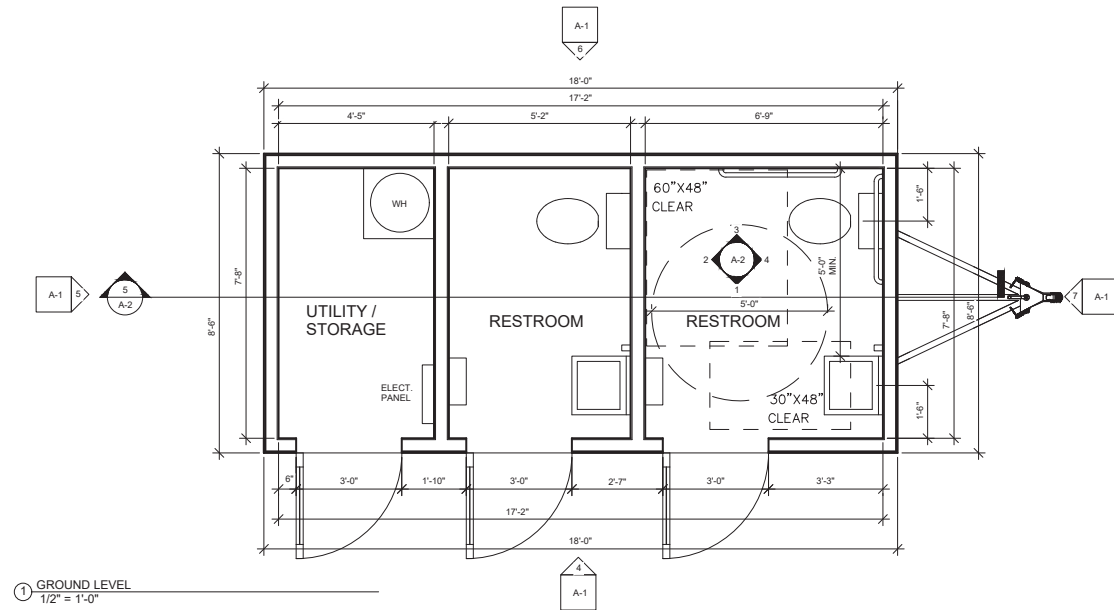
5 BACK ELEVATION
1/2" = 1'-0"



4 SIDE 2 ELEVATION
1/2" = 1'-0"



3 ROOF PLAN
1/2" = 1'-0"



1 GROUND LEVEL
1/2" = 1'-0"

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UNDER CANVAS
RESTROOM TRAILER

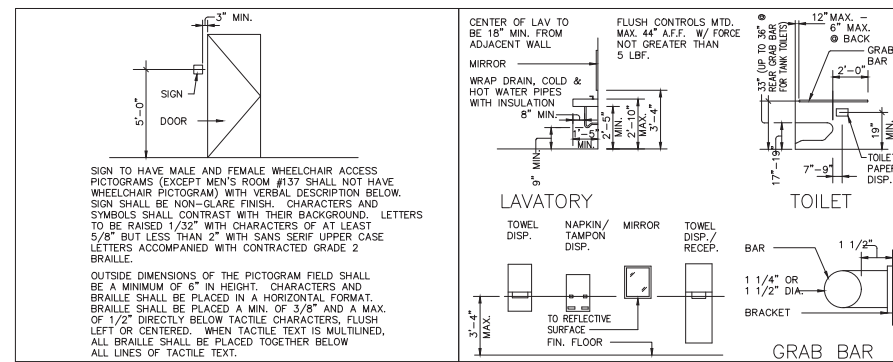
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Date	Revision Description

Job No. _____
Date 01.03.2019
Drawn by _____
Checked by _____

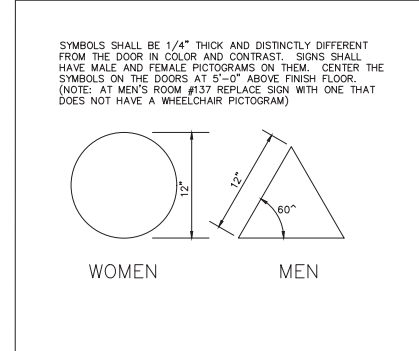
A-1

Scale 1/2" = 1'-0"

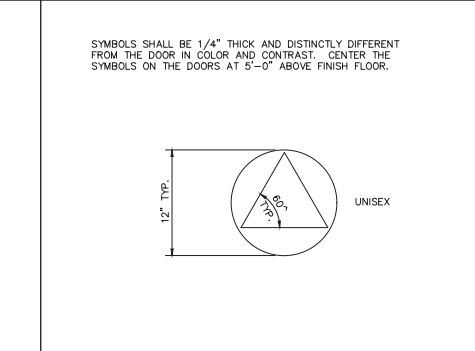


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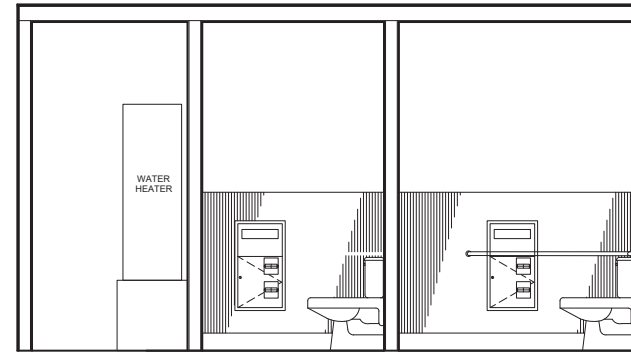
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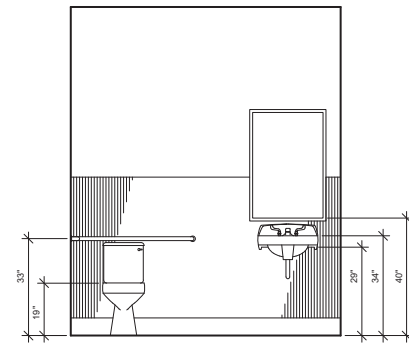
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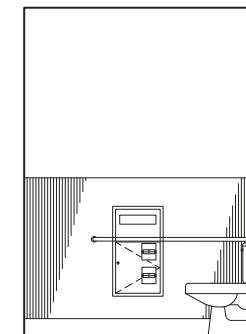
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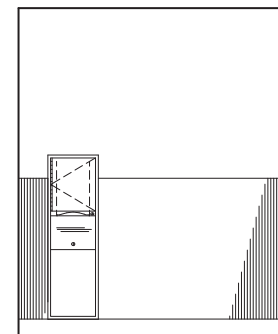
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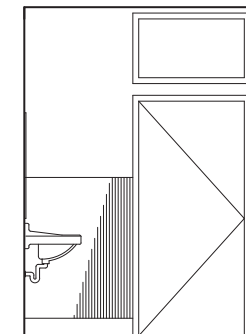
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3 Elevation 1/2" = 1'-0"



2 Elevation 1/2" = 1'-0"



1 Elevation 1/2" = 1'-0"

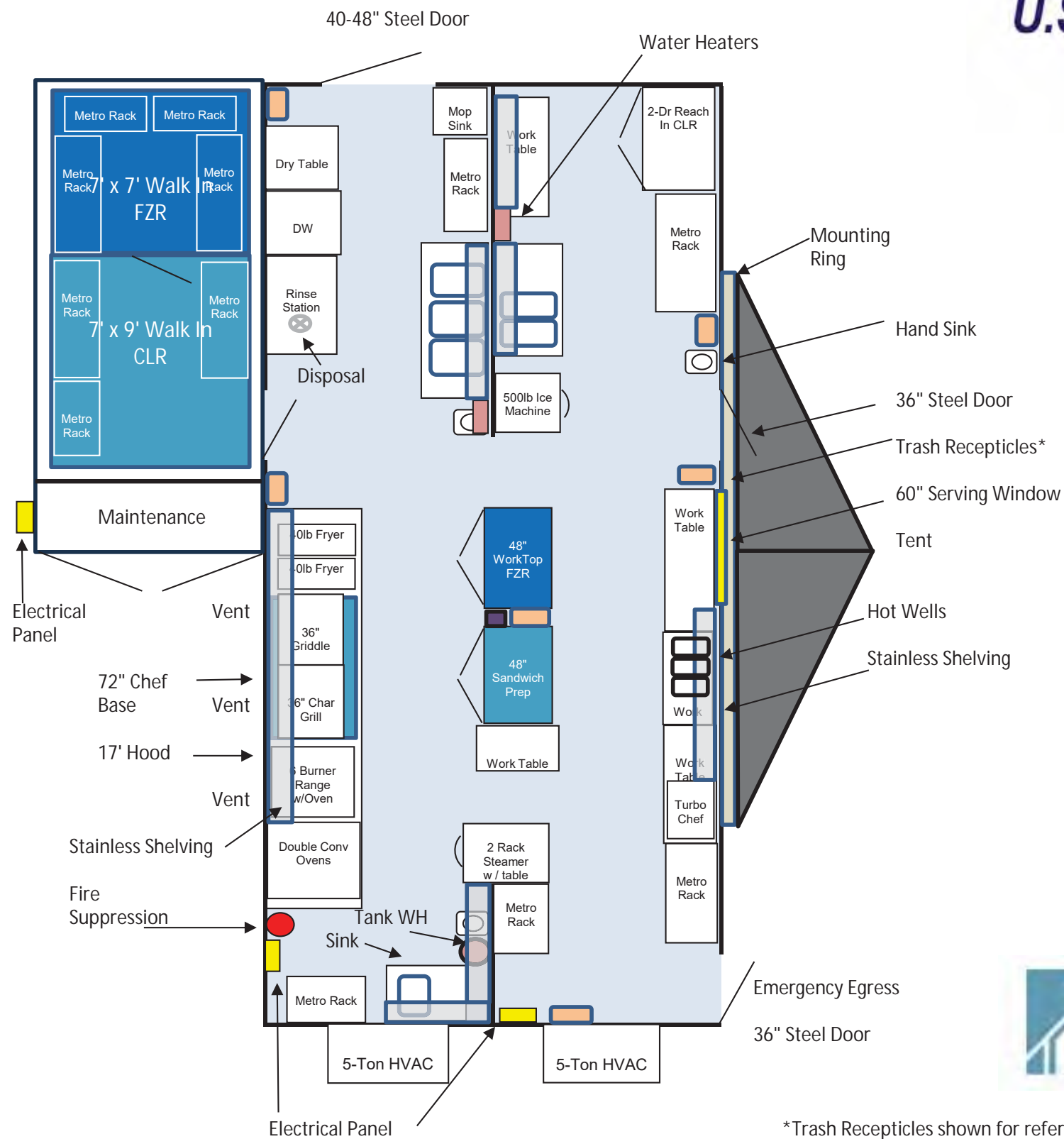
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**UNDER CANVAS
RESTROOM TRAILER**

Date	Revision Description

Date	Revision Description

Job No.
Date 01.03.2019
Drawn by
Checked by



Cook Equipment List

- (1) Vulcan VG55GD - Dble Conv Oven
- (1) Vulcan SX36-6B - 6 Burner w/Oven
- (1) Star 636-MF (or equivalent) - Griddle
- (2) Dean SR142G (or equivalent) - Fryers
- (1) Amana AMSO35 2-pan Microwave Steamer w/table
- (1) TurboChef SOTA Rapid Cook Countertop Oven
- (1) Hoshizaki KML-325MAJ/B500 SF
- (1) Globe GCB 36G-RK - Char Grill
- (3) Avantco W50CKR 12"x2-" Cooker/Warmer
- 17' Hood w/Fire Suppression

Refrigeration

- (1) True T35- HC - 2 Dr Reach In
- (1) True TSSU - 48-12-HC - 48" Sandwich Prep
- (1) True TWT 48F-HC - 48" Worktop Freezer
- (1) True TRCB72 - 72" Chef Base
- 8x20 Walk-In Cooler / Freezer

Dishwash Equipment

- CMA EST-AH Low Temp Unit
- CMA CR26 - Clean Table
- CMA SL48 - Soil Table w/Sink & Disposal

Other Equipment

- (2) Takagi On Demand Water Heater
- (1) Under counter tank water heater
- Stainless Steel Shelving
- Misc Work Tables
- Hand Sinks (3)
- 24x24 Mop Sink
- 3 Basin Sink, 2 Basin Prep Sink w/1 drainboard, 1 Basin sink w/1 Drainboard
- Cutting board inserts for sinks
- Misc Metro Racks
- Concession Window - center slide up, 60" width



*Trash Receptacles shown for reference / spacing only. Not provided.

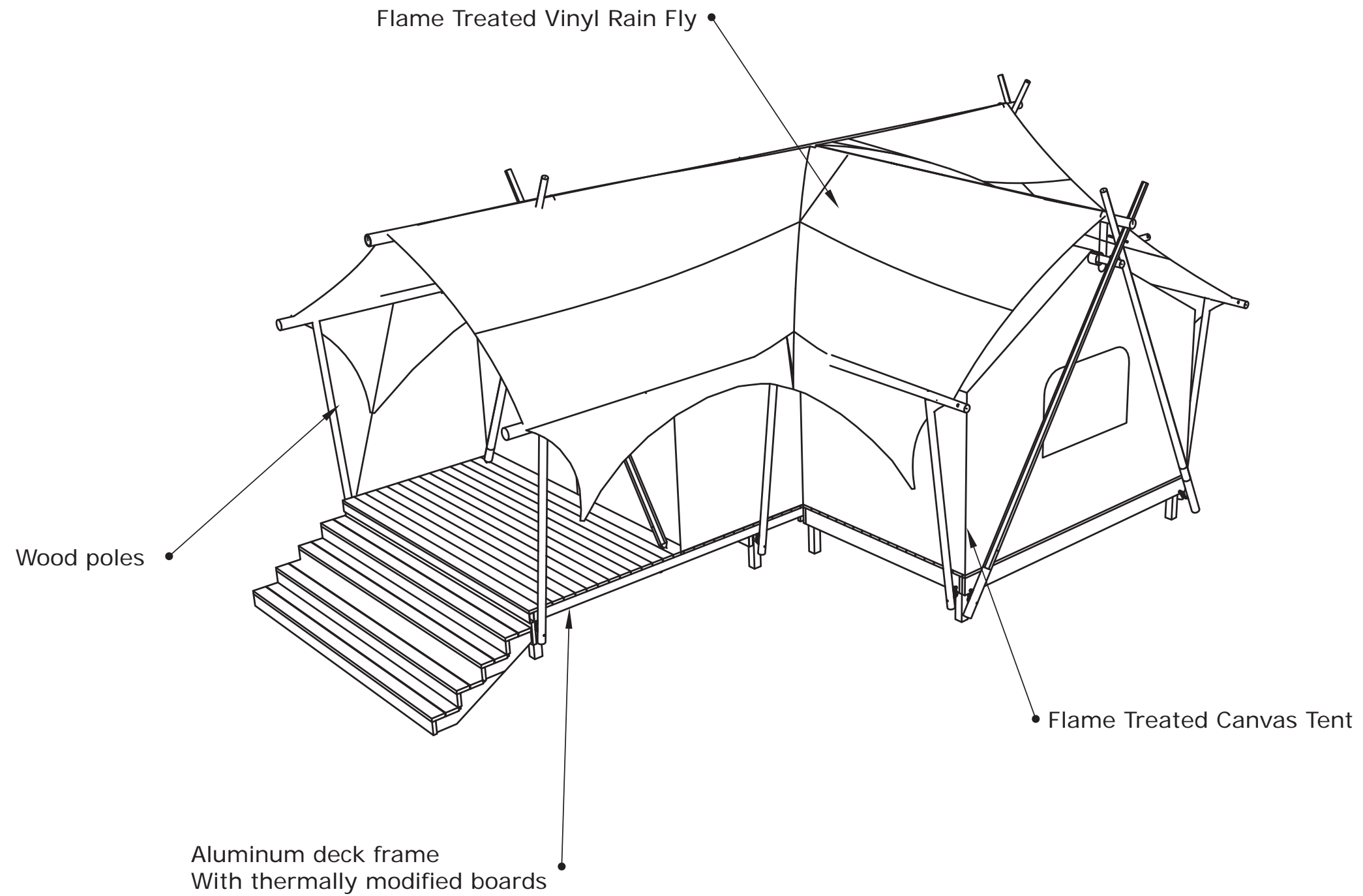


PRODUCT CODE

MSUT

PRODUCT NAME

Suite Tent



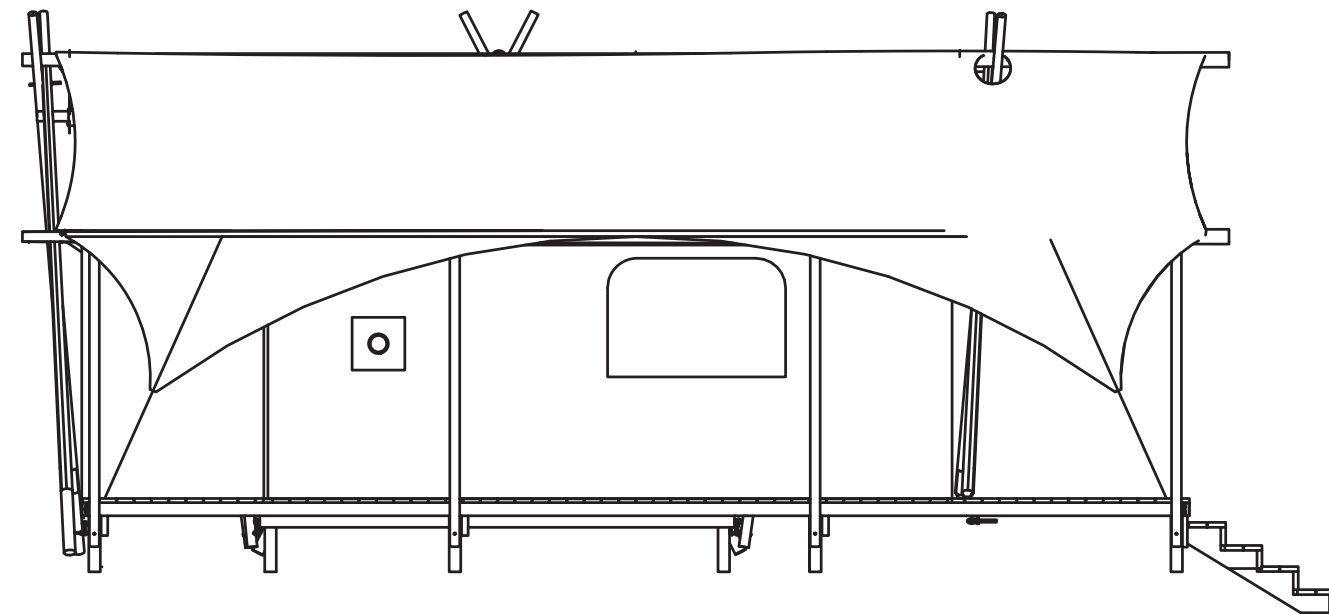
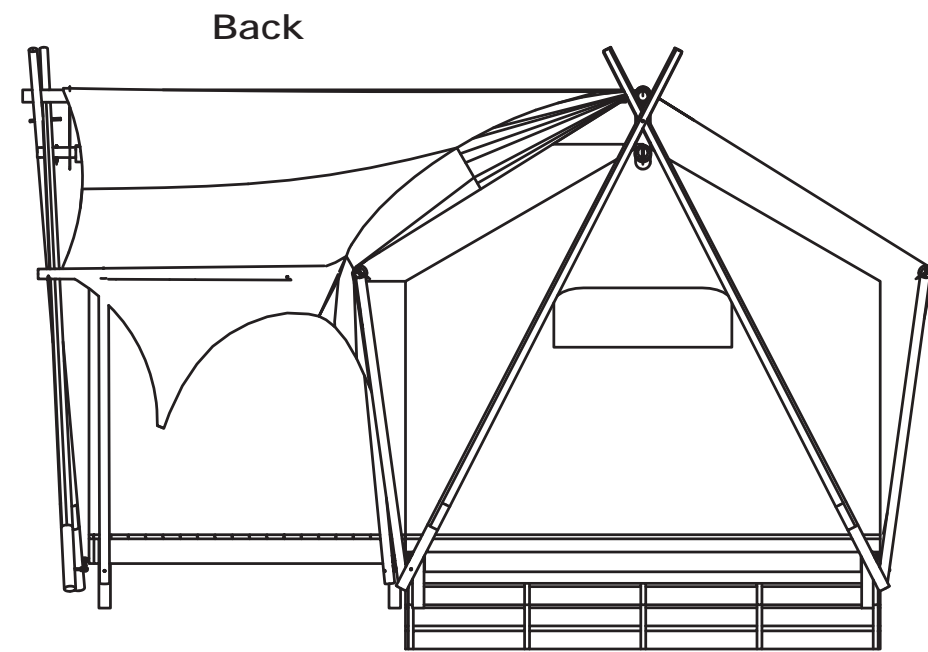
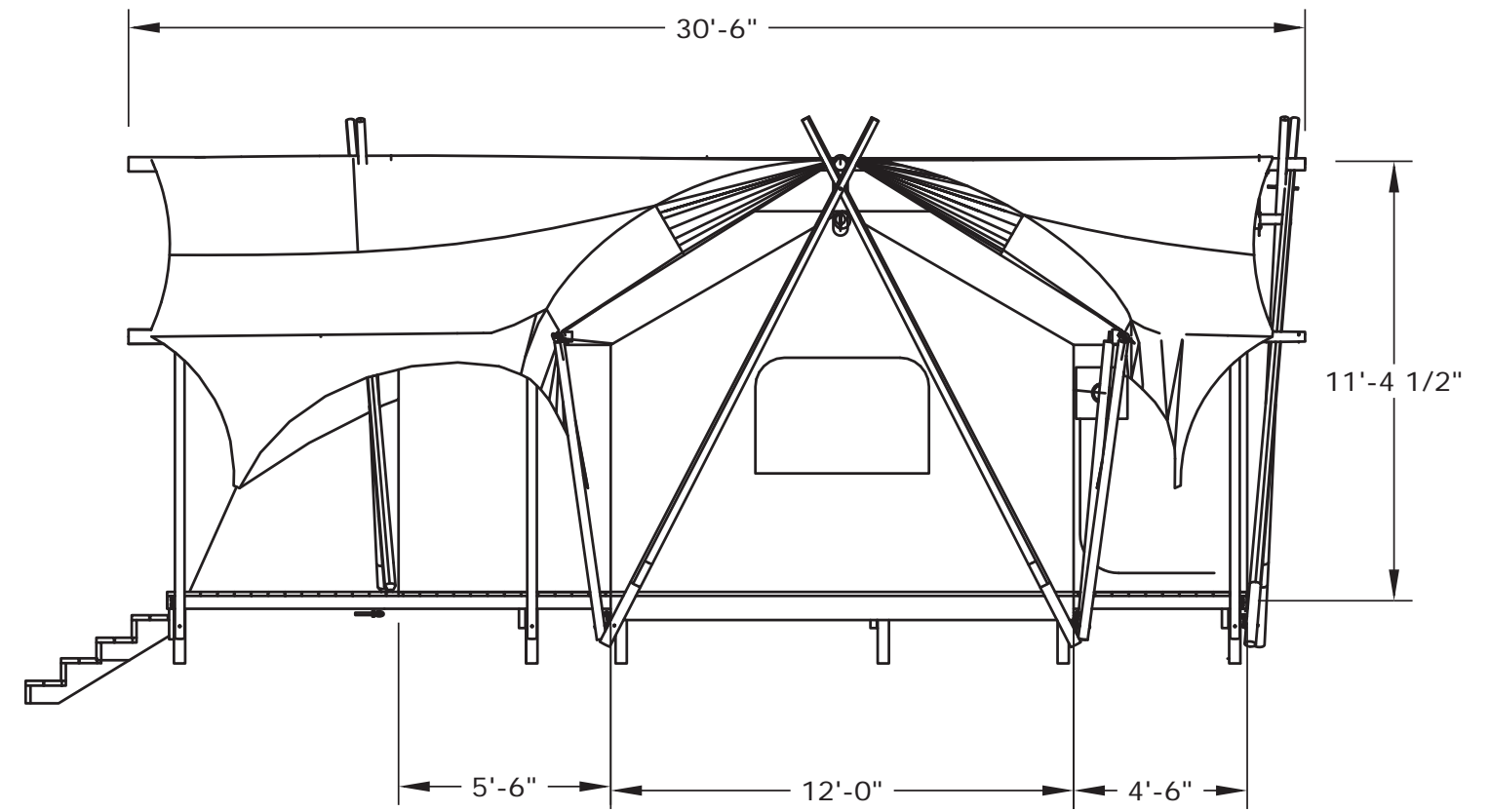
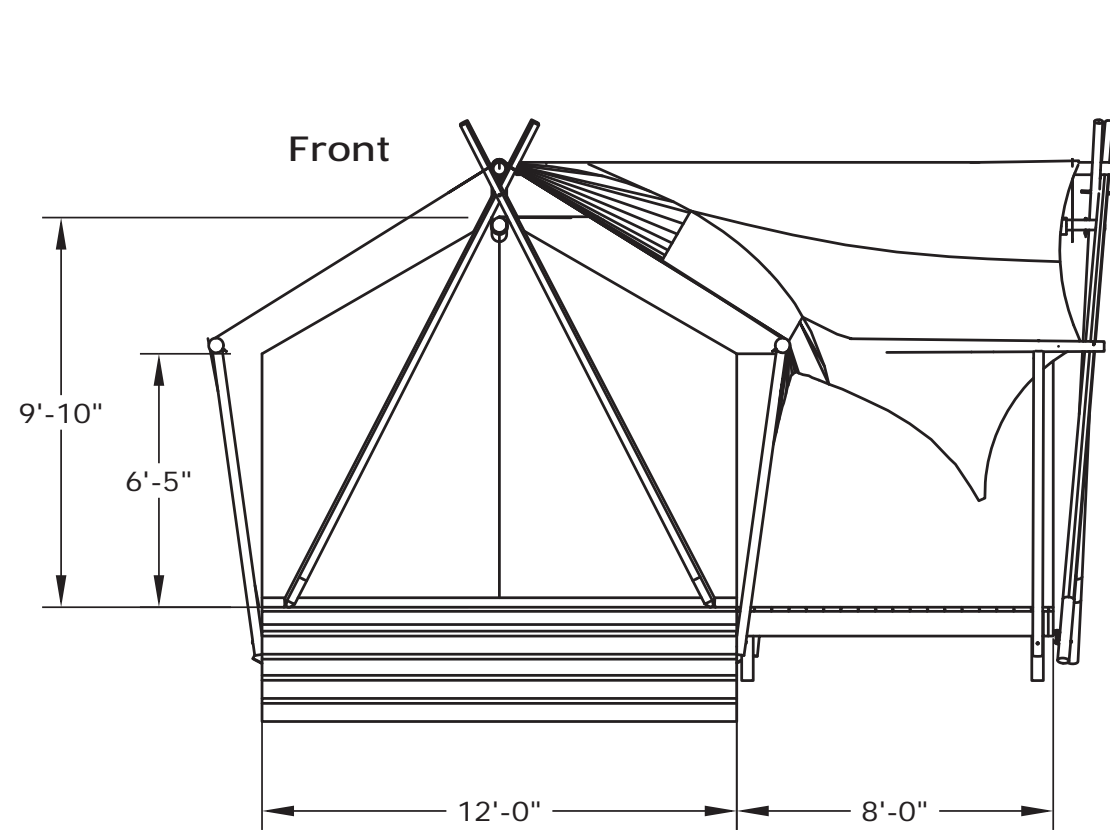


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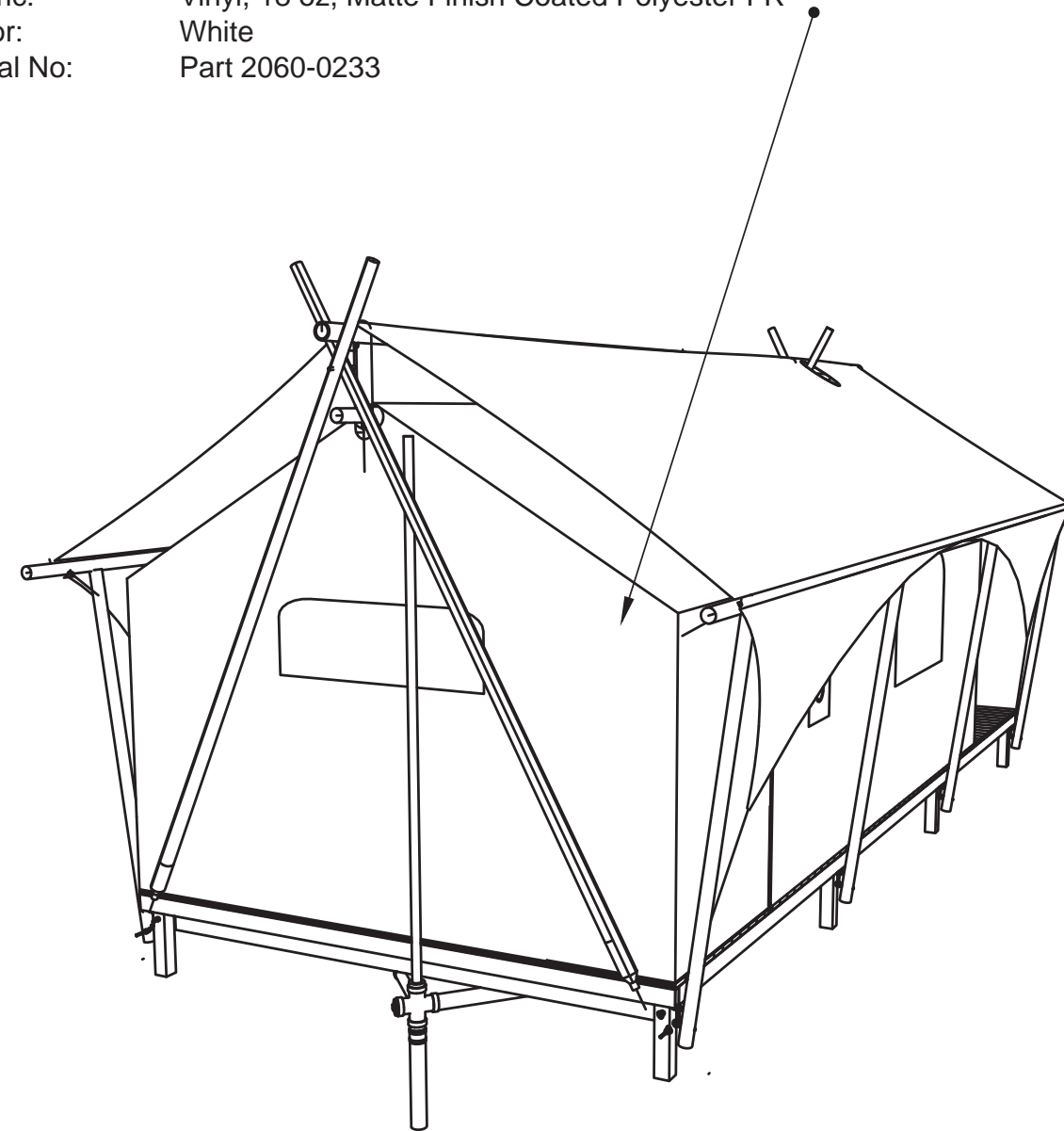
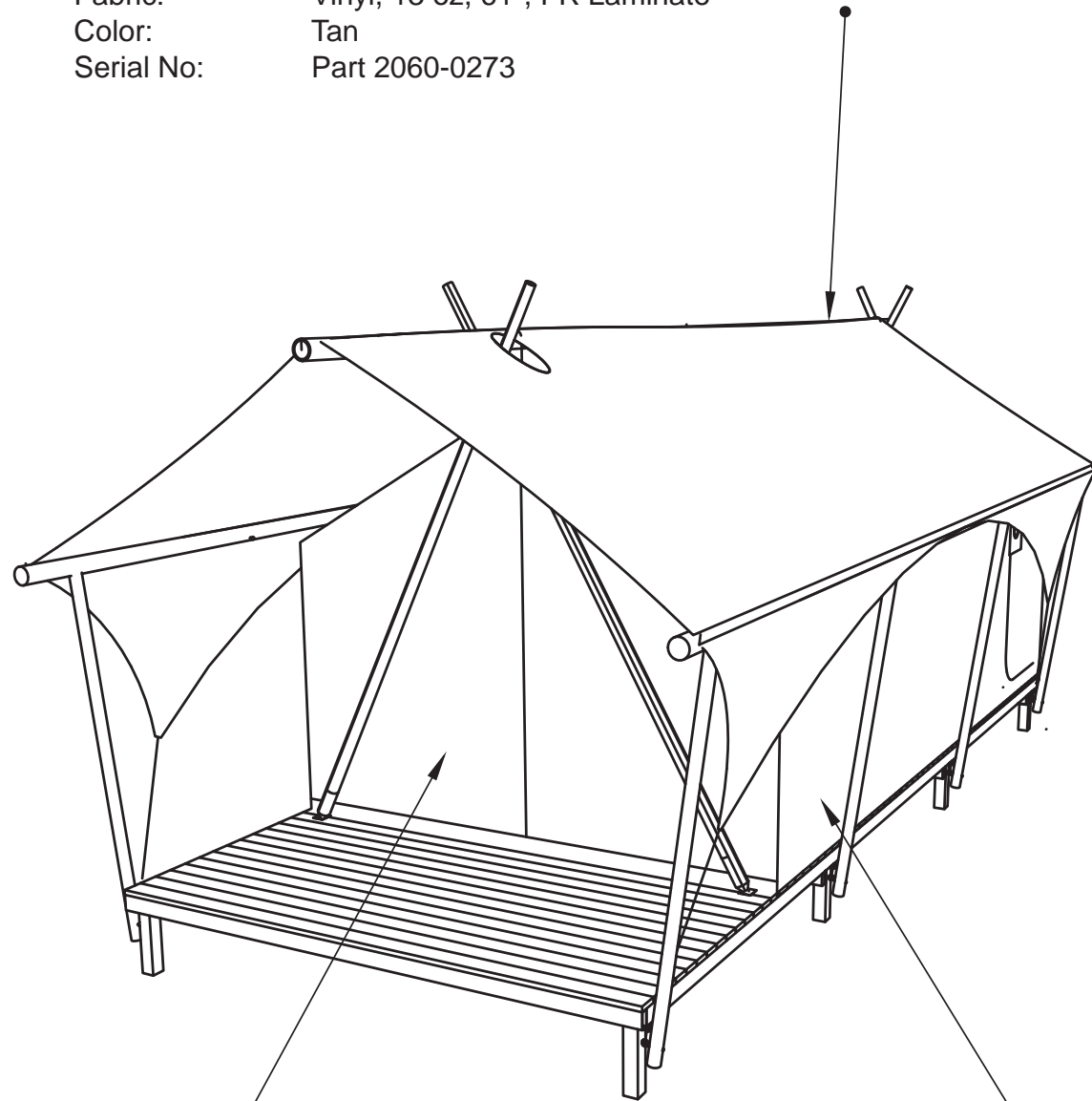
MDEL

PRODUCT NAME

Deluxe Tent - Part Descriptions

Description: RFMDEL Cottage Fly - Under Canvas.
 Part No: 1320-0484
 Fabric: Vinyl, 13 oz, 61", FR Laminate
 Color: Tan
 Serial No: Part 2060-0273

Description: CBT 12ft Cottage Back - Under Canvas
 Part No: 1320-0322
 Fabric: Vinyl, 18 oz, Matte Finish Coated Polyester FR
 Color: White
 Serial No: Part 2060-0233



Description: CDR 12ft Cottage Front - Under Canvas
 Part No: 1310-0012
 Fabric: Army Duck, 60", 10.10 oz
 Color: Natural
 Serial No: Part 2060-0231

Description: MDEL 12 x 22 Deluxe Body - Under Canvas
 Part No: 1310-0012
 Fabric: Army Duck, 60", 10.10 oz
 Color: Natural
 Serial No: Part 2060-0278

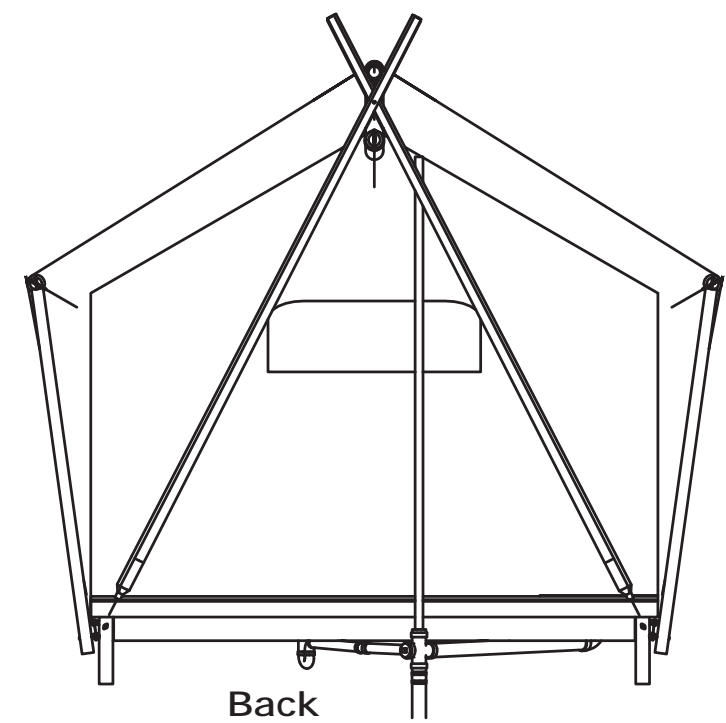
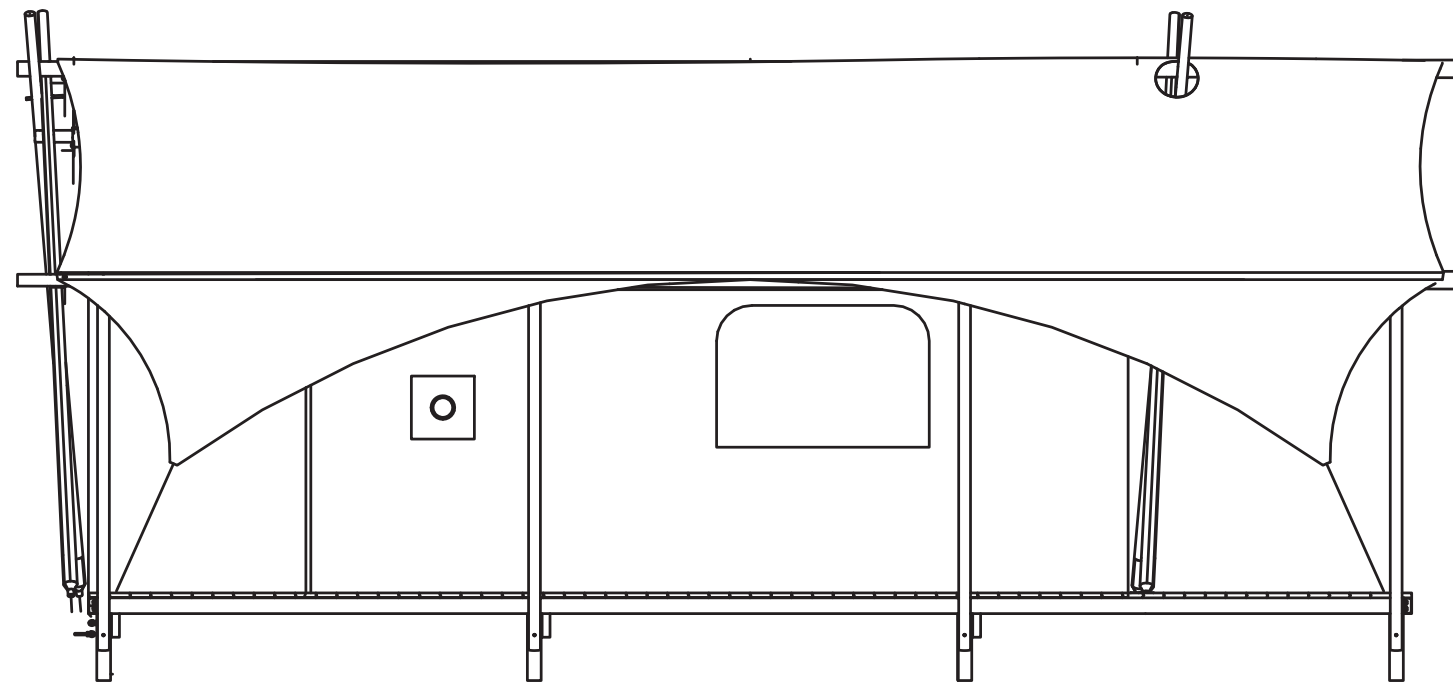
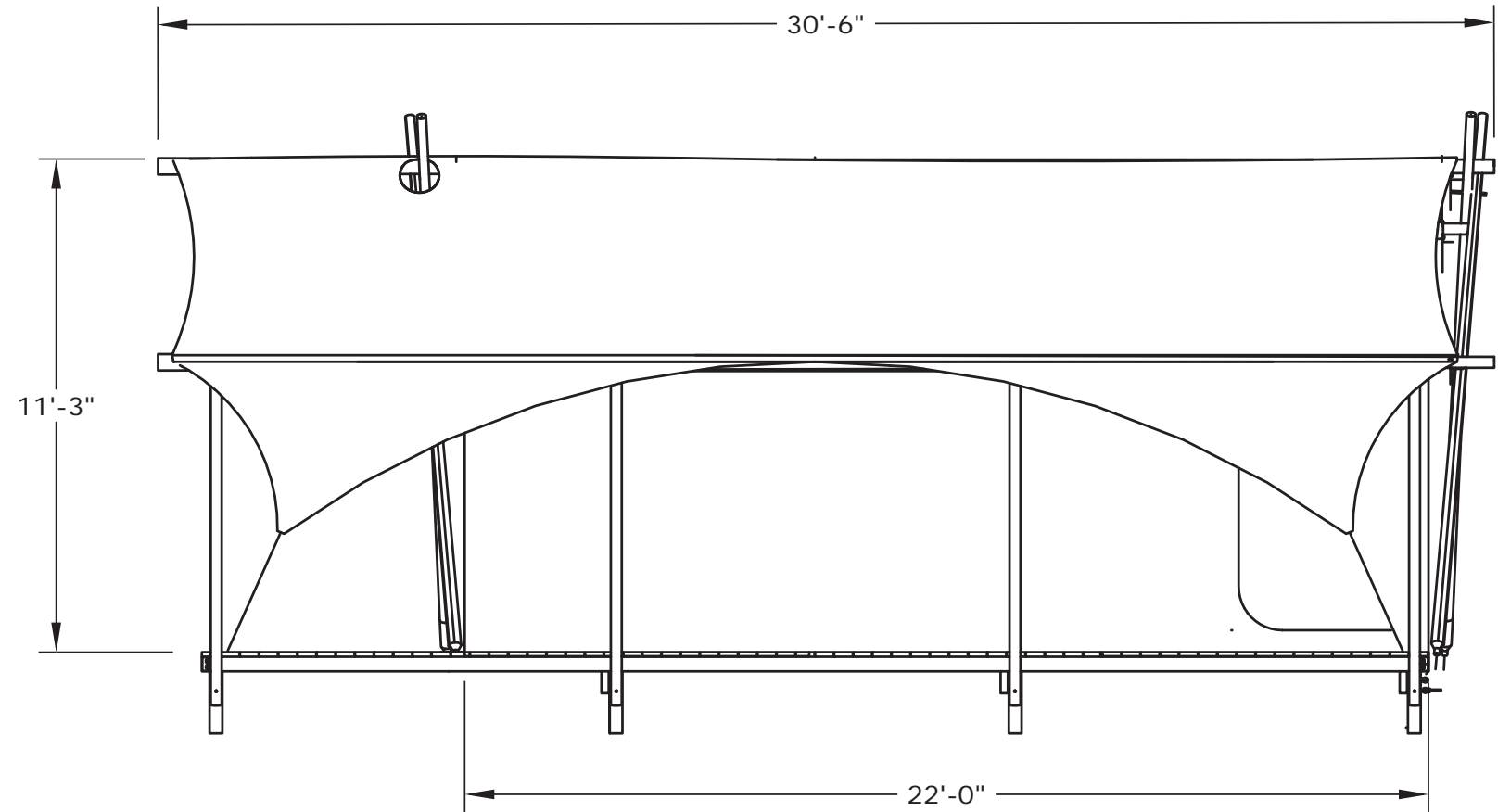
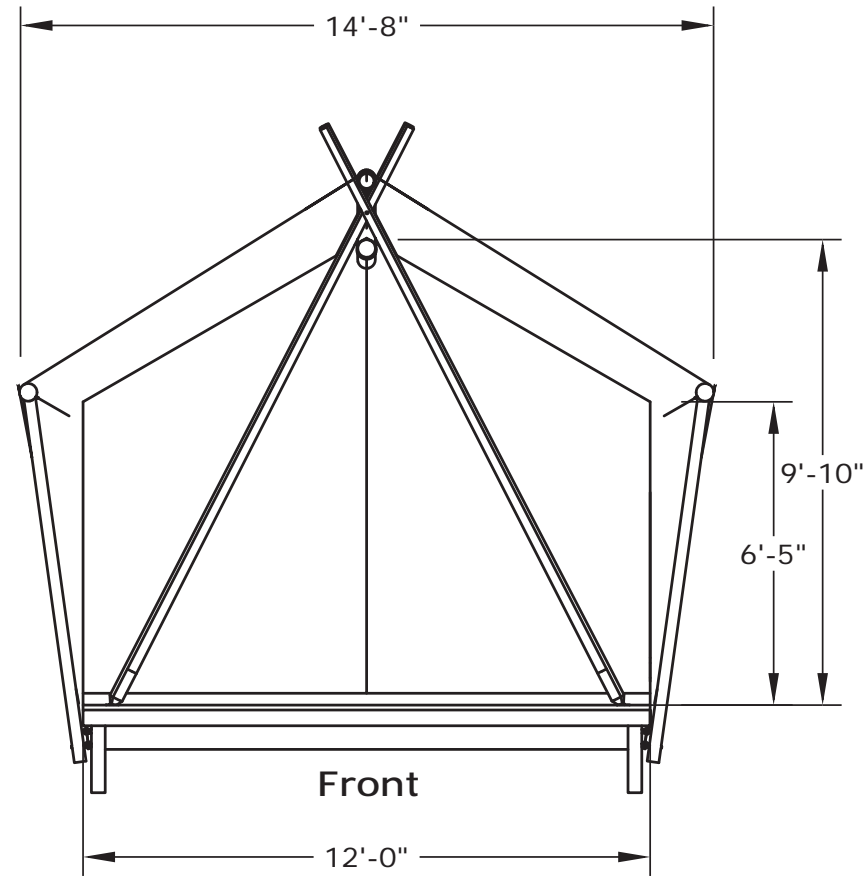


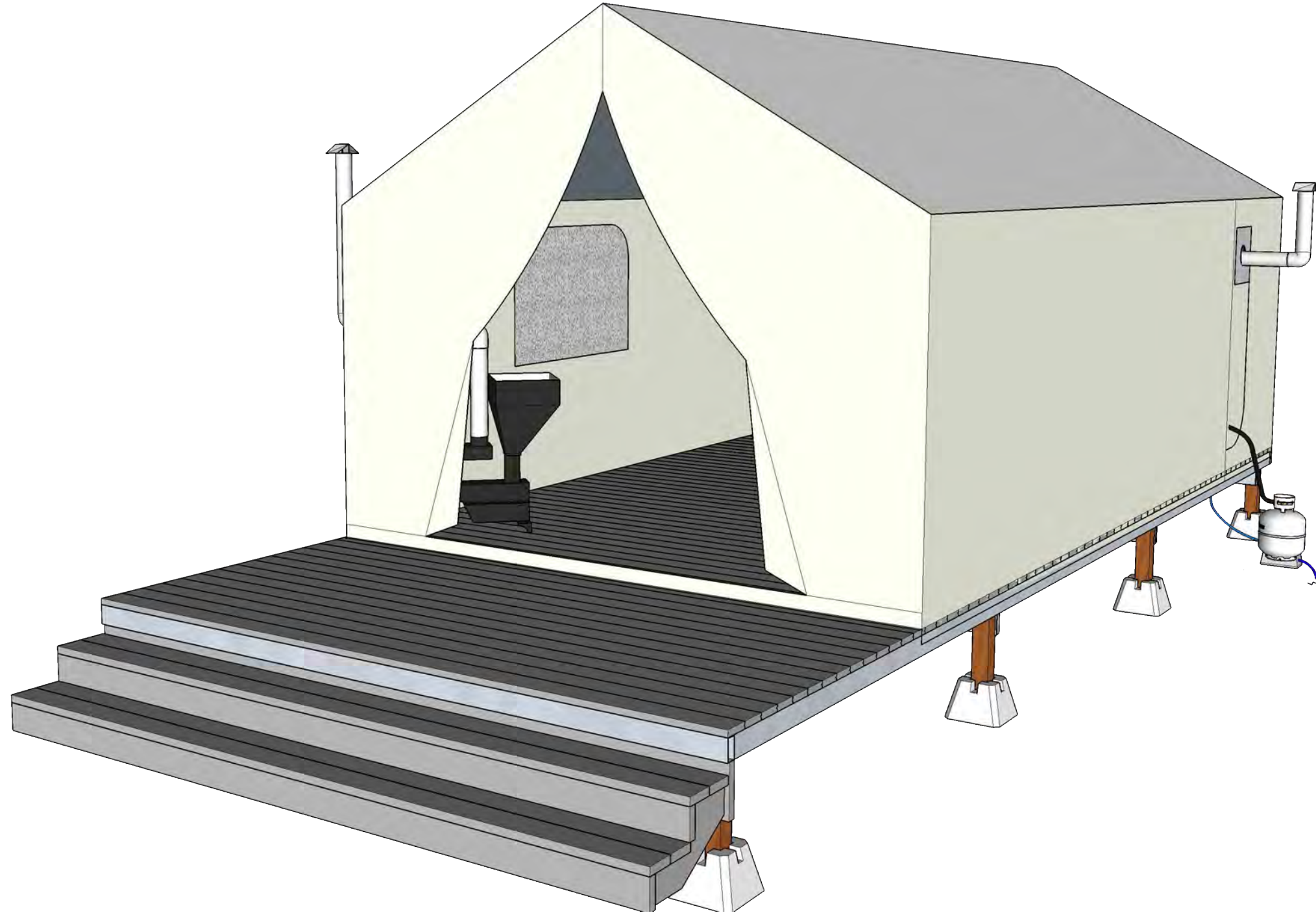
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PRODUCT NAME

Deluxe Tent

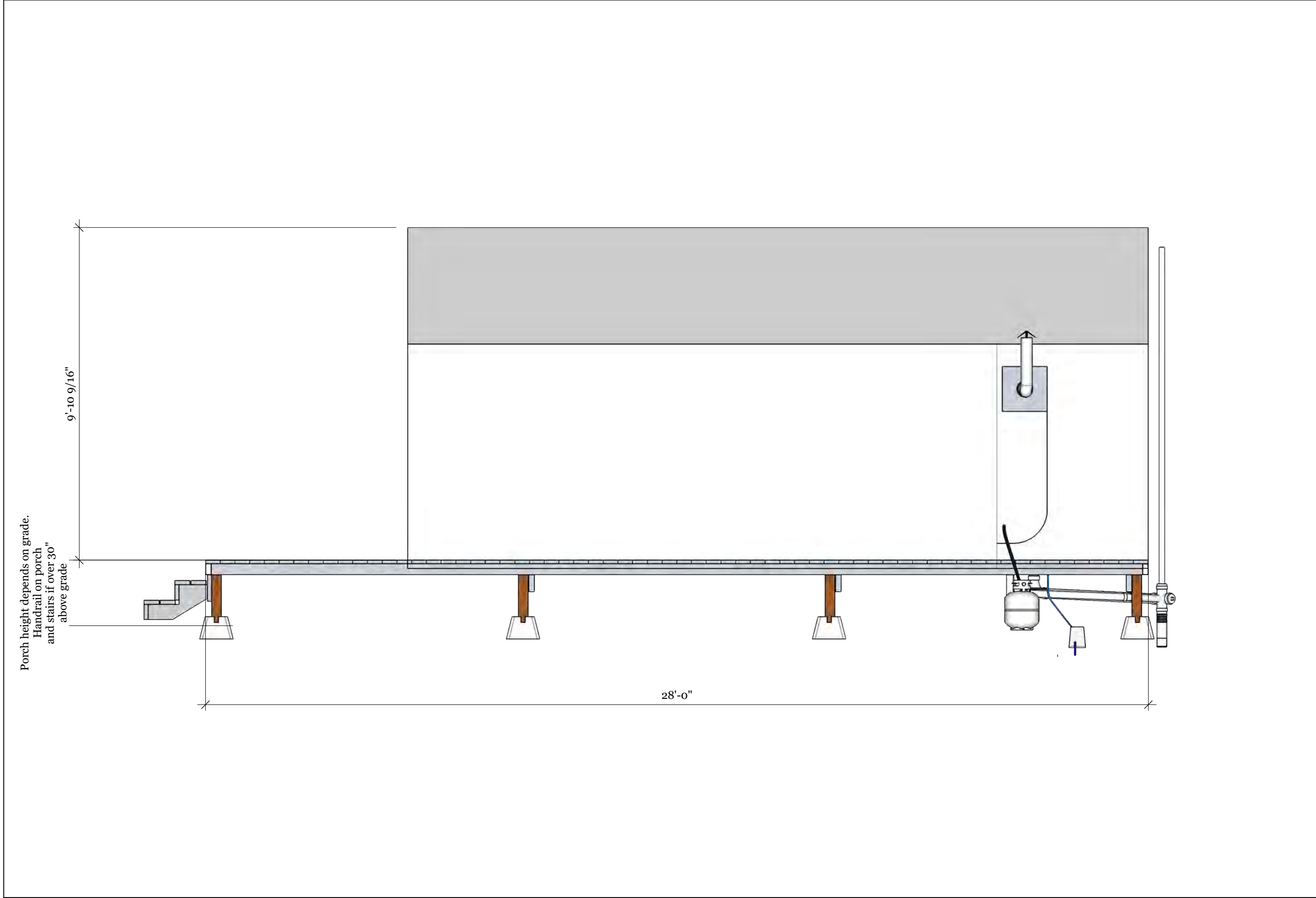




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UNDER CANVAS®
Deluxe/Suite Tent

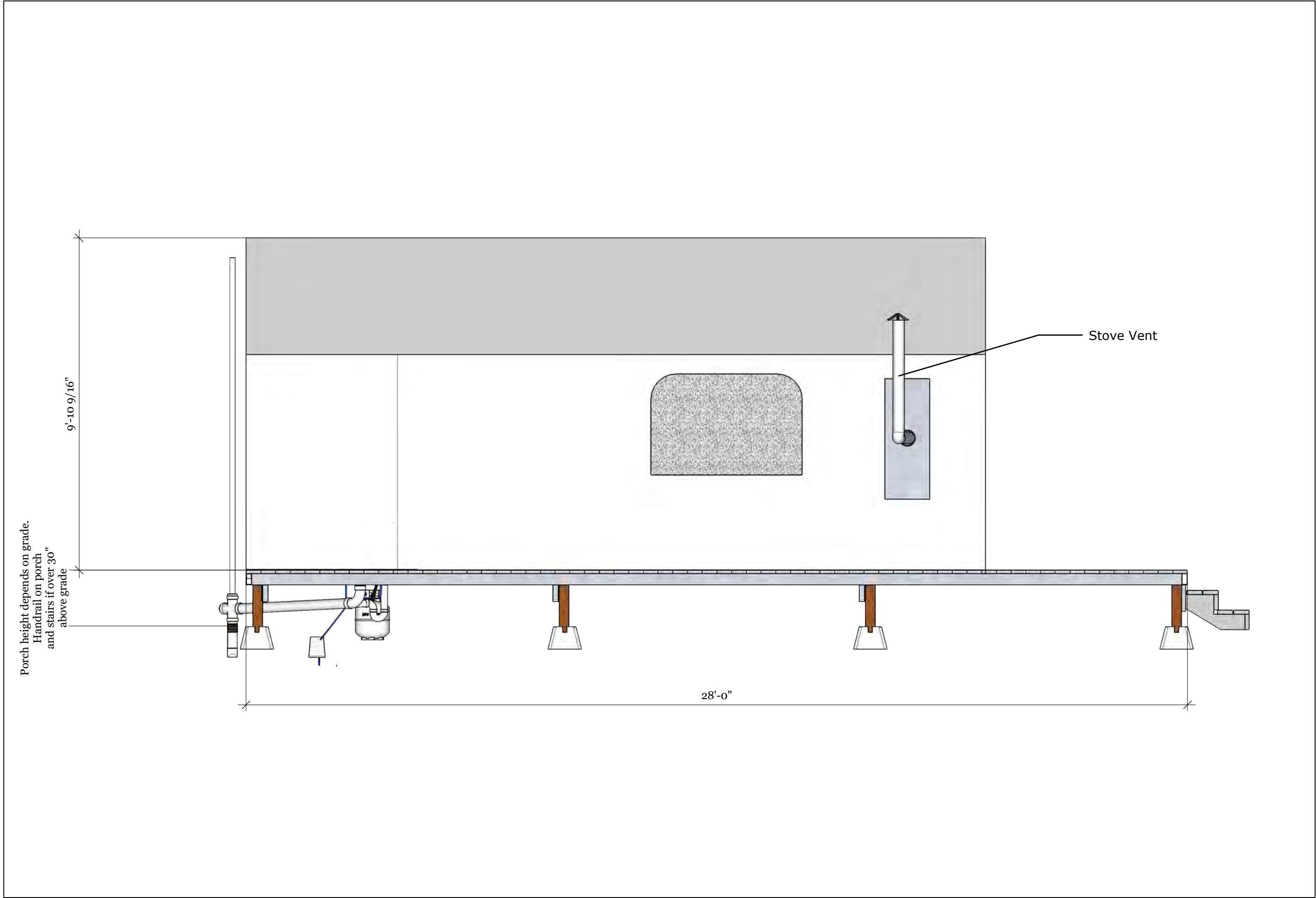
Deluxe Tent



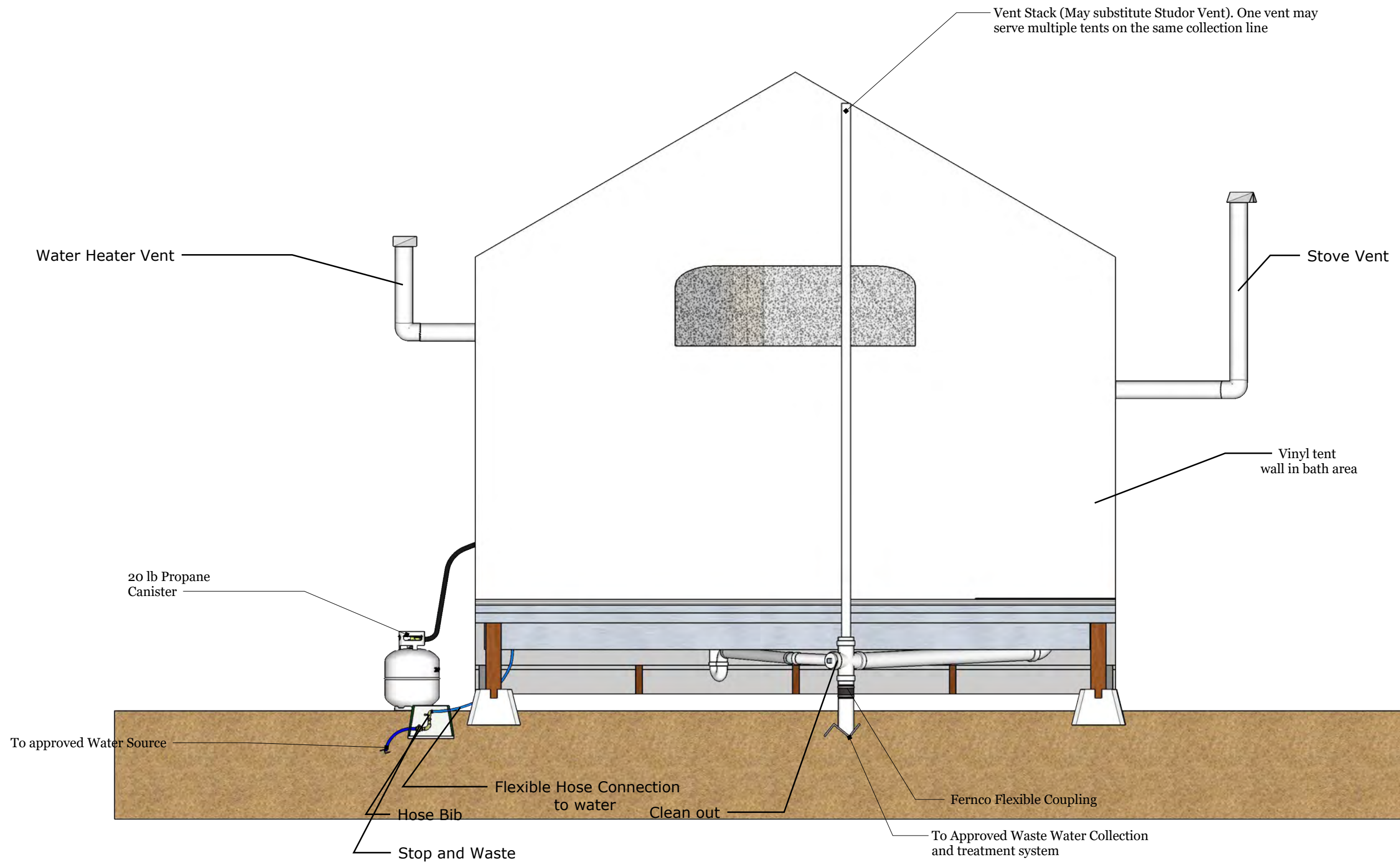
Right Elevation Deluxe


UNDER CANVAS®
 Deluxe/Suite Tent

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		UNDER CANVAS®	
		Deluxe/Suite Tent	
Left Elevation Deluxe		REVISIONS	
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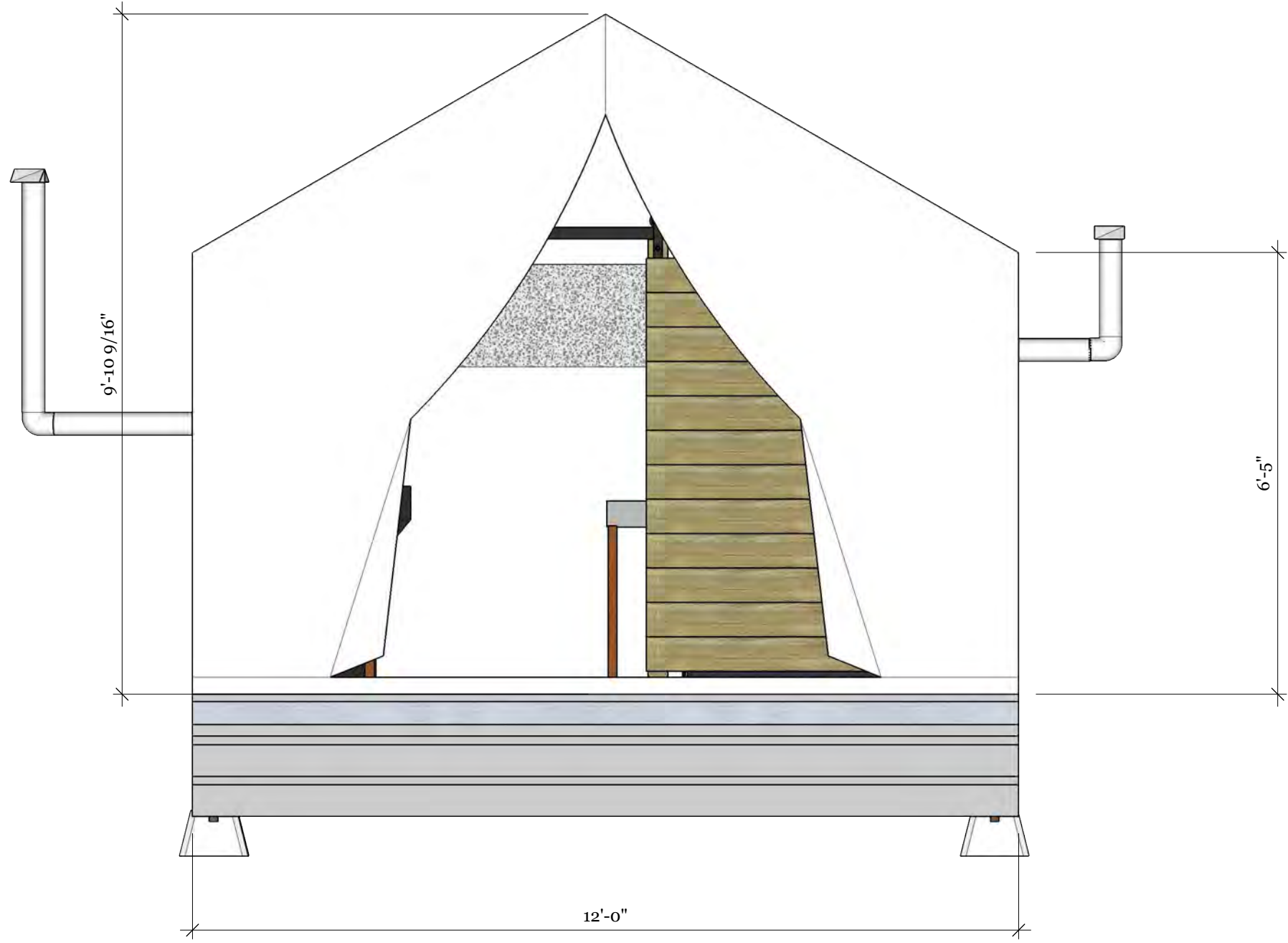


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 UNDER CANVAS®
 Deluxe/Suite Tent

Rear Elevation Deluxe



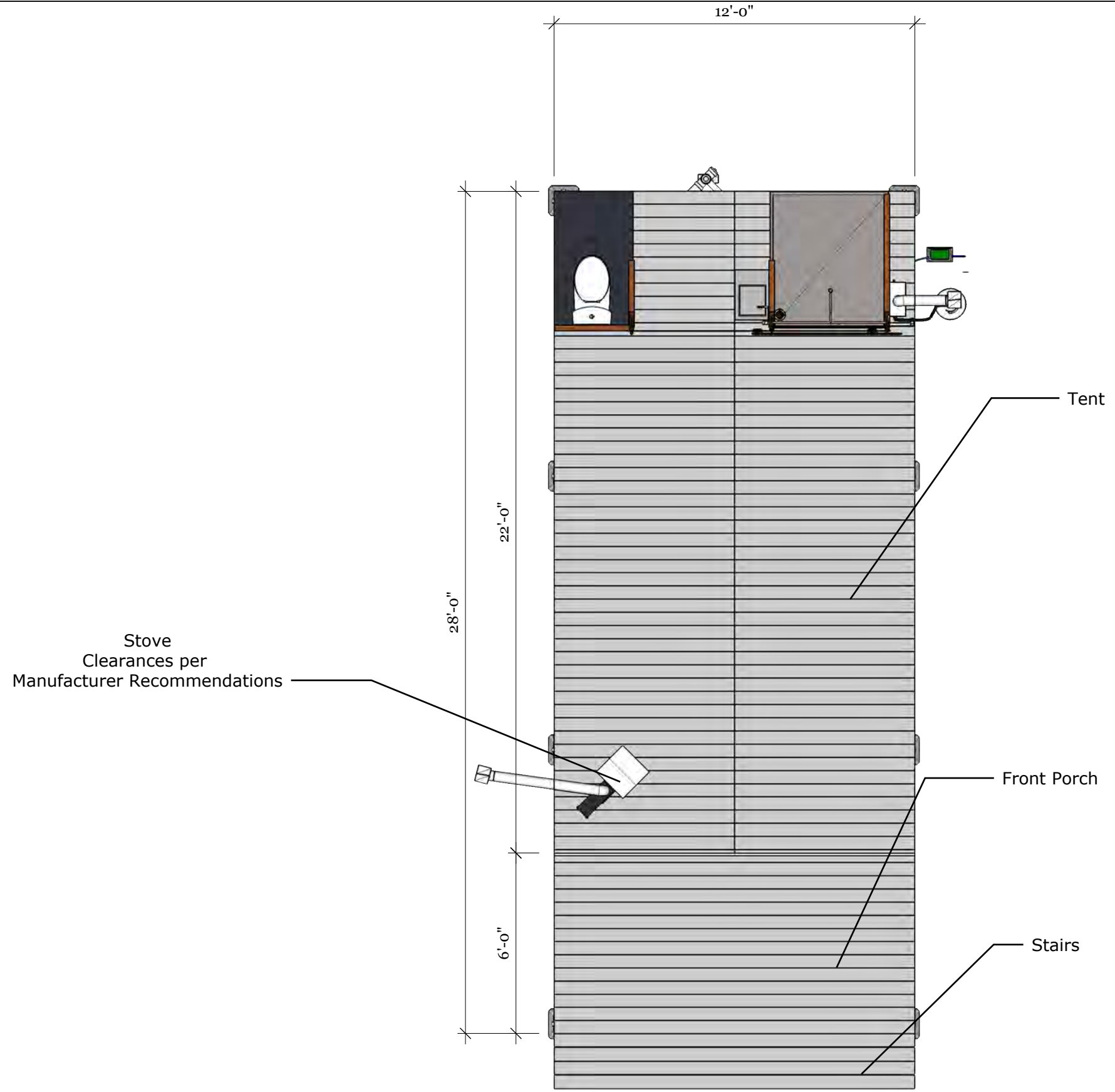
Front Elevation Deluxe



Deluxe/Suite Tent

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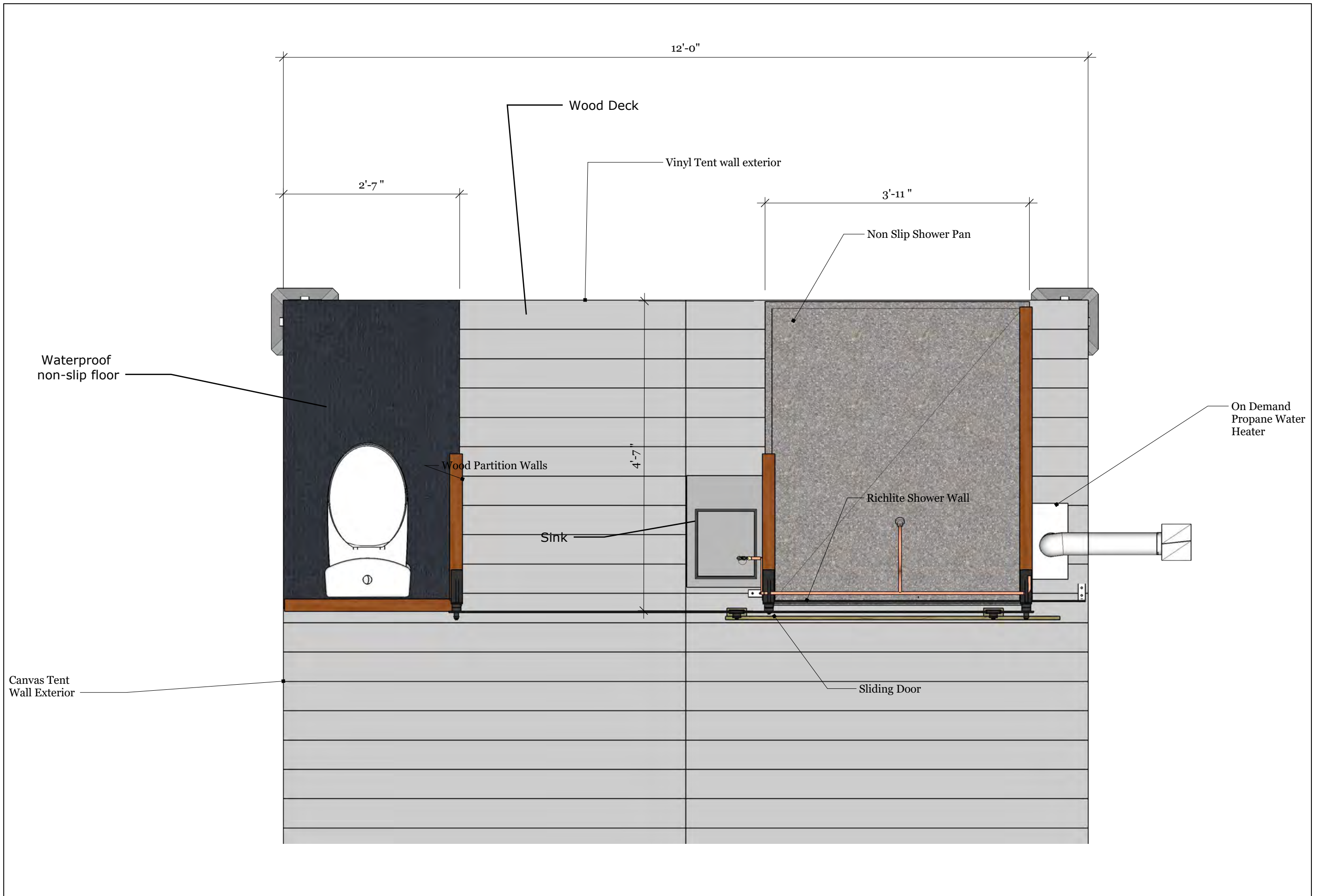
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Plan View Deluxe



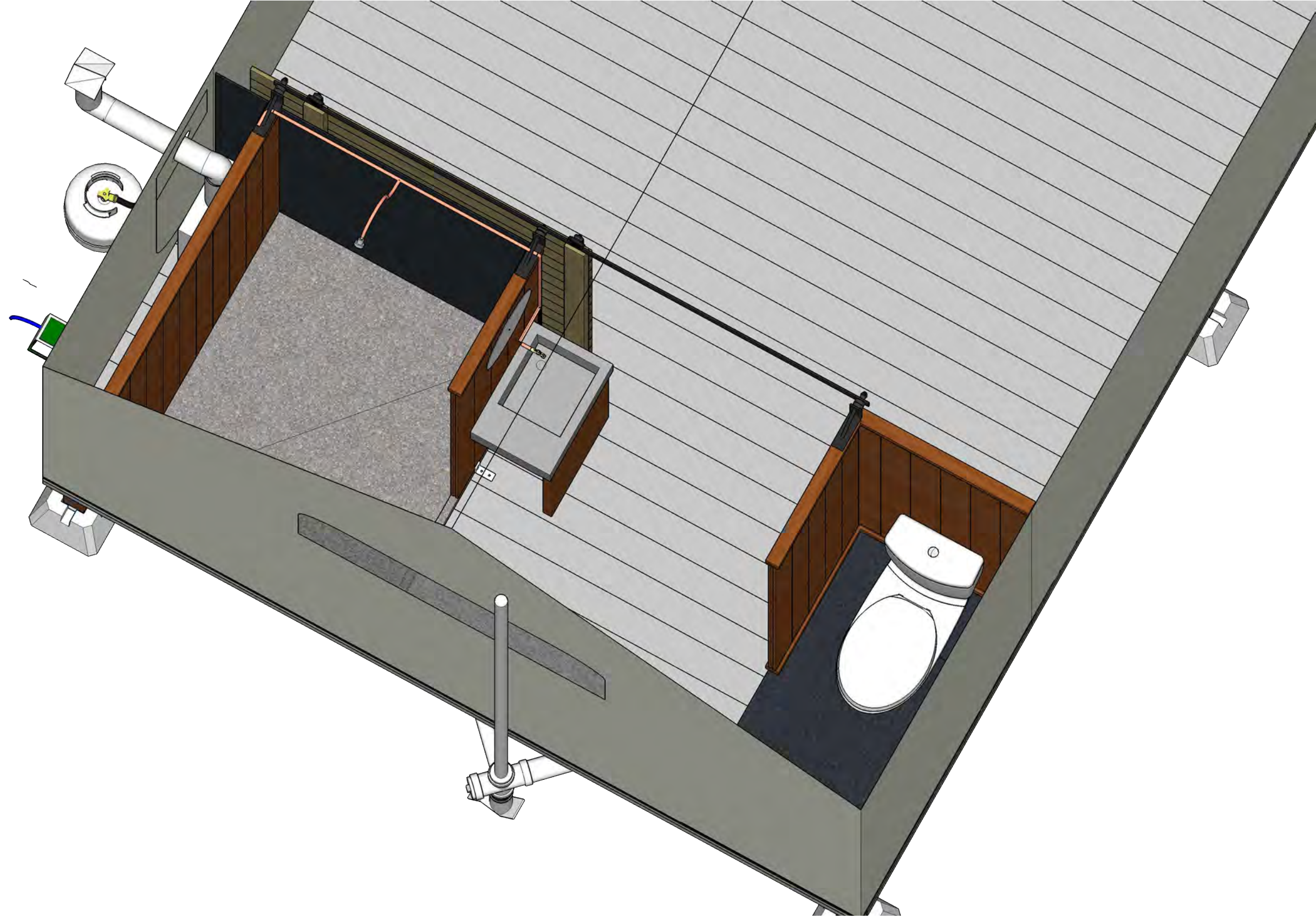


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UNDER CANVAS[®]

Deluxe/Suite Tent

Bathroom Plan View
Deluxe/Suite



Bathroom Perspective View
Deluxe/Suite

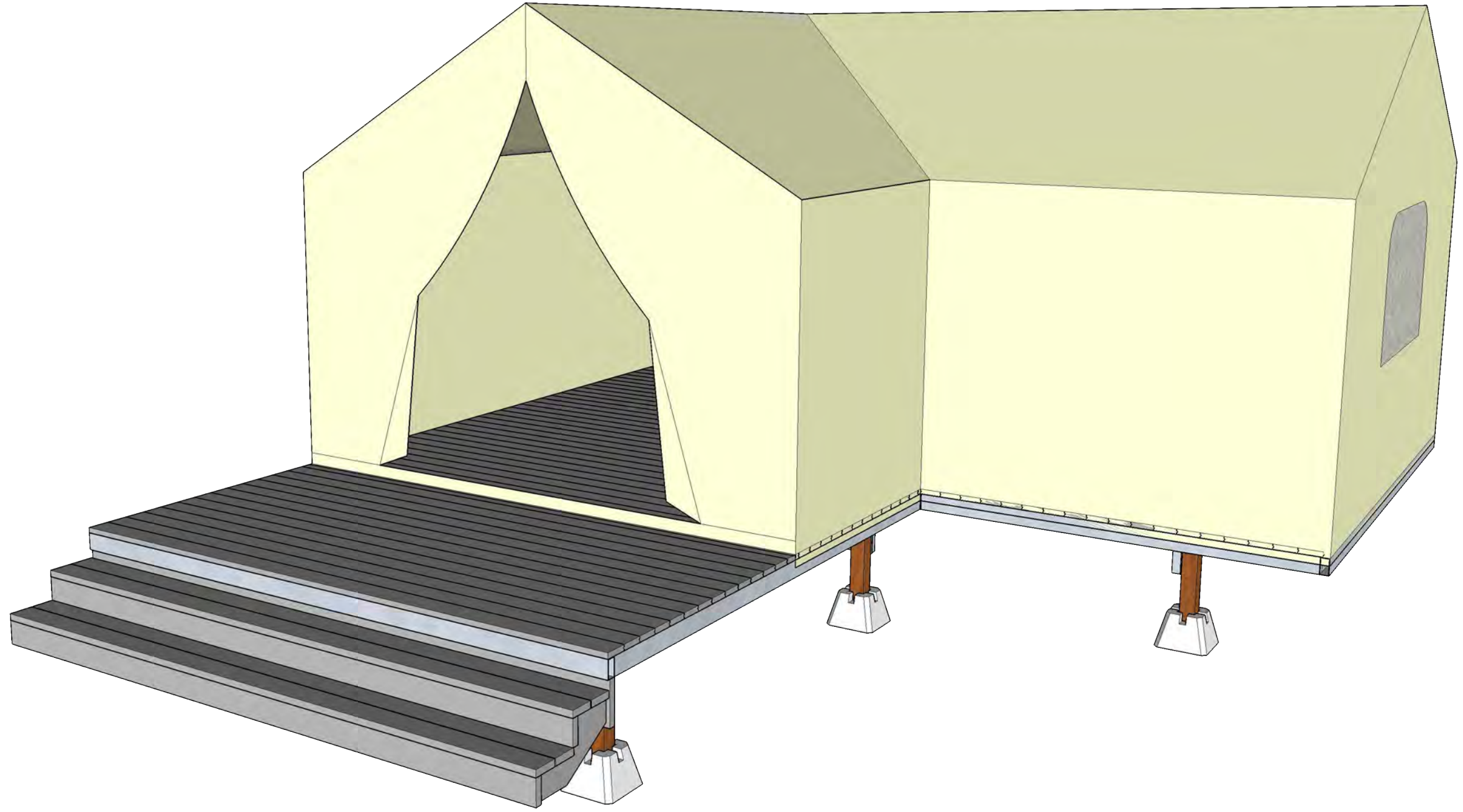


UNDER CANVAS

Deluxe/Suite Tent

REVISIONS

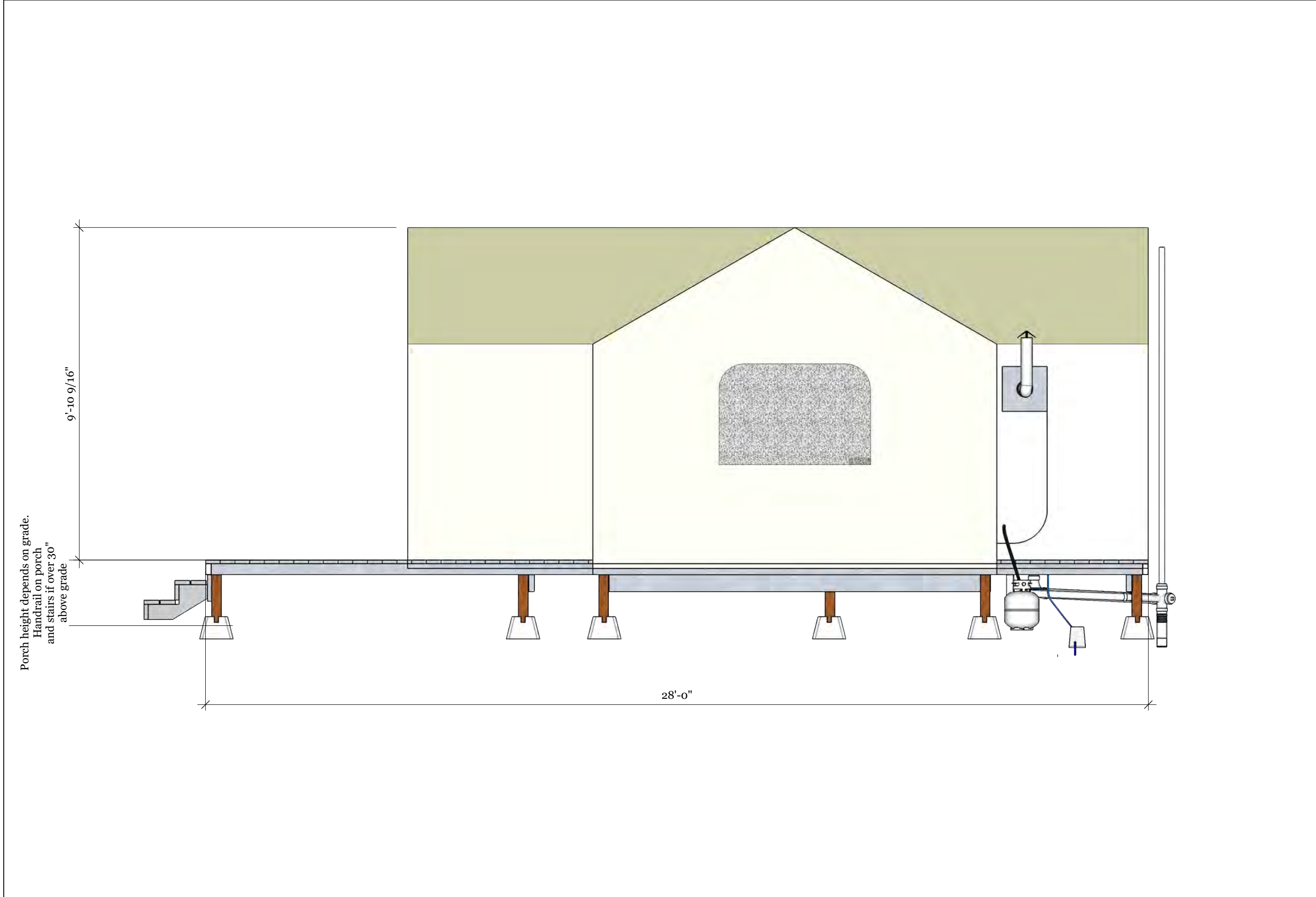
	MM/DD/YY	REMARKS
1	.../.../...	...
2	.../.../...	...
3	.../.../...	...
4	.../.../...	...
5	.../.../...	...



REVISIONS	
MM/DD/YY	REMARKS
1	...
2	...
3	...
4	...
5	...


 UNDER CANVAS®
 Deluxe/Suite Tent

Suite Tent



Porch height depends on grade.
Handrail on porch
and stairs if over 30"
above grade

9'-10 9/16"

28'-0"

Right Elevation Suite



UNDER CANVAS

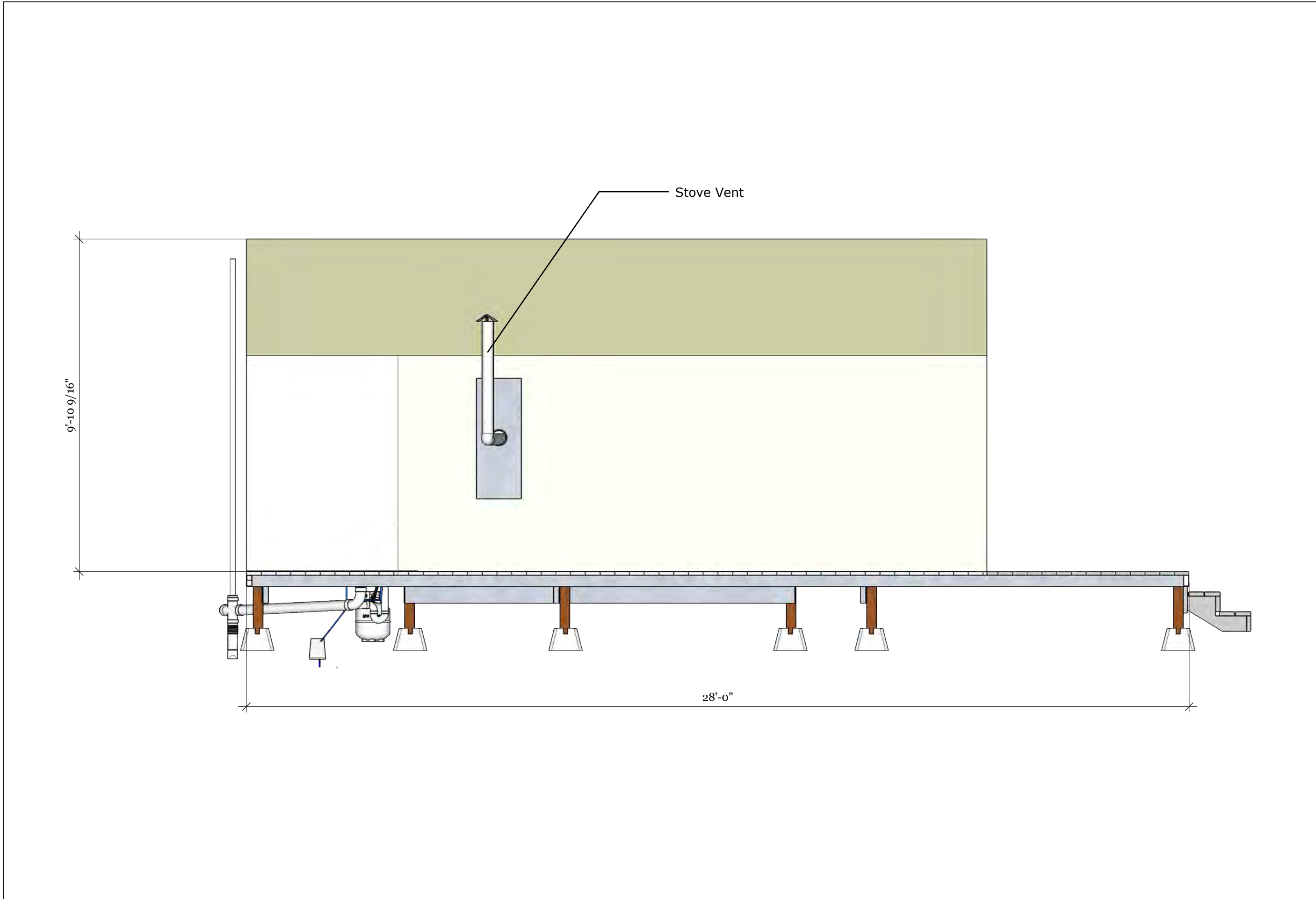
Deluxe/Suite Tent

A

02

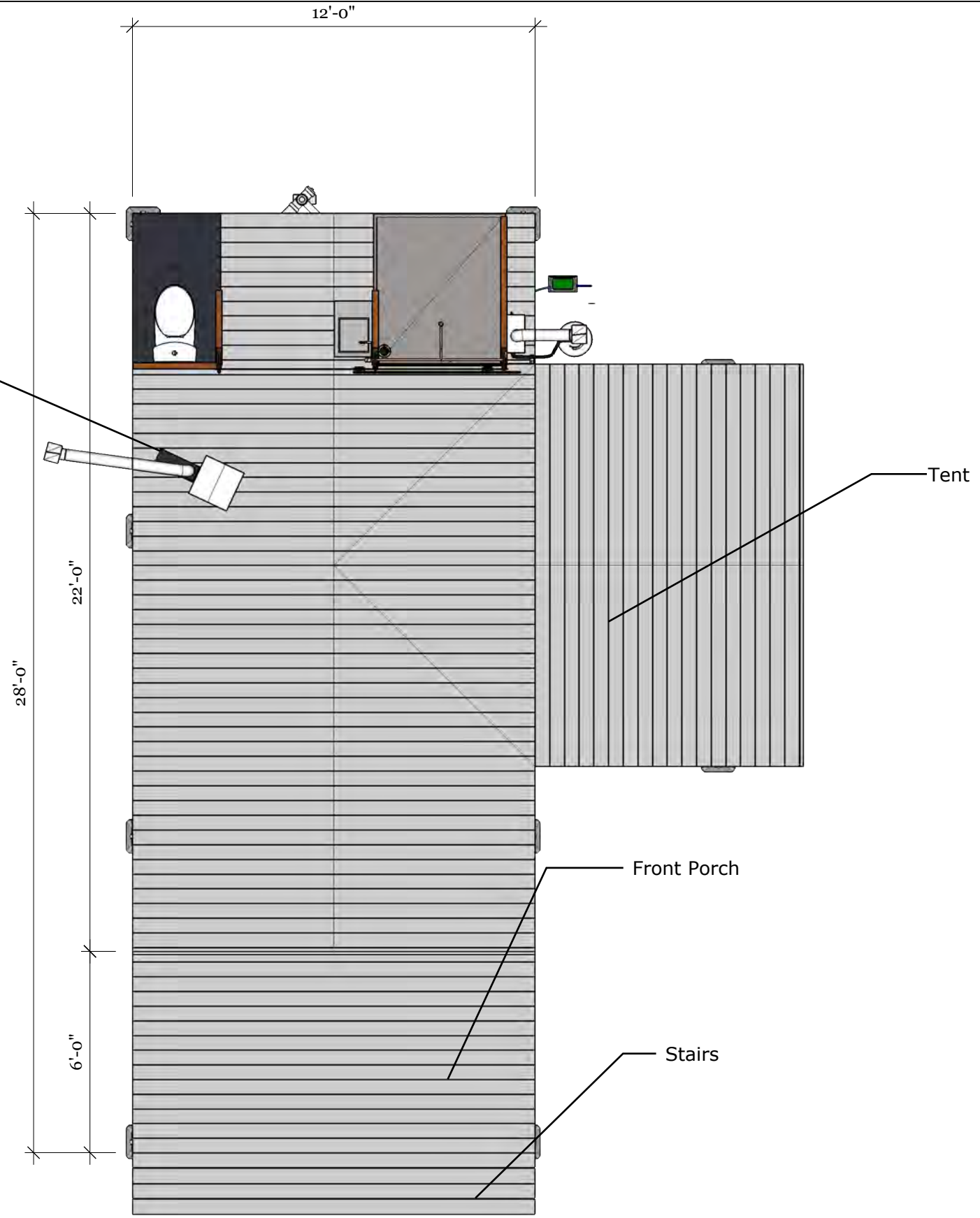
REVISIONS

	MM/DD/YY	REMARKS
1	--/--/--	...
2	--/--/--	...
3	--/--/--	...
4	--/--/--	...
5	--/--/--	...



		REVISIONS	
		MM/DD/YY	REMARKS
Left Elevation Suite	UNDER CANVAS®	1	...
		2	...
		3	...
		4	...
		5	...
Deluxe/Suite Tent			
A	03		

Stove
Clearances per
Manufacturer Recommendations



REVISIONS

NO.	DATE	REVISIONS
1	MM/DD/YY	...
2	MM/DD/YY	...
3	MM/DD/YY	...
4	MM/DD/YY	...
5	MM/DD/YY	...



Deluxe/Suite Tent

Plan View Suite



PRODUCT CODE

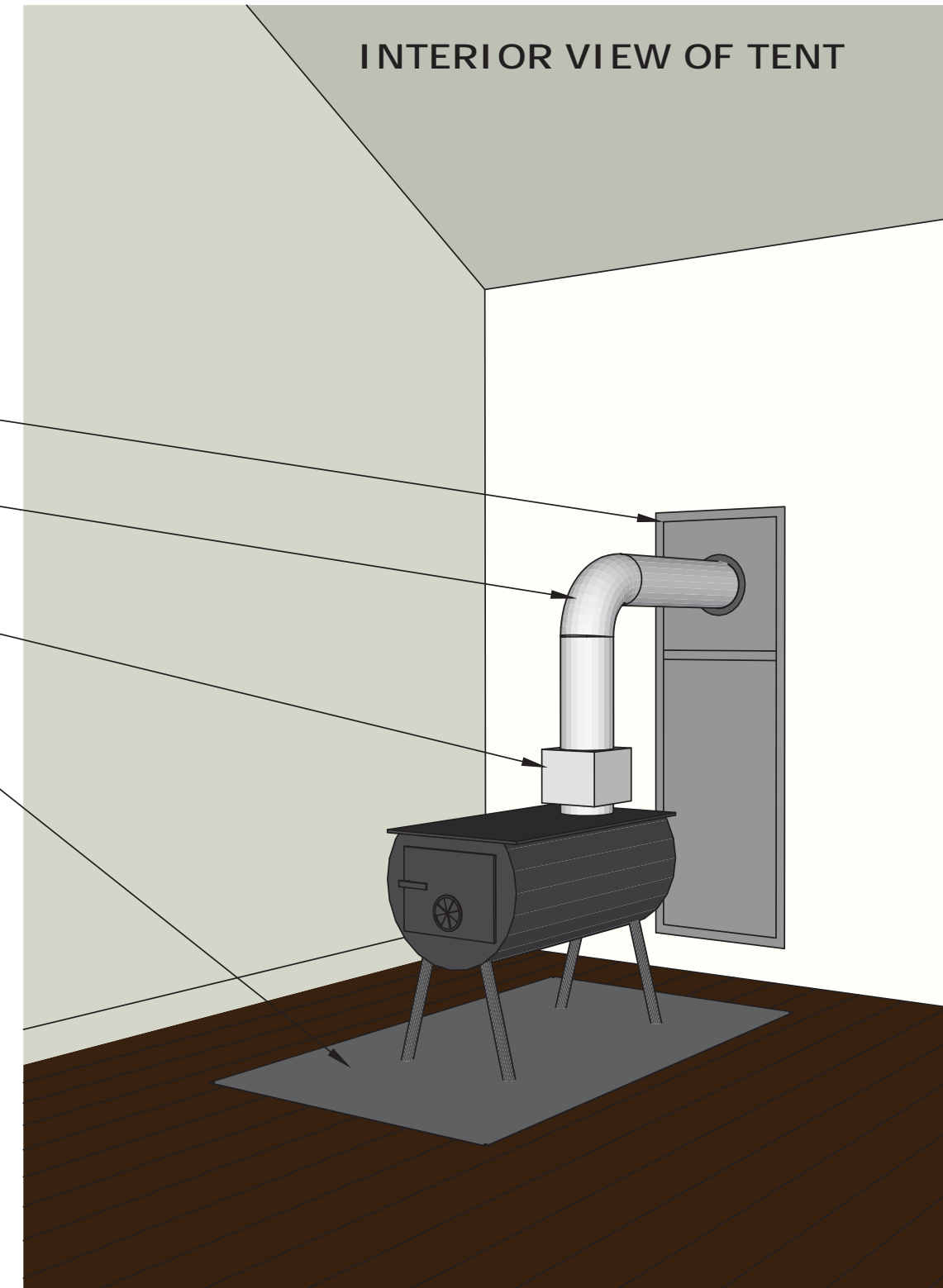
HUNTER

PRODUCT NAME

Hunter Stove Technical Package - Product Overview

Product and Placement Details

- Stove Model: Cylinder Stoves Hunter. See manufacturer manual for details.
- Stove located inside of canvas guest tent. Canvas treated with high quality flame retardant. See materials spec page for certification.
- Stove passes through tent threshold via high heat silicone coated stove jack.
- Stove uses 5" high quality vent pipe. The exterior vent extends 2' beyond roofline to achieve proper clearances and draft.
- In-line spark arrestor prevents embers from entering the vent.
- Stove sits on 22 gauge steel ember protection mat that exceed manufacturers suggested dimensions.





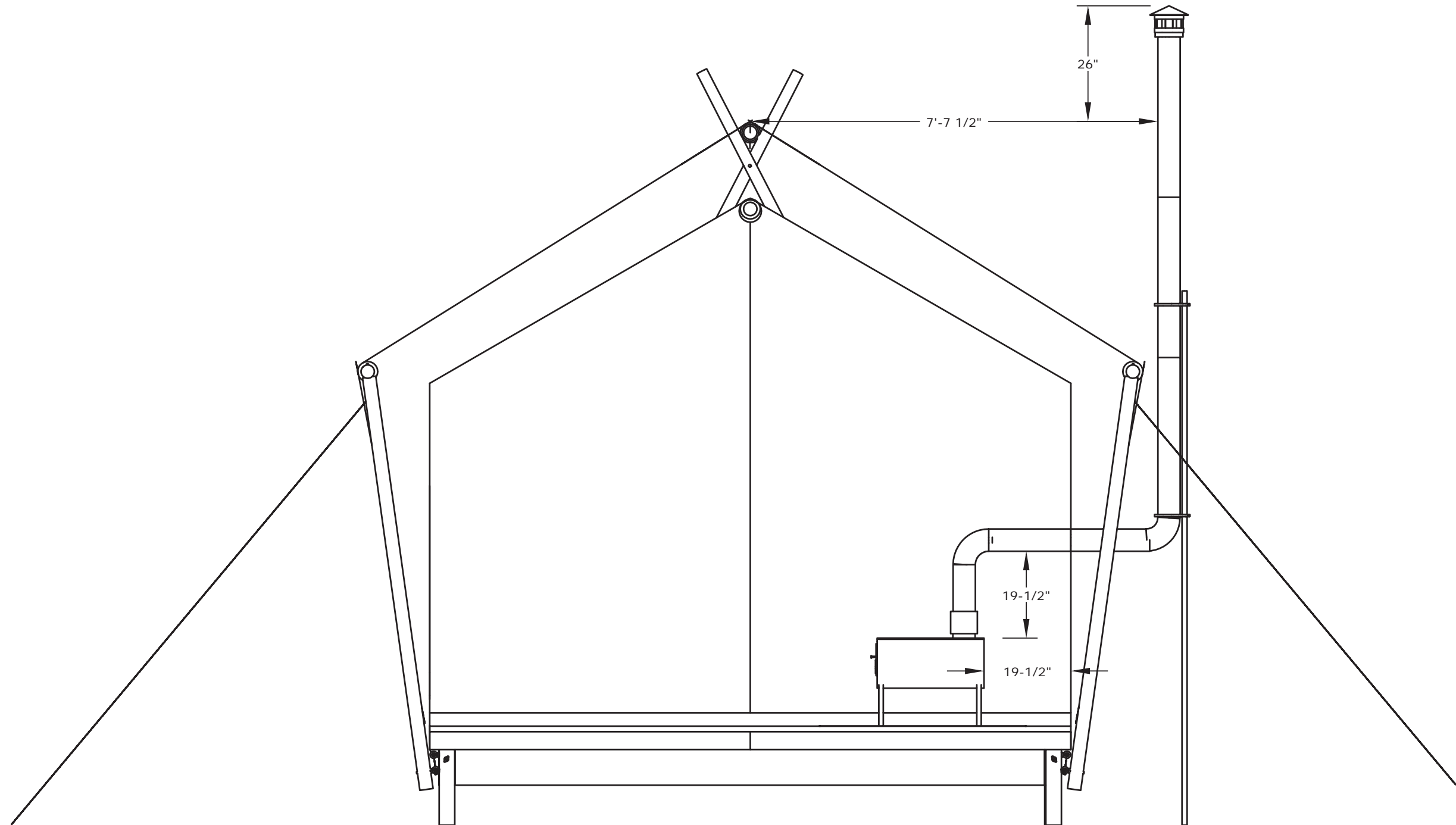
PRODUCT CODE

HUNTER

PRODUCT NAME

Clearances - Vent Pipe - All Tent Styles

INTERIOR BACK VIEW





REV. #	DESCRIPTION	DATE	BY

VERSION #: v1

ISSUED FOR REVIEW
12/27/2019

PROJECT DATA:

PROJECT #: LAUNDRY

OWNER: UNDERCANVAS

TRAILER SIZE: 26 FT

SQUARE FOOTAGE:

TOTAL LIVING AREA: T.B.D.

DRAWING TITLE:
EXTERIOR RENDERING FRONT

DWG. NO.

A-0.1



REV. #	DRAWING REVISIONS	
	DESCRIPTION	DATE

VERSION #: v1

ISSUED FOR REVIEW
12/27/2019

PROJECT DATA:

PROJECT #: LAUNDRY

OWNER: UNDERCANVAS

TRAILER SIZE: 26 FT

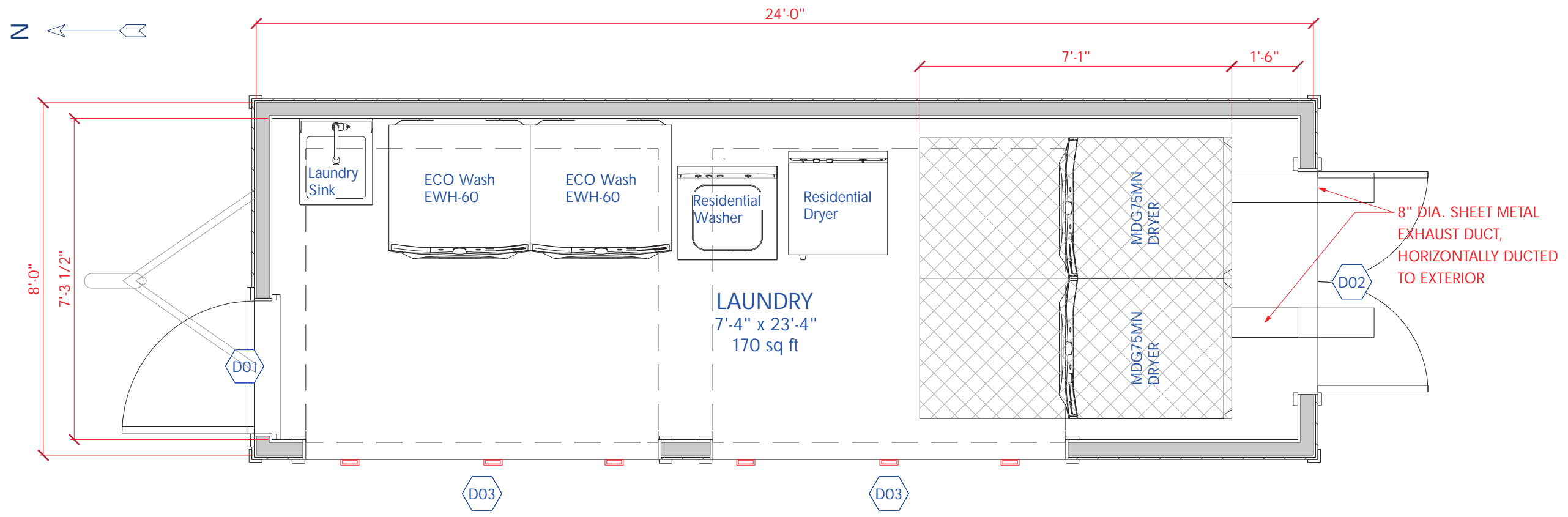
SQUARE FOOTAGE:

TOTAL LIVING AREA: T.B.D.

DRAWING TITLE:
EXTERIOR RENDERING BACK

DWG. NO.

A-0.2



FLOOR PLAN
SCALE: 3/8 in = 1 ft

QUESTIONS:
* MODEL NUMBER FOR COMMERCIAL WASHER?

DRAWING REVISIONS		DATE	BY
REV. #	DESCRIPTION		

VERSION #: v1

ISSUED FOR REVIEW
12/27/2019

PROJECT DATA:

PROJECT #: LAUNDRY

OWNER: UNDERCANVAS

TRAILER SIZE: 26 FT

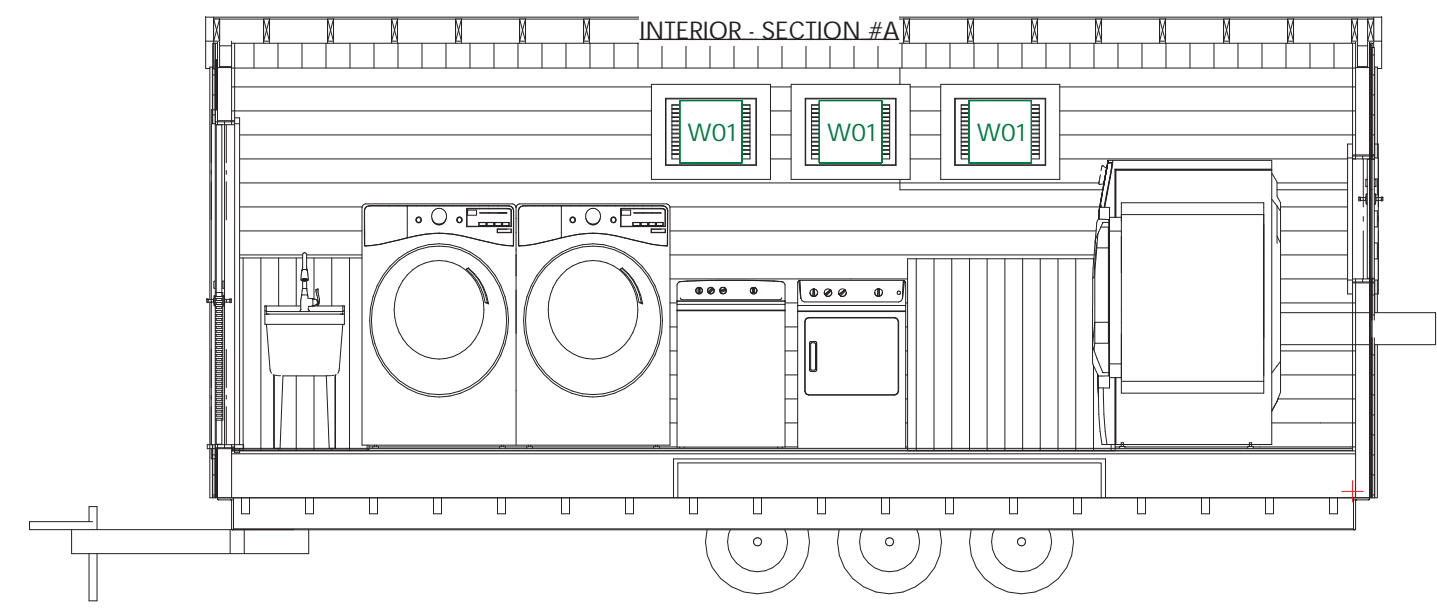
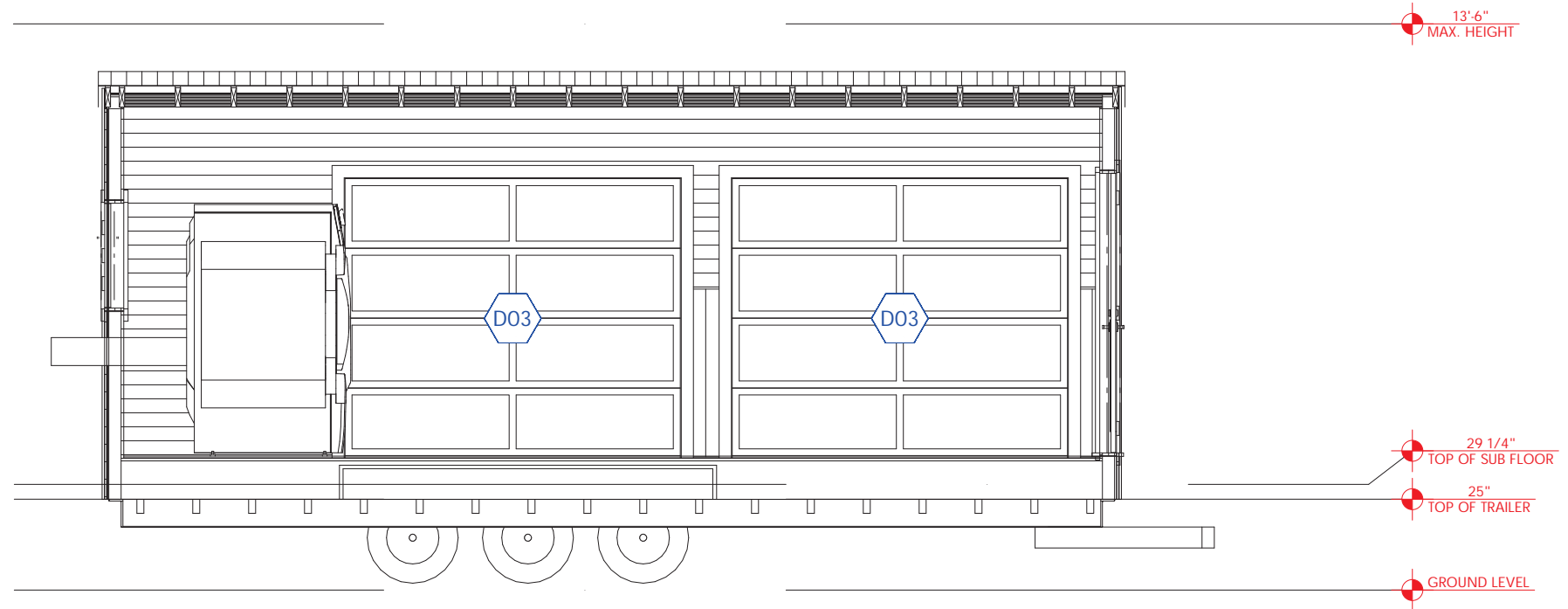
SQUARE FOOTAGE:

TOTAL LIVING AREA: T.B.D.

DRAWING TITLE:
FLOOR PLAN & LOFT PLAN

DWG. NO.

A-1.1



INTERIOR - SECTION #B

REV. #	DESCRIPTION	DRAWING REVISIONS	
		DATE	BY

VERSION #: v1

ISSUED FOR REVIEW
12/27/2019

PROJECT DATA:

PROJECT #: LAUNDRY

OWNER: UNDERCANVAS

TRAILER SIZE: 26 FT

SQUARE FOOTAGE:

TOTAL LIVING AREA: T.B.D.

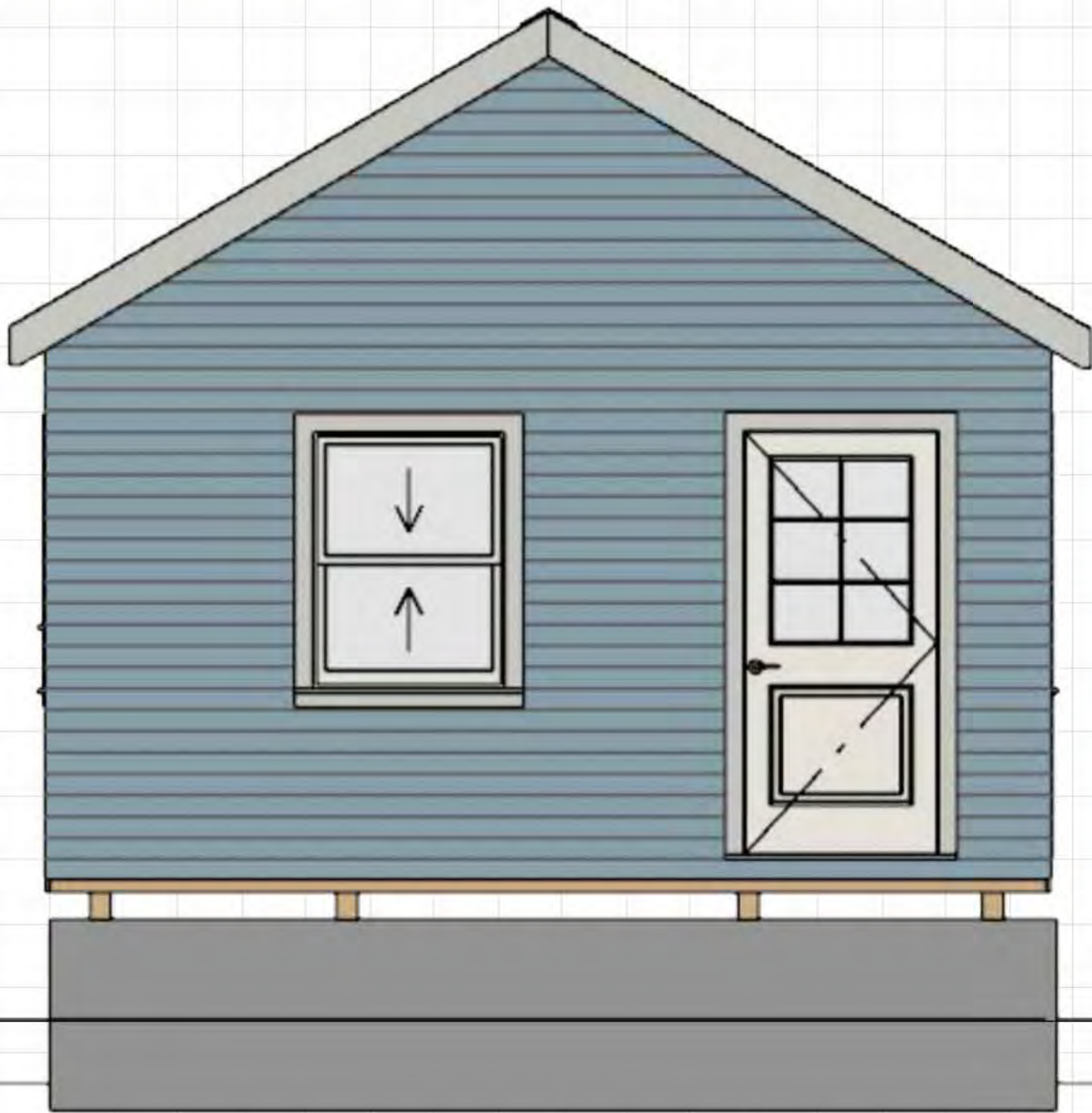
DRAWING TITLE:
INTERIOR ELEVATIONS

DWG. NO.

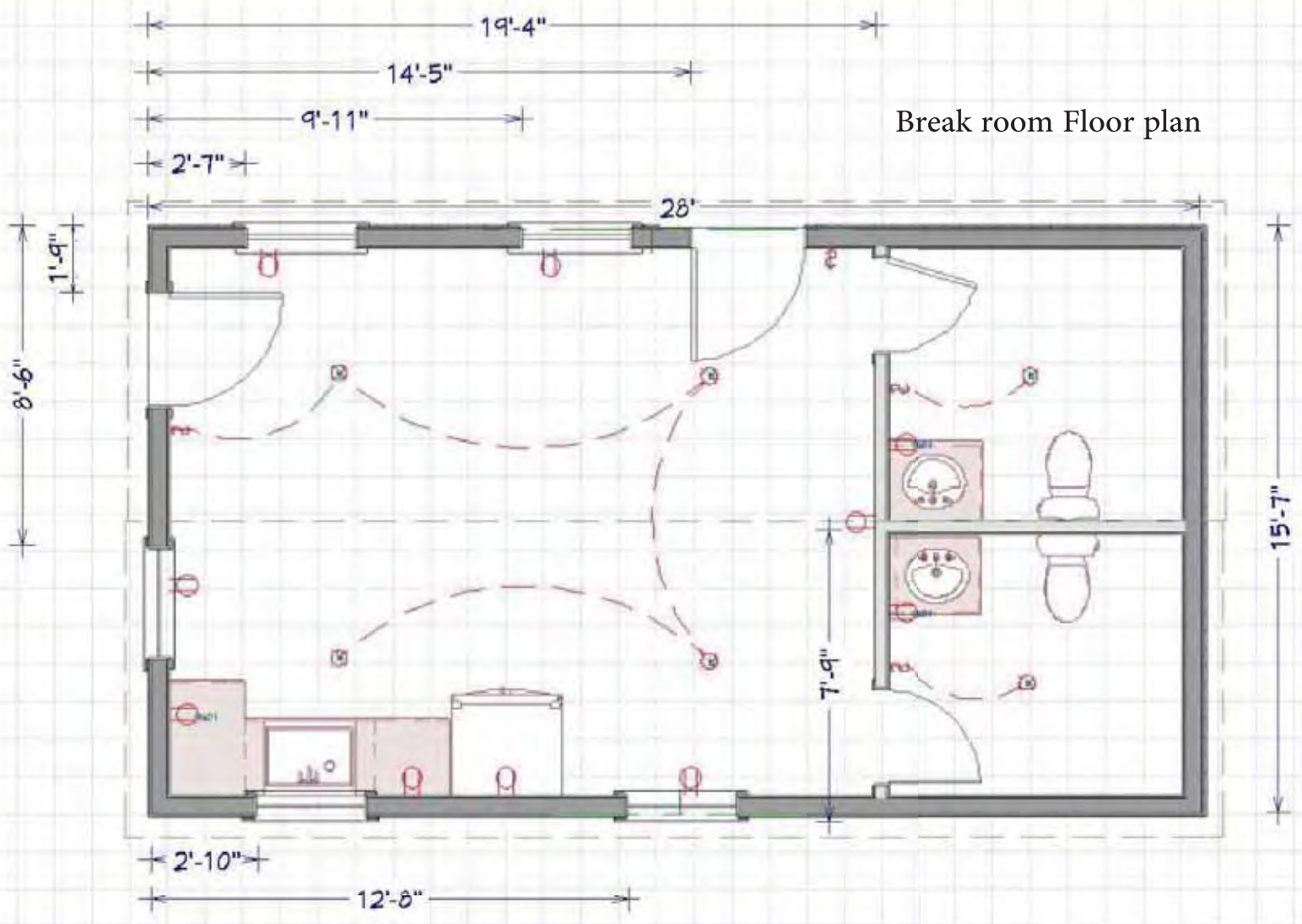
A-2.0

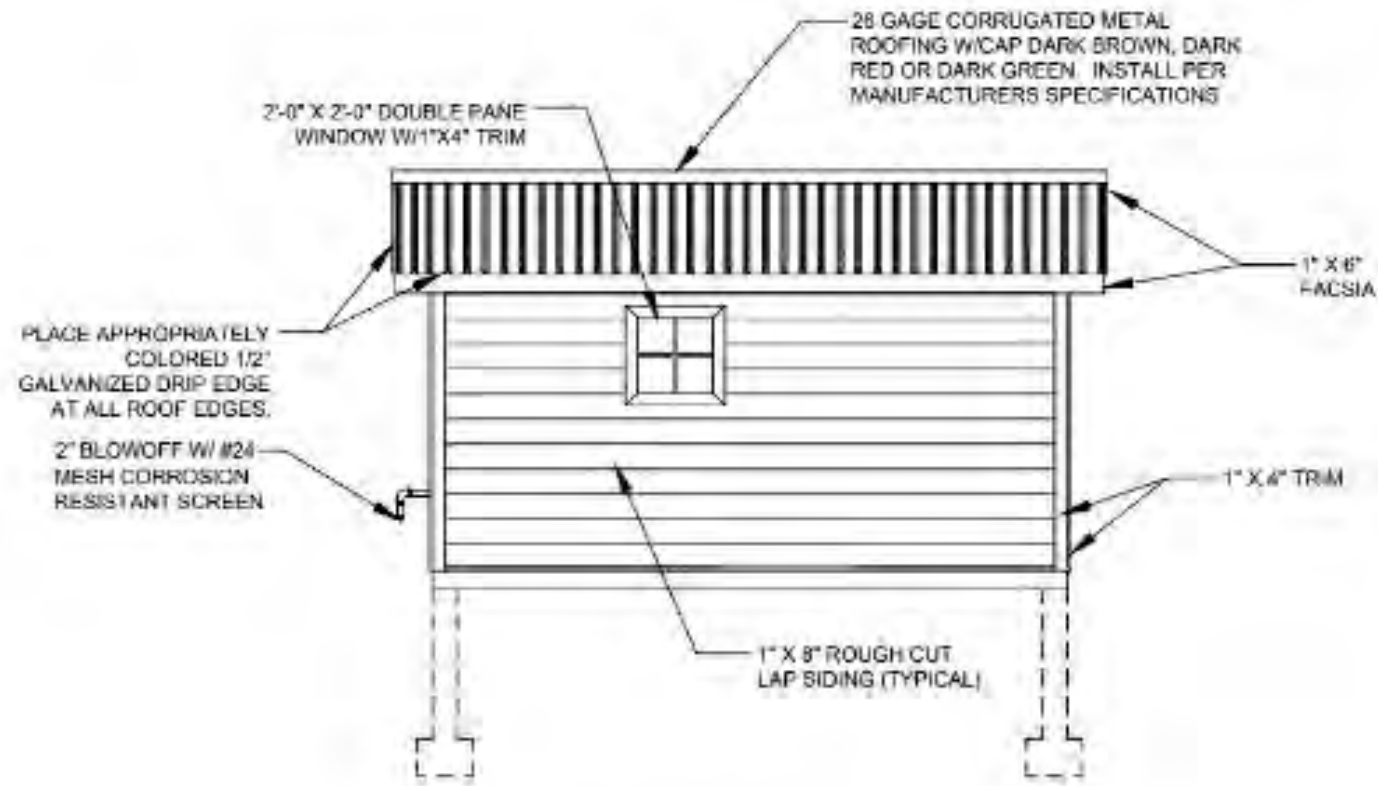
Max height above Grade 24" Minimum 18" below grade
or to contractor specs
Concrete beams 12"-18" wide x the width of the building
Close off with Metal skirting or otherwise



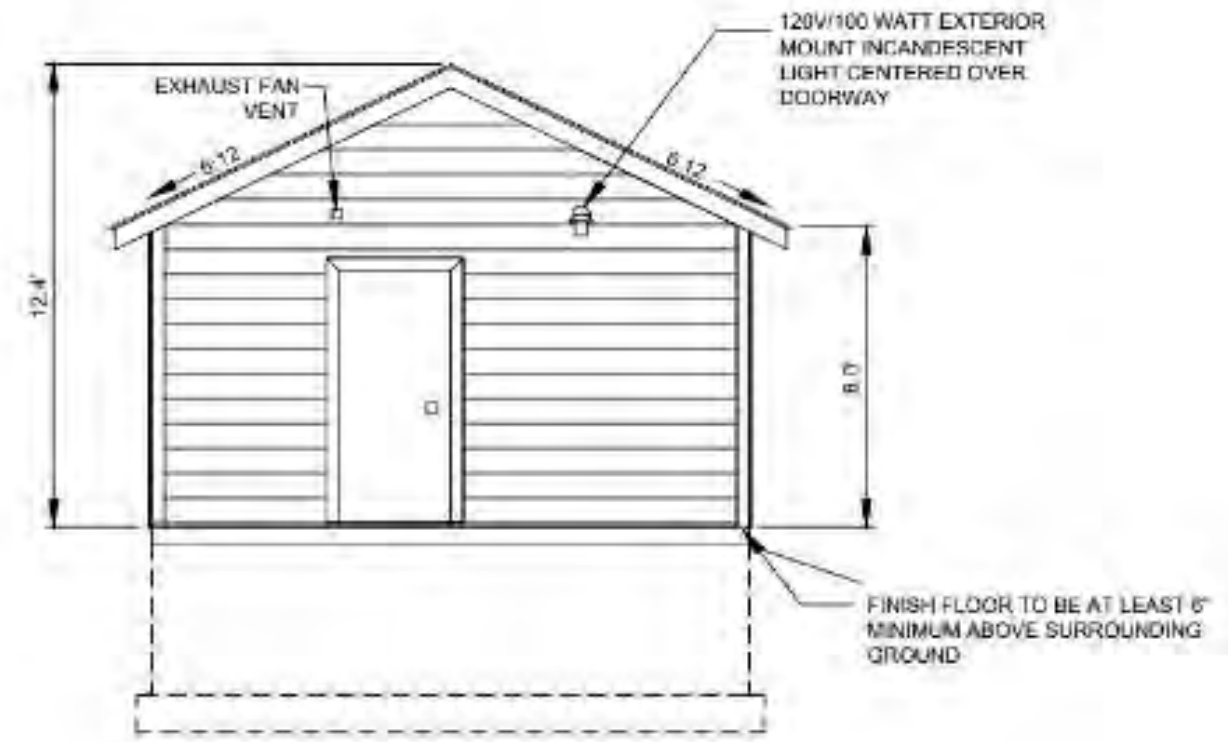


Break room Floor plan

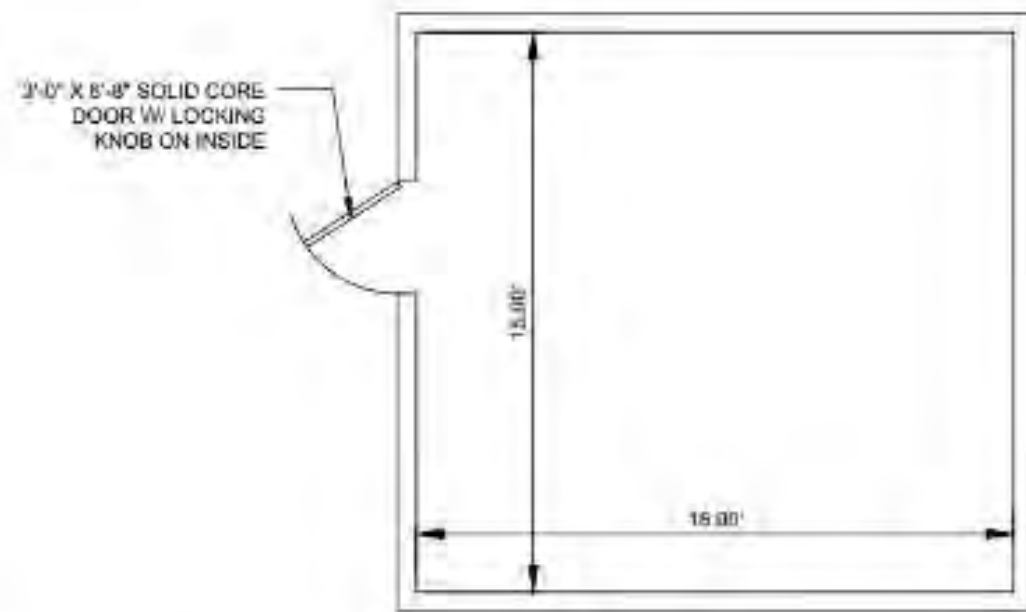




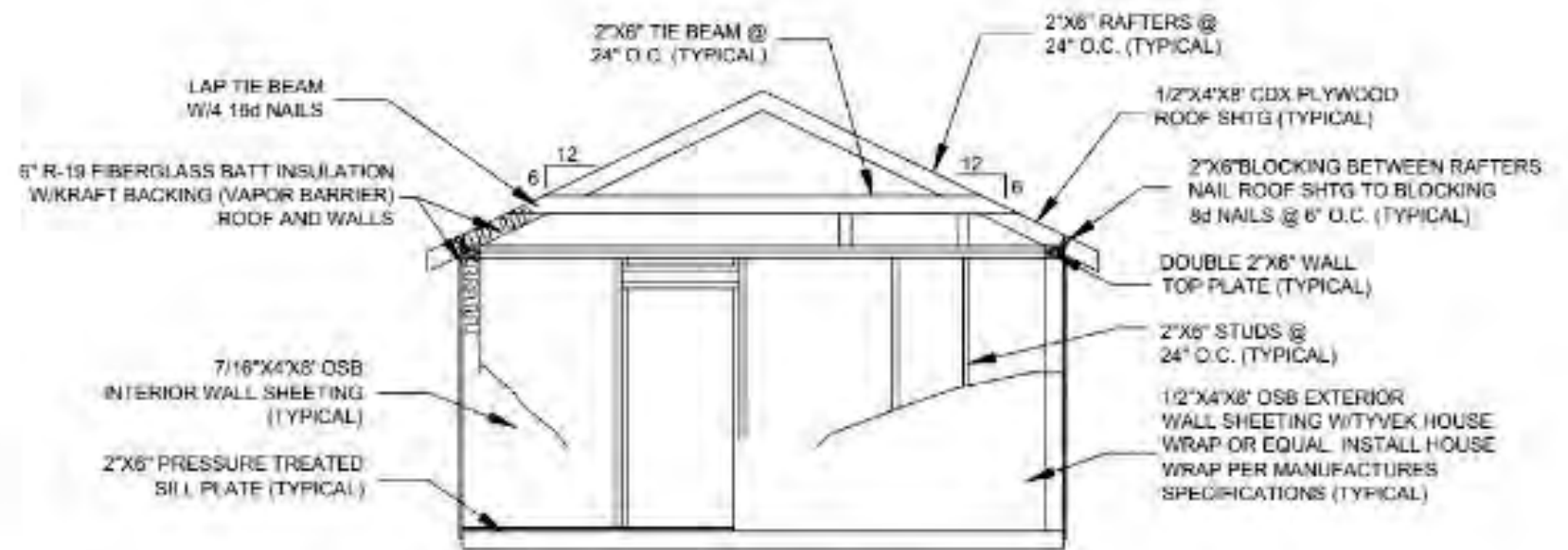
GABLE ROOF SIDE ELEVATION



GABLE ROOF END ELEVATION



FLOOR PLAN



GABLE ROOF FRAMING

Proof of Ownership and Active Farming

RCV'D LEE LANAU COUNTY
2013 FEB 4 PM 12 55

Leelanau County STATE OF MICHIGAN
Dorothy M. Miller Register of Deeds

RECORDED
February 11 2013 01 31 00 PM

RECEIVED
LEELANAU CO. REGISTER OF DEEDS

FEB 11 2013 12:39pm

DPM Liber 1153 Page 946 #2012000253

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: Michael Goodell, as Trustee of the Michael Goodell Revocable Trust UAD 10/21/99, and Mary M. Northcutt, as Trustee of the Mary M. Northcutt Revocable Trust UAD 01/25/1990, whose address is 225 Touraine Road, Grosse Pointe Farms, MI 48236,

CONVEY AND WARRANT TO: Amortas Holdings, LLC, a Michigan Limited Liability Company, whose address is 225 Touraine Road, Grosse Pointe Farms, MI 48236

Property located in the County of Leelanau, Township of Centerville, State of Michigan:

The Northeast $\frac{1}{4}$ of Section 10, Town 29 North, Range 12 West, excepting therefrom a parcel on the West side, and being 9 chains and 50 links in width on the North end and 4 chains on the South end. ALSO, a parcel of land in Section 3, Town 29 North, Range 12 West, described as commencing at the Southeast corner of said Section 3; thence running North 6 chains and 50 links to the center of a public highway, North 68° West, 8 chains and 80 links; thence South 58° West, 13 chains; thence North 87° West, 6 chains; thence North 60° West, 3 chains; thence South 46° West, 5 chains and 85 links to the South line of said Section 3; thence East on said section line, 33 chains to the Place of Beginning.

More particularly described as: A parcel of land being part of the Northeast $\frac{1}{4}$ of Section 10, and part of the Southeast $\frac{1}{4}$ of Section 3, Town 29 North, Range 12 West, described as beginning at the section corner common to Sections 2, 3, 10 and 11, Town 29 North, Range 12 West; thence South 00°12'30" East along the East section line of Section 10, 2662.50 feet; thence North 89°25'25" West along the East-West $\frac{1}{4}$ line of Section 10, 2360.41 feet; thence North 07°50'10" East, 2680.77 feet to the section line between Sections 3 and 10; thence North 60°30'35" West along said section line, 172.08 feet; thence North 46°41'13" East, 410.43 feet to the centerline of Amore Road in Section 3; thence the following bearings and distance along the centerline of said road: South 61°04'29" East, 200.19 feet; thence South 79°05'02" East, 218.32 feet; thence North 78°56'37" East, 181.30 feet; thence North 58°48'02" East, 814.37 feet; thence North 88°07'00" East, 128.68 feet; thence South 68°30'35" East, 497.82 feet to the East section line of Section 3; thence South 00°20'20" East, along the East section line of Section 3, 440.33 feet to the Point of Beginning; EXCEPTING part of the Southeast $\frac{1}{4}$ of Section 3, Town 29 North, Range 12 West, described more fully as follows: Commencing at the South $\frac{1}{4}$ corner of said Section 3; thence South 89°30'35" East, along the South line of said Section 3, 453.69 feet (also recorded as 454.92 feet) for the Point of Beginning; thence North 46°45'26" East, 409.81 feet (also recorded as North 46°41'13" East, 410.43 feet) to the old centerline of Amore Road prior to road improvements and the deed line for the parent parcel; thence South 60°59'55" East (also recorded as South 61°04'29" East), along said centerline, 150.00 feet; thence South 22°34'51" West, 228.47 feet to the South line of said Section 3; thence North 89°30'35" West, along said section line, 342.00 feet to the Point of Beginning.

Tax Parcel ID's 45-002-010-001-00 and 45-002-003-017-00

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, ZONING LAWS AND ORDINANCES AFFECTING THE PREMISES, AND RIGHTS OF THE PUBLIC AND OF ANY GOVERNMENTAL UNIT IN ANY PART THEREOF TAKEN, USED OR DEEDED FOR STREET, ROAD OR HIGHWAY PURPOSES.

Also subject to Right of Way Easement in favor of Cherryland Rural Electric Cooperative Association recorded in Liber 195, Page 584 and Liber 195, Page 609.

TAX CERTIFICATION

LEELANAU COUNTY LELAND, MICHIGAN 2/11/13
I hereby certify that according to our records, all taxes returned to this office are paid for five (5) years preceding the 11th day of February. This does not include taxes in the process of collection by Township Cities or Villages, Board of Review changes, Michigan Tax Tribunal changes, or changes due to Homestead exemptions or corrections.

John P. Gallagher Leelanau County Treasurer

The Grantor grants to the Grantee divisions under Section 108 of the Land Division Act, Act No. 288 of Public Acts of 1967.

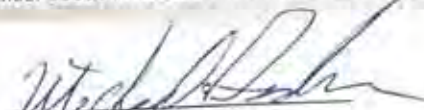
This property may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

For the full consideration No Consideration and EXEMPT under MCL207.526(a) and MCL 207.505(a)

Dated: December 18, 2012


Michael Goodell Revocable Trust UAD 10/21/1999

By:


Michael Goodell - Trustee

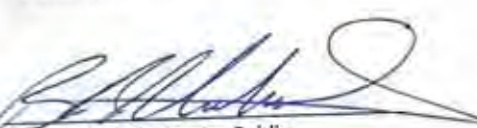
Mary M. Northcutt, Trustee of the Mary M. Northcutt Revocable Trust UAD 01/25/1990

By:


Mary Northcutt - Trustee
Mary M. Northcutt - Trustee

STATE OF MICHIGAN
COUNTY OF WAYNE

The foregoing instrument was acknowledged before me, this 18th day of December, 2012 by Michael Goodell, Trustee of the Michael Goodell Revocable Trust UAD 10/21/99 acting on behalf of the Michael Goodell Revocable Trust UAD 10/21/1999 and Mary M. Northcutt, Trustee of the Mary M. Northcutt Revocable Trust UAD 01/25/1990, acting on behalf of the Mary M. Northcutt Revocable Trust UAD 01/25/1990


Bruce R. Nichols, Notary Public
County of Wayne, State of Michigan
My Commission Expires: January 15, 2018

Drafted By and Return to:
Bruce R. Nichols
18430 Mack
Grosse Pointe Farms, MI 48236

BRUCE R. NICHOLS

ATTORNEY AT LAW
18430 MACK AVENUE
GROSSE POINTE, MICHIGAN 48236
(313) 886-7670
(313) 886-7699 FAX

February 22, 2013

Michael L. Goodell
Mary Northcutt
225 Touraine
Grosse Pointe Farms, MI 48236

Re: **Amoritas Holdings, LLC**

Dear Michael & Mary:

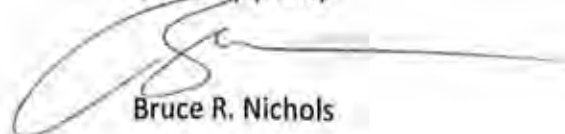
Enclosed please find the original recorded *Warranty Deed* from your respective trusts to Amoritas Holdings, LLC. While this document was made a matter of public record at the Leelanau County Register of Deeds, I suggest you place the deed for safekeeping among your other title documents.

I have also enclosed the original recorded *Affidavit Attesting that Qualified Agricultural Property Shall Remain Qualified Agricultural Property*. This will allow the enhanced real estate tax status of the property to continue. As with the *Warranty Deed*, I suggest you place this affidavit somewhere for safekeeping.

This will complete the real estate transfers from the initial purchase in 2011 through the transfer into the name of Amoritas Holdings, LLC in 2013. Please be certain your insurance agent is aware of the transfer,

If you have any questions, please do not hesitate to contact me. Thank you for your cooperation and assistance in this regard.

Sincerely yours,



Bruce R. Nichols

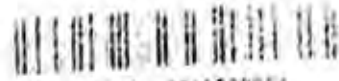
BRN/mf
Encl.

RCVD LEELANAU COUNTY
2013 FEB 4 PM 12 55

Leelanau County STATE OF MICHIGAN
Dorothy M. Miller Register of Deeds

RECEIVED
LEELANAU CO. REGISTER OF DEEDS

FEB 11 2013 12:39pm



Libel: 1102 Page 948 #2013000834

Michigan Department of Treasury
3676 (Rev. 3-10)

This form is issued under authority of P.A. 260 of 2000 and P.A. 378 of 2006. Filing is mandatory.

Affidavit Attesting that Qualified Agricultural Property or Qualified Forest Shall Remain Qualified Agricultural Property

INSTRUCTIONS: This form must be filed to claim that a transfer of property is not a statutory transfer of ownership because the property will continue to be qualified agricultural or qualified forest property. This form must be filed with the register of deeds for the county in which the qualified agricultural property is located and then with the assessor of the local tax collecting unit where this property is located.

1. Street Address of Property EAST AMORE ROAD, LAKE LEELANAU, MI 49653		2. County LEELANAU	
3. City/Township/Village Where Real Estate is Located CENTERVILLE		<input type="checkbox"/> City <input checked="" type="checkbox"/> Township <input type="checkbox"/> Village	
4. Name of Property Owner(s) (Print or Type) AMORITAS HOLDINGS LLC		5. Property ID Number (from Tax Bill or Assessment Notice) 45-002-010-001-00 AND 45-002-003-017-00	
6. Legal Description (Legal description is required; attach additional sheets if necessary) SEE ATTACHED		7. Percentage of This Property Which is Currently and Will Remain Qualified Agricultural Property (#7 does not apply to the Qualified Forest Program) 100%	
8. Daytime Telephone Number		9. E-mail Address	

CERTIFICATION & NOTARIZATION (Notarization necessary for recording with Register of Deeds)

I certify that the information above is true and complete to the best of my knowledge. I further certify that the property noted on this affidavit currently is and will remain qualified agricultural or qualified forest property.

Signed Michael Goodell
Name (Print or Type) Michael L. Goodell
Title Member-Manager

Must be signed by owner, partner, corporate officer, or a duly authorized agent.

State of Michigan
County of Wayne

Acknowledged before me this JAN 21 2013
day of January

By Michael L. Goodell
Notary Signature Bruce R. Nichols
Name of Notary (Print or Type) Bruce R. Nichols

Notary Public, State of Michigan,
County of Wayne
My commission expires: 1/15/2018
Acting in the County of Wayne

Drafter's Name Bruce R. Nichols
Drafter's Address 18430 Mack
Grosse Pointe, MI 48236

LOCAL GOVERNMENT USE ONLY

Is the percentage stated above in number 7 the current percentage of the property that is qualified agricultural property? Yes No N/A (Qualified Forest Only)

If not, what is the correct percentage of the property that is currently qualified agricultural property? _____

Assessor's Signature	Date
----------------------	------

EXHIBIT A

to AFFIDAVIT ATTESTING THAT QUALIFIED AGRICULTURAL PROPERTY OR QUALIFIED FOREST SHALL REMAIN QUALIFIED AGRICULTURAL PROPERTY

PROPERTY DESCRIPTION:

Property located in the County of Leelanau, Township of Centerville, State of Michigan:

The Northeast $\frac{1}{4}$ of Section 10, Town 29 North, Range 12 West, excepting therefrom a parcel on the West side, and being 9 chains and 50 links in width on the North end and 4 chains on the South end. ALSO, a parcel of land in Section 3, Town 29 North, Range 12 West, described as commencing at the Southeast corner of said Section 3; thence running North 6 chains and 50 links to the center of a public highway, North 68° West, 8 chains and 80 links; thence South 58° West, 13 chains; thence North 87° West, 6 chains; thence North 60° West, 3 chains; thence South 46° West, 5 chains and 85 links to the South line of said Section 3; thence East on said section line, 33 chains to the Place of Beginning.

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Tax Parcel ID's 45-002-010-001-00 and 45-002-003-017-00

Drafted by and Return to:
Bruce R. Nichols
Attorney at Law
18430 Mack Avenue
Grosse Pointe Farms, MI 48236



INVOICE

313-590-0521
emily@amoritasvineyards.com

Amoritas Holdings, LLC
5882 E Amore Rd
Lake Leelanau, MI 49653

Mawby Sparkling Wines
Mike Laing
mlaing@mawby.wine
Date: 10/25/21

Project Title: Grapes for Pet Nat
Project Description: Muscat Ottonel, Pinot Gris, Pinot Blanc, and Auxerrois grapes intended for use in Pet Nat production at Mawby; harvested 10/8/21
Invoice Number: 102101
Terms: 30 Days

Description	Quantity (Tons)	Unit Price	Cost
Muscat Ottonel	1.035	\$1,900.00	\$1,966.50
Pinot Gris	0.873	\$1,900.00	\$1,658.70
Auxerrois	3.347	\$1,900.00	\$6,359.30
Pinot Blanc	2.038	\$1,900.00	\$3,872.20
TOTAL	7.293		\$13,856.70

Thank you for your business. It's a pleasure to work with you on your project.
Your next order will ship in 30 days.

Sincerely yours,

Emily Goodell

Bill

French Road Cellars LLC
2300 South French Road
Lake Leelanau, MI 49653

Date	Ref. No.
10/12/2022	2022FRUIT

Vendor
Amoritas

Bill Due	10/22/2022
Terms	
Memo	

PAID

Items

Item	Description	Qty	Cost	Amount	Customer:Job
Grapes/Ton:Grapes/Muscat	Grapes/Muscat, Per Ton	0.92	1,800.00	1,656.00	
Grapes/Ton:Grapes/Pinot Blanc	Grapes/Pinot Blanc, Per Ton	0.299	1,800.00	538.20	
Grapes/Ton:Grapes/Pinot Gris	Grapes/Pinot Gris, Per Ton	1.457	1,800.00	2,622.60	
Grapes/Ton:Grapes/Riesling	Grapes/Riesling, Per Ton	1.31	1,800.00	2,358.00	
Grapes/Ton:Grapes/Auxerrois	Grapes/Auxerrois, Per Ton	1.028	1,800.00	1,850.40	

Item Total : 9,025.20

Bill Total : \$9,025.20

Amoritas Holdings LLC

Timber Sale Contract #1087

10/8/2020 to 12/31/2020

PARTIES to the CONTRACT

This contract is between Amoritas Holdings LLC, represented by Michael Goodell hereinafter called the Landowner, Silver Leaf Sawmill, represented by Bryan Watters hereinafter called the Purchaser. The Landowner's representative shall be Cooper-Gerhart Consulting Forestry LLC, represented by Paul Gerhart hereinafter called the Forester.

SUBJECT of the CONTRACT

The Landowner, having the right to sell, agrees to sell to the Purchaser, who agrees to buy, the timber products described below, in accordance with the specifications and provisions stated below.

TIMBER SALE AREA

The timber sale is located in:

Pts. NE ¼ Sec 10, T29N R12W, Centerville Twp., Leelanau Co., MI

This land shall hereinafter be called the Property.

FINANCIAL TERMS

- 1) **BOND** – The Purchaser shall submit a performance bond, security deposit, or irrevocable letter of credit from an approved financial institution in the amount of **\$2,000**. The bond shall be made payable to the Forester and extend at least until the Completion Date of this contract specified below. The bond must be included with the signed contract when it is returned to the Forester. If the requirements of this contract are satisfied by the Completion Date, the bond shall be returned.
- 2) **STUMPAGE PAYMENTS** – A down payment of \$1000 shall be paid in order to secure the contract. The Purchaser shall pay the Forester within 1 week of the date they receive payment from his buyer or within 1 week of the date the timber is removed from the Property, whichever occurs first. Payments shall be made out to the Forester and mailed to the Forester along with complete receipts for all wood sold to mills, and/or any other buyers. If the Purchaser does not remove merchantable timber that is designated for harvest, he shall, nevertheless, pay the Forester for all such un-harvested products by the completion date at the rates specified below. The Forester shall be responsible for delivering all payments to the Landowner within 1 week of receiving them from the Purchaser.

The following products shall be paid for by the Purchaser at the following rates for all products harvested and scaled:

Veneer sugar maple logs: selling cost minus \$325 per MBF for production and trucking
Sugar maple: Grade 1: \$500 / MBF Grade 2: \$300 / MBF Grade 3: \$120 / MBF
Red Maple: Grade 1: \$400 / MBF Grade 2: \$200 / MBF Grade 3: \$100 / MBF
Basswood, Aspen, Ash, Cherry and Beech logs: \$35 per cord
Hardwood pulp: \$5 per cord

TIMBER CUTTING SPECIFICATIONS

- 1) **COLOR CODES:**
 - a) Blue paint – cutting boundary along edge of properties
 - b) Orange paint – trees to harvest
- 2) **CUTTING SPECIFICATIONS:**
 - a) The cutting areas are shown in the map on Page 4 of this contract. The actual limits of harvest area shall be determined in the field by the Forester in consultation with the Logger.
 - b) Unless otherwise specified by the Forester, only trees marked with orange paint shall be cut.
 - c) Throughout the property **all ash, beech, aspen and ironwood** shall be **harvested**.

- 3) **FELLING** - The Purchaser shall fell all trees designated for cutting even if such trees are not merchantable. Felling shall be done with care to avoid injuring non-harvest trees. Trees not designated for harvest trees shall not be felled unless required for access or unless they are badly damaged (in which case they must be cut and paid for as an addition payment). If undamaged, non-harvest trees are cut for reasons other than for reasonable access or for safety, the Purchaser shall pay for such trees at double the species stumpage bid rate. Stump height shall be kept as low as practical but must not exceed stump diameter unless worker safety dictates a higher cut. Spring poles and hung trees shall be brought to ground level.
- 4) **CUTTING SEASON** - Logging shall be allowed only when, in the Forester's opinion, damage to trees, roots, soil or other resources can be minimized (see No-Rutting Clause below). Purchaser agrees to temporarily suspend operations at the Forester's request if resource damage is occurring.

OTHER WORK SPECIFICATIONS

- 1) **ROADS** - The Purchaser agrees to leave all roads and trails in "as-good-or-better" condition at the completion of the job. At no time shall the Purchaser allow his actions to prevent ordinary uses of the roads. If necessary to meet these conditions, the Purchaser shall grade the roadbed, construct water diversions, place gravel, install culverts, etc. Any existing water diversions shall be maintained in good working condition.
 - a) **PERFORMANCE STANDARDS for HAUL ROADS & SKID ROADS** - At the conclusion of the harvest operation, haul roads and skid roads shall be left in a condition that will:
 - i) Divert runoff water sufficiently to prevent soil erosion problems or access problems.
 - ii) Not impede normal water drainage patterns.
 - iii) Provide good access for future forestry and logging work:
 - (1) Haul roads shall provide good access for log trucks
 - (2) Skid roads shall provide good access for pickup trucks & forwarders.
 - b) **ACCESS PERMITS** - The Purchaser agrees to sign and follow the terms of any access permits that are necessary to traverse land between the Timber Sale Area (see Exhibit B) and public roads. ***It is the Purchaser's responsibility to pay any performance bond associated with the use of the haul roads leading to/from the property.***
- 2) **LANDINGS** - Log landings and log truck turn-arounds will be located by mutual agreement of the Logger and the Forester before operations begin. The Purchaser shall maintain such areas so as to prevent erosion and sedimentation problems.
- 3) **NO-RUTTING CLAUSE** - If logging machinery causes soil rutting more than 12 inches deep in the woods for longer than 50 feet (i.e., off the haul roads and skid roads), the Logger shall go around soft area(s), or suspend operations until conditions improve.

GENERAL PROVISIONS

- 1) **OWNERSHIP of the TIMBER** - The Landowner verifies their ownership of good title to the property and to the timber on it.
- 2) **AUTHORIZATION to LOG** - The Landowner authorizes the Purchaser, the Purchaser's employees, the Logger and the Logger's employees to enter the Property with the necessary vehicles and equipment to perform the logging operation of the purchase.
- 3) **PURCHASER-LANDOWNER RELATIONSHIP** - The Purchaser is an independent contractor and not an employee of the Landowner. The Landowner and Forester have the right to inspect the logging operation at any time. The Purchaser agrees to meet with the Forester and/or the Landowner before the harvest operation begins and at reasonable intervals during logging to discuss progress and/or problems.
- 4) **LIABILITY** - The Landowner is free from responsibility for any injury, death or property damage caused by the Logger's operations on the Property during the tenure of the agreement. The Purchaser shall provide a certificate of coverage of General Liability Insurance and Auto Liability Insurance.
- 5) **WORKER'S COMPENSATION INSURANCE** - The Purchaser certifies compliance with the Michigan Worker's Compensation Statutes, or if not applicable, must show proof of liability insurance on his person, employees, and equipment.
- 6) **FIRE, WASTE & HAZARDOUS MATERIALS** - The Purchaser shall exercise care at all times against wildfire and shall not dispose of any waste on the Property. If an accidental spill of a hazardous substance (e.g., fuel, lubricant, hydraulic fluid, etc.) occurs, the Purchaser shall immediately undertake cleanup actions and inform the Forester, the Landowner, and relevant authorities.
- 7) **LAWS** - This contract shall be governed by the laws of the State of Michigan. The Purchaser shall observe all federal, state, and local laws and regulations related to roadwork, timber harvest, and timber removal, especially the MIOSHA safety standards for logging.

- 8) **CONTRACT VIOLATIONS** - The Forester may suspend operations, including removal of cut timber, if, in his judgment, the conditions of the contract have been violated. Continued violations are sufficient grounds for termination of the contract and forfeiture of the bond.
- 9) **DISPUTE RESOLUTION** - In the event of dispute over the terms of this contract, the parties shall first attempt to resolve their differences through mediation session(s) administered by Conflict Resolution Services (231) 941-5835. Costs of mediation shall be shared equally by the Landowner and the Purchaser.
- 10) **NOTIFICATION OF COMPLETION** - The Logger shall notify the Forester at least 1 week before the final removal of logging and road maintenance equipment from the Property.
- 11) **HEIRS, ETC.** - This contract is binding on all heirs, executors, administrators, successors, and assigns of the Purchaser and the Landowner.
- 12) **NATURAL DISASTERS** – If a significant amount of the timber scheduled for this harvest is destroyed or heavily damaged by natural disasters, such as wind storms, fires, or disease, the parties shall renegotiate the stumpage prices.

COMPLETION DATES

All terms of the contract shall be completed before **12/31/2020**. If extenuating circumstances occur, as judged by the Forester, the Landowner shall agree to a short (no more than six months) extension of the contract period. Otherwise, after the completion date, the contract is null and void, all rights to the remaining timber return to the Landowner, and the bond shall be forfeited.

SIGNATURES - The conditions and terms described above are hereby accepted and authorized by:

LANDOWNER: _____ Date: _____

Amoritas Holdings LLC, represented by Michael Goodell

PURCHASER: _____ Date: _____

Silver Leaf Sawmill, represented by Bryan Watters, Procurement Forester

FORESTER:  _____ Date: 10/8/2020

Cooper-Gerhart Consulting Forestry LLC, represented by Paul Gerhart, President

Agency Reviews

LEELANAU COUNTY ROAD COMMISSION APPLICATION AND PERMIT

to construct, operate, maintain use and/or remove within a
County Road Right-of-Way

Board of County Road Commissioners of Leelanau County, Michigan
10550 E Eckerle Road Suttons Bay 49682 (231) 271-3993

Permit Number <u>36.23C</u>
Issuance Date <u>10/20/2023</u>
Final Approval _____

FAXED COPIES OF THIS PERMIT ARE NOT ACCEPTABLE AS A FORMAL APPLICATION.

If applicant hires a contractor to perform the work, BOTH assume responsibility for the provisions of this Application and Permit.

Applicant	Contractor/Agent
Name: <u>Amoritas Holdings LLC</u>	Name: _____
Mailing Address: <u>6701 East Duck Lakd Rd</u> <u>Lake Leelanau, MI 49653</u>	Mailing Address: _____
Phone: <u>(231) 994-2300</u> Fax: _____	Phone: _____ Fax: _____
Email: <u>emily@amoritasvineyards.com</u>	Email: <u>emily@amoritasvineyards.com</u>

Applicant/Contractor agrees to the terms of the permit.

<u>[Signature]</u> Applicant's Signature	_____ Contractor's Signature
Title <u>Managing Member</u> Date <u>09/08/23</u>	Title _____ Date _____

It is the responsibility of the applicant/agent to flag the proposed driveway location so the Inspector will be able to determine the exact proposed location. Failure to flag may result in considerable delay. Any construction performed before receipt of the original permit may not meet Road Commission standards and is subject to additional fees, revision, or removal at the Road Commission's request. Applicant and/or Contractor request a permit for the purpose indicated in the attached plans and specifications at the following location: **WHEN COMPLETED YOU MUST CALL FOR FINAL INSPECTION.** Page two of permit must be included and initialed at the bottom acknowledging applicant has read provisions of permit prior to submitting application.

Address 5882 E Amore Rd Township Centerville Sec 10 T 29 N, R 12 W

Other _____
New driveway Paving _____ Use of Existing _____ Residential _____ Commercial _____ Other _____

DO NOT WRITE BELOW THIS LINE

Land Division Approval No. _____ Approx. location of Drive _____ Feet _____ of the _____ Property Line
PERMIT

A permit is granted in accordance with the foregoing application for the period stated above, subject to following terms agreed to by the Permit Holder. When Applicant hires a Contractor the "Permit Holder" is the Applicant and the Contractor.

Terms of the Permit:

SEE ATTACHED PAGE FOR TERMS OF PERMIT.

RECOMMENDED FOR ISSUANCE:

STANDARDS AND SKETCH "_____" INCLUDED.

INSPECTOR: C. m. B. P.E.

TITLE: Engineer

DATE: 10/19/2023

See Back for Additional Requirements

Rev. May, 2008

Pl 200 ck 2070 A21425

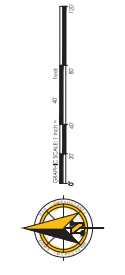
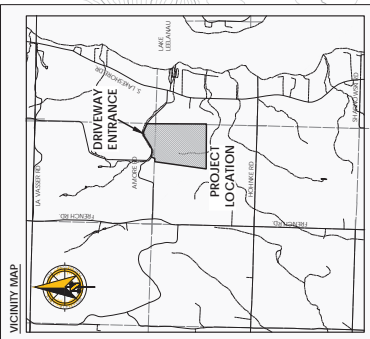
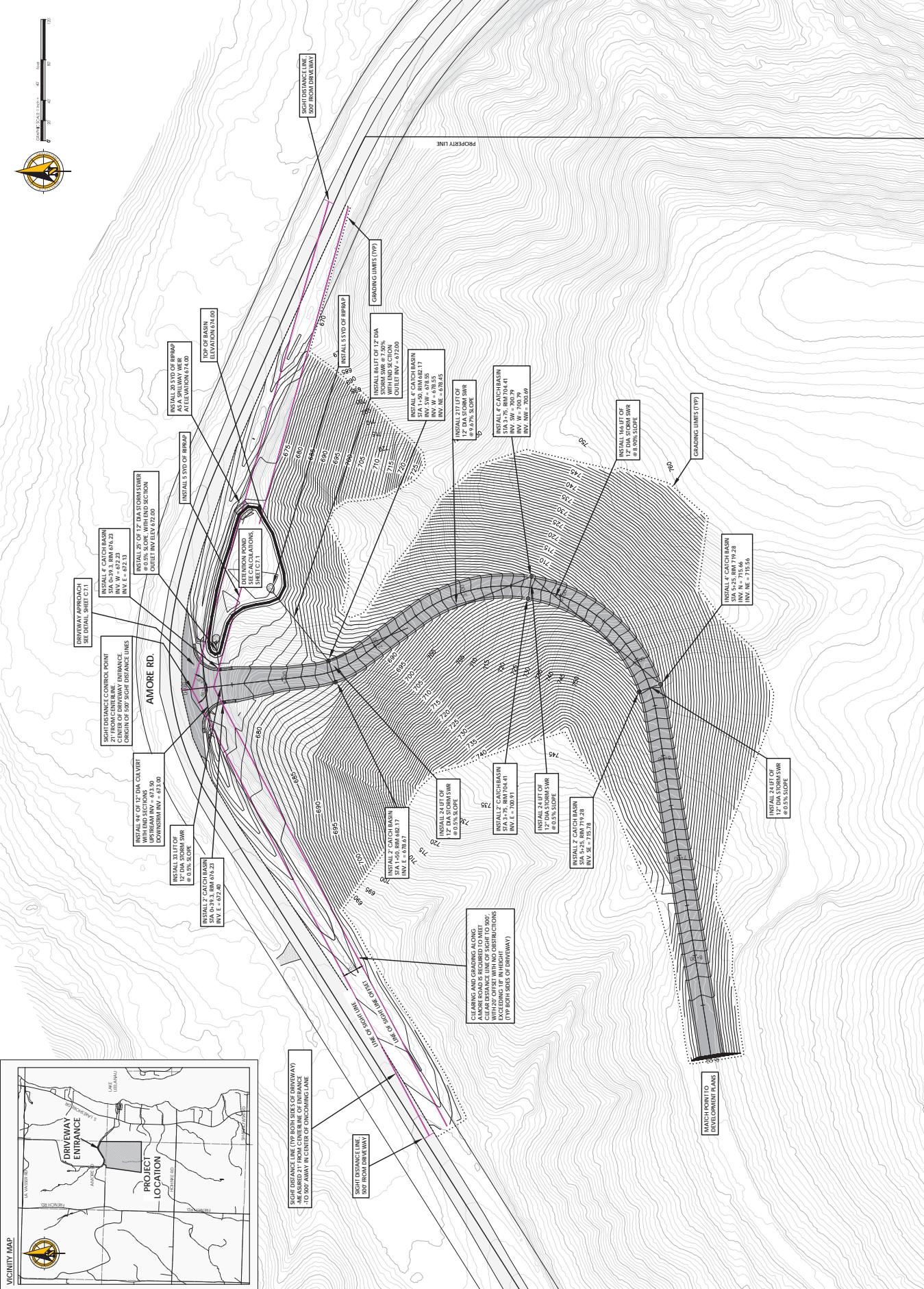
1. **Specifications.** All work performed under this permit must be done in accordance with the plans, specifications, maps and statements filed with the Road Commission and must comply with the Commission's current requirements and specifications on file at its offices and M.D.O.T. specifications. The Commission may require a site plan showing proposed drainage and details of proposed construction. Consideration as to snow removal and snow storage shall be given as part of design on all drives.
2. **Fees and Costs.** Permit Holder shall be responsible for all fees incurred by the Commission in connection with this permit and shall deposit estimated fees and costs as determined by the Commission, at the time the permit is issued.
3. **Insurance.** Applicant or Contractor shall furnish proof of liability and property damage insurance of at least \$500,000.00, listing the Road Commission, its Board, Employees, and Agents as additional insured. Such insurance shall cover the entire time period of this permit and shall provide that it cannot be cancelled without ten (10) days advance written notice by certified mail (with return receipt required) to the Commission.
4. **Completion.** *Unless otherwise stated, this permit is valid for six (6) months. You are required to call the Road Commission for final inspection and approval.* Failure to obtain final approval may delay your occupancy permit.
5. **Maintenance.** It shall be the responsibility of the Property Owner to keep trees, brush, and vegetation cut and maintained in such a manner to preserve sight distance, as approved, for safe access to the County Road. Also, owner must maintain ditches and culverts and keep open and free of leaves and debris.
6. **Indemnification.** Permit Holder shall hold harmless and indemnify and keep indemnified the Commission, its officers and employees from all claims, suits and judgments to which the Commission, its officers, or employees may be subject and for all costs and actual attorney fees which may be incurred on account of injury to persons or damage to property, including property of the Commission, whether due to the negligence of the Permit Holder or the joint negligence of the Permit Holder and the Commission, arising out of the work under this permit, or in connection with work not authorized by this permit, or resulting from failure to comply with the terms of this permit, or arising out of the continued existence of the work product which is the subject of this permit.
7. **Miss Dig.** The Permit Holder must comply with the requirements of Act 53 of Public Acts of 1974, as amended. CALL MISS DIG AT (800) 482-7171 AT LEAST THREE (3) FULL WORKING DAYS, BUT NOT MORE THAN TWENTY-ONE (21) CALENDAR DAYS, BEFORE YOU START WORK. Permit Holder assumes all responsibility for damage to or interruption of underground utilities.
8. **Safety.** Permit Holder agrees to work under this permit in a safe manner and to keep the area affected by this permit in a safe condition until the work is completed. All work site conditions shall comply with Michigan Manual of Uniform Traffic Control Devices.
9. **Restoration and Repair of Road.** Permit Holder agrees to restore the road and right-of-way to a condition equal to or better than its condition before the work began; and to repair any damage to the road right-of-way which is the result of the facility whenever it occurs or appears.
10. **Limitation of Permit.** This permit does not relieve Permit Holder from meeting other applicable laws and regulations of other agencies. Permit Holder is responsible for obtaining additional permits or releases which may be required in connection with this work from other governmental agencies, public utilities, corporations and individuals, including property owners. Permission may be required from the adjoining property owners.
11. **Revocation of Permit.** The permit may be suspended or revoked at will, and the Permit Holder shall surrender this permit and alter, relocate or remove its facilities at its expense at the request of the Commission.
12. **Violation of Permit.** This permit shall become immediately null and void if Permit Holder violates the terms of this permit, and the Commission may require immediate removal of Permit Holders facilities, or the Commission may remove them without notice at Permit Holders expense.
13. **Assignability.** This permit may not be assigned without the prior approval of the Commission. If approval is granted, the assignor shall remain liable and the assignee shall be bound by all the terms of this permit.
14. **Supplemental Specifications.** This permit is subject to supplemental specifications on file with the Road Commission and Act 200 of Public Acts of 1969.
15. **Road Right-of-Way.** The Road Commission **does not allow** sprinklers, tree planting, landscaping, etc. in the Road right-of-way. Unauthorized items placed in the right-of-way are at the sole risk of the landowner. Damage to same shall be at no cost to the Road Commission. No objects will be allowed which may obstruct the sight distance of neighboring property.

Terms of the Permit:

- Permit to construct a new Small Business drive (Amoritas Holdings, LLC – Under Canvas), at 5882 E Amore Road, Section 10, T29N, R12W, Centerville Township, Leelanau County, MI. This permit does not
- The approach shall be constructed per the plans provided by Mansfield Land Use Consultants, Job Number 23054, dated 05/25/2023.
 - Grade shall slope away from the paved edge to the center-line of the ditch at 2-4%.
 - At a minimum, 35-foot tapers with a 6-foot offset from the edge of the lane to the radii.
 - Minimum 25-foot radii.
 - Driveway shall be per the plan, 30' wide at the throat. (*Throat opening is measured at the point of tangency to the driveway, not at the point where the radius crosses the right-of-way line.*)
 - Concrete curb (MDOT Detail B-2) to be installed along the radii of the driveway, per the plan.
 - Driveway shall have a 68° to 112° skew angle from the centerline of the road, per the existing roadway geometry.
- Driveway shall be graded to effectively drain storm water runoff, from the driveway and adjacent land, away from the roadway and road right of way. Any driveway that does not drain properly shall be removed or re-graded by the applicant to provide proper drainage. Storm water runoff from lawns, roofs and other areas must be handled on-site and not be drained toward the road. Stormwater runoff from driveway must be collected on-site and not enter into roadway.
- HMA (asphalt) paving shall be at least 3" thick and concrete pavement must be at least 6" thick within the portion of the driveway approach covering the road shoulder 6 foot from edge of lane).
- A culvert is required per the plan.
- Keep construction equipment off existing pavement or road shoulder to prevent damage.
- Place topsoil, seed and mulch on disturbed areas to prevent erosion.
- Traffic along Lincoln Road shall be maintained in both directions at all times, any work at or near the edge of pavement shall be signed for a shoulder closure per MDOT – Maintaining Traffic Typical.
- In issuing this permit, LCRC has relied on the information and data that the permittee has provided in connection with the submitted application for permit. If, subsequent to the issuance of a permit, such information and data prove to be false, incomplete, or inaccurate, LCRC may modify, revoke, or suspend the permit, in whole or in part, in accordance with the new information.
- Authority granted by this permit does not waive the need to acquire applicable permits from other enforcing agencies.
- Applicant or Contractor shall furnish proof of liability and property damage insurance of at least \$500,000.00, listing the Road Commission, its Board, Employees, and Agents as additional insured. Such insurance shall cover the entire time period of this permit and shall provide that it cannot be cancelled without ten (10) days advance written notice by certified mail (with return receipt required) to the Commission.
- **Final Inspection is required, permit applicant MUST contact LCRC for final inspection.** LCRC will provide an initial inspection prior to paving. Escrow payment will be held by road commission until drive approach is completed including paving. Please call for final inspection upon completion.

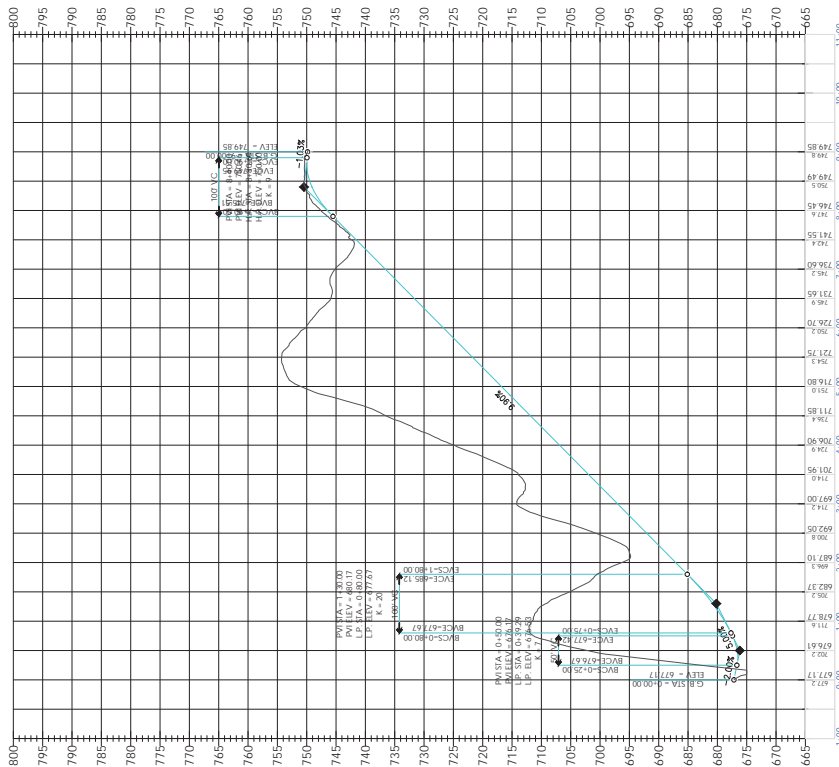




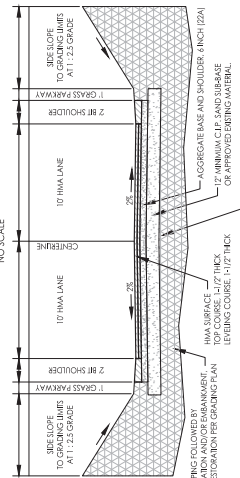


C:\Users\jwagner\Documents\23054\23054.dwg - 12/21/2023 10:56:58 AM - 12/21/2023 10:56:58 AM

CENTERLINE PROFILE
1" = 100'



ROADWAY TYPICAL SECTION
NO SCALE



HMA APPLICATION ESTIMATE*

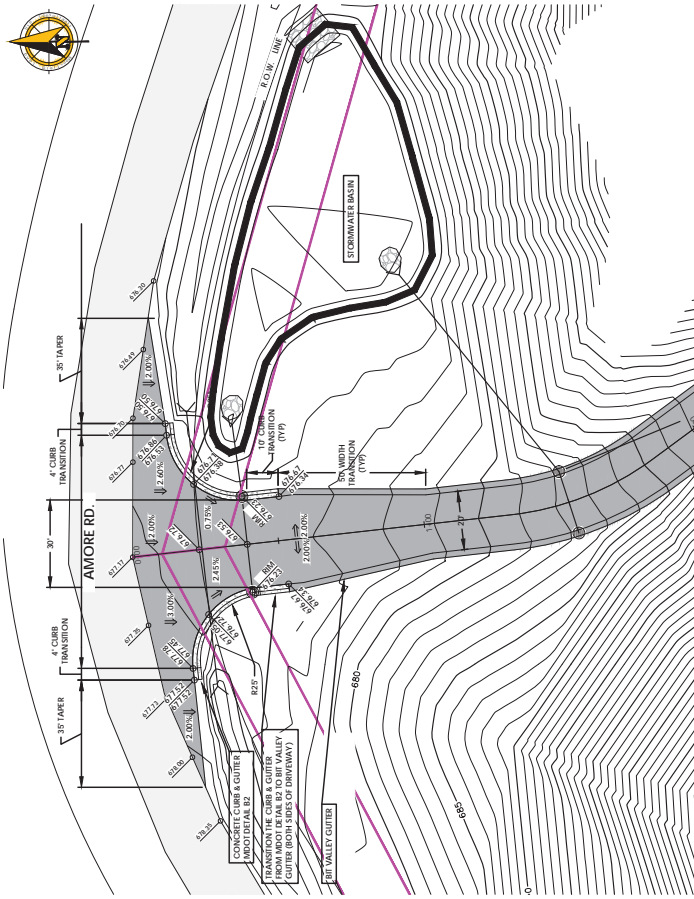
ITEM	DESCRIPTION	QUANTITY	PERFORMANCE	REMARKS
1.1	HMA SURFACE	1631.57	SS-2B	TOP COURSE (AWZ)(20)MNI
1.1	HMA SURFACE	1631.57	SS-2B	LENDING COURSE
1.1	HMA SURFACE	1631.57	SS-2B	FOR INFILTRATION ONLY
1.1	HMA SURFACE	1631.57	SS-2B	FOR INFILTRATION ONLY
1.1	HMA SURFACE	1631.57	SS-2B	FOR INFILTRATION ONLY

* ALTERNATE LOCALLY AVAILABLE HMA MIXES MAY BE ALLOWED WITH PRIOR REVIEW & APPROVAL.

DRAINAGE CALCULATIONS

Parameter	Value
Drainage Area	0.15 ac
Runoff Coefficient (C)	0.60
Time of Concentration (Tc)	5 min
Peak Discharge (Qp)	0.15 cfs

ENTRANCE DETAIL
1" = 20'



GENERAL GRADING CONSTRUCTION NOTES:

- QUALITY OF WORK**
ALL CONSTRUCTION WORKMANSHIP AND MATERIALS SHALL CONFORM TO THE CURRENT ILLINOIS COUNTY ROAD COMMISSION STANDARDS AND M.D.O.T. CONSTRUCTION STANDARDS AND SPECIFICATIONS.
- SUBGRADE PREPARATION**
THE PRESENCE OF OTHER THAN GRANULAR MATERIALS IN THE SUBGRADE SOIL SHALL REQUIRE A FULL WIDTH COMPACTED SUBGRADE TO BE REPAIRED AND/OR TESTED PRIOR TO PLACEMENT OF GRAVEL.
- AGGREGATE BASE MATERIAL**
AGGREGATE BASE TO BE USED ON THE PROJECT MUST MEET SPECIFICATION FOR M.D.O.T. 22A AND MUST BE TESTED AND APPROVED PRIOR TO PLACEMENT. AGGREGATE BASE PLACEMENT MUST COMPLY WITH SECTION 9.01 CONSTRUCTION. PREPARED AGGREGATE BASE WIDTH, DEPTH AND COMPACTION MUST BE REVIEWED AND TESTED PRIOR TO THE PLACEMENT OF BITUMINOUS SURFACE.
- BITUMINOUS PAVEMENT (HMA)**
THE CONTRACTOR SHALL GIVE THE OWNER'S REPRESENTATIVE 48 HOURS NOTICE PRIOR TO PLACEMENT OF HMA. ALL PAVEMENT SHALL BE PLACED IN ACCORDANCE WITH THE CURRENT M.D.O.T. STANDARD SPECIFICATIONS FOR CONSTRUCTION.
- REMOVAL OF ORGANICS**
ALL TREES, STUMPS, BRUSH AND ROOTS THEREOF SHALL BE ENTIRELY REMOVED FROM WITHIN THE SITE GRADING.
- SITE GRADING**
ALL DISTURBED AREAS SHALL BE TOPSOILED, SEED, FERTILIZED AND MULCHED AS SOON AS FEASIBLE. THE CONTRACTOR IS RESPONSIBLE FOR ESTABLISHING GROUND COVER ON ALL AREAS DISTURBED BY CONSTRUCTION.
- FIELD CHANGES**
THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION METHODS TO BE REVIEWED AND APPROVED BY THE OWNER AND OWNER AND MUST NOT CONFLICT WITH APPROVED PERMITS.
- DRAINAGE**
EXISTING STORM DRAINAGE SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE TO REPAIR OR REPLACE, AS REQUIRED, ALL DRAINAGE CURBS OR STRUCTURES DAMAGED OR REMOVED DURING CONSTRUCTION. ALL DRAINAGE SHALL BE SUBJECT TO THE PROPOSED GRADING PLAN FOR DETAILED CONSTRUCTION ITEMS.
- ADJUSTMENTS**
THE CONTRACTOR SHALL ADJUST ALL UTILITY SURFACE EDMS TO THE FINISH GRADES PRIOR TO PAVING.

SOIL EROSION AND SEDIMENTATION CONTROL NOTES:

- STAKE FENCE SHALL BE INSTALLED BEFORE THE CONSTRUCTION BEGINS AND SHALL BE MAINTAINED THROUGHOUT THE PROJECT DURATION. PERMANENT VEGETATION IS ESTABLISHED AND THE SITE IS STABILIZED THE CONTRACTOR MUST REMOVE THE STAKE FENCE UPON COMPLETION.
- ALL STUMPS AND UNDERGROUND ORGANIC MATERIAL SHALL BE COMPLETELY REMOVED WITH AN EXCAVATOR AND HAILED OFF THE SITE.
- ALL STUMPS, LOGS AND CHIPS SHALL BE HAILED OFF THE SITE. NOTHING SHALL BE BURIED ON SITE.
- ANY EXPOSED ROCKS SHALL BE COVERED WITHIN 24 HOURS OF EXPOSURE. ROCKS, LOGS AND WILDLAND DOMANT ROCKS SHALL BE SEED TO PROMOTE VEGETATION AND AVOID EROSION.
- FINAL CONSTRUCTION SHALL MEET THE REQUIREMENTS OF THE APPROVED S.E.C. PERMIT FROM THE COUNTY.
- CARE SHOULD BE TAKEN TO PREVENT MATERIAL MOVEMENT INTO ADJACENT PUBLIC ROADWAYS OR VEGETATION.
- SCOPES 3.1 OR GREATER SHALL BE RESTORED WITH MULCH BARK.
- THE CONTRACTOR SHALL USE WATER OR DUST PALMATE TO CONTROL DUST ON AND ADJACENT TO THE PROJECT SITE BY REGULAR SWEEPING, AS NECESSARY UNTIL THE SITE IS PERMANENTLY STABILIZED.
- SOIL STORAGE LOCATIONS SHALL BE DETERMINED BY THE CONTRACTOR AND SHALL BE LOCATED WHERE THEY ARE NOT SUSCEPTIBLE TO HIGH SURFACE RUNOFF OR AIRBORNE EROSION. LONG TERM STORAGE SHALL BE SEED TO PROMOTE VEGETATION TO PREVENT AIRBORNE EROSION AND SEDIMENTATION.

Amortis Holdings, LLC - Under Canvas

DRIVEWAY DETAILS

Sections 2 & 10, Town 29 North, Range 12 West
Centerline Township, Leelanau County, Michigan

PROJECT NO.	23054
CITY	
DATE	
DRAWN BY	
CHECKED BY	
SCALE	
DATE	

Marsfield
Land Use Consultants

830 Congress Dr., Ste. 201
P.O. Box 818
Traverse City, MI 49685
Phone: 231-946-9310
www.marsps.com
info@marsps.com

DATE	DATE	DATE	DATE	DATE	DATE

Pre-Application Meeting Request Part 301 (Inland Lakes and Streams), Part 303 (Wetlands Protection)

version 1.10

(Submission #: HPY-G2QH-WZNNW7, version 2)

Details

Submission ID HPY-G2QH-WZNNW7
Submission Reason New
Status Draft

Fees

Fee \$250.00
Payments/Adjustments (\$250.00)
Balance Due \$0.00 (Paid)

Form Input

Applicant Information

The name of the company OR individual requesting any type of authorization must be provided as part of the contact information below.

Applicant Information

Prefix

Ms.

First Name

Emily

Last Name

Goodell

Title

NONE PROVIDED

Organization Name

Amoritas Holdings LLC

Phone Type

Business

Number

231.994.2300

Extension
Email

emily@amoritasvineyards.com

Fax

NONE PROVIDED

Address

6701 E Duck Lake Rd.

Lake Leelanau, MI 49653

United States

Applicant's Additional Roles:

NONE PROVIDED

Contact Information (1 of 1)

Contact Type:

Agent

Contact Information**Prefix**

Mr.

First Name

Wayne

Last Name

Seger

Title

Civil Engineer

Organization Name

Mansfield Land Use Consultants

Phone Type

Mobile

Number

231.499.6090

Extension**Email**

waynes@maaeps.com

Fax

NONE PROVIDED

Address

PO Box 4015

830 Cottageview Dr. Suite 201

Traverse City, MI 49685

United States

Site/Project Information**Site Location**

44.931688,-85.739065

Site/Project Address

5882 Amore Road

Lake Leelanau, MI 49653

General Information**Project/Site Specific Information**

Please fill out the following general information about your proposed project, if needed submit additional information as attachments.

Project Description

Commercial driveway permit.

Estimated Total Project Area in Acres

0.2

Estimated Impact Acreage

0.1

Estimated Cubic Yards of fill

200

Waterbody Name

(roadside ditch)

Wetlands Involved?

Unsure

Wetland Delineation Conducted?

No

Lakes or Streams involved?

Unsure

Floodplains Involved?

No

Other resources involved?

NONE PROVIDED

Plans and Maps[23054 Driveway Design 2023-09-20.pdf - 10/19/2023 01:48 PM](#)**Comment**

Plan set as submitted to the Leelanau County Road Commission. Permit in the process of being issued.

Additional Documents

NONE PROVIDED

Comment

NONE PROVIDED

Fee Information

The following describes how the fee information is broken down.

Single-family residential lot less than 1 acre in size
Meeting in district office ----- No Charge
Meeting on site ----- \$100.00
Other pre-application meeting in district office ----- \$150.00
Other meeting on project site
First acre or portion of acre of project area ----- \$250.00
Each additional acre or portion of acre ----- \$50.00
Maximum ----- \$1,000.00
Example: 4.7 acres = \$250 + (4 x \$50) = \$450.

Fee amount to be paid upon submission of form:
250.00

Meeting Details

The meeting is requested to be held at the:
Project Site

Who should EGLE contact if we have questions?
Agent

Proposed project size (acres):
0.2

Attachments

Date	Attachment Name	Context	User
10/19/2023 1:48 PM	23054 Driveway Design 2023-09-20.pdf	Attachment	Wayne Seger

From: [Steve Christensen](#)
To: [Wayne Seger](#); [Dusty Christensen](#)
Cc: [Petra Kuehnis](#)
Subject: RE: Preliminary Review - Centerville Twp. Ag-Tourism Project
Date: Thursday, October 19, 2023 11:54:56 AM

Hi Wayne,

We are in receipt of the preliminary plans for Amoritas Vineyard / Under Canvas Glamping. We anticipate the possibility of some significant changes in the plan however there is more than enough area to satisfy the needs of the soil erosion control / storm water control plans.

Sincerely,
Steven R Christensen

From: Wayne Seger <waynes@maaeps.com>
Sent: Wednesday, October 18, 2023 10:38 AM
To: Dusty Christensen <dusty@maaeps.com>; Steve Christensen <schristensen@leelanau.gov>
Cc: Petra Kuehnis <petrak@maaeps.com>
Subject: RE: Preliminary Review - Centerville Twp. Ag-Tourism Project

Hi Steve,

Just following up on Dusty's email. Please feel free to contact me with any questions. We are working towards presenting to the Centerville Planning Commission on November 6, and are working on preparing a formal application for stormwater and erosion control.

Thank you,
Wayne

Wayne Seger, PE
Civil Engineer

Mansfield Land Use Consultants

Planners - Surveyors – Engineers – Architects
223 Bridge St, Suite 2
Charlevoix, MI 49720

Cell (231) 499-6090
Email waynes@maaeps.com

From: Dusty Christensen <dusty@maaeps.com>
Sent: Tuesday, October 17, 2023 1:56 PM
To: Steve Christensen <schristensen@leelanau.gov>
Cc: Wayne Seger <waynes@maaeps.com>; Petra Kuehnis <petrak@maaeps.com>
Subject: Preliminary Review - Centerville Twp. Ag-Tourism Project

Good afternoon!

Wayne and Petra (copied here) have been working on an Ag-Tourism project in Centerville Township and will be presenting the project to the Planning Commission for special use permit consideration. As part of the special use/site plan review process, the Township Zoning Ordinance requires that relevant permitting agencies provide comments on proposed plan to help inform the PC's review. Project plans and narrative information have been attached to this email and Wayne or Petra can answer any questions that you may have.

Thank you and please let us know if additional information is needed!

Dusty Christensen, LLA

Landscape Architect

Mansfield Land Use Consultants

830 Cottageview Dr., Suite 201

Traverse City, MI 49685

231-360-7021

Benzie County Office
6051 Frankfort Hwy, Ste 100
Benzonia, MI 49616
Phone: 231-882-4409
Fax: 231-882-2204



Benzie-Leelanau
DISTRICT HEALTH DEPARTMENT
CARING FOR OUR COMMUNITIES
www.bldhd.org

Leelanau County Office
7401 E. Duck Lake Rd, Ste 100
Lake Leelanau, MI 49653
Phone: 231-256-0201
Fax: 231-256-0225

VACANT LAND EVALUATION REPORT

Report Issued to:
Mike Matt and Emily Goodell
6701 E Duck Lake Rd.
Lake Leelanau, MI 49653

Site Location:	
Address: Amore Rd., Lake Leelanau	Site Evaluation Number: L23-038V
County: Leelanau	Parcel #: 45-002-010-001-00
Township: Centerville Section: 3	Lot Size: 44 Acres
Subdivision: Lot:	

Soil & Site Conditions:	
Depth to Rock/Impervious Strata: > "	
Depth to Seasonal High Water Table: "	

On-Site Sewage Disposal Determination:	
<input checked="" type="checkbox"/> Suitable for a Conventional Sewage Disposal System	
<input type="checkbox"/> Suitable for an Alternative Treatment System	
<input type="checkbox"/> Suitable for Holding Tanks Only	
<input type="checkbox"/> Unsuitable for On-Site Sewage Disposal	

Reasons/Special Conditions:	
See attached Report	

Clay McNitt, R.S.
Environmental Health Sanitarian
bldhd_ah@bldhd.org

7/1/23
Date Inspected

See property sketch and soil profile log (Attached)

E-MAILED
JUL 10 2023



Benzie-Leelanau
DISTRICT HEALTH DEPARTMENT
 CAREING FOR OUR COMMUNITIES

Benzie County Office
 6051 Frankfort Hwy, Ste 100
 Benzonia, MI 49616

Phone: 231-862-4409
 Fax: 231-862-0143

Leelanau County Office
 7401 E. Duck Lake Rd
 Lake Leelanau, MI 49853

Phone: 231-256-0200
 Fax: 231-862-0143

www.blhdhd.org

Vacant Land # L23-038V Property Tax # 45-002-010-001-00 Date Inspection: 06-29-2023

Owner: Goodell

Bh #1 – Bh #12, showed suitable soil conditions for conventional onsite sewage treatment and disposal, with varying requirements(over-excavations), depending on individual soil logs(locations). See soil logs below for individual requirements. Substantial cutting, grading, and filling will be required to construct level drained areas. See attached engineered site plan for locations of all backhoe excavations. Contact the health department if you have any questions regarding this information.

Bh #1


0-10" topsoil(loamy sand)
 10"-2' loamy sand
 2'-7' medium sand
 suitable conventional

Bh #2

0-12" topsoil(loamy sand)
 12"-2' loamy sand
 2'-8' medium sand
 suitable conventional

Bh #3

0-11" topsoil(loamy sand)
 11"-2' loamy sand
 2'-7' medium sand
 suitable conventional


 7.01.2023

Bh #4

0-8" topsoil(loamy sand)
 8"-3' loamy sand(some hardpan)
 3'-8' medium sand
 suitable conventional – mix soils 3' below grade

Bh #5

0-10" topsoil(loamy sand)
 10"-2' loamy sand
 2'-7' medium sand
 suitable conventional

Bh #6

0-8" topsoil(loamy sand)
8"-3' loamy sand
3'-8' medium sand
suitable conventional

Bh #7

0-10" topsoil(loamy sand)
10"-3' loamy sand
3'-8' medium sand
suitable conventional

Bh #8

0-12" topsoil(loamy sand)
12"-2' loamy sand
2'-8' medium sand
suitable conventional

Bh #9

0-10" topsoil(loamy sand)
10"-2' loamy sand
2'-7' medium sand
suitable conventional

Bh #10


0-12" topsoil(loamy sand)
12"-9' loamy sand and stone(some sandy loam layers)
mix soils

Bh #11

0-12" topsoil(loamy sand)
12"-2' loamy sand and sandy loam
2'-12' loamy sand and stone
overexcavate sandy loams

Bh #12

0-10" topsoil(loamy sand)
10"-3' loamy sand and sandy loam
3'-10' loamy sand and stone(heavy)
overexcavate to sandy loams to 3'


5.01.2023



Benzie-Leelanau
DISTRICT HEALTH DEPARTMENT
CARING FOR OUR COMMUNITIES

Leelanau
 7401 E Duck Lake Rd. Suite 100
 Lake Leelanau, MI 49653
 Phone: (231) 256-0201
 Fax: (231) 256-0225

Receipt
 10825

Payment ID	Check # / Detail	Payment Date
JGIE-CSRR2N	5128/Wayne Seger	13-Jun-2023

Establishment
 45-002-003-017-00
 Amore Rd.
 Lake Leelanau MI 49653

Payment Date	Payment Type	Payment ID	Payment Details	Payment Amount	
13-Jun-2023	Credit Card	JGIE-CSRR2N	Office: Leelanau, 5128/Wayne Seger	\$325.00	
Fee Date	Fee Type	Fee ID	Fee Amount	Amount Paid	Balance
13-Jun-2023	Site Survey~2200	JGIE-CSRR2K	\$325.00	\$325.00	\$0.00

October 17, 2023

Cedar Area Fire & Rescue
Andy Doombos, Fire Chief
8907 Railroad Ave.
Cedar, MI 49621

RE: Plan Review
Amoritas – Under Canvas at 5882 Amore Road, Lake Leelanau, MI

Dear Andy,

Please find attached the site plans for a proposed “glamping” resort being proposed as a special use in Centerville Township. Based on our conversation on June 2, we had not formalized a site plan at that time. You had indicated you typically receive site plan information from the zoning administrator, however this project is being handled by a consultant planner, Chris Grobbel, and he asked that we provide the plans to you.

A summary of the project from the application:

- Up to 75 guest tents with en-suite baths
- 1 Lobby/Check-in tent with adjacent bathrooms and a commercial kitchen that will provide food and adult-beverage service (Approximately 4,500 sf pad and 3,200 sf interior)
- Single service meals will be prepared and served on-site from the commercial kitchen and will only be offered to guests staying at the camp.
- Outdoor dining space
- Space for onsite activities such as an outdoor games area and/or yoga deck
- ADA accessible parking spaces, camping tents, and bathroom facilities
- Communal fire pits started, maintained, monitored and extinguished by trained Under Canvas staff at set times
- 1 Laundry/Housekeeping staging area
- Supporting staff/storage tents throughout
- Gravel parking spaces
- Golf carts operated by camp staff are used for circulation around camp

Our goal is to present to the Centerville Planning Commission on November 6, 2023. Please find the attached plans for your review, in preparation for the Township meeting.



I would be happy to meet with you, and provide more information on the project. Please feel free to call me at (231) 499-6090 should you have any questions. Thank you for your assistance.

Sincerely,
Mansfield Land use Consultants

Wayne Seger, PE

October 17, 2023

Leelanau County Building Safety
Amber Weber, Building Official
8527 E. Governmental Drive
Suttons Bay, MI 49682

RE: Plan Review
Amoritas – Under Canvas at 5882 Amore Road, Lake Leelanau, MI

Dear Amber,

Under Canvas, a glamping resort, has submitted application for Site Plan Review in Centerville Township as an Agricultural Tourism use at the Amoritas Vineyard located along Amore Road.

As part of the Centerville Township site plan review procedure, we are required to provide the Leelanau County Department of Building Safety a copy of the proposal for review and comment.

Our goal is to present to the Centerville Planning Commission on November 6, 2023. Please find the attached plans for your review, in preparation for the Township meeting.

I would be happy to meet with you and provide more information on the project. Please feel free to call me at (231) 499-6090 should you have any questions. Thank you for your assistance.

Sincerely,
Mansfield Land use Consultants

Wayne Seger, PE

From: [Caitlan Cullen](#)
To: [Wayne Seger](#); [Petra Kuehnis](#)
Subject: FW: Leelanau county "glamping" concept follow up
Date: Thursday, June 1, 2023 11:23:49 AM
Attachments: [image001.png](#)
[Campground Legislation.pdf](#)
[RE new campground development in Leelanau count.msg](#)

See below confirmation from EGLE.

From: Rottiers, Sarah (EGLE) <RottiersS@michigan.gov>
Sent: Thursday, June 1, 2023 4:25 AM
To: Caitlan Cullen <caitlan.cullen@undercanvas.com>
Cc: Graves, David (EGLE) <GRAVESD@michigan.gov>
Subject: RE: Leelanau county 'glamping' concept follow up

[EXTERNAL SENDER]

Hi Caitlan,

The proposed units, as described below, do not fit the definition of “recreational units” as prescribed at Sec 12501 and Rule 1 of the attached legislation governing campgrounds in Michigan. We consider anything that does not fit the definition as a “resort” and the EGLE Campground Program does not license or regulate resorts.

Please forward this to the appropriate parties and let me know if you have any questions.

Sincerely,
Sarah

**Due to the extremely high volume of inquiries I receive, please note that you will receive much faster service by e-mailing me questions instead of leaving a voicemail. Thank you!*

Sarah Rottiers, REHS

Campground Program
Environmental Health Section
Drinking Water and Environmental Health Division
Michigan Department of Environment, Great Lakes, and Energy (EGLE)
P.O. Box 30817
Lansing, MI 48909-8311
*E-mail: RottiersS@Michigan.gov
Phone: 517-282-4032
www.michigan.gov/eglecampgrounds

From: Caitlan Cullen <caitlan.cullen@undercanvas.com>
Sent: Wednesday, May 31, 2023 8:46 PM

To: Graves, David (EGLE) <GRAVESD@michigan.gov>; Rottiers, Sarah (EGLE) <RottiersS@michigan.gov>

Subject: Leelanau county 'glamping' concept follow up

CAUTION: This is an External email. Please send suspicious emails to abuse@michigan.gov

Hi David and Sarah,

I am following up on our correspondence and phone conversations from August of last year regarding a glamping project. How time flies!

Per our original correspondence (attached for reference), a project such as ours would not meet EGLE's definition of a "recreational unit" due to the inclusion of plumbing to each unit but would instead be termed a 'resort cabin' subject to the local authority's jurisdiction and defined as "any cabin that does not meet the definition of a camping cabin...greater than 400 square feet in area, or is not on skids but is permanently attached to the ground, or has a water connection inside the cabin" <https://www.michigan.gov/egle/-/media/Project/Websites/egle/Documents/Forms/DWEHD/Campground/EQP2279-Cabins-and-Park-Models-in-Campgrounds.pdf?rev=cb8a8a7dbf0f476c806952fde578c96d>

We have honed in on a property located within Leelanau county for our project and have begun coordination with local authorities. Various agencies have asked that we receive confirmation that EGLE will not have jurisdiction and we should therefore work with Leelanau county and its regulator codes.

Further details on the project are as follows:

The project will be constructed on a portion of an approximately 150 acre property in Leelanau County, Centerville Township. The project will consist of 75 tents (aka canvas 'resort cabins') at max build out, constructed on raised platforms field fit into the topography 75 feet apart to preserve natural topography, vegetation and open space. Tents are equipped with en-suite bathrooms and wood burning stoves for heat. These stoves are designed for use in tents and are equipped with spark arrestors and heat shields. No smoking, campfires, food or cooking facilities would be permitted at individual tent locations. Guest tents may be taken down at the end of the season and placed into on-site storage. The lobby tent is constructed upon a poured concrete foundation and would remain up year-round. The central lobby tent will be approximately 3,200 square feet and support guest check-in, food service, dining and lounge space. A commercial kitchen facility will be constructed adjacent to the lobby tent to provide food service for guests. Additional supporting structures that will be constructed include laundry facilities, employee break area, storage, well house and tank for water storage. The minimal water demands for the project, averaging approximately 5,000 GPD, will be met via an onsite well and Type II water system, to be constructed. A septic system will also be established on the property.

Please let me know if any further information is needed to confirm EGLE will not have jurisdiction. Also happy to discuss via a phone call.

Thank you,

From: [James Schwantes](#)
To: [Emily Goodell](#); [Caitlan Cullen](#); [Chris Grobbel](#); [Lauren Teichner](#); [Tim Johnson](#)
Subject: RE: Request to be on Board agenda
Date: Wednesday, August 2, 2023 10:05:39 AM

[EXTERNAL SENDER]

Good afternoon Emily and Caitlan,

I am following up on your request to be on the agenda to present to the Board of Trustees your proposal to set up a "commercial re-development area" in order to obtain a liquor license for a camping use. Our attorney has reviewed this and advises that we not take this up. This should be worked out under site planning with the Planning Commission. Addressing this use through the Agri-Tourism and Winery sections of the ordinance would be the appropriate approach.

Respectfully,

--

Jim Schwantes
Supervisor, Centerville Township
5001 S French Rd
Cedar, MI 49621
231-920-5204