



GRAND LAKE

Lake Level

151 E. Huron Avenue
Rogers City, MI 49779

(989) 376-0025

presqueislelakelevels@gmail.com
presqueislelakelevels.org

GRAND LAKE – LAKE LEVEL SPECIAL ASSESSMENT DISTRICT

NOTICE OF PUBLIC HEARING TO REVIEW SPECIAL ASSESSMENT ROLLS AND COMPUTATIONS OF COSTS

DATE: Thursday, April 16, 2026

TIME: 4:00 P.M.

LOCATION: Rogers Theatre
257 N 3rd Street
Rogers City, MI 49779

QUESTIONS: (989) 376-0025
presqueislelakelevels@gmail.com



Tentative assessment factors and estimated assessments are available at presqueislelakelevels.org or by scanning the QR code.

Special Assessment Rolls and Computations of Costs

Special assessment rolls and corresponding computations of costs for the Grand Lake – Lake Level are on file for public examination at the Presque Isle County Clerk's Office (151 E. Huron Ave., Rogers City, MI 49779) Mondays thru Fridays from 8:30 am – 4:30 pm, and will be available at a public hearing on the above date, time, and location. The public hearing will take place for the purpose of reviewing said special assessment rolls and computations of costs and hearing any objections thereto, and/or making a determination of whether to confirm said assessment rolls and computations of costs. The hearing may be adjourned from time to time without further notice.

Objections to Special Assessments/Costs

Appearance and protest at the hearing (through one of the below methods) **is required** to appeal the amount of the proposed special assessments. Any person or local unit of government objecting to the assessment rolls must protest by doing one of the following:

1. **Attending the public hearing on April 16, 2026**
 2. **Emailing a written objection to presqueislelakelevels@gmail.com**
 3. **Submitting a written objection by mail addressed to:**
Grand Lake – Lake Level
4151 Okemos Road
Okemos, MI 48864
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All written objections must be received by the date of the hearing (please keep this in mind when mailing an objection). If a written objection is received by the date of the hearing, no personal appearance at the hearing is required. A record of parties who appear to protest at the hearing will be maintained. If the hearing is terminated or adjourned for the day before a party is provided the opportunity to be heard, a party whose appearance was recorded will be considered to have protested the special assessments in person.

Each special assessment roll shall be final and conclusive unless appealed in a court within fifteen (15) days after approval of said special assessment roll by resolution of the Presque Isle County Board of Commissioners. Please review MCL 324.30714(4) for information related to lake level assessment appeals.

Hearing Accommodations

Persons with disabilities needing accommodations for effective participation in the hearing should call **(989) 376-0025** or utilize the Michigan Relay Service at 7-1-1 (TDD) at least 24 hours in advance of the hearing to request mobility, visual, hearing, or other assistance.



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FREQUENTLY ASKED QUESTIONS Lake Level Special Assessment Hearing

Why am I receiving this notice?

You are receiving this notice because you own lands within the lake level special assessment district that was previously established by the Presque Isle County Circuit Court for operating and maintaining Grand Lake's legal lake level.

What is a special assessment district?

A special assessment district is an area of land designated to receive special assessments for particular benefits it receives from certain public projects, such as lake levels.

Will the public hearing address the lake level?

No. The public hearing will address the assessment rolls and computations of costs only. Any questions or comments regarding the lake level should be directed to **(989) 376-0025** or presqueislelakelevels@gmail.com.

Do I have to attend the public hearing?

You are not required to attend the public hearing; however, you **must** protest in person or by writing in order to reserve your right to appeal the proposed special assessments. All protest/objection letters must be received by April 16, 2026 (please keep this in mind when mailing protests/objections).

What are my special assessment amounts?

Your estimated assessment amounts are listed on the enclosed notice and will be available at the public hearing. Tentative assessment factors and estimated assessment amounts for each parcel are also available on the interactive map at www.presqueislelakelevels.org.

How are assessments determined?

The assessment methodology assigns factors to each parcel based on its access type, property type, and lake frontage. A typical direct access parcel with up to 200 feet of frontage is assigned a total assessment factor of 1.5. A typical indirect access parcel in the Presque Isle Harbor Association is assigned a total assessment factor of 0.1.

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What will the special assessments be used for?

Lake level special assessments are generally used for activities to operate and maintain a legal lake level, including necessary repairs or improvements to lake level infrastructure. The public hearing will review two different assessment rolls and computations of cost for Grand Lake, including: (1) Establishment and Compliance; and (2) Operations and Maintenance.

Establishment and Compliance (2026)

The Establishment and Compliance Assessment will be a one-year assessment to cover costs for updating the lake level order in circuit court and establishing boundaries of a special assessment district.

Operations and Maintenance (2026-2028)

The Operations and Maintenance Assessment will be a three-year assessment to cover costs for ongoing operations and maintenance of the legal lake level, including required inspections of the lake level control structure.

When will I receive a bill for the special assessments?

Lake level special assessments appear on Winter tax bills and are only levied when costs are incurred related to the lake level. The Establishment and Compliance Assessment is a one-year assessment and will appear as a line item on the 2026 Winter tax bill. The Operations and Maintenance Assessment is a three-year assessment and will appear as a line item on the Winter tax bill in 2026, 2027 and 2028.

Is there interest on the assessments?

No. Because the County is not obtaining financing for any of the costs covered by the assessments, there is no interest on the total assessment amounts.

Do property owners get to vote on this?

There will be an opportunity for property owners to provide public comment during the public hearing, but state law does not give property owners or the public an opportunity to vote on the assessments.

How can I get more information?

For more information about the lake level and assessments, including an interactive map of the lake level special assessment district, visit www.presqueislelakelevels.org. You can also call (989) 376-0025 or email presqueislelakelevels@gmail.com.
