



**DEPARTMENT OF NATURAL RESOURCES  
STATE OF MICHIGAN  
TIMBER SALE PROSPECTUS #7391**

**SCHEDULED SALE DATE AND TIME: 10:00 a.m. (local time) on April 4, 2024.**

**LOCATION: GLADWIN MGMT UNIT, 801 NORTH SILVERLEAF, GLADWIN, MI 48624.**

**CONTACT NAME: Blair Tweedale**

**PHONE NUMBER: (989) 426-9205**

**PROSPECTUS NOTE:** The bidder is advised to inspect the sale area and review the location, estimated volumes, operating costs and contract terms of proposed sales. Please be aware that some landowners may request 60 days or more notice for access across their land.

Notice is hereby given that bids will be received by the Unit Manager, GLADWIN MANAGEMENT UNIT, for certain timber on the following described lands:

Mud Lake 30 (73-005-23) / T20N, R01E, SEC. 16, SENW,W1/2NE,NESW,NWSE.

T20N, R01E, SEC. 9 , SESW,SWSE.

T20N, R01W, SEC. 12, SENE,NESE.

Gladwin County, Advertised Price \$132,422.00, 121.2 Acres, Aspen, Hardwood.

**SALE NOTE:** The access to Payment Unit 1 will be through Payment Unit 2 by crossing a broad base drain. The drain dries out in summer. It may need to be corduroy, or timber mats used to avoid rutting. The Midland to Mackinac Trail is the western boundary of Payment Units 6 & 7 and is still marked with red paint. This trail shall not be used for logging activities.

A recreation site such as a trail, pathway, or campground is within the sale area or the vicinity. Certain restrictions/specifications may be applicable including time restrictions.

## TIMBER SALE INFORMATION

Mud Lake 30 (73-005-23)

T20N, R01E, SEC. 16; T20N, R01E, SEC. 9; T20N, R01W, SEC. 12.

Gladwin County (Advertised Price \$132,422.00)

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A recreation site such as a trail, pathway, or campground is within the sale area or the vicinity. Certain restrictions/specifications may be applicable including time restrictions.

A timber sale contract for this lump sum, sealed bid timber sale will be awarded to the responsible bidder offering the highest sealed bid price. All units of volume listed below were estimated using the Inventory Manager computer program and the new Michigan taper model. Bids must be at or above the following advertised price for each product and species:

<u>PRODUCTS &amp; SPECIES</u>	<u>ESTIMATED UNITS*</u>	<u>ADVERTISED PRICE</u>
Sawtimber		
Black/Red (Hybrid) Oak	162.9 MBF	\$ 122.00 / MBF
Mixed Aspen	328.9 MBF	\$ 68.00 / MBF
Red Maple	20.2 MBF	\$ 66.00 / MBF
Red Oak	89.3 MBF	\$ 148.00 / MBF
White Oak	79.5 MBF	\$ 91.00 / MBF
White Pine	8.4 MBF	\$ 68.00 / MBF
Pulpwood		
Balsam Fir	8 Cords	\$ 30.85 / Cord
Black Cherry	14 Cords	\$ 20.35 / Cord
Misc. Species 1	75 Cords	\$ 11.25 / Cord
Mixed Aspen	1,682 Cords	\$ 28.95 / Cord
Mixed Oak	454 Cords	\$ 16.50 / Cord
Paper Birch	12 Cords	\$ 21.75 / Cord
Red Maple	245 Cords	\$ 20.35 / Cord
Red Oak	85 Cords	\$ 16.50 / Cord
Red Pine	51 Cords	\$ 56.60 / Cord
White Pine	22 Cords	\$ 33.25 / Cord

\* The total volume is statistically estimated within plus (+) or minus (-) 10.12 percent. There are an estimated 4,017 cords on this timber sale, plus or minus 407 cords at the 95% confidence level. The estimated units are final and not subject to adjustment. Prospective bidders are urged to examine this timber and to make their own estimates of quantity and quality.

### **BOND AND PAYMENT SCHEDULE:**

1. A bond in the amount of \$6,621.10 to insure faithful performance of the conditions of the contract will be deposited by the successful bidder within 21 days of the sale award.
2. Cutting in any sale or unit without the required advance payment would be considered a trespass.
3. Total payment must be paid in advance or according to the following schedule:
  - (a) Ten percent (10%) of the sale value must be paid within 21 days of the sale award.
  - (b) The 10% down payment will be credited towards the first unit cut.
  - (c) Payment for each of the following units must be made before cutting begins in that unit:

PAYMENT UNIT NUMBER	PERCENT OF TOTAL SALE VALUE
01	14.6%
02	40.1%
03	2.2%
04	7.2%
05	3.1%
06	24.8%
07	8.0%
4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2026.

### **SALE STATISTICS**

Volumes were calculated in cubic feet using the Michigan taper model. Cubic foot volume includes all wood inside bark for the product indicated. For display purposes, cubic feet were converted to cords and MBF using a simple conversion factor, e.g. 79 cubic feet per cord and 185 cubic feet per MBF. The cubic foot volumes are precise; the cords and MBF volumes are not. Cubic foot volume cannot be directly converted to cords or boards with precision.

## SALE VOLUMES

The total estimated sale volume may not equal the sum of the species/products due to the nature of statistical calculations associated with double sampling methodology.

VOLUME			STATISTICAL RANGE IN CORDS	
TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
317,365	4,017	10.12%	3,610	4,424

## VDU VOLUMES

A VDU is a Volume Determination Unit. Volumes and their associated statistics are calculated at the VDU level and summarized to the sale level. There is often a one to one relationship between a VDU and a Payment Unit, but not always, depending on the cruise design. Refer to the VDU TO PAYMENT UNIT table.

	VOLUME			RANGE IN CORDS	
VDU	TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
33	25,116	318	53.57%	148	488
38	127,240	1,611	12.90%	1,403	1,818
39	4,062	51	181.16%	0	145
41	8,827	112	29.02%	79	144
42	50,706	642	21.01%	507	777
47	72,413	917	13.48%	793	1,040
52	29,002	367	21.14%	290	445
<b>TOTAL:</b>	<b>317,365</b>	<b>4,017</b>		<b>3,219</b>	<b>4,857</b>

## VDU TO PAYMENT UNIT

When a VDU is associated with more than one Payment Unit (PU), the VDU volumes are assigned to the PU based on acres of the VDU within the PU.

VDU	VDU ACRES	PU	PU ACRES
33	6.2	4	6.2
38	35.2	2	35.2
39	1.6	3	1.6
41	3.3	5	3.3
42	14.3	1	14.3
47	46.6	6	46.6
52	14.0	7	14.0
<b>TOTAL:</b>	<b>121.2</b>		<b>121.2</b>

**DESCRIPTION OF TIMBER BY PU (PU)**

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Black/Red (Hybrid	Sawtimber	9.6	MBF	14.3	\$19,393.45
	Mixed Aspen		26.9	MBF		
	<i>B. T. Aspen</i>		26.9	<i>MBF</i>		
	Mixed Aspen	Pulpwood	532	Cords		
	<i>B. T. Aspen</i>		532	<i>Cords</i>		
	Mixed Oak		12	Cords		
	<i>/Red (Hybrid) Oak</i>		12	<i>Cords</i>		
	Red Maple		39	Cords		
2	Black/Red (Hybrid	Sawtimber	13.7	MBF	35.2	\$53,090.45
	Mixed Aspen		280.3	MBF		
	<i>B. T. Aspen</i>		280.3	<i>MBF</i>		
	Red Maple		1.6	MBF		
	Balsam Fir	Pulpwood	8	Cords		
	Mixed Aspen		1,021	Cords		
	<i>B. T. Aspen</i>		1,021	<i>Cords</i>		
	Mixed Oak		57	Cords		
	<i>/Red (Hybrid) Oak</i>		53	<i>Cords</i>		
	<i>White Oak</i>		4	<i>Cords</i>		
	Paper Birch		12	Cords		
	Red Maple		58	Cords		
	White Pine		2	Cords		
3	Red Pine	Pulpwood	51	Cords	1.6	\$2,886.60
4	Black/Red (Hybrid	Sawtimber	2.4	MBF	6.2	\$9,474.55
	Red Maple		11.2	MBF		
	Red Oak		23.3	MBF		
	White Oak		5.1	MBF		
	White Pine		7.9	MBF		
	Misc. Species 1	Pulpwood	28	Cords		
	<i>Misc. Species 1</i>	<i>Sawtimber</i>	1.8	<i>MBF</i>		
	<i>Misc. Species 1</i>	<i>Pulpwood</i>	24	<i>Cords</i>		
	Mixed Aspen		7	Cords		
	<i>B. T. Aspen</i>		7	<i>Cords</i>		
	Mixed Oak		15	Cords		
	<i>/Red (Hybrid) Oak</i>		11	<i>Cords</i>		
	<i>White Oak</i>		4	<i>Cords</i>		
	Red Maple		122	Cords		
	Red Oak		25	Cords		
	White Pine		10	Cords		
5	Black/Red (Hybrid	Sawtimber	7.0	MBF	3.3	\$4,140.75
	Mixed Aspen		10.0	MBF		
	<i>B. T. Aspen</i>		10.0	<i>MBF</i>		
	Red Maple		1.1	MBF		
	Red Oak		7.5	MBF		
	White Oak		8.7	MBF		
	Misc. Species 1	Pulpwood	6	Cords		
	<i>Misc. Species 1</i>		6	<i>Cords</i>		
	Mixed Aspen		5	Cords		
	<i>B. T. Aspen</i>		5	<i>Cords</i>		
	Mixed Oak		20	Cords		
	<i>/Red (Hybrid) Oak</i>		11	<i>Cords</i>		
	<i>White Oak</i>		9	<i>Cords</i>		
	Red Maple		2	Cords		
	Red Oak		3	Cords		
6	Black/Red (Hybrid	Sawtimber	110.7	MBF	46.6	\$32,879.35
	Red Maple		0.7	MBF		

**DESCRIPTION OF TIMBER BY PU (PU), CON'T**

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
6 con't	Red Oak	Sawtimber	51.4	MBF		
	White Oak		64.1	MBF		
	White Pine		0.5	MBF		
	Black Cherry	Pulpwood	3	Cords		
	Misc. Species 1		28	Cords		
	Misc. Species 1	Sawtimber	12.1	MBF		
	Misc. Species 1	Pulpwood	4	Cords		
	Mixed Aspen		8	Cords		
	B. T. Aspen		8	Cords		
	Mixed Oak		275	Cords		
	/Red (Hybrid) Oak		95	Cords		
	White Oak		180	Cords		
	Red Maple		8	Cords		
	Red Oak		25	Cords		
	White Pine		4	Cords		
7	Black/Red (Hybrid	Sawtimber	19.5	MBF	14.0	\$10,556.85
	Mixed Aspen		11.7	MBF		
	B. T. Aspen		11.7	MBF		
	Red Maple		5.6	MBF		
	Red Oak		7.1	MBF		
	White Oak		1.6	MBF		
	Black Cherry	Pulpwood	11	Cords		
	Misc. Species 1		13	Cords		
	Misc. Species 1	Sawtimber	3.6	MBF		
	Misc. Species 1	Pulpwood	6	Cords		
	Mixed Aspen		109	Cords		
	B. T. Aspen		81	Cords		
	Quaking Aspen		28	Cords		
	Mixed Oak		75	Cords		
	/Red (Hybrid) Oak		63	Cords		
	White Oak		12	Cords		
	Red Maple		16	Cords		
	Red Oak		32	Cords		
	White Pine		6	Cords		
	TOTAL:			689.2		
TOTAL:			2,648	Cords		

## **Sale Specific Conditions & Requirements**

**Sale Name: Mud Lake 30**

**Sale Number: 73-005-23 Seq#: 1**

### **1 - Sale Area**

#### **1.2 - Boundaries**

##### **1.2.1 - Painted boundaries (9/19)**

The sale boundary and Payment Unit boundaries are marked and identified by blue, red and yellow paint. Exterior sale boundary lines against private property are marked with blue paint. Exterior sale boundary lines against state are marked with red paint. Interior Payment Unit boundaries are marked with yellow paint. Retention patches are marked with red paint; no harvesting activities may occur within these areas. Yellow painted trees designating an interior Payment Unit boundary are only to be cut when all surrounding Payment Units have been paid.

### **2 - Timber Specifications**

#### **2.1 - Included Timber**

##### **2.1.1 - Clearcut unit(s) with unmerchantable trees (6/14)**

Within Payment Unit(s) 1 & 2, cut all trees that are two (2) inches or more at DBH.

##### **2.1.7 - Leave tree marked unit(s) (6/14)**

Within Payment Unit(s) 4-7, all trees, which meet minimum piece specifications in 2.2 Utilization, are designated for cutting, except do not cut trees marked with green paint above and below stump height. In addition, within Payment Unit 7, cut all aspen that are two (2) inches or more at DBH, unless marked with green paint.

##### **2.1.8 - Designated plantation row unit(s) (12/08)**

Within Payment Unit(s) 3, all trees which meet minimum piece specifications in 2.2 Utilization, within designated plantation rows are designated for cutting. Designated plantation rows are identified with two (2) orange slashes at the end of the rows. Some trees are also marked within the rows with orange paint as confidence markers.

##### **2.1.11 - Description of timber note (2/04)**

Note that Misc. Species 1 = dead oak.

### **3 - Payments**

#### **3.3 - Pre-measured Sales**

##### **3.3.4 - Dividing payment units (7/14)**

Payment Unit(s) 2 & 6 may be divided at the request of the Purchaser and upon approval of the Unit Manager. Dividing Payment Units is a contract modification which requires a Timber Sale Contract Amendment. There will be only one division per Payment Unit.

#### **3.4 - Damaged Timber**

##### **3.4.1 - Damaged timber (7/16)**

General Condition and Requirement 3.4 Damaged Timber, defines liquidated damages for undesignated live merchantable trees which are cut or injured. In addition, extreme care should be taken to avoid damage to tree seedlings and saplings.

Within Payment Units 4-7, if more than 25% of the tree seedlings or saplings (1/4" to 4.5" DBH) within a specified portion of the Sale Area are damaged, liquidated damages will be assessed at \$300 per acre for all acreage within that specified portion of the Sale Area that was damaged.

No damage is acceptable to undesignated live merchantable trees. Within the Sale Area, if more than 5% of trees (> 4.5" DBH) within a specified area of the sale are damaged, liquidated damages will be assessed for all trees damaged. Rates will be in accordance with General Condition and Requirement 3.4 Damaged Timber.

### **4 - Transportation**

## 4.1 - Construction

### 4.1.7 - Road closure (10/11)

All new roads built into the sale must be blocked to vehicle traffic upon completion of the sale. Overgrown roads that are reopened shall be considered new roads. In general, this will require constructing a four (4') foot high berm of stumps and logs covered with earth. Stumps and brush must be placed along the remainder of the trail. These roads must be rendered impassable to cars and trucks. Contact the Sale Administrator for specific details of design and placement.

## 4.2 - Maintenance

### 4.2.5 - Two wheel drive condition (2/04)

All existing trail roads on and adjacent to the sale area must be passable by two-wheel drive traffic for the duration of the sale.

## 5 - Operations

### 5.2 - Conduct of Operations

#### 5.2.2 - Hazard Trees/Snags

##### 5.2.2.1 - Den trees (10/16)

Obvious hollow and/or den trees shall be protected and left standing unless they are a safety hazard.

#### 5.2.3 - Operating Restrictions

##### 5.2.3.3 - Bark slippage restriction (3/09)

Within Payment Unit(s) 3, cutting and skidding are not permitted during the period of April 15 to July 15. This restriction is because of bark slippage.

##### 5.2.3.4 - Oak wilt restriction, no exceptions (1/18)

Within Payment Units 4-7, cutting, skidding, hauling within the sale and brushing of access roads to the sale are not permitted during the period of April 15 to July 15. No exceptions will be granted. This is necessary to reduce the spread of oak wilt.

#### 5.2.4 - Dead and Down Creation

##### 5.2.4.4 - Dead and down creation, grouse (6/18)

To encourage grouse and other wildlife, in Payment Unit(s) 1 & 2 leave one 12" or larger diameter whole tree on the ground for every 3 acres. Trees should be scattered throughout the sale and at least two chains from any roads, two-tracks, trails open to vehicles, or positioned per the Sale Administrator's instructions.

#### 5.2.40 - Pathway protection (10/10)

The Midland to Mackinac Hiking Trail is shown on the Timber Sale Map. Do not cut trees or damage posts with blue pathway markers. Maintain a 20-foot-wide slash, debris, and rut free zone daily, using the pathway as the centerline. Do not run equipment down the pathway.

### 5.4 - Soil Protection

#### 5.4.1 - Rutting restriction, general (7/16)

Operations are to cease immediately if equipment and weather conditions result in rutting of roads and/or skid trails which is 12 inches or greater in depth and 50 feet in length. The Unit Manager or his/her representative may restrict hauling and/or skidding if ruts exceed the specified depth. With the Unit Manager or his/her representative's approval, the Purchaser may return to the area when the risk of rutting has decreased.

#### 5.4.6 - Wet area protection (5/10)

No harvesting operations, including skidding and felling, are to take place within the vernal pond areas or drainages. When harvesting occurs, there should be no disturbance to the vernal pond depression. All equipment, trees and tops should be kept out of this area. Within 100 feet of the pond, equipment should only be used when the soil is in a dry or frozen condition. Care must be taken by the Purchaser to identify and avoid operating in these areas of the timber sale.

## 6 - Safety and Fire Prevention

## 6.2 - Signing

### 6.2.3 - Recreational trail posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on Midland to Mackinac Hiking Trail prior to beginning operations. The trail must be posted at appropriate distances from the Sale Area to warn of logging activity and truck traffic at both ends of the trail. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.





## TIMBER SALE MAP

This information provided by authority of Part 525, 1994 PA 451, as amended.

Sale Number

73 - 005

Year

23

Forest Management Unit  
Gladwin Management UnitCounty  
GladwinMapped By Steven Nyhoff  
Cruised By Steven Nyhoff

Date

08/23/2023

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Township

20N

Range

1E &amp; 1W

Section(s) and Subdivision(s)

1E Sec 9 S1/2SW; Sec 16 W1/2NE, NWSE; 1W Sec 12 SENE, NESE

Scale

1:15,840

## Cover Type

A = Aspen  
B = Paper Birch  
C = Cedar  
D = Treed Bog  
E = Swamp Hdwoods  
F = Spruce Fir  
G = Grass  
H = Hemlock  
J = Jack Pine  
L = Lowland Brush  
LM = Lowland Mixed  
M = Mpl, Bch, Brch  
MC = Mixed Conifer  
MD = Mixed Deciduous  
N = Marsh  
O = Oak  
P = Lowland Poplar  
Q = Mixed Swamp Conifer  
R = Red Pine  
S = Black Spruce  
T = Tamarack  
U = Upland Brush  
UM = Upland Mixed  
V = Bog or Marsh  
W = White Pine  
X = Non Stocked  
Z = Water

## Density

0 = Non Stocked  
1 = Seedling Sapling Poor  
2 = Seedling Sapling Medium  
3 = Seedling Sapling Well  
4 = Pole Timber Poor  
5 = Pole Timber Medium  
6 = Pole Timber Well  
7 = Saw Timber Poor  
8 = Saw Timber Medium  
9 = Saw Timber Well

PU	Acres	PU	Acres
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## Mud Lake 30

Compartment 27

121.2 Acres

1	14.3	5	3.3
2	35.2	6	46.6
3	1.6	7	14.0
4	6.2		

