



**DEPARTMENT OF NATURAL RESOURCES  
STATE OF MICHIGAN**

**TIMBER SALE PROSPECTUS #7581**

**REVISION NOTICE #1 - February 10, 2025**

SCHEDULED SALE DATE AND TIME: 9:00 a.m. (local time) on Friday, February 28, 2025

LOCATION: **GAYLORD MGMT UNIT, 1732 West M 32, Gaylord, MI 49735**

This prospectus has been modified with the following changes.

Notice of Revision: Quality Control Red Pine, 52-107-24

Spec 5.8.5 will be modified with a timber sale amendment following purchase. This amendment will remove the requirement to buffer a nest found to be inactive prior to and during operations. It will also remove the requirement for two-year monitoring prior to operations. Only nest(s) found to be active will require a buffer and/or further monitoring.

We apologize for any inconvenience this may have caused. If you need assistance, please contact Lucas Merrick at 989-732-3541.



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SCHEDULED SALE DATE AND TIME: **9:00 a.m. (local time) on February 28, 2025.**

LOCATION: **GAYLORD MGMT UNIT, 1732 WEST M 32, GAYLORD, MI 49735.**

CONTACT NAME: Lucas Merrick

PHONE NUMBER: (989) 732-3541

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, GAYLORD MANAGEMENT UNIT, for certain timber on the following described lands:

Qwazy Quercus (52-016-24) / T29N, R01W, SEC. 10, NE.

T29N, R01W, SEC. 3, NENE, E1/2SW, SE.

Otsego County, Advertised Price \$44,359.25, 105.3 Acres, Hardwood, Jack Pine.

SALE NOTE: This is a 4 year contract with no extensions. This sale has seasonal restrictions for oak wilt mitigation. All access routes are associated with gas/oil infrastructure. Misc species 1 is standing dead oak.

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

Qwazy Quercus (52-016-24)

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Otsego County (Advertised Price \$44,359.25)

SALE NOTE: This is a 4 year contract with no extensions. This sale has seasonal restrictions for oak wilt mitigation. All access routes are associated with gas/oil infrastructure. Misc species 1 is standing dead oak.

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		
Mixed Oak	243.2 MBF	\$ 104.00 / MBF
Red Pine	14.5 MBF	\$ 139.00 / MBF
White Pine	4.6 MBF	\$ 58.00 / MBF
Pulpwood		
Jack Pine	51 Cords	\$ 18.35 / Cord
Misc. Species 1	53 Cords	\$ 7.50 / Cord
Mixed Aspen	37 Cords	\$ 16.20 / Cord
Mixed Hardwood	37 Cords	\$ 16.50 / Cord
Mixed Oak	378 Cords	\$ 36.55 / Cord
Red Pine	10 Cords	\$ 42.50 / Cord

\* The total volume is statistically estimated within plus (+) or minus (-) 14.94 percent. There are an estimated 1,182 cords on this timber sale, plus or minus 177 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 \$2,217.96 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	10.1%
02	32.5%
03	30.1%
04	27.3%
4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2029.

**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		PERCENT ERROR	STATISTICAL RANGE IN CORDS	
TOTAL CUBIC FEET	TOTAL CORDS		MINIMUM	MAXIMUM
93,409	1,182	14.94%	1,006	1,359

**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.

VDU	VOLUME		PERCENT ERROR	RANGE IN CORDS	
	TOTAL CUBIC FEET	TOTAL CORDS		MINIMUM	MAXIMUM
7	29,224	370	28.01%	266	474
20	10,085	128	53.41%	59	196
39	54,099	685	19.10%	554	816
<b>TOTAL:</b>	<b>93,409</b>	<b>1,182</b>		<b>880</b>	<b>1,485</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
7	14.3	2	14.3
20	11.2	1	11.2
39	79.8	3	41.8
39	79.8	4	38.0
<b>TOTAL:</b>	<b>185.1</b>		<b>105.3</b>

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Mixed Oak	Sawtimber	23.4	MBF	11.2	\$4,465.45
	<i>Northern Pin Oak</i>		23.4	<i>MBF</i>		
	Mixed Aspen	Pulpwood	6	Cords		
	<i>Quaking Aspen</i>		6	<i>Cords</i>		
	Mixed Hardwood		22	Cords		
	<i>Red Maple</i>	<i>Sawtimber</i>	1.6	<i>MBF</i>		
	<i>Red Maple</i>	<i>Pulpwood</i>	19	<i>Cords</i>		
	Mixed Oak		43	Cords		
	<i>White Oak</i>	<i>Sawtimber</i>	1.2	<i>MBF</i>		
	<i>Northern Pin Oak</i>	<i>Pulpwood</i>	39	<i>Cords</i>		
	<i>White Oak</i>		2	<i>Cords</i>		
2	Mixed Oak	Sawtimber	84.4	MBF	14.3	\$14,437.95
	<i>/Red (Hybrid) Oak</i>		84.4	<i>MBF</i>		
	Misc. Species 1	Pulpwood	18	Cords		
	Mixed Aspen		3	Cords		
	<i>B. T. Aspen</i>		3	<i>Cords</i>		
	Mixed Hardwood		3	Cords		
	<i>Red Maple</i>		3	<i>Cords</i>		
	Mixed Oak		145	Cords		
	<i>White Oak</i>	<i>Sawtimber</i>	3.1	<i>MBF</i>		
	<i>/Red (Hybrid) Oak</i>	<i>Pulpwood</i>	130	<i>Cords</i>		
	<i>White Oak</i>		9	<i>Cords</i>		
Red Pine		3	Cords			
<i>Red Pine</i>		3	<i>Cords</i>			
3	Mixed Oak	Sawtimber	70.9	MBF	41.8	\$13,330.10
	<i>Northern Pin Oak</i>		70.9	<i>MBF</i>		
	Red Pine		7.6	MBF		
	White Pine		2.4	MBF		
	Jack Pine	Pulpwood	27	Cords		
	Misc. Species 1		18	Cords		
	Mixed Aspen		15	Cords		
	<i>B. T. Aspen</i>		8	<i>Cords</i>		
	<i>Quaking Aspen</i>		7	<i>Cords</i>		
	Mixed Hardwood		6	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	<i>Red Maple</i>		4	<i>Cords</i>		
	Mixed Oak		99	Cords		
	<i>Northern Pin Oak</i>		98	<i>Cords</i>		
	<i>White Oak</i>		1	<i>Cords</i>		
	Red Pine		4	Cords		
<i>Red Pine</i>		3	<i>Cords</i>			
<i>White Pine</i>		1	<i>Cords</i>			
4	Mixed Oak	Sawtimber	64.5	MBF	38.0	\$12,125.75
	<i>Northern Pin Oak</i>		64.5	<i>MBF</i>		
	Red Pine		6.9	MBF		
	White Pine		2.2	MBF		
	Jack Pine	Pulpwood	24	Cords		
	Misc. Species 1		17	Cords		
	Mixed Aspen		13	Cords		
	<i>B. T. Aspen</i>		7	<i>Cords</i>		
	<i>Quaking Aspen</i>		6	<i>Cords</i>		
	Mixed Hardwood		6	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	<i>Red Maple</i>		4	<i>Cords</i>		
	Mixed Oak		91	Cords		

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
4 con't	<i>Northern Pin Oak</i>	<i>Pulpwood</i>	90	<i>Cords</i>		
	<i>White Oak</i>		1	<i>Cords</i>		
	Red Pine		3	<i>Cords</i>		
	<i>Red Pine</i>		3	<i>Cords</i>		
TOTAL:			262.3	MBF		
TOTAL:			566	Cords		

## Sale Specific Conditions & Requirements

Sale Name: Qwazy Quercus

Sale Number: 52-016-24 Seq#: 2

### 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. The painted boundary line trees are not Included Timber and are to be protected. 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) 2, cut all trees that are two (2) inches or more at DBH except do not cut white pine.

##### 2.1.2 - Clearcut Unit(s) w/o Unmerchantable Trees (8/11)

Within Payment Unit(s) 1, 3, and 4, cut all trees which meet minimum piece specifications in 2.2 Utilization, except within Payment Unit 1, do not cut white pine.

Special protection trees identified in accordance with condition 3.4.2, within clearcutting unit boundaries, are not Included Timber and are to be protected.

##### 2.1.11 - Description of Timber Note (2/04)

Note that Misc. Species 1 is standing dead oak.

### 3 - Payments

#### 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 the Sale Area, if more than 33% 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 \$500 per acre for all acreage within that specified portion of the Sale Area that was damaged.

##### 3.4.2 - Special Protection Trees (4/14)

The Purchaser shall not cut live or dead special protection trees within cutting units or clearings. Special protection trees are marked with pink paint. If the Purchaser's operations have cut or damaged special protection trees through carelessness, the Purchaser shall pay \$500 as fixed, agreed and liquidated damages for each special protection tree cut or damaged. Such payment does not constitute ownership of the undesignated timber.

### 4 - Transportation

#### 4.1 - Construction

##### 4.1.3 - Slash and Earthen Piles (8/04)

Piles or windrows of earth along roads and landings that have been widened or constructed shall be leveled. Slash from road maintenance or construction, including stumps, shall be dispersed throughout the sale.

#### 4.1.4 - Timber Removed for Construction (3/23)

Trees cut or damaged in the process of pre-approved road, landing, or skid trail construction will be decked in an area separate from other Designated Timber and not removed until measured by the Sale Administrator. Payment will be made at contract prices or average prices, if not on the contract.

#### 4.1.6 - Road Construction (4/24)

Construction of new roads or improvements of existing roads shall be done in such a way as to minimize the environmental and visual impacts. Merchantable trees shall be cut and utilized unless otherwise directed. Non-merchantable trees shall be severed and laid flat on the ground. Slash shall be scattered, and not left in windrows and kept a minimum of 10 feet back from the road edge. Stumps shall be set upright, not left on edge, and be moved at least 10 feet away from the road edge. Disturbed soil shall be feathered into the woods and not left in berms or windrows.

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

All new roads built into the sale must be blocked to vehicle traffic within 30 days of completion of hauling. 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. These roads must be rendered impassable to cars and trucks. Temporary berms may be required if no sale activity occurs for 30 or more consecutive days. Contact the Sale Administrator for specific details of design and placement.

#### 4.1.11 - Permits (2/12)

The Purchaser will secure any necessary permits that may be required.

## 5 - Operations

### 5.1 - Notification

#### 5.1.1 - Pre-sale Conference (10/16)

A pre-sale conference on site between the Purchaser and Sale Administrator is required prior to beginning any operations. The Unit Manager or his/her representative must be contacted at least 5 days in advance to schedule the conference.

#### 5.1.3 - Well Heads and Natural Gas Pipelines (11/15)

The Purchaser is responsible for contacting the MISS DIG Hotline 30 days prior to operating equipment in the vicinity of well heads or natural gas pipelines.

#### 5.1.4 - Post-Sale Conference (10/16)

A post-sale conference on site between the Purchaser and sale administrator is required 5 days prior to the completion of active logging operations to determine clean-up and repair of landings, road edges, and the fulfillment of other contract specifications.

#### 5.1.6 - Utility R.O.W. (4/19)

It is the responsibility of the Purchaser to obtain permission from the utility company to utilize the R.O.W. for 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

##### 5.2.3.4 - Oak Wilt Restriction, No Exceptions (1/18)

Within Payment Units 1-4, cutting, skidding, and 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.

#### 5.2.32 - Decking/Landing Restoration (9/13)

All decking and landing areas must have the surface area restored to a condition equal to or better than before. This is to ensure the proper regeneration of the stand. Wood debris, chips and "cookies" from trimmings must be removed or scattered away from landing and loading areas and may not be windrowed on the edge.



#### 5.2.38 - No Decking Against Live Trees (2/04)

Cut products may not be decked against unmarked or designated leave trees.

#### 5.2.39 - ORV Trail/Route Protection (4/18)

The Crapo Creek Trail is an ORV trail or route and is shown on the Timber Sale Map. Do not cut trees or damage posts with yellow ORV markers. All stumps within 5 feet of the trail must be cut flush with the ground. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the ORV trail or route as the centerline. Do not run equipment down the ORV trail or route. Skidding across the trail or route may only occur in locations approved by the Sale Administrator.

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

The Shore-to-Shore trail is a hiking and horse trail and is shown on the Timber Sale Map. Do not cut trees or damage posts with blue pathway markers. Do not damage or remove carsonite posts. 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. Skidding across the trail may only occur in locations approved by the Sale Administrator.

#### 5.2.41 - Snowmobile Trail Protection (9/11)

The snowmobile trail is shown on the Timber Sale Map. Do not cut or damage posts with orange trail markers or traffic control signs. If the trail is used for hauling, it must be graded to the satisfaction of the Unit Manager or his/her representative prior to December 1. If the trail road is to be used for hauling during the snowmobile season, then a snow-covered base must be left on the trail.

### 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.

## 6 - Safety and Fire Prevention

### 6.2 - Signing

#### 6.2.2 - Snowmobile Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on the snowmobile trail prior to beginning operations during the snowmobile season (approximately December 1 to March 31). The trail must be posted at appropriate distances from the Sale Area to warn of logging activity and truck traffic. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.

#### 6.2.3 - Recreational Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on Crapo Creek Trail and the Shore-to-Shore 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.

## 7 - Other Conditions

### 7.2 - Extensions

#### 7.2.2 - No Extensions (3/09)

There will be no extensions granted on this contract.



### TIMBER SALE MAP

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

Sale Number <b>52-016-24</b>	Date 11/21/2024	
Scale 1:20,000	Page 1	Of 1

Forest Management Unit Gaylord Mgt Unit	County Otsego	Mapped By: Derek Nellis
		Cruised By: Derek Nellis

Township 29N	Range 01W	Section(s) and Subdivision(s) Sec. 10 NE; Sec. 3 NENE,E1/2SW,SE;
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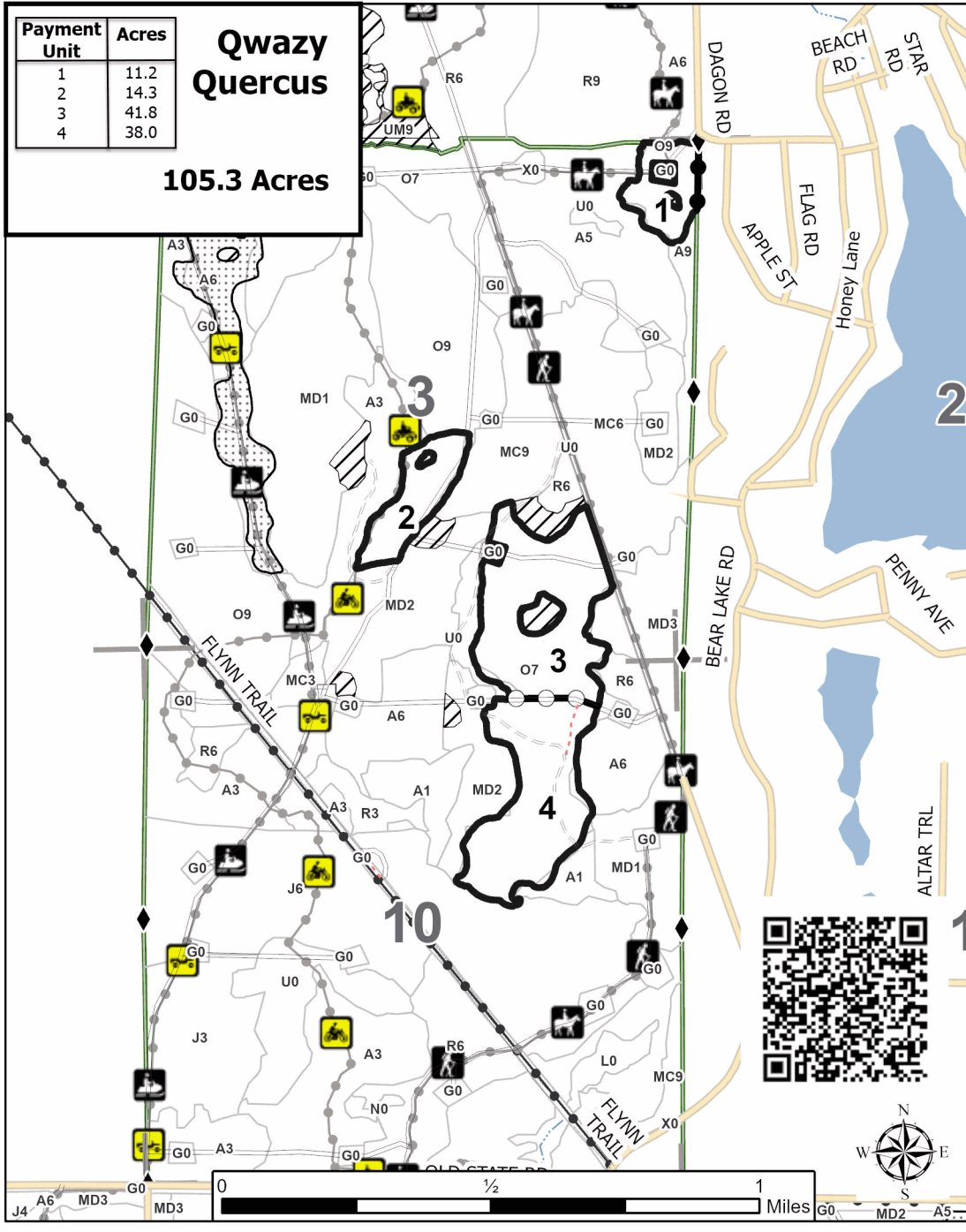
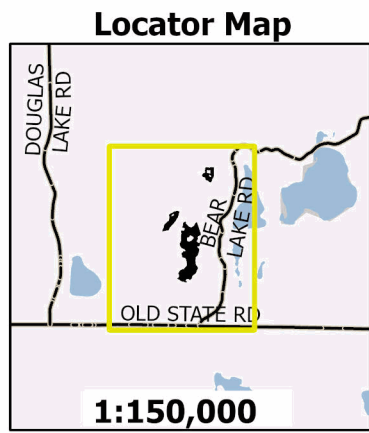
Cover Type			
A = Aspen	J = Jack Pine	O = Oak	U = Upland Brush
B = Paper Birch	K = Rock	P = Lowland Poplar	UM = Upland Mix Forest
C = Cedar	L = Lowland Brush	Q = Mixed Swamp Conifer	V = Bog or Marsh
D = Treed Bog	LM = Lowland Mix Forest	R = Red Pine	W = White Pine
E = Swamp Hardwoods	M = Maple, Beech, Birch	S = Black Spruce	X = Non Stocked
F = Spruce/Fir	MC = Mixed Conifer	T = Tamarack	Y = Sand
G = Grass	MD = Mixed Deciduous	Z = Water	
H = Hemlock	N = Marsh		

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

Payment Unit	Acres
1	11.2
2	14.3
3	41.8
4	38.0

**Qwazy Quercus**

**105.3 Acres**



### Legend

- Against State (Red)
- Private Line (Blue)
- Payment Unit (Yellow)
- Stand
- ▨ Retention Areas
- Lakes and Rivers
- Powerline
- Recreational Trails
- ◆ Field Grade Corner
- Secondary Forest Road
- Forest Access Route
- Administrative Access Only
- Non-DNR Road

All access routes are associated with oil/gas/ electric infrastructure. Equipment mobilization and hauling plans need prior approval of the sale administrator and MISSDIG must be contacted.