



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7916**

SCHEDULED SALE DATE AND TIME: 9:00 a.m. (local time) on October 1, 2026.

LOCATION: ATLANTA MGMT UNIT, 13501 M 33, ATLANTA, MI 49709.

CONTACT NAME: Matt Foster

PHONE NUMBER: (989) 619-5921

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

Ewok Holler RP (54-020-24) / T31N, R02E, SEC. 11, N1/2NW,NENE,S1/2NE.

T31N, R02E, SEC. 2 , NESW,S1/2SW,SWSE.

Montmorency County, Advertised Price \$98,931.30, 77.3 Acres, Aspen, Red Pine.

SALE NOTE: Class A access. Oak wilt restrictions PU #1 and #2; ORV, snowmobile and recreation trail protection; chipping or alternative and low stumps required to prep for planting. QR code for map and tree list not functioning. Contact UM for digital map and tree list.

Balsam fir pulp market group includes a small amount of black spruce.

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

Ewok Holler RP (54-020-24)

T31N, R02E, SEC. 11; T31N, R02E, SEC. 2.

Montmorency County (Advertised Price \$98,931.30)

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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 & SPECIES</u>	<u>ESTIMATED UNITS*</u>	<u>ADVERTISED PRICE</u>
Sawtimber		
Mixed Aspen	57.6 MBF	\$ 32.00 / MBF
Red Oak	33.2 MBF	\$ 131.00 / MBF
Red Pine	483.6 MBF	\$ 98.00 / MBF
White Oak	23.6 MBF	\$ 107.00 / MBF
Pulpwood		
Balsam Fir	13 Cords	\$ 16.25 / Cord
Jack Pine	14 Cords	\$ 3.35 / Cord
Mixed Aspen	526 Cords	\$ 11.80 / Cord
Mixed Hardwood	258 Cords	\$ 13.90 / Cord
Mixed Oak	228 Cords	\$ 31.90 / Cord
Red Pine	826 Cords	\$ 30.00 / Cord
White Pine	51 Cords	\$ 14.05 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 13.20 percent. There are an estimated 3,324 cords on this timber sale, plus or minus 439 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 \$4,946.57 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:

<u>PAYMENT UNIT NUMBER</u>	<u>PERCENT OF TOTAL SALE VALUE</u>
01	36.1%
02	29.4%
03	20.9%
04	13.6%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 12/31/2029.

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			STATISTICAL RANGE IN CORDS	
TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
262,606	3,324	13.20%	2,885	3,763

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
9	172,839	2,188	16.51%	1,827	2,549
15	41,934	531	35.45%	343	719
16	47,833	605	28.64%	432	779
TOTAL:	262,606	3,324		2,601	4,047

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
9	51.9	1	20.1
		2	14.7
		3	7.6
		4	9.5
15	10.1	2	6.0
		3	4.1
16	15.3	1	7.4
		2	2.1
		3	5.8
TOTAL:	77.3		77.3

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE	
1	Mixed Aspen	Sawtimber	4.4	MBF	27.5	\$35,738.65	
	B. T. Aspen		4.4	MBF			
	Red Oak		13.7	MBF			
	/Red (Hybrid) Oak		3.9	MBF			
	Red Oak		9.8	MBF			
	Red Pine		179.2	MBF			
	White Oak		9.9	MBF			
	Balsam Fir		Pulpwood	3			Cords
	Balsam Fir			2			Cords
	Black Spruce			1			Cords
	Jack Pine			1			Cords
	Jack Pine			1			Cords
	Mixed Aspen		Sawtimber	138			Cords
	B. T. Aspen			110			Cords
	Quaking Aspen			28			Cords
	Mixed Hardwood	100		Cords			
	Red Maple	5.9		MBF			
	Red Maple	88		Cords			
	Mixed Oak	94		Cords			
	/Red (Hybrid) Oak	24		Cords			
	Red Oak	38		Cords			
	White Oak	32		Cords			
	Red Pine	293		Cords			
	White Pine	23		Cords			
	White Pine	Sawtimber		5.8			MBF
	White Pine	Pulpwood		11			Cords
2	Mixed Aspen	Sawtimber		30.4	MBF	22.8	\$29,069.80
	B. T. Aspen		29.3	MBF			
	Quaking Aspen		1.1	MBF			
	Red Oak		8.2	MBF			
	/Red (Hybrid) Oak		2.6	MBF			
	Red Oak		5.6	MBF			
	Red Pine		140.2	MBF			
	White Oak		5.5	MBF			
	Balsam Fir		Pulpwood	6	Cords		
	Balsam Fir			5	Cords		
	Black Spruce			1	Cords		
	Jack Pine			8	Cords		
	Jack Pine			Sawtimber	0.5		
	Jack Pine		Pulpwood	7	Cords		
	Mixed Aspen		Sawtimber	189	Cords		
	B. T. Aspen	160		Cords			
	Quaking Aspen	29		Cords			
	Mixed Hardwood	68		Cords			
	Red Maple	3.7		MBF			
	Red Maple	61		Cords			
	Mixed Oak	55		Cords			
	/Red (Hybrid) Oak	16		Cords			
	Red Oak	21		Cords			
	White Oak	18		Cords			
	Red Pine	250		Cords			
	White Pine	10		Cords			
White Pine	Sawtimber	2.6		MBF			
White Pine	Pulpwood	5		Cords			
3	Mixed Aspen	Sawtimber		21.6	MBF	17.5	\$20,677.95

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
3 con't	<i>B. T. Aspen</i>	<i>Sawtimber</i>	20.9	<i>MBF</i>		
	<i>Quaking Aspen</i>		0.7	<i>MBF</i>		
	Red Oak		6.7	MBF		
	<i>/Red (Hybrid) Oak</i>		1.7	<i>MBF</i>		
	<i>Red Oak</i>		5.0	<i>MBF</i>		
	Red Pine		90.2	MBF		
	White Oak		5.4	MBF		
	Balsam Fir	Pulpwood	3	Cords		
	<i>Balsam Fir</i>		3	<i>Cords</i>		
	Jack Pine		5	Cords		
	<i>Jack Pine</i>	<i>Sawtimber</i>	0.4	<i>MBF</i>		
	<i>Jack Pine</i>	<i>Pulpwood</i>	4	<i>Cords</i>		
	Mixed Aspen		176	Cords		
	<i>B. T. Aspen</i>		160	<i>Cords</i>		
	<i>Quaking Aspen</i>		16	<i>Cords</i>		
	Mixed Hardwood		61	Cords		
	<i>Red Maple</i>	<i>Sawtimber</i>	4.0	<i>MBF</i>		
	<i>Red Maple</i>	<i>Pulpwood</i>	53	<i>Cords</i>		
	Mixed Oak		53	Cords		
	<i>/Red (Hybrid) Oak</i>		11	<i>Cords</i>		
	<i>Red Oak</i>		25	<i>Cords</i>		
	<i>White Oak</i>		17	<i>Cords</i>		
	Red Pine		160	Cords		
	White Pine		15	Cords		
	<i>White Pine</i>	<i>Sawtimber</i>	3.8	<i>MBF</i>		
	<i>White Pine</i>	<i>Pulpwood</i>	7	<i>Cords</i>		
4	Mixed Aspen	Sawtimber	1.2	MBF	9.5	\$13,458.95
	<i>B. T. Aspen</i>		1.2	<i>MBF</i>		
	Red Oak		4.6	MBF		
	<i>/Red (Hybrid) Oak</i>		1.6	<i>MBF</i>		
	<i>Red Oak</i>		3.0	<i>MBF</i>		
	Red Pine		74.0	MBF		
	White Oak		2.8	MBF		
	Balsam Fir	Pulpwood	1	Cords		
	<i>Balsam Fir</i>		1	<i>Cords</i>		
	Mixed Aspen		23	Cords		
	<i>B. T. Aspen</i>		10	<i>Cords</i>		
	<i>Quaking Aspen</i>		13	<i>Cords</i>		
	Mixed Hardwood		29	Cords		
	<i>Red Maple</i>	<i>Sawtimber</i>	1.3	<i>MBF</i>		
	<i>Red Maple</i>	<i>Pulpwood</i>	26	<i>Cords</i>		
	Mixed Oak		26	Cords		
	<i>/Red (Hybrid) Oak</i>		9	<i>Cords</i>		
	<i>Red Oak</i>		8	<i>Cords</i>		
	<i>White Oak</i>		9	<i>Cords</i>		
	Red Pine		123	Cords		
	White Pine		4	Cords		
	<i>White Pine</i>	<i>Sawtimber</i>	1.0	<i>MBF</i>		
	<i>White Pine</i>	<i>Pulpwood</i>	2	<i>Cords</i>		
TOTAL:			598.0	MBF		
TOTAL:			1,917	Cords		

Sale Specific Conditions & Requirements

Sale Name: Ewok Holler RP

Sale Number: 54-020-24 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 red paint, grass openings and a powerline right of way. Exterior sale boundary lines against state are marked with red paint or are indicated by significant cover type changes such as grass openings. Interior Payment Unit boundaries are indicated by yellow paint and a powerline right of way. Yellow painted Payment Unit boundary trees may not be cut until surrounding Payment Units are paid for. Red painted boundary line trees are not Included Timber and are to be protected unless adjacent to openings.

2 - Timber Specifications

2.1 - Included Timber

2.1.1 - Clearcut Unit(s) with Unmerchantable Trees (6/14)

Within Payment Unit(s) #1-4, cut all trees that are two (2) inches or more at DBH except trees marked in green above and below stump height. Special protection trees identified in accordance with condition 3.4.2, within clearcutting unit boundaries, are not Included Timber and are to be protected.

2.2 - Utilization

2.2.2 - Chipping Required (12/24)

This area must be chip harvested to facilitate subsequent planting operations. The Purchaser has the option to produce sawlogs or pulpwood bolts, but the remaining portion of the trees must be chipped and hauled. If market conditions limit the practicality of chipping, a written chipping exemption is possible only in the case the Sale Administrator determines that operational modifications will not inhibit future planting operations. Conditions that satisfy this modification require

*trees greater than 4" DBH must be cut to a 2" top or smaller;

*Sub-merchantable trees and hardwood limbs 4" or greater where they attach to the stem, must be cut/reduced to 4-foot lengths or smaller, and

*slash must be evenly dispersed throughout the Payment Unit and not be more than 2-feet high.

The requirement to retain approximately 1/6 to 1/3 of tree tops and limbs less than four inches in diameter is still applicable (G. C. & R. 2.2)

2.2.3 - Stump Heights (12/24)

Stump heights within shall not exceed 6" for all stumps. This is to facilitate planting operations.

3 - Payments

3.4 - Damaged Timber

3.4.2 - Special Protection Trees (1/25)

The Purchaser shall not cut live or dead special protection trees within cutting units or clearings. Special protection trees are marked in green above and below stump height. If Purchaser's operations have cut or damaged special protection trees through carelessness, the Purchaser shall pay \$200 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 chipped, utilized or otherwise removed from the sale.

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 and landings 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, although the Sale Administrator may specify other barriers. Stumps and brush may 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

4.2.2 - Fill Material (4/07)

To maintain roads, fill material may be needed in areas where "holes" exist or may be expected to develop. This fill material should be placed before trucking begins. Fill material must be cobbles, crushed rock, or gravel containing neither organic matter nor clay.

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

5.1 - Notification

5.1.1 - Pre-sale Conference (10/16)

A pre-sale conference between the Purchaser and Sale Administrator is required prior to beginning any operations to determine landing and road locations. The Unit Manager or his/her representative must be contacted at least 10 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 gas or pipeline company 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 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 power line 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

5.2.3.5 - Oak Wilt Restriction (1/18)

Within PU #1 and #2, unless changed by written agreement, 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. Operations may be allowed if specific

steps are taken to prevent damaging uncut oak during the high-risk period. Those steps may include completing all road brushing before April 15 and clearing a tree-length buffer along uncut oak cover before April 15. This is necessary to reduce the spread of oak wilt. For more information, contact the Unit Manager or his/her representative.

5.2.3.6 - Bark Beetle Restriction (1/25)

In the event drought creates a high risk of pine bark beetle infestation, pine is not to be cut during the period March 1 through July 1, unless all portions of trees greater than two (2) inches in diameter are removed from the Sale Area, reduced to chips, or treated to the satisfaction of the Unit Manager or his/her representative, within 15 days of being severed from the stump. Pine log decks, pulpwood piles and treetops that are piled for chipping in the fall or winter within a 1/4 mile of susceptible sites must be removed before March 15. Residual slash must not be placed in piles or rows and must be spread over the site for quick drying. The Department of Natural Resources will exercise this specification if the risk of damage warrants.

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 ORV trail and route are shown on the Timber Sale Map. Do not cut trees or damage posts with yellow ORV markers. Trees with yellow ORV markers shall be cut off above the markers and at least 5 feet above ground. 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 Jackson Lake Pathway is a hiking trail and is shown on the Timber Sale Map. Do not cut 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. Skidding across the trail may only occur in locations approved by the sale administrator.

5.2.41 - Snowmobile Trail Protection (9/11)

The LP9 is a snowmobile trail and 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, it must be maintained and restored to a condition equal to or better than before the sale. The road maintenance/restoration must be done prior to December 1. 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 1st. 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. The snowmobile trail may only be crossed at right angles. Maintain a 20 foot wide slash, debris, and rut free zone daily using the snowmobile trail as the centerline. No decking of forest products will be permitted along the snowmobile trail. All stumps within 20 feet of the snowmobile trail must be cut at ground level.

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.

5.8 - Protection of Endangered Species

5.8.5 - Protection of Raptor Nests (3/13)

All trees with raptor nests will be protected if found during harvesting operations. Notification will be made to the Unit Manager or his/her representative who will notify the Wildlife Biologist so an onsite evaluation and recommendation can be made, if necessary.

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 LP9 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 the Jackson Lake Pathway, MCCT Trail, Atlanta Trail (50") and the Atlanta Route (72") 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

7.3 - Contract Modifications

7.3.3 - Modification for Reforestation (8/05)

When contractual work of Purchaser has been accepted for any Payment Unit identified on Sale Area Map, Payment Unit will be eliminated from the Sale Area on written notice so that reforestation operations can begin.

**TIMBER SALE MAP**

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

Sale Number

54-020-24

Date

01/15/2025

Forest Management Unit

Atlanta Mgt Unit

County

Montmorency

Mapped By: Natzke

Cruised By: Natzke

Scale

1:15,840

Page

1

Of

1

Township

31N

Range

02E

Section(s) and

Subdivision(s) Sec. 11 N1/2NW,NENE,S1/2NE; Sec. 2 NESW,S1/2SW,SWSE;

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
- Against State (Cover Type Change)
- Payment Unit (Yellow)
- Payment Unit (Unpainted)
- Retention Areas
- Nearby Timber Sale
- Stand
- Lakes and Rivers
- Highway
- Forest Access Route
- Administrative Access Only
- Paved Road
- Government Gravel/Dirt
- Powerline
- Recreational Trails
- Perennial River
- Hiking
- Biking
- Skiing
- ORV Route
- ORV Trail
- Snowmobile
- MIRIS Section Corner

Locator Map

1:200,000

CR 624

**Ewok Holler
RP
Compartment 39****77.3 Acres**

PU #	Acres
1	27.5
2	22.8
3	17.5
4	9.5

Use QR Code to
open Map in App**PVT****PVT**

CR 624



0 0.25 0.5 1 Miles