



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7616**

SCHEDULED SALE DATE AND TIME: 3:00 p.m. (local time) on July 24, 2025.

LOCATION: NEWBERRY MGMT UNIT, 5666 S STATE HWY M 123, NEWBERRY, MI 49868.

CONTACT NAME: Keith Magnusson

PHONE NUMBER: (906) 291-0120

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

Camp Culhane Pine (42-006-24) / T50N, R08W, SEC. 29, S1/2NW,SW.

T50N, R08W, SEC. 30, NESW,S1/2SW,E1/2SE.

T50N, R09W, SEC. 25, SESE.

Luce County, Advertised Price \$56,829.50, 107.7 Acres, Red Pine, White Pine.

SALE NOTE: No new roads will be permitted in Payment Units 1 and 5. See Sale Spec 4.1.12 for additional information.

Within Payment Unit(s) 1 and 5, harvesting is limited to the period of September 1 to June 1 due to the high public use of these areas.

The Bodi Lake Pathway is a hiking trail and is shown on the Timber Sale Map. See Sale Spec 5.2.40 for restrictions.

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

Camp Culhane Pine (42-006-24)

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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>
Pulpwood		
Black Spruce	29 Cords	\$ 4.30 / Cord
Jack Pine	306 Cords	\$ 17.40 / Cord
Paper Birch	5 Cords	\$ 2.30 / Cord
Red Maple	1 Cords	\$ 7.15 / Cord
Red Pine	833 Cords	\$ 54.35 / Cord
White Pine	417 Cords	\$ 14.60 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 13.74 percent. There are an estimated 1,592 cords on this timber sale, plus or minus 219 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 \$2,841.48 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	19.7%
02	22.3%
03	23.3%
04	26.4%
05	8.3%

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.

<u>VOLUME</u>		<u>STATISTICAL RANGE IN CORDS</u>		
<u>TOTAL CUBIC FEET</u>	<u>TOTAL CORDS</u>	<u>PERCENT ERROR</u>	<u>MINIMUM</u>	<u>MAXIMUM</u>
125,734	1,592	13.74%	1,373	1,810

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
35	18,581	235	30.82%	163	308
39	99,591	1,261	16.23%	1,056	1,465
399	7,562	96	37.99%	59	132
TOTAL:	125,734	1,592		1,278	1,905

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
35	21.5	1	21.5
39	81.7	2	22.6
		3	23.2
		4	26.6
		5	9.3
399	4.5	2	1.3
		3	1.6
		4	1.6
TOTAL:	107.7		107.7

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Red Pine	Pulpwood	196	Cords	21.5	\$11,222.00
	White Pine		39	Cords		
2	Black Spruce	Pulpwood	8	Cords	23.9	\$12,668.65
	Jack Pine		85	Cords		
	Paper Birch		1	Cords		
	Red Pine		177	Cords		
	White Pine		105	Cords		
3	Black Spruce	Pulpwood	9	Cords	24.8	\$13,255.30
	Jack Pine		87	Cords		
	Paper Birch		1	Cords		
	Red Pine		186	Cords		
	White Pine		109	Cords		
4	Black Spruce	Pulpwood	9	Cords	28.2	\$14,982.35
	Jack Pine		99	Cords		
	Paper Birch		2	Cords		
	Red Maple		1	Cords		
	Red Pine		210	Cords		
	White Pine		123	Cords		
5	Black Spruce	Pulpwood	3	Cords	9.3	\$4,701.20
	Jack Pine		35	Cords		
	Paper Birch		1	Cords		
	Red Pine		64	Cords		
	White Pine		41	Cords		
TOTAL:			1,591	Cords		

Sale Specific Conditions & Requirements

Sale Name: Camp Culhane Pine

Sale Number: 42-006-24 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, yellow and orange paint. Exterior sale boundary lines against state are marked with red paint. Interior Payment Unit boundaries are marked with yellow paint. Clearcut gaps are marked with orange paint; all trees will be harvested within these areas. The painted boundary line trees are not Included Timber and are to be protected unless marked with orange paint. 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

2.1.3 - Cut Tree Marked Unit(s) (12/08)

Within Payment Unit(s) 1, all trees are designated for cutting when marked with orange paint above and below stump height, regardless of merchantability. In addition, there are hazard trees near Culhane Lake Campground that are marked with orange paint. These trees are designated for cutting but were not included in the cruise volumes and must be scattered back into the Sale Area.

2.1.7 - Leave Tree Marked Unit(s) (6/14)

Within Payment Unit(s) 2-5, all trees which meet minimum piece specifications in 2.2 Utilization are designated for cutting, except do not cut white pine that are 20 inches or more at DBH, any oak, or any trees marked with green paint above and below stump height. In addition, within the orange marked clearcut gaps within Payment Units 2, 3, and 4, cut all trees that are two (2) inches or more at DBH.

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) 1 - 4 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.

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, chipped, utilized or otherwise removed from the sale.

4.1.6 - Road Construction (4/24)

Construction of back-in spur road in Payment Units 1 & 5 and improvements of existing roads in Payment Units 2-4, 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, 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. Removal of undesignated timber must be authorized by Sale Administrator and scaled separately.

4.1.12 - No New Roads (1/12)

No new roads will be permitted in Payment Units 1 & 5, however a back-in spur road from the nearby County Road will be

allowed, see specification 4.1.6. Landing and spur road will need to be located away from the nearby campground as far as practically possible. This will be discussed at the pre-work meeting.

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

5.1 - 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 and to discuss aesthetic considerations for nearby campgrounds and trails.

5.2 - Conduct of Operations

5.2.1 - Slash

5.2.1.1 - Slash Within Sale Area (9/16)

No trees are to be felled outside the Sale Area, and all slash is to be kept at least 5 feet back from the red paint line. If sale boundary lines are along a public road or highway, then slash must be removed 50' from these lines per General Condition & Requirement 5.2.1.

5.2.1.8 - Slash Height (12/08)

No slash or tree tops may exceed 24 inches in height.

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. Exception: Orange marked hazard trees within Payment Unit 1 (see spec 2.1.3).

5.2.3 - Operating Restrictions

5.2.3.1 - Operating Restrictions (9/11)

Within Payment Unit(s) 1 & 5, unless changed by written agreement, cutting, skidding, and hauling are limited to the period of September 1 to June 1. This restriction is due to the high public use of these areas.

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.

5.2.40 - Pathway Protection (10/10)

The Bodi Lake Pathway is a hiking trail and 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. Skidding across the trail may only occur in a manner that does not damage the trail, unless

snow conditions mitigate the need for soil protection.

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.

5.4.2 - Skid Trails (2/04)

Skid trails up and down slopes should be avoided. If, however, this is unavoidable, these trails will be left in a non-erodible condition using water bars, logs, and slash. Placing of slash on these skid trails while logging is ongoing may alleviate need for any further action. At the direction of the Sale Administrator, seed, fertilizer, and mulch may also be required.

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

6.2.1 - Road Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on County Road 437 and County Road 500 prior to beginning operations. The road 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 Bodi Lake Pathway and the North Country 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 DNR will provide these signs.



TIMBER SALE MAP

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

Sale Number
42-006-24

Date
04/24/2024

Forest Management Unit
Newberry Mgt Unit

County
Luce

Mapped By: **A. Ciaramitaro**
Cruised By: **Newberry Unit Staff**

Scale
1:7,920

Page
1
Of
2

Township
50N
Range
08W / 09W
Section(s) and
Subdivision(s)
Sec. 25 SESE; Sec. 29 S1/2NW,SW; Sec. 30 NESW,S1/2SW,E1/2SE;

Cover Type

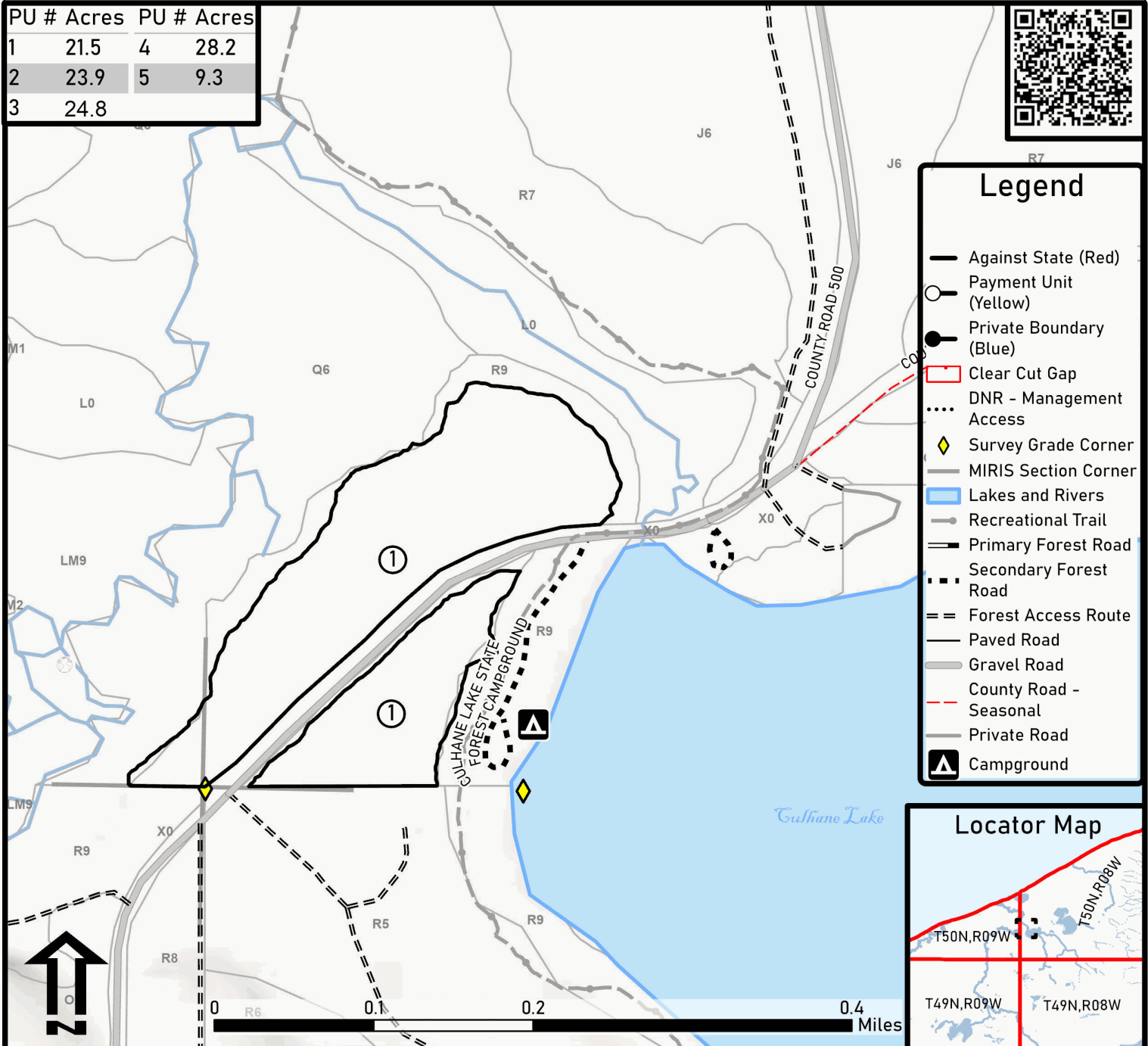
A = Aspen	J = Jack Pine	O = Oak	U = Upland Brush
B = Paper Birch	K = Rock	P = Lowland Poplar	UM = Upland Mix Forest
C = Cedar	L = Lowland Brush	Q = Mixed Swamp Conifer	V = Bog or Marsh
D = Treed Bog	LM = Lowland Mix Forest	R = Red Pine	W = White Pine
E = Swamp Hardwoods	M = Maple, Beech, Birch	S = Black 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

Camp Cushman Pine
Compartment: 42043 Acres: 107.7

PU #	Acres	PU #	Acres
1	21.5	4	28.2
2	23.9	5	9.3
3	24.8		



**TIMBER SALE MAP**

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

Sale Number
42-006-24Date
04/24/2024Forest Management Unit
Newberry Mgt UnitCounty
LuceMapped By: **A. Ciaramitaro**Cruised By: **Newberry Unit Staff**Scale
1:10,138Page
2
Of
2Township
50NRange
08W / 09WSection(s) and
Subdivision(s)

Sec. 25 SESE; Sec. 29 S1/2NW,SW; Sec. 30 NESW,S1/2SW,E1/2SE;

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

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