



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7815**

SCHEDULED SALE DATE AND TIME: 9:00 a.m. (local time) on March 16, 2026.

LOCATION: GRAYLING MGMT UNIT, 1955 HARTWICK PINES ROAD, GRAYLING, MI 49738.

CONTACT NAME: Tom Barnes

PHONE NUMBER: (231) 384-7732

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

Guthrie Lake Hardwood (72-635-24) / T28N, R03W, SEC. 1 , E1/2NE.

T28N, R03W, SEC. 2 , NESW,S1/2SW,SWSE.

Crawford County, Advertised Price \$142,492.60, 87.3 Acres, Hardwood, Sugar Maple.

SALE NOTE: Sale on Military land, not certified land. Hauling should not be to the north, west on Calker Road preferred. Timing restrictions for military training. Soft Oak wilt timing restrictions applied for Payment Unit 1, however the DNR may deny any requests to operate during the restricted timeframe. Spec 4.2.5 (Two Wheel Drive condition) applied specifically for access road west of Payment Unit 1 that is used for boat launch to Guthrie Lake. Chipping required, no exceptions will be granted.

TIMBER SALE INFORMATION

Guthrie Lake Hardwood (72-635-24)
 T28N, R03W, SEC. 1; T28N, R03W, SEC. 2.
 Crawford County (Advertised Price \$142,492.60)

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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>
Sawtimber		
Basswood	34.6 MBF	\$ 70.00 / MBF
Beech	18.6 MBF	\$ 157.00 / MBF
Black/Red (Hybrid) Oak	14.0 MBF	\$ 132.00 / MBF
Red Oak	89.6 MBF	\$ 144.00 / MBF
Sugar Maple	397.5 MBF	\$ 229.00 / MBF
White Oak	5.4 MBF	\$ 110.00 / MBF
Pulpwood		
Misc. Species 2	19 Cords	\$ 6.30 / Cord
Mixed Hardwood	948 Cords	\$ 23.45 / Cord
Mixed Oak	361 Cords	\$ 22.35 / Cord
Red Pine	3 Cords	\$ 50.55 / Cord
White Pine	12 Cords	\$ 17.35 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 9.46 percent. There are an estimated 2,656 cords on this timber sale, plus or minus 251 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 \$7,124.63 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	15.1%
02	30.4%
03	54.5%
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
209,803	2,656	9.46%	2,404	2,907

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
24	53,046	671	16.34%	562	781
26	109,267	1,383	14.42%	1,184	1,583
41	47,490	601	18.57%	489	713
TOTAL:	209,803	2,656		2,235	3,077

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
24	30.9	2	30.9
26	36.8	3	36.8
41	19.6	1	19.6
TOTAL:	87.3		87.3

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE					
1	Black/Red (Hybrid) Red Oak White Oak Misc. Species 2 Mixed Hardwood <i>Red Maple</i> Mixed Oak <i>/Red (Hybrid) Oak</i> <i>Red Oak</i> <i>White Oak</i> Red Pine White Pine	Sawtimber	14.0	MBF	19.6	\$21,462.70					
			76.5	MBF							
			2.8	MBF							
			19	Cords							
			10	Cords							
			10	Cords							
		Pulpwood	339	Cords							
			49	Cords							
			256	Cords							
			34	Cords							
			3	Cords							
			12	Cords							
2	Basswood Beech Red Oak Sugar Maple Mixed Hardwood <i>Yellow Birch</i> <i>Basswood</i> <i>Beech</i> <i>Black Cherry</i> <i>Ironwood</i> <i>Paper Birch</i> <i>Sugar Maple</i> <i>Yellow Birch</i> Mixed Oak <i>Red Oak</i>	Sawtimber	7.5	MBF	30.9	\$43,270.95					
			1.6	MBF							
			3.6	MBF							
			154.8	MBF							
		Pulpwood	265	Cords							
			1.3	MBF							
			9	Cords							
			5	Cords							
			5	Cords							
			6	Cords							
			3	Cords							
			230	Cords							
			4	Cords							
			14	Cords							
			14	Cords							
			3	Basswood Beech Red Oak Sugar Maple White Oak Mixed Hardwood <i>Red Maple</i> <i>Yellow Birch</i> <i>Basswood</i> <i>Beech</i> <i>Ironwood</i> <i>Red Maple</i> <i>Sugar Maple</i> <i>Yellow Birch</i> Mixed Oak <i>Red Oak</i> <i>White Oak</i>			Sawtimber	27.1	MBF	36.8	\$77,758.95
								17.0	MBF		
9.5	MBF										
242.7	MBF										
2.6	MBF										
Pulpwood	673	Cords									
	2.6	MBF									
	1.5	MBF									
	28	Cords									
	29	Cords									
	15	Cords									
	21	Cords									
	570	Cords									
	2	Cords									
	8	Cords									
7	Cords										
1	Cords										
TOTAL:			559.7	MBF							
TOTAL:			1,343	Cords							

Sale Specific Conditions & Requirements

Sale Name: Guthrie Lake Hardwood

Sale Number: 72-635-24 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 and yellow paint, as well as roads. Exterior sale boundary lines against state are marked with red paint, with the exception of the southern boundary of Payment Unit 3, which is unpainted and designated by Calker Road, and the western boundary of Payment Unit 1, which is unpainted and designated by the forest road. Interior Payment Unit boundaries are marked with yellow paint. 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

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

Within Payment Unit(s) 1, cut all trees which meet minimum piece specifications in 2.2 Utilization, except do not cut any white oak that are 12 inches or more at DBH. In addition, do not cut any trees that are 26 inches or more at DBH. Further, do not cut any trees marked with green paint.

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

2.1.5 - Overstory Removal Unit(s) (8/11)

Within Payment Unit(s) 2 and 3, all trees which meet minimum piece specifications in 2.2 Utilization, are designated for cutting.

2.1.11 - Description of Timber Note (2/04)

Note that Misc. Species 2 is dead oak, which is designated for cutting.

2.2 - Utilization

2.2.2 - Chipping required (2/18)

This area must be chip harvested to meet National Guard requirements. The Purchaser has the option to produce sawlogs or pulpwood bolts, but the remaining portion of the trees must be chipped and hauled. The requirement to retain approximately 1/6 to 1/3 of tree tops and limbs less than four inches in diameter does not apply (G. C. & R. 2.2).

2.2.3 - Stump heights (4/07)

Stump heights within the Sale Area shall not exceed 6 inches for all trees. This is in order to facilitate military requirements.

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) 2 and 3 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.

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, reasonable care should be taken to avoid damage to tree seedlings and saplings.

Within the Sale Area, if more than 30% of the sugar maple, white pine, or oak 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 \$400 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 10 % 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.

Trees cut cleanly for skid trails and operational needs will not be counted as 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 with green paint or any tree that is 26 inches or more at DBH. If 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 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 chipped, utilized or otherwise removed from the sale. 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 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. These roads must be rendered impassable to cars and trucks. All stumps from road building and landing construction must be reserved to block any newly constructed roads upon completion of the sale. These stumps must be scattered along the road system to prohibit vehicular movement. 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.

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

5.1.4 - 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.

5.1.5 - National Guard notification (2/15)

This sale is upon lands utilized for training by the Michigan National Guard - Camp Grayling. A minimum of five (5) business days prior to opening this sale, the producer must request that the sale administrator contact the military for information regarding training plans that may impact sale 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 Payment Unit 1, 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.

5.2.3.7 - National Guard training restriction (1/09)

Operations on this contract may not be allowed during National Guard training operations. Typically, the restricted period is from May 1 to October 31. The contractor must check with the Unit Manager who will coordinate the cutting schedule with the Military.

5.2.29 - Shrub Protection (1/20)

Reasonable care should be taken not to cut or damage hawthorn, dogwood or juneberry. These woody-shrub plants are highly beneficial to various wildlife species.

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.

5.2.43 - Opening Protection (2/21)

No activities are permitted in openings marked on the Timber Sale Map with the letter "G" (West of Payment Units 2 and 3). Any damage to the openings shall be repaired according to specifications of the Unit Manager or his/her representative.

5.4 - Soil Protection

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 Calker Road and Fantasy Drive 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.

SKIP

6.4 - Unexploded Ordinance (7/15)

Be aware that the Sale Area could contain UXO (unexploded ordinances). Do not touch or drive over any metal objects. If any objects are found, please flag the area and notify the Unit Manager or his/her representative, so that they can make arrangements with the Military.

7 - Other Conditions

7.10 - Certified Timber

7.10.1 - Non-Certified Timber (2/16)

The area encompassed by this timber sale is not certified to the standards of the Forest Stewardship Council (FSC) or the Sustainable Forestry Initiative (SFI). Forest products from this sale may not be delivered to the mill as "FSC and / or SFI certified". The lands within this sale are managed for military training.



TIMBER SALE MAP

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

Sale Number
72-635-24

Date
01/22/2025

Forest Management Unit	County	Mapped By: Porteous
Grayling Mgt Unit	Crawford	Cruised By: Porteous

Scale	Page	Of
1:20,000	1	1

Township	Range	Section(s) and Subdivision(s)
28N	03W	Sec. 1 E1/2NE 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

