



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7676**

SCHEDULED SALE DATE AND TIME: **9:30 a.m. (local time) on June 24, 2025.**

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

CONTACT NAME: Lucas Merrick

PHONE NUMBER: (989) 732-3541

PROSPECTUS NOTE: All sales on this Prospectus have received damage from the Ice Storm in late March 2025. The Purchaser should harvest the wood as soon as possible.

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:

Ice Til U Drop Pine (52-028-25) / T29N, R01W, SEC. 28, SESW.

T29N, R01W, SEC. 31, SENW,SWNE,E1/2SW,SE.

T29N, R01W, SEC. 32, NE.

T29N, R01W, SEC. 33, N1/2NW,N1/2NE.

Otsego County, Advertised Price \$26,904.00, 169.0 Acres, Red Pine.

SALE NOTE: This is a salvage sale resulting from an ice storm in late March 2025. Volumes on this sale are not a representation of actual volume. This is a scaled sale.

Scaling locations/landings and a scaling schedule will be established at the pre-sale meeting.

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

Ice Til U Drop Pine (52-028-25)

T29N, R01W, SEC. 28; T29N, R01W, SEC. 31; T29N, R01W, SEC. 32; T29N, R01W, SEC. 33.
Otsego County (Advertised Price \$26,904.00)

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A timber sale contract for this scaled, 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		
Red Pine	1,180 Cords	\$ 22.80 / Cord

* 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 \$1,345.20 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	23.1%
02	22.1%
03	22.4%
04	32.4%
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.

<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>
93,176	1,179	0.00%	1,179	1,179

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	18,818	238	0.00%	238	238
25	32,292	409	0.00%	409	409
29	21,455	272	0.00%	272	272
36	20,610	261	0.00%	261	261
TOTAL:	93,176	1,179		1,179	1,179

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
TOTAL:			

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Red Pine	Pulpwood	272	Cords	38.9	\$6,201.60
2	Red Pine	Pulpwood	261	Cords	37.4	\$5,950.80
3	Red Pine	Pulpwood	264	Cords	37.8	\$6,019.20
4	Red Pine	Pulpwood	383	Cords	54.9	\$8,732.40
TOTAL:			1,180	Cords		

Sale Specific Conditions & Requirements

Sale Name: Ice Til U Drop Pine

Sale Number: 52-028-25 Seq#: 1

1 - Sale Area

1.2 - Boundaries

1.2.1 - Painted Boundaries (9/19)

The sale boundaries and Payment Unit boundaries are marked and identified by red paint, cover-type changes, and roads. Exterior sale boundary lines against state are marked with red paint or defined by timber cover type change or a road.

-The western exterior boundary of Payment Unit 1 is unpainted and designated by Crapo Lake Rd.

-The northern and southern exterior boundaries of Payment Unit 2 are unpainted. The northern boundary is marked by a cover-type change while the southern boundary is marked by Otsego County Line Rd.

-All exterior boundaries of Payment Unit 3 are unpainted. The northern boundary is marked by a forest road. All other boundaries are marked by cover-type change.

-The northern exterior boundary of payment unit 4 is unpainted and designated by a state forest road, except for two sections marked by red paint. Portions of the southern exterior boundary of Payment Unit 4 are unpainted and designated by cover-type change.

Interior Payment Unit boundary between Payment Units 3 and 4 are unpainted and designated by a state forest road. The painted boundary line trees are Included Timber if they are a pine species and are to be harvested.

2 - Timber Specifications

2.1 - Included Timber

2.1.4 - Designated Timber Unit(s) (6/17)

Within Payment Unit(s) 1-4, harvest all damaged red pine trees with less than 50% crown remaining as compared to nearby undamaged red pine. Also, harvest all red pine which are leaning at an angle greater than 30 degrees. Whole red pine and portions of red pine which are down are also designated for cutting.

2.1.11 - Description of Timber Note (2/04)

Note that this is an ice storm salvage sale. All Payment Units will be scaled by the Sale Administrator. Chipping of the Sale Area will not be required but is encouraged. If chipped, the Purchaser must provide electronic confirmation of scale tickets at a minimum of once per week. To convert red pine chip weight to cords, we will use a conversion of 1 cord = 1.9 tons or 1 cord = 3,800 pounds. This is from the USDA's Timber Management Field Book, 2008 Edition Table 2.10 Weight Table for Various Woods.

If other species other than red pine will be scaled under this contract, prices will be as follows:

Mixed Aspen: \$16.50/cd

White Pine: \$19.00/cd

Jack Pine: \$13.50/cd

Mixed Hdwd: \$14.00/cd

Mixed Oak: \$7.50/cd

3 - Payments

3.2 - Scaled Sales

3.2.1 - Scale Location (2/04)

Forest products will be placed for measurement in an area for scaling as designated by the Sale Administrator. In addition, frequency of scaling will be negotiated with the Sale Administrator.

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, 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 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. Contact the Sale Administrator for specific details of design and placement.

4.2 - Maintenance

4.2.3 - Road maintenance (8/13)

The following road maintenance may be needed: Within 60 days of completion of hauling, or if no hauling occurs for 60 days, the road must be maintained and graded. This includes cleaning of drainage areas, grading, crowning and filling with gravel, if necessary. Damages will be assessed if grading/repair does not occur.

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 on site 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/pipeline company and MISSDIG 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 five (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.

5.2 - Conduct of Operations

5.2.1 - Slash

5.2.1.8 - Slash Height (12/08)

No slash or tree tops may exceed 36 inches in height.

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.

5.2.33 - Gas Well Revegetation (12/08)

In the event that the gas well is utilized for a landing, the site must be revegetated with a seeding mixture specified by the Unit Manager or his/her representative.

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

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

5.2.41 - Snowmobile Trail Protection (9/11)

LP 47 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 1. 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. All stumps within 20 feet of the snowmobile trail must be cut at ground level.

5.8 - Protection of Endangered Species

5.8.1 - Kirtland's Warbler (1) (4/24)

This sale is adjacent to a young jack pine stand which may be used by the Kirtland's Warbler. The Department reserves the right to temporarily restrict all harvesting operations in a buffer zone of up to 500 feet if it is determined that Warbler territory has been established in the adjacent stand. The restricted period, if put into effect, would apply from May 1 to August 15.

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 roads 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.

6.2.2 - Snowmobile Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on LP 47 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.

7 - Other Conditions

7.2 - Extensions

7.2.2 - No Extensions (3/09)

There will be no extensions granted on this contract. The purpose of this sale is to salvage harvest the Sale Area from the recent ice storm.

7.2.3 - Salvage Extension (6/13)

This is a salvage sale with a short contract length. The sale must be harvested promptly. One (1), twelve (12) month extension can be applied to one (1) other State Forest Timber Sale Contract owned by the purchaser or owned by one (1) designated sub-contractor of the Purchaser that works this contract. To qualify, the contract expiration date of the contract to be extended must be within twelve (12) months from the issue date of this contract. If this is the first extension on the other State Forest Timber Sale Contract, then the 5% extension fee will be waived. If this is an additional extension, the 10% fee will be reduced to 5%. The salvage extension must be used before this contract is closed-out. This specification does not alleviate the purchaser from any contractual obligations of the extended State Forest Timber Sale Contract. Per General

Condition & Requirement 7.2, extensions are at the sole discretion of the DNR.

7.5 - Loss

7.5.1 - Deteriorating Timber (7/09)

The Sale Area has received damage from an ice storm in late March 2025. The Purchaser should harvest the wood as soon as possible. The Department of Natural Resources is held free of responsibility of any further damage or deterioration due to delay in harvesting.



TIMBER SALE MAP

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

Sale Number
52-028-25

Date
05/27/2025

Forest Management Unit		County	Mapped By: S. Shooltz	Scale 1:15,840	Page 1	Of 2
Gaylord Mgt Unit		Otsego	Cruised By: Scale			
Township 29N	Range 01W	Section(s) and Subdivision(s) Sec. 28 SESW; Sec. 31 SENW,SWNE,E1/2SW,SE; Sec. 32 NE; Sec. 33 N1/2NW,N1/2NE;				

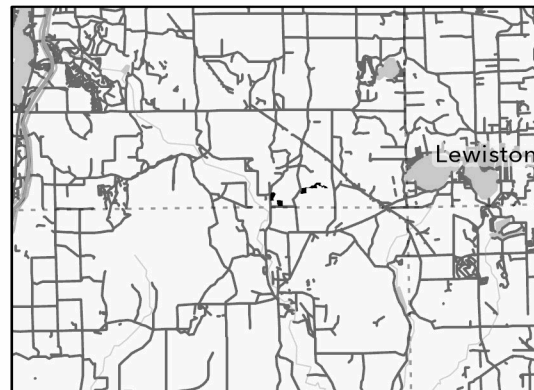
Cover Type

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

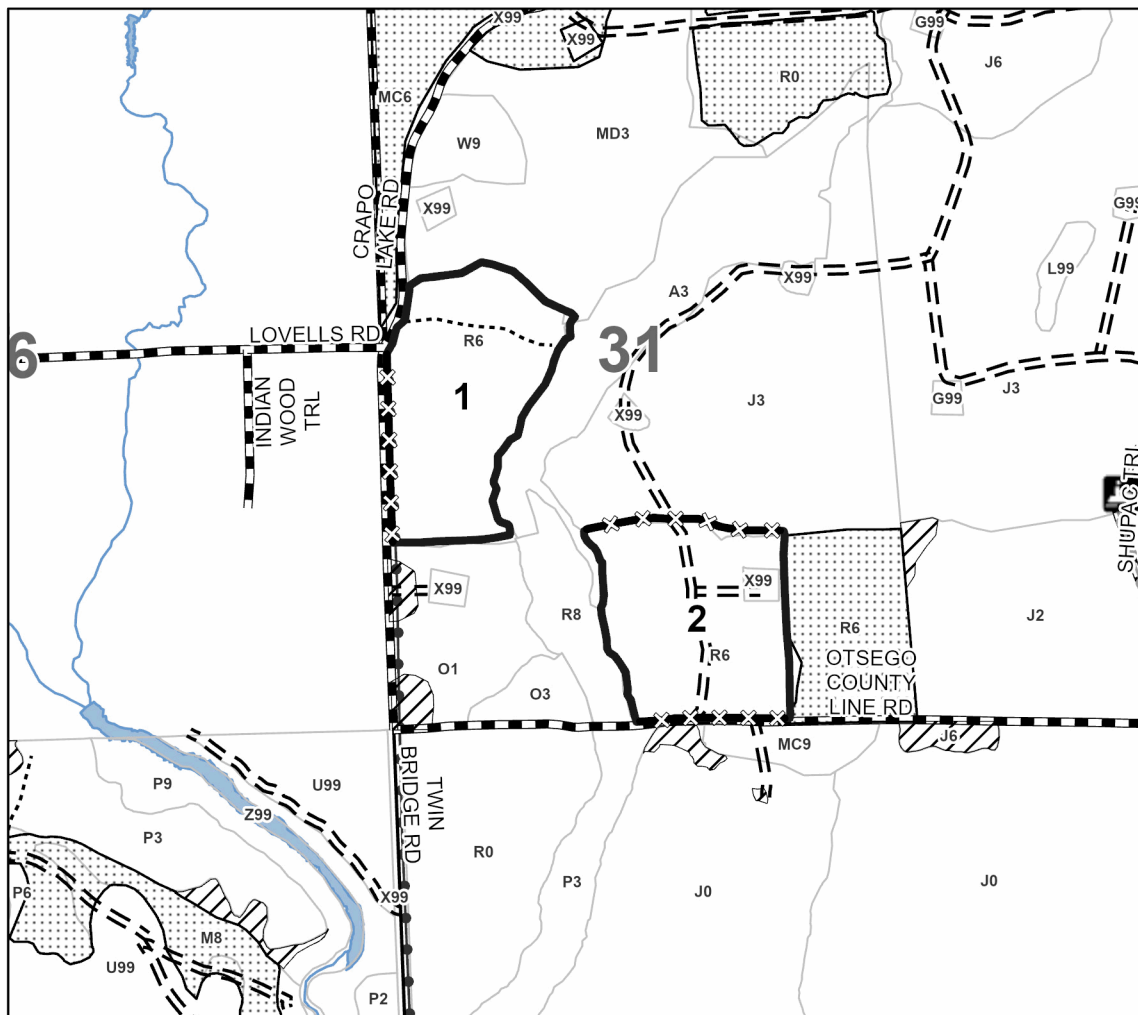
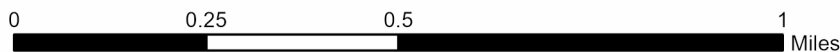
Locator Map 1:500,000



Payment Unit Number	Acres
1	38.9
2	37.4
3	37.8
4	54.9

Ice Til U Drop Pine

169.0 Acres



Legend

- Against State (Red)
- X— Against State (Cover Type Change)
- Stand
- ▨ Retention Areas
- Lakes and Rivers
- - - Forest Access Route
- Administrative Access Only
- Paved Road
- - - Government Gravel/Dirt
- Powerline
- Recreational Trails
- ☑ Snowmobile

Use QR Code to open Map in App





TIMBER SALE MAP

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

Sale Number
52-028-25

Date
05/27/2025

Forest Management Unit
Gaylord Mgt Unit

County
Otsego

Mapped By: S. Shooltz
Cruised By: Scale

Scale
1:15,840

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2

Of
2

Township 29N Range 01W Section(s) and Subdivision(s) Sec. 28 SESW; Sec. 31 SENW,SWNE,E1/2SW,SE; Sec. 32 NE; Sec. 33 N1/2NW,N1/2NE;

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

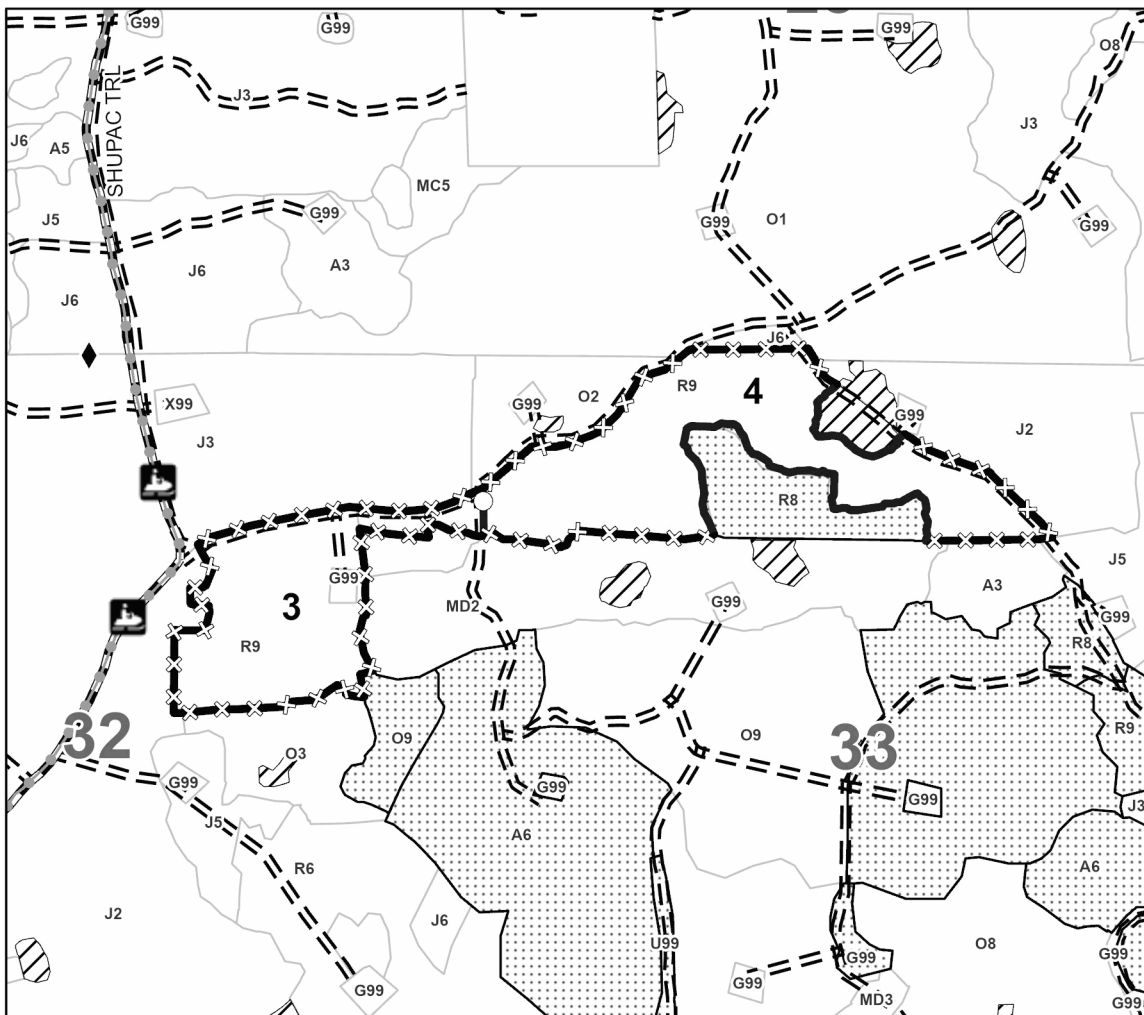
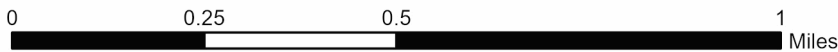
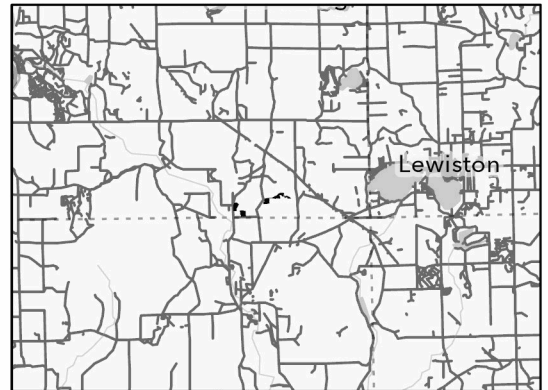
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Ice Til U Drop Pine

169.0 Acres

Locator Map 1:500,000



Legend

- Against State (Red)
- X— Against State (Cover Type Change)
- Payment Unit (Road)
- Stand
- ▨ Retention Areas
- Forest Access Route
- Government Gravel/Dirt
- Private Gravel/Dirt
- Recreational Trails
- Snowmobile
- ◆ Survey Grade Corner

Use QR Code to open Map in App

