



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7837**

SCHEDULED SALE DATE AND TIME: 10:00 a.m. (local time) on September 30, 2026.

LOCATION: GLADWIN MGMT UNIT, 801 NORTH SILVERLEAF, GLADWIN, MI 48624.

CONTACT NAME: Blair Tweedale

PHONE NUMBER: (989) 426-9205

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

The Backyardigan's Bush (73-006-25) / T19N, R02E, SEC. 4 , SW,S1/2SE.

T19N, R02E, SEC. 5 , E1/2SE.

T19N, R02E, SEC. 8 , NENE.

T19N, R02E, SEC. 9 , NENW,N1/2NE.

Gladwin County, Advertised Price \$141,070.20, 106.3 Acres, Aspen, Red Pine.

SALE NOTE: This sale is in the Lame Duck Foot Access Area. Harvesting operations will not be permitted from September 15 through December 1. Payment unit 2 has been buffered per Woodland Raptor Guidelines with a 5 chain radius where no activity is to occur. Access for payment unit 5 is in the SE corner of the PU, off of Sterling Truck Trail.

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

The Backyardigan's Bush (73-006-25)

T19N, R02E, SEC. 4; T19N, R02E, SEC. 5; T19N, R02E, SEC. 8; T19N, R02E, SEC. 9.

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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		
Mixed Aspen	222.1 MBF	\$ 73.00 / MBF
Red Maple	22.3 MBF	\$ 59.00 / MBF
Red Pine	382.2 MBF	\$ 160.00 / MBF
White Pine	49.6 MBF	\$ 64.00 / MBF
Pulpwood		
Balsam Fir	11 Cords	\$ 23.75 / Cord
Black Spruce	5 Cords	\$ 13.90 / Cord
Black/Red (Hybrid) Oak	75 Cords	\$ 26.25 / Cord
Mixed Aspen	959 Cords	\$ 25.20 / Cord
Mixed Hardwood	522 Cords	\$ 21.55 / Cord
Paper Birch	34 Cords	\$ 45.85 / Cord
Red Pine	270 Cords	\$ 67.80 / Cord
White Pine	70 Cords	\$ 23.35 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 11.50 percent. There are an estimated 3,534 cords on this timber sale, plus or minus 407 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 \$7,053.51 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	7.7%
02	53.8%
03	3.1%
04	3.7%
05	31.7%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 09/30/2029.

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			STATISTICAL RANGE IN CORDS	
TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
279,224	3,534	11.50%	3,128	3,941

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
98	11,366	144	59.38%	58	229
215	14,207	180	54.10%	83	277
222	88,264	1,117	17.43%	922	1,312
225	15,568	197	48.02%	102	292
239	22,086	280	51.44%	136	423
259	46,853	593	29.55%	418	768
418	80,881	1,024	23.49%	783	1,264
TOTAL:	279,224	3,534		2,503	4,566

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	Mixed Aspen	Sawtimber	28.6	MBF	20.1	\$10,815.05
	<i>B. T. Aspen</i>		28.6	<i>MBF</i>		
	Red Maple		3.6	MBF		
	White Pine	Pulpwood	2.2	MBF		
	Black/Red (Hybrid		20	Cords		
	/Red (Hybrid) Oak		2.7	<i>MBF</i>		
	/Red (Hybrid) Oak		15	<i>Cords</i>		
	Mixed Aspen		182	Cords		
	<i>B. T. Aspen</i>		146	<i>Cords</i>		
	<i>Quaking Aspen</i>		36	<i>Cords</i>		
	Mixed Hardwood		127	Cords		
	<i>Red Maple</i>		127	<i>Cords</i>		
	Red Pine		5	Cords		
	White Pine		8	Cords		
2	Red Pine	Sawtimber	372.5	MBF	16.8	\$75,933.50
	Mixed Hardwood	Pulpwood	6	Cords		
	<i>Black Cherry</i>		6	<i>Cords</i>		
	Red Pine		239	Cords		
3	Mixed Aspen	Sawtimber	8.4	MBF	12.3	\$4,422.15
	<i>Quaking Aspen</i>		8.4	<i>MBF</i>		
	White Pine		0.4	MBF		
	Mixed Aspen	Pulpwood	115	Cords		
	<i>Quaking Aspen</i>		115	<i>Cords</i>		
	Mixed Hardwood		40	Cords		
	<i>Basswood</i>	Sawtimber	9.2	<i>MBF</i>		
	<i>Basswood</i>		4	<i>Cords</i>		
	<i>Ironwood</i>		4	<i>Cords</i>		
	<i>Red Maple</i>		14	<i>Cords</i>		
	White Pine		1	Cords		
4	Mixed Aspen	Sawtimber	4.3	MBF	7.5	\$5,205.95
	<i>B. T. Aspen</i>		4.3	<i>MBF</i>		
	Red Maple		2.5	MBF		
	White Pine	Pulpwood	16.4	MBF		
	Balsam Fir		4	Cords		
	Black/Red (Hybrid		3	Cords		
	/Red (Hybrid) Oak	Sawtimber	0.8	<i>MBF</i>		
	/Red (Hybrid) Oak		1	<i>Cords</i>		
	Mixed Aspen		36	Cords		
	<i>B. T. Aspen</i>	Pulpwood	24	<i>Cords</i>		
	<i>Quaking Aspen</i>		12	<i>Cords</i>		
	Mixed Hardwood		70	Cords		
	<i>Red Maple</i>	Sawtimber	70	<i>Cords</i>		
	Paper Birch		18	Cords		
	<i>Paper Birch</i>		18	<i>Cords</i>		
	White Pine		12	Cords		
5	Mixed Aspen	Sawtimber	180.8	MBF	49.6	\$44,719.80
	<i>B. T. Aspen</i>		39.0	<i>MBF</i>		
	<i>Quaking Aspen</i>		141.8	<i>MBF</i>		
	Red Maple	Pulpwood	16.2	MBF		
	Red Pine		9.7	MBF		
	White Pine		30.6	MBF		
	Balsam Fir	Sawtimber	7	Cords		
	Black Spruce		5	Cords		
	Black/Red (Hybrid		53	Cords		
	/Red (Hybrid) Oak		3.3	<i>MBF</i>		

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
5 con't	/Red (Hybrid) Oak	Pulpwood	46	Cords		
	Mixed Aspen		626	Cords		
	B. T. Aspen		230	Cords		
	Quaking Aspen		396	Cords		
	Mixed Hardwood		279	Cords		
	Red Maple		279	Cords		
	Paper Birch		16	Cords		
	Paper Birch	Sawtimber	1.2	MBF		
	Paper Birch	Pulpwood	14	Cords		
	Red Pine		26	Cords		
	White Pine		49	Cords		
TOTAL:			676.2	MBF		
TOTAL:			1,947	Cords		

Sale Specific Conditions & Requirements

Sale Name: The Backyardigan's Bush

Sale Number: 73-006-25 Seq#: 1

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 and red paint. Exterior sale boundary lines against private property are marked with blue paint. Exterior sale boundary lines against state are marked with red 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 unless marked with orange paint.

2 - Timber Specifications

2.1 - Included Timber

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

Within Payment Unit(s) 1-5, cut all trees that are two (2) inches or more at DBH. In Payment Unit 3, do not cut any green painted trees.

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) 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.

4 - Transportation

4.1 - Construction

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. Stumps and brush must 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.

4.4 - Access

4.4.3 - Access gate (12/08)

The access gate must be locked at the completion of each day unless otherwise approved by the Unit Manager or his/her representative.

5 - Operations

5.1 - Notification

5.1.6 - Utility R.O.W. (1/25)

It is the responsibility of the Purchaser to obtain permission from the utility company to utilize the power line right-of-way (R.O.W.) for operations.

5.2 - Conduct of Operations

5.2.1 - Slash

5.2.1.8 - Slash Height (12/08)

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

5.2.1.11 - Slash for Reforestation (3/21)

To facilitate reforestation, the Sale Area shall be left with slash evenly distributed. Bunched tops within the cutting area shall be broken up and scattered. Stumps shall be cut low to the ground. Processing sites shall not be left with a compacted layer of slash; tops from these sites shall be hauled back into the cut area and scattered.

5.2.3 - Operating Restrictions

5.2.3.8 - Lane Duck Foot Access Area Restriction (1/09)

Harvesting operations will not be permitted from September 15 through December 1.

5.2.3.11 - Coppice Regeneration Protection (4/10)

To promote aspen regeneration, harvesting is limited to December 1 to March 31 within Payment Unit 1. Any post-harvest operations, such as chipping, must be completed before sprouting of regeneration occurs. If it is anticipated that chipping will be delayed, then tops shall be carried to one central location or left unchipped. The Unit Manager or his/her representative may cease such operations if sprouting occurs before the operation is complete.

5.2.4 - Dead and Down Creation

5.2.4.4 - Dead and Down Creation, Grouse (6/18)

To encourage grouse and other wildlife, in Payment Unit(s) 1, 3, 4 & 5 leave one 12" or larger diameter whole tree on the ground for every three (3) acres. Trees should be scattered throughout the sale and at least two chains from any roads, two-tracks, or trails open to vehicles, or positioned per the Sale Administrator's instructions.

5.2.22 - Operating Caution

5.2.22.1 - Operating Caution (6/11)

It is recommended, but not required, that within Payment Unit(s) 5, cutting, skidding, and hauling occur during dry summer or frozen winter conditions. The reason for the recommendation is because of saturated soils.

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.

5.2.43 - Opening Protection (2/21)

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

5.8 - Protection of Endangered Species

5.8.3 - Red-shouldered Hawk or Goshawk (1) (1/25)

In the event that an active red shoulder hawk or goshawk nest is found, the contract may be amended to protect the nest site until the nest is determined to be inactive. The value of the trees in this excluded area will be refunded or credited to the Purchaser. The nest will be buffered with a five-chain radius (eight acre) protection area, centered on the nest tree, in which there will be no cutting or new roads constructed. Avoid human disturbance, including loading and skidding, in the protection area.

An additional zone of five chains (ten chains centered on the active nest tree) will be established in which there is no management activity from March 15 to July 15 (NLP). Limit biomass harvesting and chipping operations within this ten-chain zone, retain the maximum one-third of residues per the Woody Biomass Harvesting Guidelines (Michigan DNR 2010). Nests determined to be inactive will be protected with a one-chain no-harvest buffer.

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 Sterling Truck Trail 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.

**TIMBER SALE MAP**

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

Sale Number
73-006-25Date
06/04/2025

Forest Management Unit

County

Mapped By: Behrmann

Scale

Page

Of

Gladwin Mgt Unit

Gladwin

Cruised By: Behrmann

1:15,840

1

1

Township
19NRange
02E

Section(s) and

Subdivision(s) Sec. 4 SW, S1/2SE; Sec. 5 E1/2SE; Sec. 8 NENE; Sec. 9 NENW, N1/2NE;

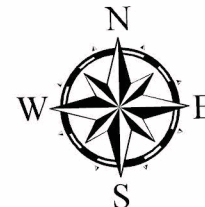
Cover Type

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		

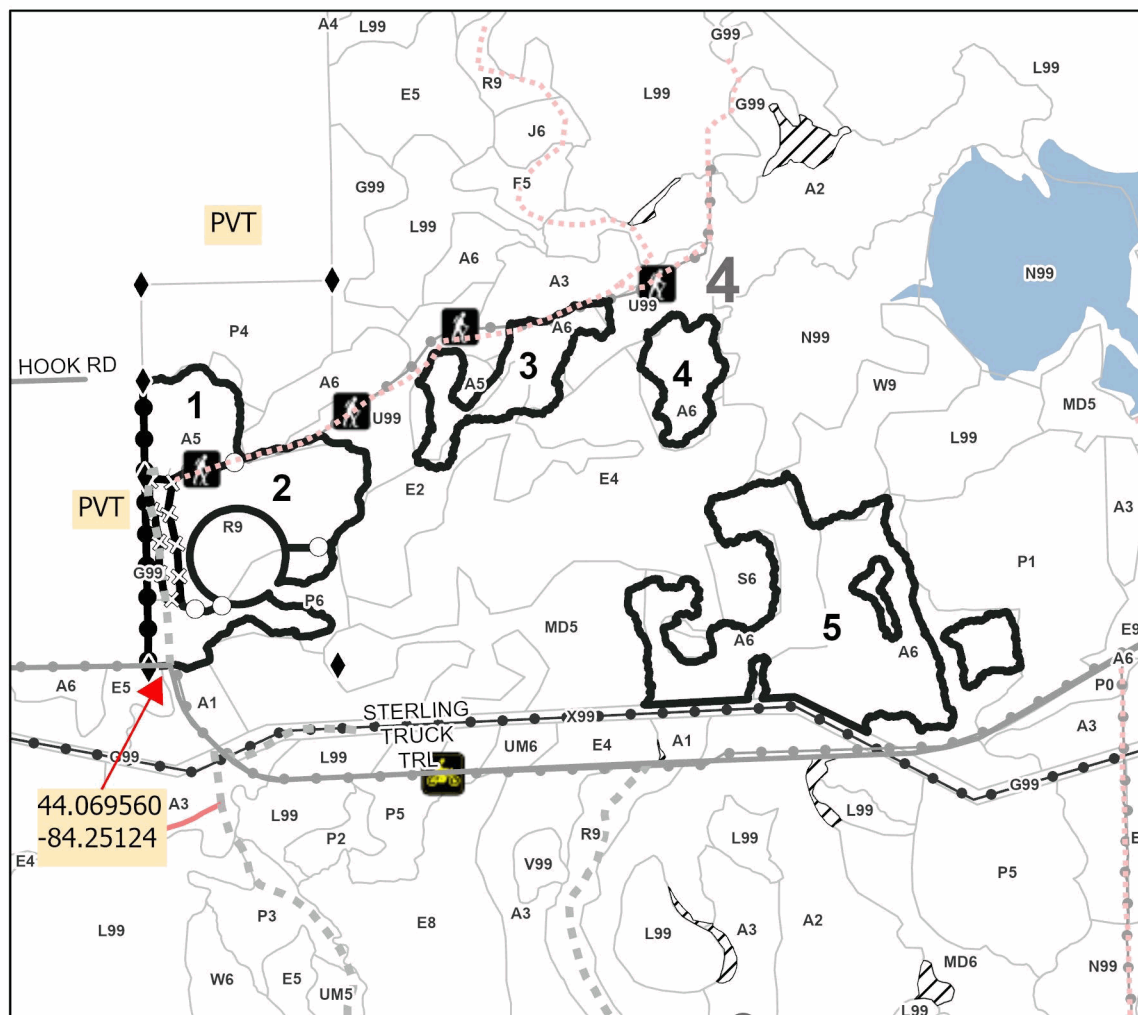
Density

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

Payment Unit Number	Acres
1	20.2
2	16.8
3	12.3
4	7.5
5	49.7

**The
Backyardigan's
Bush****106.3 Acres**

0 0.25 0.5 1 Miles

**Legend**

- Against State (Red)
- Against State (Cover Type Change)
- Private Line (Blue)
- Payment Unit (Unpainted)
- Powerline
- Recreational Trails
- Survey Corner
- Primary Forest Road
- Secondary Forest Road
- Forest Access Route
- Closed Forest Road/Access Route
- Federal, State, Local Govt., Private,

Use QR Code to
open Map in App