



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7795**

SCHEDULED SALE DATE AND TIME: **3:00 p.m. (local time) on July 23, 2026.**

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:

C76 Mix (42-013-25) / T45N, R07W, SEC. 19, NW,SWNE,N1/2SW,SESW,W1/2SE.

Chippewa County, Advertised Price \$28,524.70, 153.5 Acres, Aspen, Hardwood.

SALE NOTE: It is the Purchaser's responsibility to obtain access across private land for any routes other than the route shown on the Timber Sale Map.

Within Payment Unit(s) 1 - 7, harvesting is limited to the period of December 15 to March 3 due to the low ground nature of the sale and deer yard concerns.

Access may be through private or other public land.

TIMBER SALE INFORMATION

C76 Mix (42-013-25)

T45N, R07W, SEC. 19.

Chippewa County (Advertised Price \$28,524.70)

SALE NOTE: It is the Purchaser's responsibility to obtain access across private land for any routes other than the route shown on the Timber Sale Map.

Within Payment Unit(s) 1 - 7, harvesting is limited to the period of December 15 to March 3 due to the low ground nature of the sale and deer yard concerns.

Access may be through private or other public land.

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		
Red Maple	31.6 MBF	\$ 39.00 / MBF
Sugar Maple	1.1 MBF	\$ 299.00 / MBF
Pulpwood		
Balsam Fir	344 Cords	\$ 4.20 / Cord
Balsam Poplar	112 Cords	\$ 12.25 / Cord
Mixed Hardwood	1,639 Cords	\$ 6.25 / Cord
Paper Birch	45 Cords	\$ 1.30 / Cord
Quaking Aspen	1,111 Cords	\$ 12.25 / Cord
White Spruce	68 Cords	\$ 3.45 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 11.60 percent. There are an estimated 3,396 cords on this timber sale, plus or minus 394 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 \$1,426.24 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	13.8%
02	16.3%
03	11.3%
04	15.0%
05	13.0%
06	13.4%
07	17.2%
4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2031.

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
268,308	3,396	11.60%	3,002	3,790

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
1	46,401	587	21.48%	461	714
4	71,930	911	21.44%	715	1,106
7	84,500	1,070	24.21%	811	1,329
92	65,477	829	23.68%	633	1,025
TOTAL:	268,308	3,396		2,620	4,173

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 Maple	Sawtimber	1.5	MBF	30.2	\$3,944.30
	Balsam Fir	Pulpwood	63	Cords		
	Mixed Hardwood		442	Cords		
	<i>Black Ash</i>		22	Cords		
	<i>Red Maple</i>		415	Cords		
	<i>Sugar Maple</i>		5	Cords		
	Quaking Aspen		67	Cords		
	White Spruce		11	Cords		
2	Red Maple	Sawtimber	8.8	MBF	13.9	\$4,660.55
	Balsam Fir	Pulpwood	21	Cords		
	Mixed Hardwood		195	Cords		
	<i>Black Ash</i>		7	Cords		
	<i>Ironwood</i>		1	Cords		
	<i>Red Maple</i>		177	Cords		
	<i>Sugar Maple</i>		10	Cords		
	Paper Birch		2	Cords		
	Quaking Aspen		243	Cords		
	White Spruce		9	Cords		
3	Red Maple	Sawtimber	6.0	MBF	9.6	\$3,213.75
	Balsam Fir	Pulpwood	14	Cords		
	Mixed Hardwood		134	Cords		
	<i>Black Ash</i>		4	Cords		
	<i>Ironwood</i>		1	Cords		
	<i>Red Maple</i>		122	Cords		
	<i>Sugar Maple</i>		7	Cords		
	Paper Birch		1	Cords		
	Quaking Aspen		168	Cords		
	White Spruce		7	Cords		
4	Red Maple	Sawtimber	2.8	MBF	27.1	\$4,276.25
	Balsam Fir	Pulpwood	72	Cords		
	Balsam Poplar		12	Cords		
	Mixed Hardwood		169	Cords		
	<i>Beech</i>		3	Cords		
	<i>Black Ash</i>		11	Cords		
	<i>Red Maple</i>		145	Cords		
	<i>Sugar Maple</i>		10	Cords		
	Paper Birch		8	Cords		
	Quaking Aspen		215	Cords		
White Spruce		5	Cords			
5	Red Maple	Sawtimber	2.4	MBF	23.5	\$3,712.35
	Balsam Fir	Pulpwood	62	Cords		
	Balsam Poplar		11	Cords		
	Mixed Hardwood		147	Cords		
	<i>Beech</i>		3	Cords		
	<i>Black Ash</i>		10	Cords		
	<i>Red Maple</i>		125	Cords		
	<i>Sugar Maple</i>		9	Cords		
	Paper Birch		7	Cords		
	Quaking Aspen		186	Cords		
White Spruce		5	Cords			
6	Red Maple	Sawtimber	4.4	MBF	21.6	\$3,830.55
	Sugar Maple		0.5	MBF		
	Balsam Fir	Pulpwood	49	Cords		
	Balsam Poplar		39	Cords		
	Mixed Hardwood		242	Cords		

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE			
6 con't	<i>Black Ash</i>	<i>Pulpwood</i>	3	<i>Cords</i>					
	<i>Red Maple</i>		210	<i>Cords</i>					
	<i>Sugar Maple</i>		29	<i>Cords</i>					
	Paper Birch		12	Cords					
	Quaking Aspen		102	Cords					
	White Spruce		14	Cords					
7	Red Maple	Sawtimber	5.7	MBF	27.6	\$4,886.95			
	Sugar Maple		0.6	MBF					
	Balsam Fir	<i>Pulpwood</i>	63	Cords					
	Balsam Poplar		50	Cords					
	Mixed Hardwood		310	Cords					
	<i>Black Ash</i>		3	<i>Cords</i>					
	<i>Red Maple</i>		269	<i>Cords</i>					
	<i>Sugar Maple</i>		38	<i>Cords</i>					
	Paper Birch		15	Cords					
	Quaking Aspen		130	Cords					
	White Spruce		17	Cords					
	TOTAL:			32.7			MBF		
	TOTAL:			3,319			Cords		

Sale Specific Conditions & Requirements

Sale Name: C76 Mix

Sale Number: 42-013-25 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, red and yellow paint. Exterior sale boundary lines against private property are marked with blue paint. (Note the blue line west of unit one is property now owned by the State of Michigan.) Exterior sale boundary lines against state are marked with red paint. Interior Payment Unit boundaries are marked with yellow paint. Retention patches are marked with red paint; no harvesting activities may occur within these areas. 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) #'s 1 - 7, cut all trees which meet minimum piece specifications in 2.2 Utilization. Exception; do not cut any cedar, white pine, hemlock, yellow birch or swamp white oak in any unit.

In addition, leave all trees ringed in green in Unit 1, 3, & 4. In Units 3 & 4 near the West Line, leave the large aspen trees marked with an "X" in orange paint. Protect as much submerchantable balsam fir as possible.

2.2 - Utilization

2.2.9 - No Chipping Permitted (12/08)

Within Payment Unit(s) 1 - 7, no chipping of tops is permitted.

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. There will be only one division per Payment Unit.

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 green paint or designated leave species listed in specification 2.1.2. If Purchaser's operations have cut or damaged special protection trees through carelessness, the Purchaser shall pay \$100 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

4.1.4 - 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 Disturbed soil shall be feathered into the woods and not left in berms or windrows.

4.1.7 - Road Closure (10/11)

Any new roads within the sale will need to be closed by slashing them in and blocked with a 4' earthen berm.

4.1.11 - Permits (2/12)

The DNR will secure any necessary stream crossing permits that may be required.

4.4 - Access

4.4.2 - Alternate route on private property (2/04)

It is the Purchaser's responsibility to obtain access across private land for any routes other than the route shown on the Timber Sale Map.

5 - 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

5.2.3.1 - Operating Restrictions (9/11)

Within Payment Unit(s) 1 - 7, unless changed by written agreement, cutting, skidding, and hauling are limited to the period of 12/15 to 03/31. This restriction is due to the low ground nature of the sale and deer yard concerns.

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) 4 & 5, leave / create drumming logs using forest products within the sale boundaries (where applicable) by placing 9–15-inch DBH unmerchantable woody material 8-10 feet long or greater, flat on the ground next to a tall stump at least 3 feet high. If no unmerchantable products of this size are available, use a log of the same dimensions next to a stump at least 3 feet tall. Placement should be nearby mature aspen. Leave at least 1 drumming log per 5 acres and attempt to locate in portions of the stand with ample aspen prior to harvest. These will be evenly scattered throughout the 2 Payment Units.

5.2.17 - Timber Mats and Interlocking Composite Mats (5/23)

Some roads or skid trails may require extra protection such as that afforded by timber mats, interlocking composite mats, or another approved system. If available, mats may be borrowed from the DNR. A Timber Sale Contract Amendment will be used to document the Purchaser's use of the DNR's mats. Contact the Sale Administrator regarding availability and pick-up. Timber mats are available from various field offices. Composite mats are only available from the Grayling field office and the Marquette ICC. The Purchaser is responsible for picking up and hauling the mats to and from the site. The composite mats will require DNR staff onsite for installation and removal. Contact the Sale Administrator to schedule at least 30 days before desired install/removal date. All mats must be cleaned prior to drop off. This may include, but is not limited to, power washing and brushing to remove mud and debris. A charge of \$700.00 per timber mat and \$2,000.00 per composite mat will be assessed for all damaged or non-returned mats. Damage for the crane/timber mats is defined as three or more broken cants. Damage for the composite mats is defined as cracked or broken mats.

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

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

5.3 - Stream Protection

5.3.2 - Parking Equipment Near Water (10/23)

Within Payment Unit(s) 6 & 7 the parking of or storage of equipment is prohibited within 100 feet of water bodies or ground

water supplies. All equipment, when not in use for harvest operations, must be parked a minimum of 100 feet away from water sources (streams, rivers, lakes, ponds, vernal pools, ground water sources) and 50 feet away from slopes leading to water sources and/or riparian areas. This restriction is for preventing unforeseen oil and/or fluid leaks from contaminating water bodies and/or ground water supplies.

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 are 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.

5.4.5 - Soil Caution (11/04)

Care must be taken to minimize soil rutting damage due to the wet soil types.

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.

7 - Other Conditions

7.2 - Extensions

7.2.5 - Weather-Related Extension (1/13)

If weather conditions during the operating period of this contract prevent harvesting, this sale may qualify for a weather-related extension. If approved, the normal extension fee would be waived. To qualify, there must be a documented attempt each year to harvest in the difficult portion of the sale.

TIMBER SALE MAP

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

Sale Number
42-013-25

Date
06/27/2025

Forest Management Unit	County	Mapped By: Matt Payment
Newberry Mgt Unit	Chippewa	Cruised By: Grossman Forestry

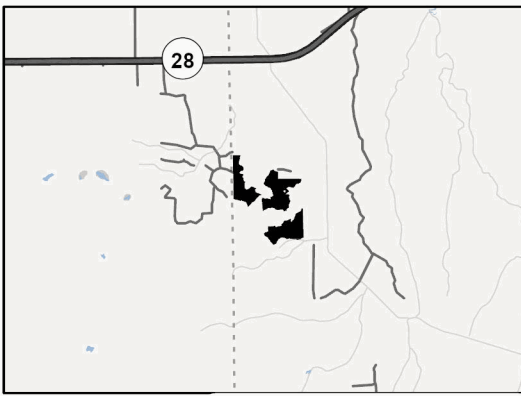
Scale	Page	Of
1:15,840	1	1

Township	Range	Section(s) and Subdivision(s)
45N	07W	Sec. 19 NW,SWNE,N1/2SW,SESW,W1/2SE;

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		

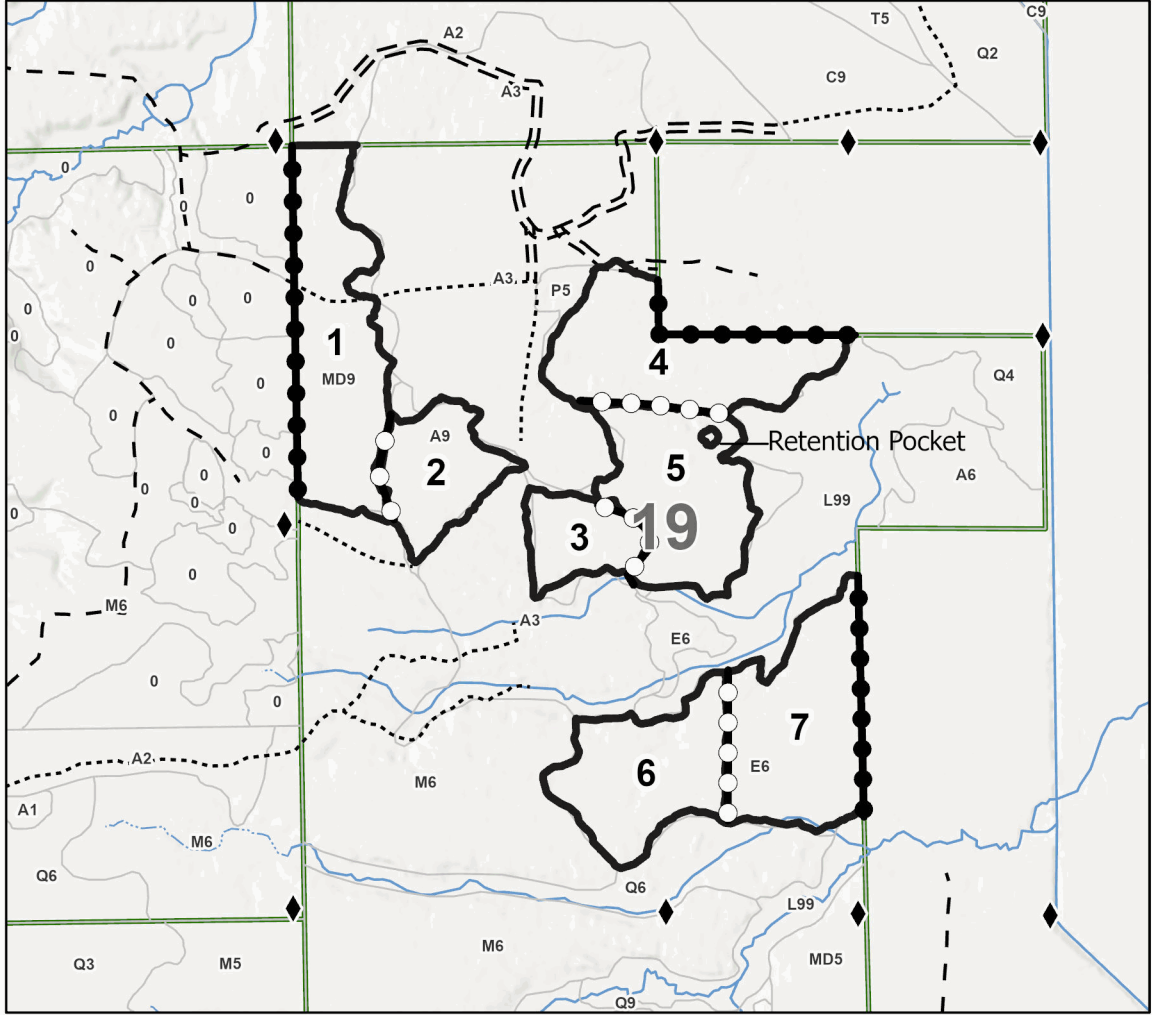
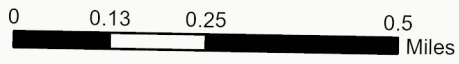
Density	
0 = Non Stocked	5 = Pole Timber Medium
1 = Seedling Sapling Poor	6 = Pole Timber Well
2 = Seedling Sapling Medium	7 = Saw Timber Poor
3 = Seedling Sapling Well	8 = Saw Timber Medium
4 = Pole Timber Poor	9 = Saw Timber Well

Locator Map 1:128,000



PU	Acres
1	30.2
2	13.9
3	9.6
4	27
5	23.5
6	21.6
7	27.6

C76 Mix
153.5 Acres



Legend

- Against State (Red)
- Private Line (Blue)
- Payment Unit (Yellow)
- Forest Access Route
- Administrative Access Only
- Private Gravel/Dirt
- ◆ Field Grade Corner

Use QR Code to open Map in App

