



**DEPARTMENT OF NATURAL RESOURCES  
STATE OF MICHIGAN  
TIMBER SALE PROSPECTUS #7685**

SCHEDULED SALE DATE AND TIME: **9:00 a.m. (local time) on July 9, 2025.**

LOCATION: **ROSCOMMON MGMT UNIT, PO BOX 218, ROSCOMMON, MI 48653.**

CONTACT NAME: Jason Lewicki

PHONE NUMBER: (989) 745-5870

PROSPECTUS NOTE: Changes made to accommodate decking and loading. Prices drastically reduced to encourage purchase.

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

Powerline ROW (71-003-25) / T21N, R03W, SEC. 2 , N1/2NW,NWNE.

T21N, R03W, SEC. 3 , N1/2NW,N1/2NE.

T21N, R03W, SEC. 4 , NENW,N1/2NE.

T22N, R03W, SEC. 32, NWNW,S1/2NW,E1/2SW,SWSE.

Roscommon County, Advertised Price \$981.60, 41.2 Acres, Red Pine, White Pine.

SALE NOTE: 5.2.31 Landing Location- Contract language was added to allow flexibility in landing areas and the decking of forest products.

This is a timber sale of roughly 100 feet in width along county roads to clear the timber in advance of a powerline project. There is a relatively short time limit on this contract with no extensions granted.

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

Powerline ROW (71-003-25)

T21N, R03W, SEC. 2; T21N, R03W, SEC. 3; T21N, R03W, SEC. 4; T22N, R03W, SEC. 32.

Roscommon County (Advertised Price \$981.60)

**SALE NOTE:** 5.2.31 Landing Location- Contract language was added to allow flexibility in landing areas and the decking of forest products.

This is a timber sale of roughly 100 feet in width along county roads to clear the timber in advance of a powerline project. There is a relatively short time limit on this contract with no extensions granted.

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.

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 &amp; SPECIES</u>	<u>ESTIMATED UNITS*</u>	<u>ADVERTISED PRICE</u>
Sawtimber		
Black/Red (Hybrid) Oak	18.1 MBF	\$ 2.00 / MBF
Red Pine	209.5 MBF	\$ 2.00 / MBF
White Oak	4.4 MBF	\$ 2.00 / MBF
White Pine	35.3 MBF	\$ 2.00 / MBF
Pulpwood		
Balsam Fir	18 Cords	\$ 1.00 / Cord
Jack Pine	56 Cords	\$ 1.00 / Cord
Mixed Aspen	111 Cords	\$ 1.00 / Cord
Mixed Hardwood	16 Cords	\$ 1.00 / Cord
Mixed Oak	51 Cords	\$ 1.00 / Cord
Red Pine	136 Cords	\$ 1.00 / Cord
White Pine	59 Cords	\$ 1.00 / Cord

\* The total volume is statistically estimated within plus (+) or minus (-) 12.54 percent. There are an estimated 1,065 cords on this timber sale, plus or minus 134 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 \$100.00 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	17.7%
02	16.6%
03	26.7%
04	39.0%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 10/01/2025.

### **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
84,158	1,065	12.54%	932	1,199

## 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
26	4,270	54	39.36%	33	75
33	2,507	32	71.11%	9	54
38	3,009	38	97.49%	1	75
61	1,745	22	98.27%	0	44
64	736	9	37.11%	6	13
69	1,511	19	76.14%	5	34
76	661	8	160.89%	0	22
79	775	10	107.00%	0	20
92	1,716	22	56.96%	9	34
99	10,577	134	32.82%	90	178
106	1,753	22	86.96%	3	41
128	19,776	250	17.42%	207	294
146	3,257	41	66.96%	14	69
147	512	6	137.91%	0	15
148	7,742	98	69.96%	29	167
149	15,176	192	40.97%	113	271
206	2,576	33	47.87%	17	48
906	1,851	23	14.58%	20	27
969	1,268	16	76.33%	4	28
976	2,742	35	52.36%	17	53
<b>TOTAL:</b>	<b>84,158</b>	<b>1,065</b>		<b>576</b>	<b>1,562</b>

## 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
<b>TOTAL:</b>			

**DESCRIPTION OF TIMBER BY PU (PU)**

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Black/Red (Hybrid	Sawtimber	3.3	MBF	3.8	\$174.20
	/Red (Hybrid) Oak		3.3	MBF		
	Red Pine		24.2	MBF		
	White Oak		2.8	MBF		
	White Pine		20.3	MBF		
	Mixed Aspen	Pulpwood	12	Cords		
	B. T. Aspen	Sawtimber	3.8	MBF		
	B. T. Aspen	Pulpwood	4	Cords		
	Mixed Oak		8	Cords		
	/Red (Hybrid) Oak		5	Cords		
	White Oak		3	Cords		
	Red Pine		31	Cords		
	White Pine		22	Cords		
2	Black/Red (Hybrid	Sawtimber	1.0	MBF	7.6	\$162.80
	/Red (Hybrid) Oak		1.0	MBF		
	Red Pine		43.7	MBF		
	White Pine		3.7	MBF		
	Balsam Fir	Pulpwood	4	Cords		
	Balsam Fir		4	Cords		
	Jack Pine		1	Cords		
	Jack Pine		1	Cords		
	Mixed Aspen		26	Cords		
	Quaking Aspen	Sawtimber	1.5	MBF		
	B. T. Aspen	Pulpwood	3	Cords		
	Quaking Aspen		20	Cords		
	Mixed Hardwood		1	Cords		
	Black Cherry		1	Cords		
	Mixed Oak		4	Cords		
	/Red (Hybrid) Oak		4	Cords		
	Red Pine		25	Cords		
	White Pine		5	Cords		
3	Black/Red (Hybrid	Sawtimber	3.0	MBF	12.7	\$262.00
	/Red (Hybrid) Oak		2.1	MBF		
	Red Oak		0.9	MBF		
	Red Pine		46.4	MBF		
	White Oak		1.6	MBF		
	White Pine		8.0	MBF		
	Balsam Fir	Pulpwood	13	Cords		
	Balsam Fir	Sawtimber	0.3	MBF		
	Balsam Fir	Pulpwood	12	Cords		
	Jack Pine		38	Cords		
	Jack Pine	Sawtimber	1.8	MBF		
	Scotch Pine		0.3	MBF		
	Jack Pine	Pulpwood	28	Cords		
	Scotch Pine		5	Cords		
	Mixed Aspen		25	Cords		
	B. T. Aspen	Sawtimber	1.8	MBF		
	B. T. Aspen	Pulpwood	21	Cords		
	Mixed Hardwood		7	Cords		
	Black Cherry		3	Cords		
	Red Maple		4	Cords		
	Mixed Oak		15	Cords		
	/Red (Hybrid) Oak		7	Cords		
	Red Oak		1	Cords		
	White Oak		7	Cords		

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
3 con't	Red Pine	Pulpwood	20	Cords		
	White Pine		26	Cords		
4	Black/Red (Hybrid	Sawtimber	10.8	MBF	17.1	\$382.60
	/Red (Hybrid) Oak		10.8	MBF		
	Red Pine	95.2	MBF			
	White Pine	3.3	MBF			
	Balsam Fir	Pulpwood	1	Cords		
	Balsam Fir		1	Cords		
	Jack Pine	17	Cords			
	Jack Pine	Sawtimber	0.2	MBF		
	Jack Pine		Pulpwood	17		
	Mixed Aspen	48	Cords			
	B. T. Aspen	Sawtimber	0.6	MBF		
	B. T. Aspen		Pulpwood	47		
	Mixed Hardwood	8	Cords			
	Red Maple	Sawtimber	0.9	MBF		
	Black Cherry		Pulpwood	2		
	Red Maple	4	Cords			
	Mixed Oak	24	Cords			
	/Red (Hybrid) Oak	21	Cords			
	White Oak	3	Cords			
	Red Pine	60	Cords			
	White Pine	6	Cords			
TOTAL:			267.3	MBF		
TOTAL:			447	Cords		

## **Sale Specific Conditions & Requirements**

**Sale Name: Powerline ROW**

**Sale Number: 71-003-25 Seq#: 3**

### **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 paint. Exterior sale boundary lines against state are marked in red paint. The painted boundary line trees are not Included Timber and are to be protected.

### **2 - Timber Specifications**

#### **2.1 - Included Timber**

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

Within Payment Unit(s) 1-4, cut all trees that are one (1) inch or more at DBH.

### **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.

### **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. These roads must be rendered impassable to cars and trucks. Contact the Sale Administrator for specific details of design and placement.

### **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. The Unit Manager or his/her representative must be contacted in advance to schedule the conference.

##### **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.

#### **5.2 - Conduct of Operations**

### 5.2.3 - Operating Restrictions

#### 5.2.3.4 - Oak Wilt Restriction, No Exceptions (1/18)

Within Payment Unit 1, 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. No exceptions will be granted. This is necessary to reduce the spread of oak wilt.

#### 5.2.31 - Landing Locations (9/13)

Landings may be created in areas outside the sale boundary to help mitigate trucking and hauling issues presented by the shape of the timber sale. These landings must be discussed with and approved by the sale administrator. Decking within the right of way of county roads may be allowed in certain areas. These areas must be approved by the Roscommon County Road Commission and are the responsibility of the contract holder. Loading of timber products on to trucks while in the county roadway will not be permitted.

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

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

#### 5.2.39 - ORV Trail/Route Protection (4/18)

There is an ORV trail that is shown on the Timber Sale Map. Trees with yellow ORV markers shall be cut off above the markers and at least five (5) feet above ground. Do not run equipment down the ORV trail or route. Skidding across the trail or route may only occur in locations approved by the Sale Administrator.

## 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 Waco Road and Reserve Road 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 the ORV trails 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 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.



# TIMBER SALE MAP

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

Sale Number  
**71-003-25**

Date  
**04/23/2025**

Forest Management Unit	County	Mapped By: Martell and Lewicki
Roscommon Mgt Unit	Roscommon	Cruised By: Martell and Lewicki

Scale  
**1:15,840**

Page  
**1**

Of  
**2**

Township	Range	Section(s) and Subdivision(s)
21N / 22N	03W	NENW,N1/2NE; Sec. 2 N1/2NW,NWNE; Sec. 3 N1/2NW,N1/2NE; Sec. 32 NWNW,S1/2NW,E1/2SW,SWSE; Sec. 4

## 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

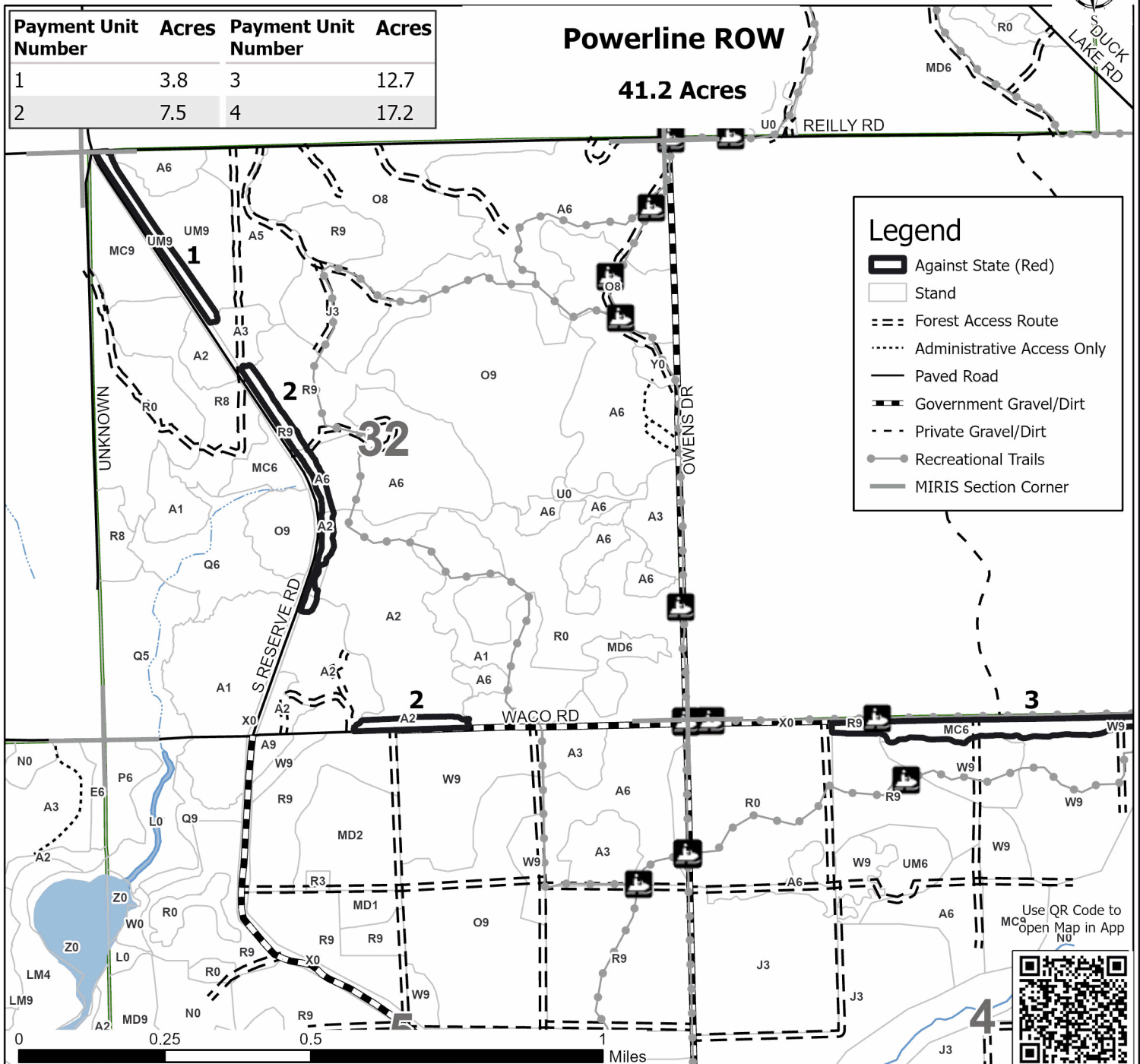
Payment Unit Number	Acres	Payment Unit Number	Acres
1	3.8	3	12.7
2	7.5	4	17.2

## Powerline ROW

**41.2 Acres**

## Legend

- Against State (Red)
- Stand
- Forest Access Route
- Administrative Access Only
- Paved Road
- Government Gravel/Dirt
- Private Gravel/Dirt
- Recreational Trails
- MIRIS Section Corner







# TIMBER SALE MAP

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

Forest Management Unit		County	Mapped By: Martell and Lewicki	Scale 1:20,000	Page 2	Of 2
Roscommon Mgt Unit		Roscommon	Cruised By: Martell and Lewicki			
Township 21N / 22N	Range 03W	Section(s) and Subdivision(s) NENW,N1/2NE; Sec. 2 N1/2NW,NWNE; Sec. 3 N1/2NW,N1/2NE; Sec. 32 NWNW,S1/2NW,E1/2SW,SWSE; Sec. 4				

## 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	Payment Unit Number	Acres
1	3.8	3	12.7
2	7.5	4	17.2

## Powerline ROW

41.2 Acres

## Legend

- Against State (Red)
- Stand
- Forest Access Route
- Administrative Access Only
- Paved Road
- Government Gravel/Dirt
- Private Gravel/Dirt
- Powerline
- Recreational Trails
- MIRIS Section Corner

