



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7762**

SCHEDULED SALE DATE AND TIME: 9:00 a.m. (local time) on May 19, 2026.

LOCATION: ROSCOMMON MGMT UNIT, 8717B N ROSCOMMON RD., ROSCOMMON, MI 48653.

CONTACT NAME: Jason Lewicki

PHONE NUMBER: (989) 745-5870

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

61 Clearcut (71-008-25) / T24N, R01W, SEC. 19, S1/2SE.

T24N, R01W, SEC. 30, NE,NWSE.

T24N, R02W, SEC. 36, S1/2SE.

Roscommon County, Advertised Price \$65,911.85, 83.6 Acres, Aspen, Hardwood.

SALE NOTE: Harvest and post-harvest activities must be completed before significant aspen sprouting occurs. Sale condition 5.2.3.11

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

61 Clearcut (71-008-25)

T24N, R01W, SEC. 19; T24N, R01W, SEC. 30; T24N, R02W, SEC. 36.
Roscommon County (Advertised Price \$65,911.85)

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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		
B. T. Aspen	145.6 MBF	\$ 80.00 / MBF
Jack Pine	14.8 MBF	\$ 33.00 / MBF
Red Maple	48.3 MBF	\$ 65.00 / MBF
Red Oak	53.3 MBF	\$ 117.00 / MBF
White Pine	56.0 MBF	\$ 72.00 / MBF
Pulpwood		
B. T. Aspen	486 Cords	\$ 32.80 / Cord
Balsam Fir	65 Cords	\$ 26.15 / Cord
Jack Pine	42 Cords	\$ 10.15 / Cord
Mixed Hardwood	327 Cords	\$ 20.40 / Cord
Mixed Oak	152 Cords	\$ 17.90 / Cord
Red Pine	265 Cords	\$ 38.20 / Cord
White Pine	86 Cords	\$ 32.40 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 17.28 percent. There are an estimated 2,168 cords on this timber sale, plus or minus 375 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 \$3,295.59 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	53.0%
02	36.1%
03	10.9%
4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 09/30/2028.

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
171,234	2,168	17.28%	1,793	2,542

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
3	82,965	1,050	27.24%	764	1,336
4	64,499	816	27.34%	593	1,040
40	5,303	67	58.54%	28	106
79	18,467	234	44.94%	129	339
TOTAL:	171,234	2,168		1,514	2,821

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	B. T. Aspen	Sawtimber	96.5	MBF	41.4	\$34,969.30	
	Red Maple		35.4	MBF			
	Red Oak		38.1	MBF			
	<i>Red Oak</i>		34.8	<i>MBF</i>			
	<i>White Oak</i>		3.3	<i>MBF</i>			
	White Pine		8.2	MBF			
	B. T. Aspen		Pulpwood	276			Cords
	Balsam Fir			5			Cords
	<i>Balsam Fir</i>			0.5			<i>MBF</i>
	<i>Balsam Fir</i>			4			<i>Cords</i>
	Jack Pine	3		Cords			
	Mixed Hardwood	226		Cords			
	<i>Black Cherry</i>	9		<i>Cords</i>			
	<i>Red Maple</i>	217		<i>Cords</i>			
	Mixed Oak	54		Cords			
	<i>Red Oak</i>	48		<i>Cords</i>			
	<i>White Oak</i>	6	<i>Cords</i>				
	Red Pine	110	Cords				
	White Pine	28	Cords				
	2	B. T. Aspen	Sawtimber	34.8			MBF
Jack Pine		14.8		MBF			
Red Maple		12.9		MBF			
Red Oak		15.2		MBF			
<i>Red Oak</i>		15.2		<i>MBF</i>			
White Pine		46.2	MBF				
B. T. Aspen		Pulpwood	85	Cords			
Jack Pine			39	Cords			
Mixed Hardwood			99	Cords			
<i>Black Cherry</i>			4	<i>Cords</i>			
<i>Red Maple</i>			95	<i>Cords</i>			
Mixed Oak			91	Cords			
<i>Red Oak</i>			91	<i>Cords</i>			
Red Pine			155	Cords			
White Pine			56	Cords			
3	B. T. Aspen		Sawtimber	14.3	MBF	7.9	\$7,159.10
	White Pine	1.6		MBF			
	B. T. Aspen	Pulpwood	125	Cords			
	Balsam Fir		60	Cords			
	<i>Balsam Fir</i>		60	<i>Cords</i>			
	Mixed Hardwood		2	Cords			
	<i>Black Cherry</i>		2	<i>Cords</i>			
	Mixed Oak		7	Cords			
	<i>Red (Hybrid) Oak</i>		7	<i>Cords</i>			
	White Pine		2	Cords			
TOTAL:			318.0	MBF			
TOTAL:			1,423	Cords			

Sale Specific Conditions & Requirements

Sale Name: 61 Clearcut

Sale Number: 71-008-25 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 red and yellow paint. 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. The painted boundary 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

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

Within Payment Unit(s) 1-3, cut all trees that are two (2) inches or more at DBH, except do not cut any white oak eleven (11) inches or more at DBH in Payment Unit 2, and do not cut ANY red pine in Payment Unit 3.

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. Each unit may be divided no more than once each.

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.

4.2 - Maintenance

4.2.3 - Road maintenance (8/13)

The following road maintenance is required: 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 (10/25)

A pre-sale conference on site between the Purchaser and Sale Administrator is required prior to beginning any operations in any Payment Unit 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 or pipeline company 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 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 24 inches in height.

5.2.3 - Operating Restrictions

5.2.3.5 - Oak Wilt Restriction (1/18)

Within Payment Unit(s) 1-3, 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.

5.2.3.11 - Coppice Regeneration Protection (4/10)

Timber harvesting in any Payment Unit must be completed before significant aspen sprouting occurs in that Payment Unit, so as to minimize damage to the new regeneration. 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

5.2.4.2 - Dead and Down Creation, Hare and Grouse (1/25)

To improve habitat for snowshoe hare, grouse, and other species, the Purchaser is to leave two (2) 10-inch diameter or larger log size pieces on the ground for every two (2) acres in Payment Units 1 and 3. They should be scattered throughout the sale or positioned per the Sale Administrator's instructions. The logs should be placed so they overlap. These pieces should have a minimum length of ten (10) feet. They can be of any tree species and can be an un-merchantable piece of wood or a full tree.

In addition, leave 2 large brush piles at intervals of at least 50 yards apart along the lowland edges in Payment Unit 3. These piles will consist of two overlapping pieces on the bottom that are 10 inches or larger in diameter and at least 10 feet in length. Smaller diameter tops and slash will then be piled on top so that they overlap with each other and create voids below.

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.

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

There is an ORV trail that is shown on the Timber Sale Map on the south side of Payment Unit 3. Use caution when working along the trail. Trees with yellow ORV markers shall be cut off above the markers and at least five (5) feet above ground. Skidding across the trail or route may only occur in locations approved by the Sale Administrator.

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.

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 all county roads and all state forest roads that equipment will be working directly next to, 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 trail prior to beginning operations. The trail must be posted 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.



TIMBER SALE MAP

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

Sale Number 71-008-25	Date 10/02/2025	
Scale 1:20,000	Page 1	Of 1

Forest Management Unit Roscommon Mgt Unit	County Roscommon	Mapped By: Martell and Ewald Cruised By: Martell and Ewald
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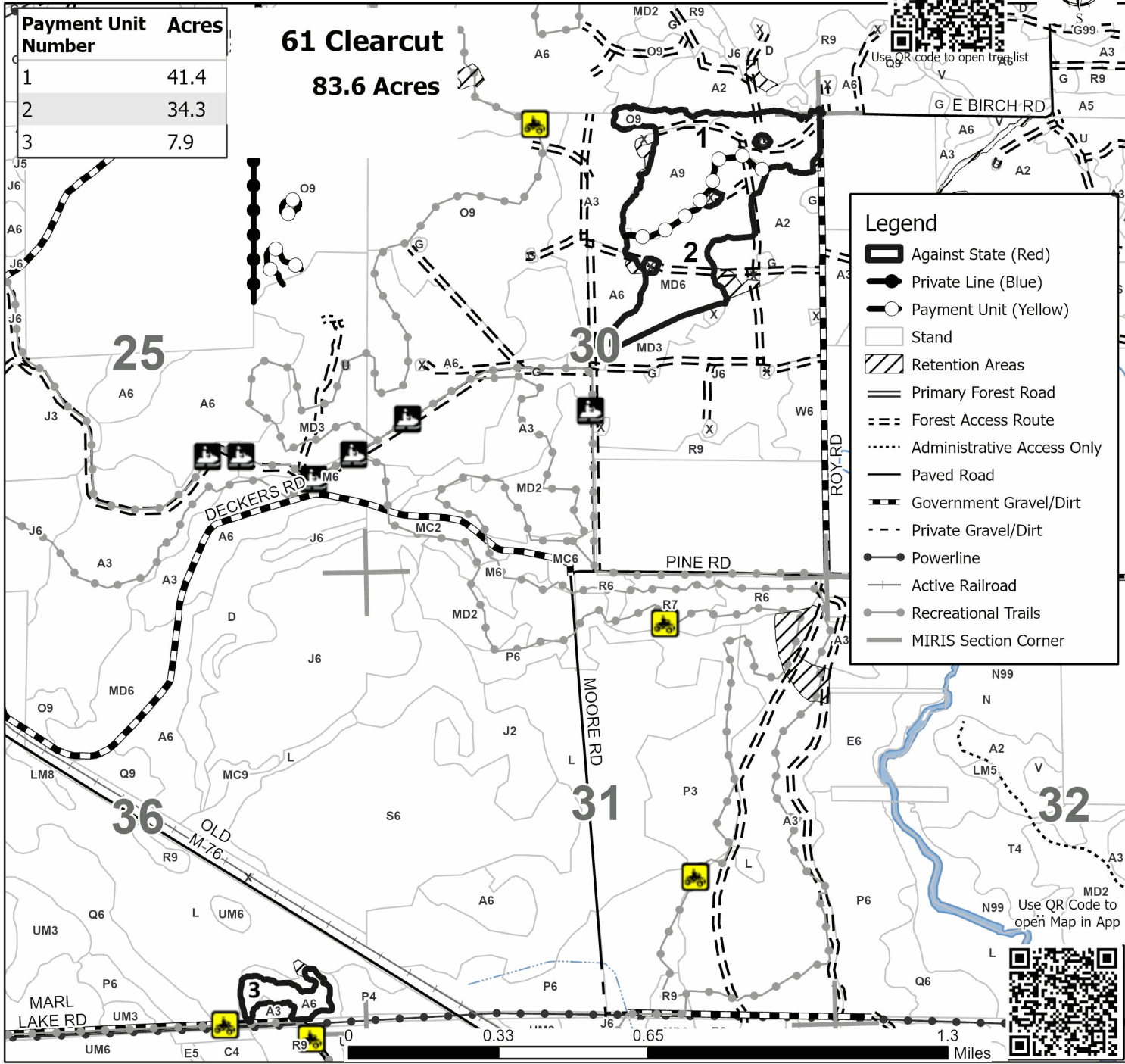
Township 24N	Range 01W /	Section(s) and Subdivision(s) Sec. 19 S1/2SE; Sec. 30 NE,NWSE; Sec. 36 S1/2SE;
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Cover Type			
A = Aspen	J = Jack Pine	O = Oak	U = Upland Brush
B = Paper Birch	K = Rock	P = Lowland Poplar	UM = Upland Mix Forest
C = Cedar	L = 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	41.4
2	34.3
3	7.9

61 Clearcut
83.6 Acres



Legend	
	Against State (Red)
	Private Line (Blue)
	Payment Unit (Yellow)
	Stand
	Retention Areas
	Primary Forest Road
	Forest Access Route
	Administrative Access Only
	Paved Road
	Government Gravel/Dirt
	Private Gravel/Dirt
	Powerline
	Active Railroad
	Recreational Trails
	MIRIS Section Corner

