



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7797**

SCHEDULED SALE DATE AND TIME: **3:00 p.m. (local time) on May 7, 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:

Sage Combo Mix (42-021-25) / T44N, R08W, SEC. 1 , N1/2NE.

T45N, R07W, SEC. 31, SENE,E1/2SE.

T45N, R07W, SEC. 32, SWNW,W1/2SW.

T45N, R08W, SEC. 36, SE.

Chippewa County, Advertised Price \$37,036.80, 112.6 Acres, Aspen, Spruce/Fir/Tamarack.

SALE NOTE: Roads may require the installation of culverts for cross drainage or at natural drainage-ways. See Sale Spec 4.1.5 for details.

Within Payment Unit(s) 1, 2, 4, and 5, harvesting is limited to the period of October 1 to April because of winter deer range.

Some roads or skid trails may require extra protection such as that afforded by timber mats , interlocking composite mats, or another approved system. See Sale Spec 5.2.17 for additional information.

TIMBER SALE INFORMATION

Sage Combo Mix (42-021-25)

T44N, R08W, SEC. 1; T45N, R07W, SEC. 31; T45N, R07W, SEC. 32; T45N, R08W, SEC. 36.
Chippewa County (Advertised Price \$37,036.80)

SALE NOTE: Roads may require the installation of culverts for cross drainage or at natural drainage-ways. See Sale Spec 4.1.5 for details.

Within Payment Unit(s) 1, 2, 4, and 5, harvesting is limited to the period of October 1 to April because of winter deer range.

Some roads or skid trails may require extra protection such as that afforded by timber mats, interlocking composite mats, or another approved system. See Sale Spec 5.2.17 for additional information.

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		
Paper Birch	4.8 MBF	\$ 12.00 / MBF
Red Maple	1.4 MBF	\$ 32.00 / MBF
Pulpwood		
Balsam Fir	682 Cords	\$ 4.65 / Cord
Mixed Aspen	1,325 Cords	\$ 12.95 / Cord
Mixed Hardwood	775 Cords	\$ 6.10 / Cord
Mixed Spruce	967 Cords	\$ 3.00 / Cord
N. White Cedar	109 Cords	\$ 2.25 / Cord
Red Pine	183 Cords	\$ 45.10 / Cord
White Pine	43 Cords	\$ 11.10 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 11.00 percent. There are an estimated 4,107 cords on this timber sale, plus or minus 452 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 \$1,851.84 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	12.0%
02	13.3%
03	26.5%
04	26.3%
05	21.9%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2030.

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
324,428	4,107	11.00%	3,655	4,559

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
13	39,394	499	41.87%	290	707
61	84,700	1,072	20.22%	855	1,289
67	75,613	957	20.51%	761	1,153
113	34,430	436	31.67%	298	574
115	15,172	192	41.31%	113	271
117	75,119	951	25.19%	711	1,190
TOTAL:	324,428	4,107		3,028	5,185

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	Balsam Fir	Pulpwood	135	Cords	24.1	\$4,432.80
	Mixed Aspen		140	Cords		
	<i>Quaking Aspen</i>		140	Cords		
	Mixed Hardwood		154	Cords		
	<i>Black Cherry</i>		37	Cords		
	<i>Paper Birch</i>		14	Cords		
	<i>Red Maple</i>		81	Cords		
	<i>Sugar Maple</i>		19	Cords		
	<i>Yellow Birch</i>		3	Cords		
	Mixed Spruce		235	Cords		
	<i>Black Spruce</i>		87	Cords		
	<i>White Spruce</i>		148	Cords		
	N. White Cedar		25	Cords		
	Red Pine		4	Cords		
	White Pine		10	Cords		
2	Red Maple	Sawtimber	1.4	MBF	24.6	\$4,916.65
	Balsam Fir	Pulpwood	145	Cords		
	Mixed Aspen		129	Cords		
	<i>Quaking Aspen</i>		129	Cords		
	Mixed Hardwood		229	Cords		
	<i>Black Cherry</i>		26	Cords		
	<i>Paper Birch</i>		15	Cords		
	<i>Red Maple</i>		166	Cords		
	<i>Sugar Maple</i>		19	Cords		
	<i>Yellow Birch</i>		3	Cords		
	Mixed Spruce		279	Cords		
	<i>Black Spruce</i>		111	Cords		
	<i>White Spruce</i>		168	Cords		
	N. White Cedar		31	Cords		
	Red Pine		2	Cords		
White Pine	12	Cords				
3	Balsam Fir	Pulpwood	65	Cords	14.6	\$9,850.05
	Mixed Aspen		52	Cords		
	<i>Quaking Aspen</i>		52	Cords		
	Mixed Hardwood		28	Cords		
	<i>Black Cherry</i>		1	Cords		
	<i>Paper Birch</i>		1	Cords		
	<i>Red Maple</i>		23	Cords		
	<i>Yellow Birch</i>		3	Cords		
	Mixed Spruce		154	Cords		
	<i>Black Spruce</i>		82	Cords		
	<i>White Spruce</i>		72	Cords		
	N. White Cedar		46	Cords		
	Red Pine		177	Cords		
	White Pine		14	Cords		
	4		Balsam Fir	Pulpwood		
Mixed Aspen		547	Cords			
<i>Quaking Aspen</i>		547	Cords			
Mixed Hardwood		256	Cords			
<i>Black Cherry</i>		5	Cords			
<i>Paper Birch</i>		31	Cords			
<i>Red Maple</i>		220	Cords			
Mixed Spruce		123	Cords			
<i>Black Spruce</i>		123	Cords			
White Pine		7	Cords			

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
5	Paper Birch	Sawtimber	4.8	MBF	22.7	\$8,099.00
	Balsam Fir	Pulpwood	198	Cords		
	Mixed Aspen		457	Cords		
	<i>Balsam Poplar</i>		35	<i>Cords</i>		
	<i>Quaking Aspen</i>		422	<i>Cords</i>		
	Mixed Hardwood		108	Cords		
	<i>Black Ash</i>		6	<i>Cords</i>		
	<i>Black Cherry</i>		3	<i>Cords</i>		
	<i>Paper Birch</i>		44	<i>Cords</i>		
	<i>Red Maple</i>		55	<i>Cords</i>		
	Mixed Spruce		176	Cords		
	<i>Black Spruce</i>		176	<i>Cords</i>		
	N. White Cedar		7	Cords		
	TOTAL:			6.2		
TOTAL:			4,084	Cords		

Sale Specific Conditions & Requirements

Sale Name: Sage Combo Mix

Sale Number: 42-021-25 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 purple paint along with an unmarked road. Exterior sale boundary lines against private property are marked with blue paint. Exterior sale boundary lines against state are marked with red paint. Interior Payment Unit boundary lines between Payment Units 1 and 2 are marked with purple paint. Interior Payment Unit boundary lines between Payment Units 4 and 5 are marked with red paint. The Payment Unit boundary between Payment Units 1 and 3 is identified by a road and has no paint (unmarked). 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. Purple 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) 1-5, cut all trees which meet minimum piece specifications in 2.2 Utilization.

Within Payment Unit 1, do not cut any oak or hemlock. Leave white pine larger than 20". Leave all cherry ringed in green paint.

Within Payment Unit 2, do not cut any oak or hemlock. Leave cedar pockets where they exist (individual cedar may be harvested).

Within Payment Unit 3, harvest all deciduous trees over 2" DBH and all conifers over 4" DBH. Leave cedar pockets where they exist (individual cedar may be harvested). Do not cut any red pine ringed in green.

Within Unit 4 and 5 leave all hemlock and oak.

2.2 - Utilization

2.2.9 - No Chipping Permitted (12/08)

Within Payment Unit(s) 1-5, all wood must be removed by whole tree, tree segment, or roundwood. No chipping is permitted.

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.

4.1.5 - Culverts (5/14)

Roads may require the installation of culverts for cross drainage or at natural drainage-ways. If culverts are needed in these locations, their placement will be specified by the Sale Administrator, and they shall be installed prior to hauling. The culverts shall be new, corrugated metal. Culverts will be a minimum of 12 inches in diameter and 24 feet in length. If culverts are removed, fill shall be removed from wetland soils as specified. Soils shall be maintained and left in a non-erodible condition, with water bars, seed, fertilizer, mulch, and slash installed as directed by the Sale Administrator and as specified in the BMP manual. Stream crossing permits, if needed, will be obtained by the DNR.

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. All stumps from road building and landing construction must be reserved to block any newly constructed roads upon completion of the sale. These stumps must be scattered along the road system to prohibit vehicular movement. Contact the Sale Administrator for specific details of design and placement.

4.2 - Maintenance

4.2.1 - Hauling Restriction (12/08)

Hauling may be restricted on forest roads (Giddings Road) by the Unit Manager or his/her representative. The restriction may occur during spring breakup or during wet weather conditions. Hauling is also restricted on the Dinkey Line Road south of the Giddings Road by the Mackinac County Road Commission. This road segment is weight restricted year-round. The restriction may be lifted by the County during winter months when frozen. A permit will be necessary from the Mackinac County Road Commission.

4.2.2 - Fill Material (4/07)

To maintain roads, fill material may be needed in areas where "holes" exist or may be expected to develop. This fill material should be placed before trucking begins. Contact the Sale Administrator regarding the availability of onsite sand or gravel from adjacent State-owned lands.

4.2.4 - Grading (10/16)

For completion of the sale, state forest roads must be graded. In general, this will require a road grader or bulldozer to shape up the roads after forest products have been hauled off site. This includes cleaning of drainage areas, grading, crowning and filling with gravel, if necessary. The grading equipment to be used must be approved by the Unit Manager or his/her representative.

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

5.2 - 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, 2, 4, and 5, unless changed by written agreement, cutting and skidding is limited to the period of October 1 to April 1. This restriction is because of winter deer range.

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 and 5, leave one, 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 to serve as a future grouse drumming log. 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 of these drumming logs per 5 acres and

attempt to locate in portions of the stand with ample aspen prior to harvest.

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.

5.2.32 - 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.

5.2.38 - 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)

The ORV trail runs along the Giddings Road. Do not damage posts with ORV markers.

5.3 - Stream Protection

5.3.1 - Operating Near Stream (1/25)

No tracked or wheeled vehicles shall be operated within 50 feet of any intermittent creek, except at an approved crossing.

5.3.2 - Parking Equipment Near Water (10/23)

Within Payment Unit(s) 2 and 3 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.

5.4.6 - Wet Area Protection (5/10)

No harvesting operations, including skidding and felling, are to take place within the vernal pond areas or drainages. When harvesting occurs, there should be no disturbance to the vernal pond depression. All equipment, trees and tops should be kept out of this area. Within 100 feet of the pond, equipment should only be used when the soil is in a dry or frozen condition. Care must be taken by the Purchaser to identify and avoid operating in these areas of the timber sale.

5.4.7 - Rutting Restriction, Riparian Management Zone (RMZ) (1/25)

Within the Riparian Management Zone (RMZ), operations are to cease immediately if equipment and weather conditions result in rutting of roads and skid trails which are six (6) inches or greater in depth and 25 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.

5.8 - 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.

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 Dinkey Line and/or Giddings 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.



TIMBER SALE MAP

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

Sale Number 42-021-25	Date 09/22/2025	
Scale 1:15,840	Page 1	Of 1

Forest Management Unit Newberry Mgt Unit	County Chippewa	Mapped By: Payment
		Cruised By: DNR Staff

Township 44N / 45N	Range 07W / 08W	Section(s) and Subdivision(s) Sec. 1 N1/2NE; Sec. 31 SENE,E1/2SE; Sec. 32 SWNW,W1/2SW; Sec. 36 SE;
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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	24.1
2	24.6
3	14.6
4	26.6
5	22.7

Sage Combo Mix

112.6 Acres

