



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7845**

SCHEDULED SALE DATE AND TIME: 9:00 a.m. (local time) on October 6, 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:

Tick Takedown KW (71-004-25) / T24N, R01E, SEC. 10, SWNW,SW.

T24N, R01E, SEC. 4 , SENE,E1/2SE.

T24N, R01E, SEC. 5 , SW,S1/2SE.

T24N, R01E, SEC. 6 , SESE.

T24N, R01E, SEC. 8 , NENW,NE,SESW,SE.

T24N, R01E, SEC. 9 , S1/2NW,NENE,S1/2NE,SW,SE.

Ogemaw County, Advertised Price \$214,289.95, 1043.0 Acres, Jack Pine, Red Pine.

TIMBER SALE INFORMATION

Tick Takedown KW (71-004-25)

T24N, R01E, SEC. 10; T24N, R01E, SEC. 4; T24N, R01E, SEC. 5; T24N, R01E, SEC. 6; T24N, R01E, SEC. 8; T24N, R01E, SEC. 9.
Ogemaw County (Advertised Price \$214,289.95)

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		
Black/Red (Hybrid) Oak	40.4 MBF	\$ 142.00 / MBF
Jack Pine	432.0 MBF	\$ 28.00 / MBF
Pulpwood		
Black Cherry	35 Cords	\$ 20.85 / Cord
Black/Red (Hybrid) Oak	435 Cords	\$ 18.25 / Cord
Jack Pine	9,310 Cords	\$ 12.60 / Cord
Quaking Aspen	28 Cords	\$ 32.30 / Cord
Red Pine	1,371 Cords	\$ 50.75 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 7.15 percent. There are an estimated 12,323 cords on this timber sale, plus or minus 882 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 \$10,714.50 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	6.8%
02	3.3%
03	1.5%
04	4.2%
05	8.6%
06	14.3%
07	11.7%
08	10.8%
09	4.8%
10	10.5%
11	9.3%
12	5.0%
13	9.2%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 03/31/2029.

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
973,500	12,323	7.15%	11,441	13,204

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	93,565	1,184	12.20%	1,040	1,329
4	18,150	230	30.53%	160	300
5	2,200	28	82.85%	5	51
13	56,359	713	13.87%	614	812
17	736,742	9,326	9.22%	8,466	10,186
21	63,826	808	8.74%	737	879
28	2,658	34	39.28%	20	47
TOTAL:	973,500	12,323		11,042	13,603

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
3	130.4	1	118.9
		3	11.5
4	17.3	2	17.3
5	4.3	4	4.3
13	66.3	3	11.4
		4	54.9
17	703.0	5	75.9
		6	128.0
		7	103.5
		8	95.8
		10	93.3
		11	82.5
		12	42.6
		13	81.4
21	109.0	9	109.0
28	12.7	12	12.7
TOTAL:	1,043.0		1,043.0

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Jack Pine	Sawtimber	3.4	MBF	118.9	\$14,653.80
	Black Cherry	Pulpwood	5	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	<i>Pin Cherry</i>		3	<i>Cords</i>		
	Black/Red (Hybrid		1	Cords		
	Jack Pine		1,041	Cords		
	Red Pine		26	Cords		
	<i>Red Pine</i>		26	<i>Cords</i>		
2	Jack Pine	Sawtimber	3.8	MBF	17.3	\$7,066.05
	Black Cherry	Pulpwood	1	Cords		
	<i>Pin Cherry</i>		1	<i>Cords</i>		
	Black/Red (Hybrid		15	Cords		
	Jack Pine		98	Cords		
	Red Pine		107	Cords		
	<i>Red Pine</i>		107	<i>Cords</i>		
3	Jack Pine	Sawtimber	1.0	MBF	22.9	\$3,128.10
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Jack Pine		216	Cords		
	Quaking Aspen		1	Cords		
	Red Pine		6	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	0.3	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	5	<i>Cords</i>		
4	Jack Pine	Sawtimber	3.1	MBF	59.2	\$8,930.35
	Black Cherry	Pulpwood	8	Cords		
	<i>Black Cherry</i>		8	<i>Cords</i>		
	Jack Pine		559	Cords		
	Quaking Aspen		27	Cords		
	Red Pine		15	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	1.7	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	12	<i>Cords</i>		
5	Black/Red (Hybrid	Sawtimber	4.3	MBF	75.9	\$18,326.40
	Jack Pine		45.4	MBF		
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Black/Red (Hybrid		45	Cords		
	Jack Pine		709	Cords		
	Red Pine		131	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	11.6	<i>MBF</i>		
6	<i>Red Pine</i>	<i>Pulpwood</i>	108	<i>Cords</i>	128.0	\$30,820.50
	Black/Red (Hybrid	Sawtimber	7.2	MBF		
	Jack Pine		76.6	MBF		
	Black Cherry	Pulpwood	3	Cords		
	<i>Black Cherry</i>		3	<i>Cords</i>		
	Black/Red (Hybrid		75	Cords		
	Jack Pine		1,195	Cords		
	Red Pine		220	Cords		
7	<i>Red Pine</i>	<i>Sawtimber</i>	19.6	<i>MBF</i>	103.5	\$25,033.75
	<i>Red Pine</i>	<i>Pulpwood</i>	181	<i>Cords</i>		
	Black/Red (Hybrid	Sawtimber	5.8	MBF		
	Jack Pine		62.0	MBF		
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Black/Red (Hybrid		61	Cords		
	Jack Pine		967	Cords		

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
7 con't	Red Pine	Pulpwood	180	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	15.8	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	148	<i>Cords</i>		
8	Black/Red (Hybrid	Sawtimber	5.4	MBF	95.8	\$23,136.40
	Jack Pine		57.3	MBF		
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Black/Red (Hybrid		56	Cords		
	Jack Pine		895	Cords		
	Red Pine		166	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	14.6	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	137	<i>Cords</i>		
9	Black/Red (Hybrid	Sawtimber	0.8	MBF	109.0	\$10,305.25
	Black Cherry	Pulpwood	3	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	<i>Pin Cherry</i>		1	<i>Cords</i>		
	Black/Red (Hybrid		2	Cords		
	Jack Pine		801	Cords		
10	Black/Red (Hybrid	Sawtimber	5.3	MBF	93.3	\$22,505.80
	Jack Pine		55.8	MBF		
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Black/Red (Hybrid		55	Cords		
	Jack Pine		871	Cords		
	Red Pine		161	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	14.2	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	133	<i>Cords</i>		
11	Black/Red (Hybrid	Sawtimber	4.6	MBF	82.5	\$19,931.60
	Jack Pine		49.4	MBF		
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Black/Red (Hybrid		49	Cords		
	Jack Pine		770	Cords		
	Red Pine		143	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	12.6	<i>MBF</i>		
12	Black/Red (Hybrid	Sawtimber	2.4	MBF	55.3	\$10,734.95
	Jack Pine		25.5	MBF		
	Black Cherry	Pulpwood	1	Cords		
	<i>Black Cherry</i>		1	<i>Cords</i>		
	Black/Red (Hybrid		28	Cords		
	Jack Pine		428	Cords		
	Red Pine		74	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	6.5	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	61	<i>Cords</i>		
13	Black/Red (Hybrid	Sawtimber	4.6	MBF	81.4	\$19,666.25
	Jack Pine		48.7	MBF		
	Black Cherry	Pulpwood	2	Cords		
	<i>Black Cherry</i>		2	<i>Cords</i>		
	Black/Red (Hybrid		48	Cords		
	Jack Pine		760	Cords		
	Red Pine		141	Cords		
	<i>Red Pine</i>	<i>Sawtimber</i>	12.4	<i>MBF</i>		
	<i>Red Pine</i>	<i>Pulpwood</i>	116	<i>Cords</i>		

TOTAL:	472.4	MBF
TOTAL:	11,178	Cords

Sale Specific Conditions & Requirements

Sale Name: Tick Takedown KW

Sale Number: 71-004-25 Seq#: 2

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. 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 line trees are not Included Timber and are to be protected unless marked with orange paint. 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, and 3-12, cut all trees that are 1 inch or more at DBH.

2.1.3 - Cut Tree Marked Unit(s) (12/08)

Within Payment Unit(s) 2, all red pine trees are designated for cutting when marked with orange paint above and below stump height, regardless of merchantability. Cut all other non-red pine trees two (2) inch DBH and larger.

2.2 - Utilization

2.2.2 - Chipping Required (12/24)

Payment Units 1, 3, 4, 9 and 12 must be chip harvested to facilitate subsequent planting operations for Kirtland's warbler habitat requirements or for future planned fuel breaks. Products may be produced as roundwood and forwarded to decking areas in final product length, but the tops must be left intact and skidded to the landing for chipping in order to minimize the amount of residual slash. If market conditions limit the practicality of chipping, tops and slash must be arranged in a way that will not inhibit future planting operations, as directed by the Sale Administrator. A chipping exemption would need to be obtained if proposed operations are determined to be suitable for planting by reforestation staff. This exemption must be granted in writing. The requirement to retain approximately 1/6 to 1/3 of treetops and limbs less than four (4) inches in diameter is still applicable (G. C. & R. 2.2).

2.2.3 - Stump Heights (12/24)

Stump heights within the Sale Area shall not exceed six (6) inches for all trees. This is in order to facilitate planting operations.

2.2.10 - No Chipping Tops and Limbs (8/16)

Within Payment Unit(s) 5-8, 10, 11, and 13, chipping of limbs or tops is not permitted unless cones and top material is spread evenly throughout the Payment Units. Limbs and the remaining top must be left on site and scattered.

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.

3.4 - Damaged Timber

3.4.1 - Damaged Timber (12/24)

General Condition and Requirement 3.4 Damaged Timber, defines liquidated damages for undesignated live merchantable trees which are cut or injured.

No damage is acceptable to undesignated live merchantable trees. Within the Payment Unit 2, if more than 5% of trees (> 4.5" DBH) within a specified area of the sale are damaged, liquidated damages will be assessed for all trees damaged. Rates will be in accordance with General Condition and Requirement 3.4 Damaged Timber.

In addition, extreme care should be taken to avoid damage to newly sprouted jack pine seedlings within Payment Units 5-8, 10, 11, and 13. To protect newly sprouting seedlings in these Payment Units, no chipping or skidding will be allowed after the growing season starts within a Payment Unit, unless continuing already started operations. All top and cone material must be spread evenly throughout the Payment Units directly following harvesting and processing operations, before any jack pine sprouting occurs.

Within Payment Units 5-8, 10, 11, and 13, if more than 25% of the newly sprouted tree seedlings or saplings within a specified portion of the Sale Area are damaged, liquidated damages will be assessed at \$500 per acre for all acreage within that specified portion of the Sale Area that was damaged.

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.

In addition, the state forest road that splits Payment Units 1 and 4 may not be used for any operations.

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

4.2.5 - 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 (10/16)

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 at least 2 days 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 two (2) 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

5.2.1.2 - Slash Removal

5.2.1.2.6 - Slash Removal, General (7/05)

All slash must be removed from Payment Units 3 and 12. These are future planned fuel breaks.

5.2.1.11 - Slash for Reforestation (3/21)

To facilitate reforestation, the Sale Area or Payment Units 5-8, 10, 11, and 13 shall be left with slash evenly distributed. Bunched tops within the cutting area shall be broken up and scattered. Processing sites shall not be left with a compacted layer of slash; tops from these sites shall be scattered throughout the cut area.

5.2.3 - Operating Restrictions

5.2.3.2 - Operating Restrictions (9/11)

Within Payment Unit(s) 1-13, unless changed by written agreement, cutting and skidding are not permitted during the period of October 1 to November 30. This restriction is because of hunting season.

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. A mat of top material buildup in and around the landing area or processing sites will not be allowed.

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

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

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 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.

7 - Other Conditions

7.2 - Extensions

7.2.2 - No Extensions (3/09)

There will be no extensions granted on this contract. The purpose of this sale is to create habitat for the endangered Kirtland's Warbler. This sale is already scheduled for planting.

8 - Performance and Settlement

8.3 - Uncompleted or Terminated Contracts

8.3.1 - Completion of Contract, Chipping (1/16)

In addition to cutting, all chipping must be completed by the contract expiration date. If chipping has not been completed, an extension fee or damages may be charged per General Condition & Requirement 7.2 and 8.3.



TIMBER SALE MAP

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

Sale Number
71-004-25

Date
07/18/2025

Forest Management Unit	County	Mapped By: Martell, Lewicki, Ewald
Roscommon Mgt Unit	Ogemaw	Cruised By: Martell, Lewicki, Ewald

Scale
1:21,000

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Of
1

Township	Range	Section(s) and Subdivision(s)
24N	01E	NENW,NE,SESW,SE; Sec. 9 S1/2NW,NENE,S1/2NE,SW,SE; Sec. 10 SWNW,SW; Sec. 4 SENE,E1/2SE; Sec. 5 SW,S1/2SE; Sec. 6 SESE; Sec. 8

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	Payment Unit Number	Acres
1	118.9	6	128	11	82.5
2	17.3	7	103.5	12	55.2
3	22.9	8	95.8	13	81.4
4	59.2	9	109		
5	75.9	10	93.3		

Tick Takedown KW

1043.0 Acres

