



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7912**

SCHEDULED SALE DATE AND TIME: **4:00 p.m. (local time) on October 8, 2026.**

LOCATION: **TRAVERSE CITY MGMT UNIT, 2122 M 37 SOUTH, TRAVERSE CITY, MI 49685.**

CONTACT NAME: Matthew Edison

PHONE NUMBER: (231) 922-6040

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

Sweet Fern (61-641-26) / T25N, R05W, SEC. 1, SENE, N1/2SE, SESE.

T25N, R05W, SEC. 11, E1/2NE.

T25N, R05W, SEC. 12, NW, NWNE, S1/2NE.

Kalkaska County, Advertised Price \$27,542.15, 92.8 Acres, Hardwood, Jack Pine.

SALE NOTE: Oak wilt restriction applies to all payment units. Payment Units 1 and 3 are on Camp Grayling lands, see sale specifications for more details.

TIMBER SALE INFORMATION

Sweet Fern (61-641-26)

T25N, R05W, SEC. 1; T25N, R05W, SEC. 11; T25N, R05W, SEC. 12.

Kalkaska County (Advertised Price \$27,542.15)

SALE NOTE: Oak wilt restriction applies to all payment units. Payment Units 1 and 3 are on Camp Grayling lands, see sale specifications for more details.

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	108.0 MBF	\$ 101.00 / MBF
Red Maple	1.2 MBF	\$ 124.00 / MBF
White Oak	20.1 MBF	\$ 136.00 / MBF
Pulpwood		
Jack Pine	126 Cords	\$ 11.50 / Cord
Misc. Species 2	93 Cords	\$ 15.00 / Cord
Mixed Oak	307 Cords	\$ 29.50 / Cord
Quaking Aspen	29 Cords	\$ 23.75 / Cord
Red Maple	75 Cords	\$ 15.50 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 17.34 percent. There are an estimated 933 cords on this timber sale, plus or minus 162 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 \$1,377.11 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	48.7%
02	38.9%
03	7.2%
04	5.2%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 12/31/2029.

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.

<u>VOLUME</u>		<u>STATISTICAL RANGE IN CORDS</u>		
<u>TOTAL CUBIC FEET</u>	<u>TOTAL CORDS</u>	<u>PERCENT ERROR</u>	<u>MINIMUM</u>	<u>MAXIMUM</u>
73,703	933	17.34%	771	1,095

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
4	11,400	144	39.07%	88	201
53	30,526	386	26.97%	282	491
57	27,857	353	31.36%	242	463
69	3,919	50	68.87%	15	84
TOTAL:	73,703	933		628	1,238

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	Black/Red (Hybrid	Sawtimber	54.3	MBF	27.4	\$13,435.50
	Red Maple		1.2	MBF		
	White Oak		10.4	MBF		
	Misc. Species 2	Pulpwood	39	Cords		
	Mixed Oak		162	Cords		
	/Red (Hybrid) Oak		81	Cords		
	White Oak		81	Cords		
	Quaking Aspen		2	Cords		
	Red Maple		63	Cords		
2	Black/Red (Hybrid	Sawtimber	49.9	MBF	33.4	\$10,706.35
	White Oak		9.7	MBF		
	Misc. Species 2	Pulpwood	50	Cords		
	Mixed Oak		110	Cords		
	/Red (Hybrid) Oak		66	Cords		
	White Oak		44	Cords		
	Quaking Aspen		7	Cords		
	Red Maple		12	Cords		
	3	Jack Pine	Pulpwood	126		
Mixed Oak			18	Cords		
/Red (Hybrid) Oak			18	Cords		
4	Black/Red (Hybrid	Sawtimber	3.8	MBF	12.6	\$1,420.30
	Misc. Species 2	Pulpwood	4	Cords		
	Mixed Oak		17	Cords		
	/Red (Hybrid) Oak		17	Cords		
	Quaking Aspen		20	Cords		
TOTAL:			129.3	MBF		
TOTAL:			630	Cords		

Sale Specific Conditions & Requirements

Sale Name: Sweet Fern

Sale Number: 61-641-26 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 line 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

2.1.5 - Overstory Removal Unit(s) (8/11)

Within Payment Unit(s) 3 and 4, all cut all jack pine, aspen and Misc. species 2 (dead oak) which meet minimum piece specifications in 2.2 Utilization, are designated for cutting. In addition cut all red/black oak that are greater than 6 inches in diameter, at DBH. Minimize damage to advanced regen in the understory.

2.1.7 - Leave Tree Marked Unit(s) (6/14)

Within Payment Unit(s) 1 and 2, all trees, which meet minimum piece specifications in 2.2 Utilization, are designated for cutting (4 inches and greater) except do not cut red pine, white pine and trees marked with green paint above and below stump height. Minimize damage to the advanced regen in the understory.

2.1.11 - Description of Timber Note (2/04)

Note that Misc Species 2 is dead oak.

2.2 - Utilization

2.2.2 - Chipping Required (12/24)

Payment Unit 1 and 3 must be chip harvested to meet National Guard requirements. However, the chipping requirement could be waived with military approval. The Purchaser has the option to produce sawlogs or pulpwood bolts, but the remaining portion of the trees must be chipped and hauled. 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. The requirement to retain approximately 1/6 to 1/3 of treetops and limbs less than four (4) inches in diameter does not apply (G. C. & R. 2.2). This is because Payment Units 1 and 3 are on DMVA owned land and is not certified forest lands. These areas is used for military training.

2.2.3 - Stump Heights (12/24)

Stump heights within the Sale Area shall not exceed 12 inches for trees greater than 10 inches at DBH and four (4) inches for trees smaller than 10 inches at DBH. This is in order to facilitate military requirements.

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) 1 and 2 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

3.4.1 - Damaged Timber (12/24)

General Condition and Requirement 3.4 Damaged Timber, defines liquidated damages for undesigned live merchantable

trees which are cut or injured. In addition, extreme care should be taken to avoid damage to tree seedlings and saplings.

Within the Sale Area, if more than 50% of the tree seedlings or saplings (1/4" to 4.5" DBH) within a specified portion of the Sale Area are damaged, liquidated damages will be assessed at \$300 per acre for all acreage within that specified portion of the Sale Area that was damaged.

No damage is acceptable to undesignated live merchantable trees. Within the Sale Area, if more than 10 % 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.

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 within 30 days of completion of hauling. 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. Stumps and brush must be placed along the remainder of the trail. 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 (10/25)

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 4 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 14 days prior to operating equipment in the vicinity of well heads or natural gas pipelines.

5.1.5 - National Guard Notification (1/25)

This sale is upon lands utilized for training by the Michigan National Guard - Camp Grayling. A minimum of five (5) business days prior to opening this sale, the Purchaser must request that the Sale Administrator contact the military for information regarding training plans that may impact sale operations.

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.

5.2.2 - 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

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

Within Payment Units 1, 2, 3 and 4 cutting and skidding 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.

5.2.3.7 - National Guard Training Restriction (1/25)

Operations on this contract may not be allowed during National Guard training operations. Typically, the restricted period is from May 1 to October 31. The Purchaser must check with the Unit Manager, who will coordinate the cutting schedule with the Military. All harvest equipment and timber products must be removed from the Sale Area during the period of May 1 to October 31.

5.2.29 - Shrub Protection (1/20)

Do not cut or damage hawthorn, witch-hazel, dogwood or junberry. These woody-shrub plants are highly beneficial to various wildlife species.

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.

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 haul 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

7.10 - Certified Timber

7.10.1 - Non-Certified Timber (2/16)

The area encompassed by this timber sale is not certified to the standards of the Forest Stewardship Council (FSC) or the Sustainable Forestry Initiative (SFI). Forest products from this sale may not be delivered to the mill as "FSC and / or SFI certified". The lands within Payment Units 1 and 3 are managed for military training.



TIMBER SALE MAP

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

Sale Number
61-641-26

Date
08/21/2026

Forest Management Unit

County

Mapped By: Crigier

Scale

Page

Of

Traverse City Mgt Unit

Kalkaska

Cruised By: Crigier

1:15,840

1

1

Township

Range

Section(s) and

25N

05W

Subdivision(s) Sec. 1 SENE,N1/2SE,SESE; Sec. 11 E1/2NE; Sec. 12 NW,NWNE,S1/2NE;

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	27.4
2	33.4
3	19.4
4	12.6

Sweet Fern

92.8 Acres

01

12

TANK TRAIL

TEN POINT RD SE

OAK RD SE

KALKASKA COUNTY LINE RD

Use QR Code to open Map in App



Legend

- Against State (Red)
- Payment Unit (Yellow)
- Forest Access Route
- Administrative Access Only
- Government Gravel/Dirt
- Nearby Timber Sale selection
- Retention Areas selection
- DNR Utility Line selection
- Utility Line Type
 - Electric
 - Pipeline