DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7945

SCHEDULED SALE DATE AND TIME: **9:00 a.m. (local time) on December 1, 2026.**
LOCATION: **GAYLORD MGMT UNIT, 1732 WEST M 32, GAYLORD, MI 49735**.

CONTACT NAME: Lucas Merrick
PHONE NUMBER: (989) 217-7063

PROSPECTUS NOTE: All timber sales on this prospectus were cruised with prior product standards.

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

Mahovlich Aspen (52-103-24) / T34N, R04W, SEC. 13, S1/2SE.
T34N, R04W, SEC. 23, N1/2NE,SENE.
T34N, R04W, SEC. 24, N1/2NE.
Emmet County, Advertised Price $16,464.60, 27.4 Acres, Aspen, Hardwood.
SALE NOTE: A motorcycle trail and utility ROW are adjacent to Payment Unit 1. This sale has a 4-year contract, and no extensions will be 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

Mahovlich Aspen (52-103-24)
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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:

PRODUCTS & SPECIES	ESTIMATED UNITS*		ADVERTISED PRICE	
Sawtimber				
Black Cherry	7.3	MBF	$ 121.00	/ MBF
Mixed Aspen	133.5	MBF	$ 37.00	/ MBF
Red Maple	1.2	MBF	$ 81.00	/ MBF
Sugar Maple	21.4	MBF	$ 185.00	/ MBF
White Ash	1.1	MBF	$ 64.00	/ MBF
Yellow Birch	2.6	MBF	$ 63.00	/ MBF
Pulpwood				
Mixed Aspen	441	Cords	$ 11.00	/ Cord
Mixed Hardwood	124	Cords	$ 12.10	/ Cord

* The total volume is statistically estimated within plus (+) or minus (-) 34.93 percent. There are an estimated 955 cords on this timber sale, plus or minus 334 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 $823.23 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	74.9%
02	25.1%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 12/31/2030.

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
75,453	955	34.93%	621	1,289

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
18	49,426	626	41.29%	367	884
30	26,027	329	69.25%	101	558
TOTAL:	**75,453**	**955**		**469**	**1,442**

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
18	18.7	1	18.7
30	8.7	2	8.7
TOTAL:	**27.4**		**27.4**

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Black Cherry	Sawtimber	7.3	MBF	18.7	$12,334.70
	Mixed Aspen		90.2	MBF		
	B. T. Aspen		*30.9*	*MBF*		
	Quaking Aspen		*59.3*	*MBF*		
	Red Maple		1.2	MBF		
	Sugar Maple		21.4	MBF		
	White Ash		1.1	MBF		
	Yellow Birch		2.6	MBF		
	Mixed Aspen	Pulpwood	220	Cords		
	B. T. Aspen		*67*	*Cords*		
	Quaking Aspen		*153*	*Cords*		
	Mixed Hardwood		116	Cords		
	Black Cherry		*9*	*Cords*		
	Red Maple		*3*	*Cords*		
	Sugar Maple		*99*	*Cords*		
	White Ash		*4*	*Cords*		
	Yellow Birch		*1*	*Cords*		
2	Mixed Aspen	Sawtimber	43.3	MBF	8.7	$4,129.90
	B. T. Aspen		*29.2*	*MBF*		
	Quaking Aspen		*14.1*	*MBF*		
	Mixed Aspen	Pulpwood	221	Cords		
	B. T. Aspen		*120*	*Cords*		
	Quaking Aspen		*101*	*Cords*		
	Mixed Hardwood		8	Cords		
	Beech		*3*	*Cords*		
	Sugar Maple		*5*	*Cords*		
		TOTAL:	167.1	MBF		
		TOTAL:	565	Cords		

Sale Specific Conditions & Requirements

Sale Name: Mahovlich Aspen **Sale Number: 52-103-24 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 and blue paint. Exterior sale boundary lines adjacent to private property are marked with blue paint. Exterior sale boundary lines adjacent to state-owned land are marked with red 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 remain unharvested.

2 - Timber Specifications

2.1 - Included Timber

2.1.1 - Clearcut Unit(s) with Unmerchantable Trees (6/14)
Within Payment Unit(s) 1 and 2, cut all trees that are two (2) inches or more at DBH, except do not cut oak, hemlock, or any trees that are 26 inches or more at DBH.

Note that a timber retention area is located within Payment Unit 1 and is marked with red paint (see Timber Sale Map). Harvesting equipment is not permitted within this boundary.

2.2 - Utilization

2.2.8 - Utilization and removal (5/14)
All products meeting standards set forth in General Condition and Requirement 2.2 - Utilization must be removed from the Sale Area. Retain on site between 1/6 and 1/3 of the slash from harvested trees (treetops and limbs less than four inches in diameter). This is because of forest certification biomass retention requirements.

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. No harvesting activities may take place until the Purchaser returns the signed Timber Sale Contract Amendment to the Unit Manager.

4 - Transportation

4.1 - Construction

4.1.3 - Slash and Earthen Piles (8/04)
Piles or windrows of earth along roads and landings that have been widened or constructed shall be leveled. Slash from road maintenance or construction, including stumps, shall be dispersed throughout the sale.

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, and 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.

4.1.8 - Road Work (1) (8/07)
All forest trail roads and county roads within or adjacent to the timber sale shall remain passable to vehicle traffic for the duration of harvest activities.

4.3 - Public Right-of-Way

4.3.2 - County R-O-W (12/06)
The County must be contacted prior to crossing or harvesting in the County Road R-O-W.

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 harvest operations to discuss contract specifications and to determine landing and road locations.

5.1.6 - Utility R.O.W. (4/19)
It is the responsibility of the Purchaser to obtain permission from the utility company to utilize the pipeline R.O.W. for operations.

5.2 - Conduct of Operations

5.2.1 - Slash

5.2.1.1 - Slash Within Sale Area (9/16)
No trees are to be felled outside the Sale Area, and all slash is to be kept at least 10 feet back from the red or blue paint line. If sale boundary lines are along a public road or highway, then slash must be removed 50’ from these lines per General Condition & Requirement 5.2.1.

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.

5.2.32 - 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. Piles of topsoil shall be spread out evenly.

5.2.39 - ORV Trail/Route Protection (4/18)
The motorcycle trail is shown on the Timber Sale Map. Do not cut trees or damage posts with yellow markers. All stumps within 5 feet of the trail must be cut flush with the ground. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the trail as the centerline. Do not run equipment down the trail.

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 which is 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.

5.8 - 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 Mitchell Road and Berry Creek 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 designated motorcycle trail 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.

Michigan Department of Natural Resources - Forest Resources Division

TIMBER SALE MAP

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

Sale Number	Date
52-103-24	09/06/2024

Forest Management Unit	County	Mapped By: D Stacks	Scale	Page	Of
Gaylord Mgt Unit	Emmet	Cruised By: D Stacks	1:10,000	1	1

Township	Range	Section(s) and Subdivision(s)
34N	04W	Sec. 13 S1/2SE; Sec. 23 N1/2NE,SENE; Sec. 24 N1/2NE;

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

PU #	Acres
1	18.7
2	8.7

