



**DEPARTMENT OF NATURAL RESOURCES  
STATE OF MICHIGAN  
TIMBER SALE PROSPECTUS #7653**

SCHEDULED SALE DATE AND TIME: **9:00 a.m. (local time) on May 20, 2025.**

LOCATION: **GAYLORD MGMT UNIT, 1732 WEST M 32, GAYLORD, MI 49735.**

CONTACT NAME: Lucas Merrick

PHONE NUMBER: (989) 732-3541

PROSPECTUS NOTE: All sales on this Prospectus have been reduced, as they were "no bid" on previous advertisement.

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:

Ice Hopper Red Pine (52-108-25) / T34N, R04W, SEC. 15, SWSW.

T34N, R04W, SEC. 22, N1/2NW.

T34N, R04W, SEC. 23, SW, W1/2SE.

T34N, R04W, SEC. 26, NE, SE.

T34N, R04W, SEC. 35, NENE.

Emmet County, Advertised Price \$24,131.25, 212.8 Acres, Red Pine.

SALE NOTE: This sale has been reduced, as it was a "no bid" on previous advertisement.

This is a salvage sale from the ice storm in late March 2025. It is a scaled sale with a 1-year contract and no extensions.

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

### Ice Hopper Red Pine (52-108-25)

T34N, R04W, SEC. 15; T34N, R04W, SEC. 22; T34N, R04W, SEC. 23; T34N, R04W, SEC. 26; T34N, R04W, SEC. 35.  
Emmet County (Advertised Price \$24,131.25)

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A timber sale contract for this scaled, 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 &amp; SPECIES</u>	<u>ESTIMATED UNITS*</u>	<u>ADVERTISED PRICE</u>
Pulpwood		
Red Pine	1,485 Cords	\$ 16.25 / Cord

\* 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 \$1,206.56 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	14.2%
02	10.0%
03	13.6%
04	18.8%
05	7.6%
06	23.9%
07	11.9%
4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2026.

### **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>
117,319	1,485	0.00%	1,485	1,485

## 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
2	8,923	113	0.00%	113	113
10	28,100	356	0.00%	356	356
12	16,672	211	0.00%	211	211
23	15,949	202	0.00%	202	202
28	11,678	148	0.00%	148	148
36	22,058	279	0.00%	279	279
610	13,939	176	0.00%	176	176
<b>TOTAL:</b>	<b>117,319</b>	<b>1,485</b>		<b>1,485</b>	<b>1,485</b>

## 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
2	16.2	5	16.2
10	51.0	6	51.0
12	30.2	1	30.2
23	28.9	3	28.9
28	21.2	2	21.2
36	40.0	4	40.0
610	25.3	7	25.3
<b>TOTAL:</b>	<b>212.8</b>		<b>212.8</b>

## DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Red Pine	Pulpwood	211	Cords	30.2	\$3,428.75
2	Red Pine	Pulpwood	148	Cords	21.2	\$2,405.00
3	Red Pine	Pulpwood	202	Cords	28.9	\$3,282.50
4	Red Pine	Pulpwood	279	Cords	40.0	\$4,533.75
5	Red Pine	Pulpwood	113	Cords	16.2	\$1,836.25
6	Red Pine	Pulpwood	356	Cords	51.0	\$5,785.00
7	Red Pine	Pulpwood	176	Cords	25.3	\$2,860.00
<b>TOTAL:</b>			<b>1,485</b>	<b>Cords</b>		

## **Sale Specific Conditions & Requirements**

**Sale Name: Ice Hopper Red Pine**

**Sale Number: 52-108-25 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, as well as roads, trails, and pipelines (see Timber Sale Map). 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 designated by a road, trail, or pipeline. The painted boundary line trees are not Included Timber and are to be protected.

### **2 - Timber Specifications**

#### **2.1 - Included Timber**

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

Within Payment Unit(s) 2, 3, 5, 6 and 7, cut all trees that are two (2) inches or more at DBH, except do not cut the pockets of hardwoods in Payment Units 5 and 6 that are indicated on the Timber Sale Map.

##### **2.1.4 - Designated Timber Unit(s) (6/17)**

Within Payment Unit(s) 1 and 4, all damaged red pine trees are designated for cutting. Trees that received damage from the recent ice storm are designated for cutting, this includes a standing red pine stem with the top broken off as well as the tops or trees on the ground. Trees that didn't receive any damage are to be left standing and not disturbed.

##### **2.1.11 - Description of Timber Note (2/04)**

Note that this is an ice storm salvage sale. All payment units will be scaled by the Sale Administrator. Chipping of the Sale area will not be required but is encouraged. If the sale is chip harvested, the Purchaser must provide electronic confirmation of the scale tickets at minimum of twice per week. To convert red pine chip weight to cords, we will use a conversion of 1 cord = 1.9 tons or 1 cord = 3800 pounds. This is from the USDA's Timber Management Field Book, 2008 Edition Table 2.10 Weight Table for Various Woods.

#### **2.2 - Utilization**

##### **2.2.3 - Stump Heights (12/24)**

Stump heights within Payment Units 2, 3, 5, 6 and 7 shall not exceed six (6) inches for all trees. This is in order to facilitate planting operations.

### **3 - Payments**

#### **3.2 - Scaled Sales**

##### **3.2.1 - Scale Location (2/04)**

Forest products will be placed for measurement in an area identified by the Sale Administrator. In addition, negotiate with the Sale Administrator to determine the frequency of the scaling.

### **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.

##### **4.1.7 - 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. Berms must also be placed at intervals of not over 50 feet and at all junctions. These roads

must be rendered impassable to cars and trucks. Temporary berms may be required if no sale activity occurs for 30 or more consecutive days. Contact the Sale Administrator for specific details of design and placement.

#### 4.1.8 - Road Work (1) (8/07)

Road opening may be required to access any Payment Unit. The wood removed for the road opening may be utilized by the Producer for contract price and will be scaled by the Sale Administrator.

## 5 - 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. Slash may not exceed more than 48 inches in length on any portions greater than 5 inches in diameter at the small end. This is to facilitate future planting operations. Alternatively, slash may be concentrated on the edges of the Payment Units as directed by the Timber Sale Administrator. Slash may not be concentrated along any boundary adjacent to Private.

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

There is an ORV trail or route and is shown on the Timber Sale Map. Do not cut trees or damage posts with yellow ORV markers. All stumps within five (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 ORV trail or route as the centerline. Do not run equipment down the ORV trail or route. Skidding across the trail or route may only occur in locations approved by the Sale Administrator.

#### 5.2.41 - Snowmobile Trail Protection (9/11)

There is a snowmobile trail and it is shown on the Timber Sale Map. Do not cut or damage posts with orange trail markers or traffic control signs. If the trail is used, it must be maintained and restored to a condition equal to or better than before the sale. The road maintenance/restoration must be done prior to December 1. If the trail road is to be used for hauling during the snowmobile season, then a snow-covered base must be left on the trail. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the snowmobile trail as the centerline. No decking of forest products will be permitted along the snowmobile 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 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.

### 5.8 - 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 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.

#### 6.2.2 - Snowmobile Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on the snowmobile trail prior to beginning operations during the snowmobile season (approximately December 1 to March 31). The trail 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 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.

#### 7.2.3 - Salvage Extension (6/13)

This is a salvage sale with a short contract length. The sale must be harvested promptly. One (1), twelve (12) month extension can be applied to one (1) other State Forest Timber Sale Contract owned by the purchaser or owned by one (1) designated sub-contractor of the Purchaser that works this contract. To qualify, the contract expiration date of the contract to be extended must be within twelve (12) months from the issue date of this contract. If this is the first extension on the other State Forest Timber Sale Contract, then the 5% extension fee will be waived. If this is an additional extension, the 10% fee will be reduced to 5%. The salvage extension must be used before this contract is closed-out. This specification does not alleviate the purchaser from any contractual obligations of the extended State Forest Timber Sale Contract. Per General Condition & Requirement 7.2, extensions are at the sole discretion of the DNR.

### 7.5 - Loss

#### 7.5.1 - Deteriorating Timber (7/09)

The Sale Area has received damage from the ice storm in late March 2025. The Purchaser should harvest the wood as soon as possible. The Department of Natural Resources is held free of responsibility of any further damage or deterioration due to delay in harvesting.

**TIMBER SALE MAP**

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

Sale Number  
**52-108-25**Date  
**05/01/2025**

Forest Management Unit

County

Mapped By: Patrick Cotant

Scale

Page

Of

Gaylord Mgt Unit

Emmet

Cruised By: Steve Crigier

1:24,000

1

1

Township

Range

Section(s) and

34N

04W

Subdivision(s)

Sec. 15 SWSW; Sec. 22 N1/2NW; Sec. 23 SW,W1/2SE; Sec. 26 NE,SE; Sec. 35 NENE;

**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

**Legend**

- Payment Unit
- Forest Access Route
- Administrative Access Only
- Paved Road
- Government Gravel/Dirt
- Private Gravel/Dirt
- Powerline
- Recreational Trails
- Field Grade Corner

