



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7743**

SCHEDULED SALE DATE AND TIME: 3:00 p.m. (local time) on December 10, 2025.

LOCATION: ESCANABA MGMT UNIT, 6833 US-2, 41 & M-35, GLADSTONE, MI 49837.

CONTACT NAME: Dan Racine

PHONE NUMBER: (906) 789-8231

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

Dog Days (33-005-25) / T37N, R24W, SEC. 15, S1/2SW.

T37N, R24W, SEC. 16, NW, NESE, S1/2SE.

T37N, R24W, SEC. 17, E1/2NE.

T37N, R24W, SEC. 21, NENE.

T37N, R24W, SEC. 22, NWNW.

T37N, R24W, SEC. 3, N1/2SW.

Delta County, Advertised Price \$75,194.25, 133.6 Acres, Hardwood, White Pine.

SALE NOTE: Payment Unit 6 is an OPTIONAL Unit for harvest; operations are only allowed from December 1st to March 31st due to low wet ground. Within the sale Miscellaneous species 2 is dead/dying ash.

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

Dog Days (33-005-25)

T37N, R24W, SEC. 15; T37N, R24W, SEC. 16; T37N, R24W, SEC. 17; T37N, R24W, SEC. 21; T37N, R24W, SEC. 22; T37N, R24W, SEC. 3.

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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.

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	4.4 MBF	\$ 68.00 / MBF
Red Maple	121.7 MBF	\$ 97.00 / MBF
Sugar Maple	1.9 MBF	\$ 212.00 / MBF
Yellow Birch	21.6 MBF	\$ 27.00 / MBF
Pulpwood		
Balsam Fir	171 Cords	\$ 9.30 / Cord
Hemlock	68 Cords	\$ 5.85 / Cord
Misc. Species 2	44 Cords	\$ 3.75 / Cord
Mixed Hardwood	1,559 Cords	\$ 16.60 / Cord
Mixed Spruce	213 Cords	\$ 12.20 / Cord
N. White Cedar	278 Cords	\$ 7.30 / Cord
Quaking Aspen	27 Cords	\$ 27.45 / Cord
Red Pine	264 Cords	\$ 54.15 / Cord
Tamarack	78 Cords	\$ 10.15 / Cord
White Pine	732 Cords	\$ 18.60 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 12.99 percent. There are an estimated 3,782 cords on this timber sale, plus or minus 492 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 \$7,519.43 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	19.2%
02	9.9%
03	9.3%
04	13.2%
05	6.7%
06	2.9%
07	18.9%
08	15.2%
09	4.7%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2029.

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
298,783	3,782	12.99%	3,290	4,274

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	67,687	857	24.96%	643	1,071
6	46,580	590	34.34%	387	792
9	54,208	686	28.24%	492	880
17	28,903	366	53.67%	169	562
19	35,011	443	47.83%	231	655
21	33,249	421	38.37%	259	582
25	14,138	179	64.61%	63	295
26	19,007	241	55.97%	106	375
TOTAL:	298,783	3,782		2,352	5,212

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	Paper Birch	Sawtimber	2.4	MBF	19.7	\$14,396.40
	Red Maple		59.0	MBF		
	Sugar Maple		1.9	MBF		
	Yellow Birch		11.6	MBF		
	Balsam Fir	Pulpwood	10	Cords		
	Mixed Hardwood		368	Cords		
	<i>Paper Birch</i>		61	<i>Cords</i>		
	<i>Red Maple</i>		225	<i>Cords</i>		
	<i>Sugar Maple</i>		21	<i>Cords</i>		
	<i>Yellow Birch</i>		61	<i>Cords</i>		
	N. White Cedar		78	Cords		
	White Pine		55	Cords		
2	Balsam Fir	Pulpwood	63	Cords	16.0	\$7,449.20
	Hemlock		68	Cords		
	Misc. Species 2		6	Cords		
	Mixed Hardwood		230	Cords		
	<i>Balsam Poplar</i>		53	<i>Cords</i>		
	<i>Paper Birch</i>		49	<i>Cords</i>		
	<i>Red Maple</i>		110	<i>Cords</i>		
	<i>Yellow Birch</i>		18	<i>Cords</i>		
	Mixed Spruce		132	Cords		
	<i>White Spruce</i>		132	<i>Cords</i>		
	N. White Cedar		60	Cords		
	White Pine		31	Cords		
3	Red Maple	Sawtimber	4.2	MBF	14.4	\$7,003.05
	Balsam Fir	Pulpwood	24	Cords		
	Misc. Species 2		27	Cords		
	Mixed Hardwood		370	Cords		
	<i>Balsam Poplar</i>		201	<i>Cords</i>		
	<i>Black Cherry</i>		3	<i>Cords</i>		
	<i>Paper Birch</i>		3	<i>Cords</i>		
	<i>Red Maple</i>		163	<i>Cords</i>		
	Mixed Spruce		7	Cords		
	<i>White Spruce</i>		7	<i>Cords</i>		
	N. White Cedar		6	Cords		
4	Red Maple	Sawtimber	50.2	MBF	18.3	\$9,961.40
	Yellow Birch		10.0	MBF		
	Mixed Hardwood	Pulpwood	193	Cords		
	<i>Red Maple</i>		172	<i>Cords</i>		
	<i>Yellow Birch</i>		21	<i>Cords</i>		
	White Pine		87	Cords		
5	Mixed Hardwood	Pulpwood	10	Cords	4.3	\$5,015.80
	<i>Red Maple</i>		10	<i>Cords</i>		
	Red Pine		48	Cords		
	White Pine		121	Cords		
6	Mixed Hardwood	Pulpwood	13	Cords	7.1	\$2,168.70
	<i>Red Maple</i>		13	<i>Cords</i>		
	Mixed Spruce		15	Cords		
	<i>Black Spruce</i>		15	<i>Cords</i>		
	N. White Cedar		134	Cords		
	Tamarack		78	Cords		
7	Red Pine	Pulpwood	208	Cords	12.4	\$14,202.00
	White Pine		158	Cords		
8	Paper Birch	Sawtimber	1.5	MBF	31.6	\$11,442.25
	Red Maple		6.3	MBF		

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

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
8 con't	Balsam Fir	Pulpwood	56	Cords		
	Misc. Species 2		8	Cords		
	Mixed Hardwood		286	Cords		
	Beech		3	Cords		
	Paper Birch		2	Cords		
	Red Maple		281	Cords		
	Mixed Spruce		45	Cords		
	Black Spruce		22	Cords		
	White Spruce		23	Cords		
	Quaking Aspen		21	Cords		
	Red Pine		6	Cords		
	White Pine		214	Cords		
9	Paper Birch	Sawtimber	0.5	MBF	9.8	\$3,555.45
	Red Maple		2.0	MBF		
	Balsam Fir	Pulpwood	18	Cords		
	Misc. Species 2		3	Cords		
	Mixed Hardwood		89	Cords		
	Beech		1	Cords		
	Paper Birch		1	Cords		
	Red Maple		87	Cords		
	Mixed Spruce		14	Cords		
	Black Spruce		7	Cords		
	White Spruce		7	Cords		
	Quaking Aspen		6	Cords		
	Red Pine		2	Cords		
	White Pine		66	Cords		
TOTAL:			149.6	MBF		
TOTAL:			3,434	Cords		

Sale Specific Conditions & Requirements

Sale Name: Dog Days

Sale Number: 33-005-25 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 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 within Payment Units 2 and 3 after 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) 2, 3, 6, 8 and 9, cut all trees that are three (3) inches or more at DBH. In addition, the following specifications apply:

- Within Payment Units 8 & 9, do not cut cedar, hemlock, or trees marked with green paint.

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

Within Payment Unit(s) 1, 4, 5, and 7 all trees, which meet minimum piece specifications in 2.2 Utilization, are designated for cutting, cut all trees that are three (3) inches or more at DBH. In addition, the following specifications apply:

- Within Payment Unit 1, do not cut hemlock or trees marked with green paint above and below stump height.

- Within Payment Unit 4, do not cut hemlock, cedar, or trees marked with green paint above and below stump height.

- Within Payment Unit 5, do not cut trees marked with green paint above and below stump height.

- Within Payment Unit 7, do not cut hemlock or trees marked with green paint above and below stump height.

2.1.9 - Harvest Exception (12/24)

Do not cut hemlock and cedar within Payment Unit 4 and 7 other than those that are necessary to remove in order to operate within the Sale Area. Every effort must be made to preserve the existing hemlock and cedar within the specified Payment Units and to leave an intact stand upon sale completion. All cut hemlock and/or cedar shall be piled separately by product and scaled in the woods, unless other scaling arrangements are agreed to by the Unit Manager or his/her representative. Stumpage price for hemlock shall be \$25.00 per cord, and cedar shall be \$35.00 per cord.

2.1.11 - Description of Timber Note (2/04)

Note that Misc. Species 2 is dead and dying mixed ash species. In addition, Payment Unit 6 is an optional Payment Unit (see specs 2.1.1 and 8.3.2).

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) valued at greater than \$18,000 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.

4 - Transportation

4.1 - Construction

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. 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.

4.2 - Maintenance

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.

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

5.2.3.2 - Operating Restrictions (9/11)

Within Payment Unit(s) 6, unless changed by written agreement, cutting, skidding, and hauling are limited December 1 to March 31. This restriction is because of low wet ground within the sale boundary.

5.2.22 - Operating Caution

5.2.22.1 - Operating Caution (6/11)

It is recommended, but not required, that within Payment Unit(s) 2-4, cutting, skidding, and hauling occur during dry summer or frozen winter conditions. The reason for the recommendation is because of low wet ground.

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.

5.2.37 - No Decking Areas (12/08)

No decking is allowed within the ORV trail parking lots without permission of the Unit Manager or his/her representative.

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 Forest Islands 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. Skidding across the trail or route may only occur in locations approved by the Sale Administrator.

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 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.

5.7 - Protection of Historical Sites

5.7.1 - Historical Sites (7/12)

The Purchaser shall not cut live or dead trees or operate equipment within historical sites. Historical sites are identified to be outside of the Sale Area, but unknown and/or undocumented sites are possible within the sale. The Purchaser shall protect historical sites from damage by the Purchaser's operations. If Purchaser's operations have cut or damaged historical sites through carelessness, the Purchaser shall pay \$500 as fixed, agreed and liquidated damages for each acre or part thereof cut or damaged.

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 Forest Islands ORV Trail and F 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.

7 - Other Conditions

7.5 - Loss

7.5.1 - Deteriorating Timber (7/09)

The Sale Area has received damage from emerald ash borer and spruce budworm. 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.

8 - Performance and Settlement

8.3 - Uncompleted or Terminated Contracts

8.3.2 - Completion of Contract, Other (11/16)

Areas of this sale may be difficult to log. Per General Condition & Requirement 3.5 - Adjustment of Quantity, there will be no adjustment to contract volume, but unharvested timber may not be considered a violation of General Condition & Requirement 8.3 - Uncompleted or Terminated Contract. These areas are located in Payment Unit 6.

**TIMBER SALE MAP**

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

Sale Number
33-005-25Date
09/22/2025

Forest Management Unit		County	Mapped By: Baker		Scale 1:15,840	Page 1	Of 2
Escanaba Mgt Unit		Delta	Cruised By: Wilson				
Township 37N	Range 24W	Section(s) and Subdivision(s) N1/2SW; Sec. 15 S1/2SW; Sec. 16 NW,NESE,S1/2SE; Sec. 17 E1/2NE; Sec. 21 NENE; Sec. 22 NWNW; Sec. 3					

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
1	19.7	6	7.1
2	16	7	12.4
3	14.4	8	31.6
4	18.3	9	9.8
5	4.3		

Dog Days**Compartment 77
& 80****133.6 Acres****Legend**

- Against State (Red)
- Private Line (Blue)
- Payment Unit (Yellow)
- Type 1
- Primary Forest Road
- Forest Access Route
- Paved Road
- Private Gravel/Dirt
- Recreational Trails
- Retention Area

0 0.25 0.5 1 Miles

Use QR Code to
open Map in App



TIMBER SALE MAP

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

Sale Number
33-005-25

Date
09/22/2025

Forest Management Unit
Escanaba Mgt Unit

County
Delta

Mapped By: Baker
Cruised By: Wilson

Scale
1:15,840

Page
2

Of
2

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Dog Days

**Compartment 77
& 80**

133.6 Acres

PVT

45.608414,
-87.266900

Forest Island Trail

PVT

PVT

Legend

- Against State (Red)
- Private Line (Blue)
- Payment Unit (Yellow)
- Primary Forest Road
- Forest Access Route
- Administrative Access Only
- Paved Road
- Private Gravel/Dirt
- Recreational Trails
- Survey Grade Corner
- Retention Area

0 0.25 0.5 1 Miles



Use QR Code to
open Map in App

