



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7442**

SCHEDULED SALE DATE AND TIME: 4:00 p.m. (local time) on May 22, 2024.

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

CONTACT NAME: Patrick Cotant

PHONE NUMBER: (231) 649-0544

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:

Lone Coyote Aspen (61-010-24) / T24N, R14W, SEC. 17, W1/2NW, W1/2SW, SE.
T24N, R14W, SEC. 20, NWNW, NWNE.

Manistee County, Advertised Price \$47,742.80, 68.7 Acres, Aspen, Hardwood.

SALE NOTE: This sale will require the producer to build multiple driveways to access sale (see spec 4.1.8 and 4.1.11).

TIMBER SALE INFORMATION

Lone Coyote Aspen (61-010-24)
T24N, R14W, SEC. 17; T24N, R14W, SEC. 20.
Manistee County (Advertised Price \$47,742.80)

SALE NOTE: This sale will require the producer to build multiple driveways to access sale (see spec 4.1.8 and 4.1. 11).

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 Cherry	18.6 MBF	\$ 107.00 / MBF
Mixed Aspen	196.8 MBF	\$ 102.00 / MBF
Red Maple	51.5 MBF	\$ 97.00 / MBF
White Pine	17.7 MBF	\$ 69.00 / MBF
Pulpwood		
Black Cherry	48 Cords	\$ 16.20 / Cord
Mixed Aspen	840 Cords	\$ 15.75 / Cord
Red Maple	220 Cords	\$ 16.20 / Cord
Red Pine	6 Cords	\$ 36.10 / Cord
White Pine	90 Cords	\$ 18.60 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 40.63 percent. There are an estimated 1,870 cords on this timber sale, plus or minus 760 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 \$2,387.14 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	31.3%
02	16.5%
03	15.0%
04	28.2%
05	9.0%
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.

VOLUME		STATISTICAL RANGE IN CORDS		
TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
147,701	1,870	40.63%	1,110	2,629

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
19	40,770	516	30.84%	357	675
34	25,013	317	47.46%	166	467
48	25,445	322	39.27%	196	449
51	42,433	537	37.85%	334	740
58	14,040	178	50.51%	88	267
TOTAL:	147,701	1,870		1,141	2,599

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
19	12.6	1	12.6
34	9.6	2	9.6
48	14.2	3	14.2
51	19.1	4	19.1
58	13.2	5	13.2
TOTAL:	68.7		68.7

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Black Cherry	Sawtimber	1.8	MBF	12.6	\$14,997.45
	Mixed Aspen		72.6	MBF		
	<i>B. T. Aspen</i>		72.6	<i>MBF</i>		
	Red Maple	Pulpwood	32.7	MBF		
	Black Cherry		9	Cords		
	Mixed Aspen		145	Cords		
	<i>B. T. Aspen</i>		145	<i>Cords</i>		
	Red Maple		111	Cords		
2	Mixed Aspen	Sawtimber	29.7	MBF	9.6	\$7,866.15
	<i>Quaking Aspen</i>		29.7	<i>MBF</i>		
	White Pine		17.7	MBF		
	Mixed Aspen	Pulpwood	91	Cords		
	<i>Quaking Aspen</i>		91	<i>Cords</i>		
	Red Maple		18	Cords		
	Red Pine		6	Cords		
	White Pine		90	Cords		
3	Mixed Aspen	Sawtimber	30.8	MBF	14.2	\$7,154.55
	<i>Quaking Aspen</i>		30.8	<i>MBF</i>		
	Red Maple		1.2	MBF		
	Mixed Aspen	Pulpwood	233	Cords		
	<i>Quaking Aspen</i>		233	<i>Cords</i>		
	Red Maple		14	Cords		
4	Black Cherry	Sawtimber	16.8	MBF	19.1	\$13,444.50
	Mixed Aspen		46.7	MBF		
	<i>Quaking Aspen</i>		46.7	<i>MBF</i>		
	Red Maple	Pulpwood	12.0	MBF		
	Black Cherry		35	Cords		
	Mixed Aspen		286	Cords		
	<i>Quaking Aspen</i>		286	<i>Cords</i>		
	Red Maple		40	Cords		
5	Mixed Aspen	Sawtimber	17.0	MBF	13.2	\$4,280.15
	<i>Quaking Aspen</i>		17.0	<i>MBF</i>		
	Red Maple		5.6	MBF		
	Black Cherry	Pulpwood	4	Cords		
	Mixed Aspen		85	Cords		
	<i>Quaking Aspen</i>		85	<i>Cords</i>		
	Red Maple		37	Cords		
TOTAL:			284.6	MBF		
TOTAL:			1,204	Cords		

Sale Specific Conditions & Requirements

Sale Name: Lone Coyote Aspen

Sale Number: 61-010-24 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 paint. 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, cut all trees that are two (2) inches or more at DBH, except do not cut trees marked in green paint.

2.1.2 - Clearcut unit(s) w/o unmerchantable trees (8/11)

Within Payment Unit(s) 1 and 3-5, cut all trees which meet minimum piece specifications in 2.2 Utilization, except do not cut any conifers and any green marked trees.

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 double earthen berms at strategic locations. 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.

4.1.8 - Road work (1) (8/07)

The Purchaser will need to create four (4) separate driveways to access the sale. See spec 4.1.11 for permit details.

4.1.11 - Permits (2/12)

The Purchaser will secure any necessary county road driveway permits that may be required. Four (4) separate driveways will need to be constructed to access the units. Purchaser will need to work with Manistee County Road Commission on any requirements they may have with this.

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 on site between the Purchaser and sale administrator is required prior to beginning any operations, in a Payment Unit, to determine landing and road locations. The Unit Manager or his/her representative must be contacted at least 3 days in advance to schedule the conference.

5.2 - Conduct of Operations

5.2.22 - Operating Caution

5.2.22.1 - Operating caution (6/11)

It is recommended, but not required, that within Payment Unit(s) 3-5, cutting, skidding, and hauling occur during dry summer or frozen winter conditions. The reason for the recommendation is the result of seasonally wet access and portions of units.

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 county roads where trucks exit and enter roadway 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.



TIMBER SALE MAP

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

Sale Number
61-010-24

Date
02/29/2024

Forest Management Unit	County	Mapped By: Ventimiglia	Scale	Page	Of
Traverse City Mgt Unit	Manistee	Cruised By: Ventimiglia	1:15,840	1	1

Township	Range	Section(s) and Subdivision(s)
24N	14W	Sec. 17 W1/2NW,W1/2SW,SE; Sec. 20 NWNW,NWNE;

Cover Type

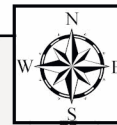
A = Aspen	J = Jack Pine	O = Oak	U = Upland Brush
B = Paper Birch	K = Rock	P = Lowland Poplar	UM = Upland Mix Forest
C = Cedar	L = Lowland Brush	Q = Mixed Swamp Conifer	V = Bog or Marsh
D = Treed Bog	LM = Lowland Mix Forest	R = Red Pine	W = White Pine
E = Swamp Hardwoods	M = Maple, Beech, Birch	S = Black 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	12.6
2	9.6
3	14.2
4	19.1
5	13.2

Lone Coyote Aspen
68.7 Acres



Legend

- Against State (Red)
- Stand
- Paved Road
- Survey Grade Corner
- Gravel Road

