



Gogebic County Forestry and Parks Commission

500 N. Moore St.

Bessemer, Michigan 49911-1099

906-663-4687 FAX: 906-663-4058 Parks - 906-663-4428

www.gogebicforestryandparks.com

TIMBER PROSPECTUS

SALE NAME: "BINDER"

TYPE OF SALE: Mill Scaled

BID MUST BE RECEIVED BY: 9:00 A.M. ON Wednesday, May 28, 2025

AWARD DATE: Wednesday, May 28, 2025

WHERE: Natural Resources Center, 500 N. Moore St., Bessemer, MI
Conference Room – lower level

INTRODUCTION

1. This prospectus is to furnish sufficient information in addition to that contained in the published advertisement, to enable prospective bidders to decide whether further investigation of the sale is warranted. Any questions concerning volume estimates and determination procedures, or anything else relevant to this sale, should be addressed to the Gogebic County Forestry and Parks Commission Office.

BIDDING

2. This is a sealed bid "mill scaled" sale. Bids must be submitted on the attached bid form. The bid form contains instructions for submission and the bid deposit guarantee. The Forestry and Parks Commission reserves the right to reject any and all bids. Bids that do not meet the minimum acceptable rates will be rejected.

LOCATION OF SALE AREA

3. The sale is located in Ironwood Township, approximately 5 miles northwest of the City of Ironwood on Airport Road, 1 mile north on Norlund Road. (see Sale Location Map). This sale contains approximately 118 acres to be harvested. The sale is located in parts of Sections 19 & 30, T48N-R47W.

DESCRIPTION OF HARVEST PRESCRIPTION

4. Selective Cut Area (109 Acres): Cut all trees marked on the trunk and stump with orange paint. Aspen, White Ash, Black Ash, White Birch, White Spruce, & Balsam Fir are designated to be cut. Sale area is bound by Red, Blue and Yellow paint.

Clear Cut Areas (9 Acres) : Cut all trees 2" and up except Red Oak and Hemlock. Sale area is bound by Red, Blue and Yellow paint.

VOLUME AND DESCRIPTION OF TIMBER

5. The Sale contains the following species and volumes:

20 MBF of Sugar Maple Sawlogs.
14 MBF of Mixed Hardwood Sawlogs.
900 CDS of Mixed Hardwood Pulpwood.
90 CDS of Aspen Woodsrun.
40 CDS Red Pine Woodsrun.
20 CDS of Mixed Softwood Woodsrun.

CONTRACT

6. The contract will contain all provisions that will be required of the successful bidder. A sample contract will be available for inspection at the Forestry and Parks Office. The contract will be issued for a period of two (2) operating seasons from the date of awarding. Normal operating season is July 1 – March 31.
-

LOGGING AND EQUIPMENT RESTRICTIONS:

7. Equipment and/or logging practices, which in the opinion of staff will cause excessive damage, will be prohibited from use on this sale.
-

ROADS

8. There exists a network of roads to access the sale area.
-

PAYMENTS

9. Payment for the timber removed will be based on Mill Scale. A bid deposit of 10% will be required and must accompany the bid to be applied to the purchase. Failure to exercise the contract will result in loss of the bid deposit. Purchaser must have on deposit 50% of the total bid value on or before 6/30/2026 and 100% of the total bid value on or before 6/30/2027.
-

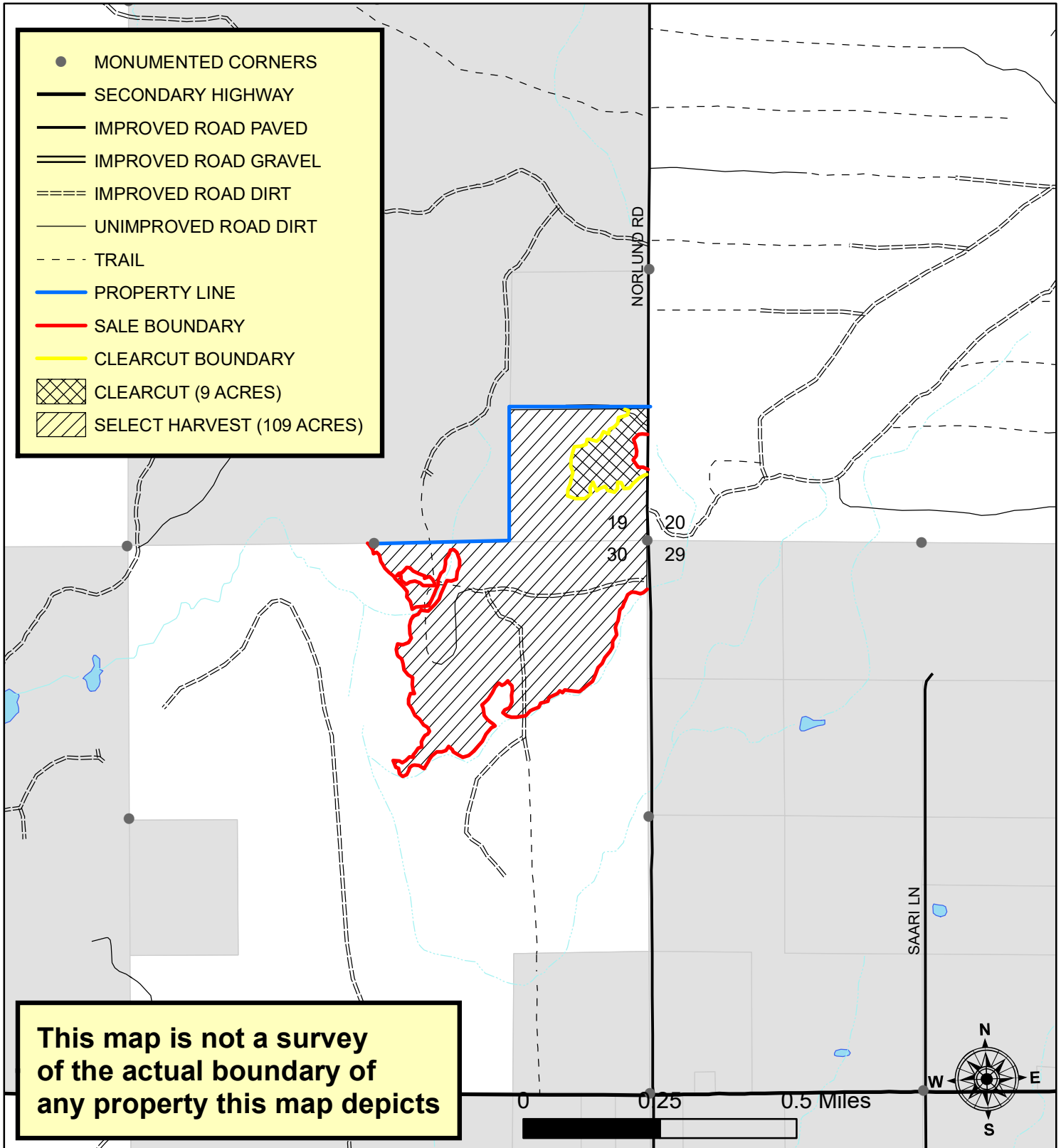
PERFORMANCE BOND

10. A performance bond in the amount of five percent (5%) of the total bid value will be required of the successful bidder. This may be submitted in cash, surety bond or an irrevocable letter of credit acceptable to the Commission.

By: Greg Ryskey, Director
Gogebic County Forestry & Parks

GOGEBIC COUNTY FORESTRY AND PARKS COMMISSION

Binder	T48-R47W	Section 19 & 30	Ironwood Township	Select Harvest 109 Acres	Clearcut 9 Acres	Tree Farm 2047-1K
SPECIES & PRODUCT		ESTIMATED VOLUME		*Approximately 79 % Maple, 11 % Ash, 5 % Basswood, & 5 % Birch		
Sugar Maple - Sawlogs		20 MBF				
Mixed Hardwood - Sawlogs		14 MBF				
*Mixed Hardwood Pulpwood		900 Cords				
Aspen Woodsrun		90 Cords				
Red Pine Woodsrun		40 Cords				
Mixed Softwood Woodsrun		20 Cords				



This map is not a survey of the actual boundary of any property this map depicts



Gogebic County Forestry and Parks Commission

Binder Timber Sale Bid

Description:	T48N-R47W, Section(s) 19 & 30, Ironwood Township	Acres:	118
---------------------	---	---------------	------------

Species	Estimated Volume		Bid Specifications			
			Minimum Unit Bid Rate	Minimum Bid Per Product	Bid Price Per Unit of Volume	Total Bid Per Product
Sugar Maple	20	MBF	\$300.00	\$6,000.00		
Mixed Hardwood	14	MBF	\$190.00	\$2,660.00		
Mixed Hardwood*	900	Cords	\$18.00	\$16,200.00		
Aspen	90	Cords	\$18.00	\$1,620.00		
Red Pine Woodsrun	40	Cords	\$25.00	\$1,000.00		
Mixed Softwood	20	Cords	\$10.00	\$200.00		
Total Minimum Bid =			\$27,680.00	Total Bid =		

*Approximately -79% Maple, 11% Ash, 5% Birch, 5% Basswood.

Bids will be awarded based upon total timber sale bid value. All bids must meet or exceed the minimum advertised price per species and per product. Failure to do so will result in a rejected bid.

Only one bid per sale is allowed.

Enclosed is a bid deposit in the amount of \$ _____ , which represents a minimum of 10 percent of the stumpage value based upon my total bid. If declared the successful bidder, the bid deposit will be cashed and credited towards advance stumpage for the timber sale.

If declared the successful bidder for this sale, I agree to execute a contract of sale, furnish an approved performance bond amounting to 5 percent of my total timber sale bid value, and provide proof of applicable insurances within a maximum of 30 calendar days immediately following the award date.

BIDDER INFORMATION

COMPANY NAME: _____
CONTACT PERSON: _____
SIGNATURE: _____ **DATE:** _____
ADDRESS: _____
TELEPHONE: _____
EMAIL ADDRESS: _____

***Please include the completed bid form and bid deposit in a sealed envelope clearly marked:**

“BIDDER NAME – BINDER TIMBER SALE “
BID MUST BE RECEIVED BY: WEDNESDAY, MAY 28th, 2025, 9 a.m.

**Gogebic County reserves the right to reject any and all bids, to waive technicalities, and to accept bids most advantageous to the County.*

Submit Bids To:
 Gogebic County Forestry and Parks Commission
 500 North Moore Street
 Bessemer, Michigan 49911

For Bid Results: www.gogebicforestryandparks.com