



11511 US Highway 41, Pelkie, MI 49958

906.353.8584 •

GREENTIMBERFORESTRY.COM

RE: Agate Beach Timber Sale

September 10th, 2026

The purpose of this prospectus is to offer you the opportunity to bid on the **Agate Beach Timber Sale**. There are two Harvest Units within this timber sale which can be seen on the attached timber sale map.

TIMBER SALE LOCATION & ACCESS

Agate Beach Timber Sale
T. 54 N. – R. 36 W.
Section 31; W ½
Houghton County, Michigan

- The access point to this timber sale is off Agate Beach Road (See Locator Map).
- The logging access is depicted on the Timber Sale Map included with this bid prospectus.
- The timber sale is labeled as **Agate Beach Timber Sale** with red paint and pink ribbons where the logging access road enters the timber sale.

ROAD CONSTRUCTION AND LAYOUT

Some minor improvements will be required to access this timber sale for logging purposes. These improvements consist of some minor leveling and brush removal. All roads needed to access this timber sale are currently in place. The Purchaser **will not** be required to build any new roads or trails for the landowner as part of this timber sale. During timber sale operations regular road maintenance (i.e. dragging, landing repair) is required to maintain roads in operable condition and minimize long term damage to the road system. Roads used to access the timber sale must comply with state BMPs at all times.

A number of culverts are currently in place and in useable condition along the primary access road. Their locations are shown on the timber sale map. Any damage caused to any of the culverts, regardless of their pre-sale condition, must be repaired by the purchaser at their expense.

All existing roads used for logging purposes must be left in as good as or better than their presale condition. Any damage caused to the roads as a result of the logging must be repaired at the Purchaser's expense. This includes the removal of brush that would impede access. Purchaser shall be responsible for all road improvement and maintenance required to complete this timber sale and their associated expenses.

Payment Schedule

Upon execution of the timber sale contract a security deposit/bond of \$3,000 and an advanced stumpage payment equal to 15% of the total estimated bid price must be provided by the successful bidder. Purchaser will be required to provide an additional advance stumpage payment of \$2,500 by July 15th, 2028 and another \$2,500 advanced stumpage payment by July 15th, 2029 regardless of whether logging activities have commenced.

GENERAL TIMBER SALE DETAILS

- **The wood being sold from this timber sale is third party certified through the American Tree Farm System as part of the Green Timber Tree Farm Group. Certificate # USO15568**
- Blue and red colored paint represents the Harvest Unit boundaries.
- Blue boundaries are not to be crossed with equipment or tree tops while red boundaries may be crossed to enable operational requirements as needed if first pre-approved by a Green Timber Forester.
- Red painted trees may be cut if they are a designated species or marked with orange paint.

ADDITIONAL REQUEST

Stanton Township has asked if a few hazard trees could be removed from the campground. They consist of removing 3 hemlock trees located near one of the buildings and two large hard maple trees within the campground, but not near any structures. It will be up to the discretion of the successful bidder as to whether they feel comfortable and are willing to remove these trees without risking damage to the campground or nearby utilities / structures.

OPERATIONAL SCHEDULE

All logging must take place during times of acceptable soil conditions. **Summer/fall is the likely logging chance for this timber sale**, however no logging will be allowed to be conducted in the northernmost polygon, adjacent to the campground, between the dates of May 15th and November 1st. All operations related to this timber sale are to be completed by **December 31st, 2029**.

AGATE BEACH TIMBER SALE: HARVEST UNIT DETAILS

Harvest Unit #1: Individual Tree Selection:		35.3 acres	
Cut all trees marked with orange paint.			
Harvest Unit #2: Species Removal / Individual Tree Selection:		45.0 acres	
Cut all merchantable maple, white birch, aspen, spruce, and fir, and trees marked with orange paint.			
Estimated Harvest Volumes:			
Hard Maple Pulp/Bolts:	371 Cords	Hard Maple Saw/Veneer:	109.08 MBF
Soft Maple Pulp/Bolts:	335 Cords	Soft Maple Saw/Veneer:	89.88 MBF
Mixed Hardwood Pulp/Bolts:	9 Cords	Mixed Hardwood Saw/Veneer:	1.74 MBF
Hemlock Pulp/Bolts:	181 Cords		
Total Volume:		896 Cords	
		200.7 MBF	

The timber volumes listed above are based on an inventory of 41 variable radius plots measured with a 10 BAF prism. **The timber sale is variable, and it is recommended that you inspect the sale prior to bidding. The volumes listed in this prospectus are not guaranteed.**

BIDDING DETAILS

This timber sale is being sold following a **Scaled Sale bid process**. **All bids must be received via mail, e-mail or fax by 10:00 AM (EASTERN TIME) on Thursday, September 24th, 2026.** All bids will be opened at the address listed below immediately following the bid due date/time. Any bidder may attend bid opening if desired. If emailed, a confirmation response email will be sent within two days of receiving the email.

Please submit your purchase price to:

Green Timber Consulting Foresters, Inc.
11511 US Highway 41
Pelkie, Michigan 49958
Email: rexx@greentimberforestry.com
Fax: (906) 353-8584 (call before faxing)

Confirm with us that we receive your bid prior to bid opening!!!!

THE FOLLOWING PURCHASING INFORMATION IS REQUIRED:

Mill Scale Bid – Agate Beach Timber Sale

- Total \$\$ bid per product to cut and remove all timber included in this timber sale.

Pulp/Bolts

Pulp

Bolts

Hard Maple: \$ _____/Cord \$ _____/Cord

Soft Maple: \$ _____/Cord \$ _____/Cord

Mixed Hardwood: \$ _____/Cord \$ _____/Cord

Hemlock: \$ _____/Cord \$ _____/Cord

Saw/Veneer

Grade 1

Grade 2

Grade 3

Veneer

All Grades

Hard Maple: \$ _____/MBF \$ _____/MBF \$ _____/MBF \$ _____/MBF

Soft Maple: \$ _____/MBF \$ _____/MBF \$ _____/MBF \$ _____/MBF

Mixed Hardwood: \$ _____/MBF \$ _____/MBF \$ _____/MBF \$ _____/MBF

Specialty Products (Birds Eye and Curl): % to Landowner: _____%

Availability

Estimated Start Date: _____

Estimated Completion Date: _____

Equipment Planning to Use When Logging: _____

AWARDING TIMBER SALE

A contract will be made between the successful bidding company (Purchaser) and the Landowner (Seller) with Green Timber Consulting Foresters, Inc. as the Landowner's Agent. The Purchaser and Seller will be required to sign the timber sale contract within three weeks of delivery by Agent. Additionally, the Purchaser will be required to provide the Performance Bond and Advanced Stumpage payment within the same three-week period. Failure by either party to sign the contract or provide the required payments within the specified three-week period could result in dismissal of the bid at the other parties' option. Specifications for the logging operation will be detailed in the contract and must be followed by all parties.

-All bids must be received via mail, e-mail or fax by 10:00 AM (EASTERN TIME) on Thursday, September 24th, 2026.

- The landowner, together with Green Timber Consulting Foresters, Inc. reserves the right to reject any and all bids. Don't hesitate to direct any questions to:

Rexx Janowiak - Green Timber Consulting Foresters, Inc.

Office# (906) 353-8584

Mobile# (906) 281-6458

Email rex@greentimberforestry.com

Bidder Contact Info

Company Name:

Address:

Phone:

Email: