



## TIMBER SALE PROSPECTUS

### Sale #124 Sassy Cow Pine

County: Columbia  
Township: Caledonia  
T12N R8E Sec. 17 SESE  
Sale Area: 10 acres

**This property is third party certified.**

**Contract Period:** 2 years.

Species	Tons
Red Pine	370*

\*Includes approximately 34 MBF

#### **Harvest Designations:**

**Unit A:** Harvest all trees marked with orange paint and every 5<sup>th</sup> row. Rows to be harvested are marked at each end with 3 orange dots. This unit must be harvested last so as to not spread invasive plant species to other units.

**Unit B:** Harvest all trees marked with orange paint.

**Unit C:** Harvest each row marked with 3 orange dots.

#### **Access:**

The sale area can be accessed off Main Street Road. The sale area is approximately 0.5 miles from State Highway 33, and approximately 2 miles from I-90 in the township of Caledonia, Columbia County WI.

#### **Harvest Specifications:**

All designated merchantable trees, 5" DBH and larger that contain at least one 100" piece, must be utilized to a minimum of a 4" top diameter for all species. Top diameters may be smaller to increase utilization at the contractor's discretion.

Stump heights must be as low as possible shall not exceed a height of 10" from the ground.

#### **Sale Requirements:**

Harvest operations can **only** take place between **December 1<sup>st</sup> and April 1<sup>st</sup>** for the protection of endangered and/or threatened species and to mitigate the risk of oak wilt infection.

Notification must be made **at least** 2 days (48 hours) prior to moving to the site. This is so a pre-sale meeting between the purchaser and the landowner or their agent can be arranged so operational considerations can be viewed and/or discussed.

All tops must be cut uniformly and spread as evenly as practical across the site. Slash may not exceed a height of 36" above the ground. Slash must also be cleared from all trails, roads, and all boundaries during operations.

All roads, skid trails, and/or landings must be maintained and passable during the entire contract period. They also must be restored to the condition they were prior to the commencement of operations before the performance bond can be returned.

All snags are to be protected and not cut or disturbed during harvest.

All pine products cut between March 1st and August 30th must be removed from the sale area within three weeks from the time of cutting. Pine products cut outside of this period must be removed before March 15th.

All Wisconsin Best Management Practices for Water Quality, invasive species, and biomass harvest shall be followed, when applicable.



All equipment must be cleaned prior to arriving and prior to leaving the site. This includes, but is not limited to, removing all debris and soil from equipment. This is to help limit the spread of invasive species to or from the property.

All roads, skid trails, and landing locations are subject to final approval by the landowner and A4 Land Management, LLC.

**Sale Conditions:**

A performance bond in the amount of 25% of the total bid value shall be submitted in the form of a cash bond, or irrevocable letter of credit.

The purchaser will be required to submit certificates showing proof of liability insurance as well as workman's compensation insurance prior to signing a contract.

The purchaser will be required to provide documentation that all operators engaged in harvest operations hold a current logging safety training certificate issued by the Forest Industry Safety & Training Alliance (FISTA) or equivalent safety training.

Additional conditions are available in the General Timber Sale Conditions Document

A copy of the timber sale contract, which includes additional terms and conditions, is available upon request. This contract may not be assigned. Extensions are only available at the discretion of the landowner. Stumpage increases with each extension may be required.

**Contact:**

**Rob Anderson**

Owner/Forester

A4 Land Management, LLC

608-566-4372

Rob@A4LandManagement.com