



"STEWARDSHIP IN FORESTRY"

Timber Sale Appraisal
Umpcoos Ridge
Sale 341-08-36

District: Coos

Date: August 03, 2007

Cost Summary

	Conifer	Hardwood	Total
Gross Timber Sales Value	\$1,040,931.00	\$7,900.90	\$1,048,831.90
		Project Work:	\$(98,916.00)
		Advertised Value:	\$949,915.90



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Timber Description

Location: Portions of Section 33, T22S, R10W, W.M., Douglas County, Oregon.

Stand Stocking: 60%

SpecieName	AvgDBH	Amortization (%)	Recovery (%)
Douglas - Fir	26	0	95
Western Hemlock / Fir	14	0	90
Alder (Red)	17	0	90

Volume by Grade	10" - 11"	12+	2S	3P	3S	3S 12+	4S	SM	Total
Douglas - Fir	0	0	1,737	55	386	303	0	276	2,757
Western Hemlock / Fir	0	0	37	0	22	11	8	0	78
Alder (Red)	9	5	0	0	0	0	0	0	14
Total	9	5	1,774	55	408	314	8	276	2,849

Comments: Pond Values Used: 2nd Quarter Calendar Year 2007.

Western Redcedar Stumpage Price = Pond Value minus Log Costs
 \$823.26/MBF = \$1000/MBF - \$176.74/MBF

HAULING

Hauling costs equivalent to \$700 daily truck cost.

Other Costs (Profit and Risk to be added):

Directional Felling/Tree Jacking: \$2/tree x 300 trees = \$600

Brand & Paint Logs: \$1/MBF x 2,849 MBF = \$2,849

Cull Sorting/Slash Piling on Landings: \$200/landing x 2 landings = \$400

Artificial Guy Anchors (dozer, skidder): \$500/anchor x 2 anchors = \$1,000

Additional Fire Equipment: 1 Season x \$2,000 per season = \$2,000

Tree Topping: \$100/tree x 32 trees = \$3,200

TOTAL Other Costs (Profit and Risk to be added) = \$10,049



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Logging Conditions

Combination#: 1	Douglas - Fir	100.00%	
	Western Hemlock / Fir	100.00%	
	Alder (Red)	100.00%	
Yarding Distance:	Long (1,500 ft)		Downhill Yarding: No
Logging System:	Cable: Large Tower >=70		Process: Manual Delimiting
Tree Size:	Mature / Regen Cut (900 Bft/tree), 3-5 logs/MBF		
Loads / Day:	12.0	Bd. Ft / Load:	4,500
Cost / MBF:	\$68.40		
Machines:	Log Loader (A) Tower Yarder (Large)		



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Logging Costs

Operating Seasons:	1.00	Profit Risk:	15.00%
Project Costs:	\$98,916.00	Other Costs (P/R):	\$10,049.00
Slash Disposal:	\$0.00	Other Costs:	\$0.00

Miles of Road

Road Maintenance: \$0.00

Dirt	Rock (Contractor)	Rock (State)	Paved
0.0	1.0	0.0	0.0

Hauling Costs

Species	\$ / MBF	Trips/Day	MBF / Load
Douglas - Fir	\$0.00	2.0	4.5
Western Hemlock / Fir	\$0.00	2.0	4.5
Alder (Red)	\$0.00	2.0	3.5

Local Pond Values

Date	Specie	Grade	Value
6/6/07	Alder (Red)	10" - 11"	\$730.00
6/6/07	Alder (Red)	12"+	\$820.00



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Logging Costs Breakdown

Logging	Road Maint	Fire Protect	Hauling	Other P/R appl	Profit & Risk	Slash Disposal	Scaling	Other	Total
Douglas - Fir									
\$68.40	\$1.07	\$1.54	\$71.01	\$3.53	\$21.83	\$0.00	\$2.00	\$0.00	\$169.38
Western Hemlock / Fir									
\$68.40	\$1.12	\$1.54	\$74.39	\$3.53	\$22.35	\$0.00	\$2.00	\$0.00	\$173.33
Alder (Red)									
\$68.40	\$1.12	\$1.54	\$95.66	\$3.53	\$25.54	\$0.00	\$2.00	\$0.00	\$197.79

Specie	Amortization	Pond Value	Stumpage	Amortized
Douglas - Fir	\$0.00	\$541.64	\$372.26	\$0.00
Western Hemlock / Fir	\$0.00	\$360.64	\$187.31	\$0.00
Alder (Red)	\$0.00	\$762.14	\$564.35	\$0.00



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Summary

Amortized

Specie	MBF	Value	Total
Douglas - Fir	0	\$0.00	\$0.00
Western Hemlock / Fir	0	\$0.00	\$0.00
Alder (Red)	0	\$0.00	\$0.00

Unamortized

Specie	MBF	Value	Total
Douglas - Fir	2,757	\$372.26	\$1,026,320.82
Western Hemlock / Fir	78	\$187.31	\$14,610.18
Alder (Red)	14	\$564.35	\$7,900.90

Gross Timber Sale Value

Recovery: \$1,048,831.90

Prepared by: Nickolus Morris

Phone: 541-267-1756

Summary of "Other Costs" for Timber Sale Appraisals

Sale Name: Umpcoos Ridge

Additional "Other Cost" with additional profit and risk to be added:

	<u>Units</u>	<u>Quantity</u>	<u>Cost/unit</u>	<u>Total Cost</u>
Felling				
Locate Corridors and Skid Roads	MBF	0	\$ 5.00	\$ -
Small Tree Volume Cost addition	MBF	0	\$ 10.00	\$ -
Directional Felling/Tree Jacking	MBF	300	\$ 2.00	\$ 600.00
Felling of unmerch material	MBF	0	\$ 1.00	\$ -
Yarding and Loading				
Brand and paint logs	MBF	2849	\$ 1.00	\$ 2,849.00
Cull sorting/slash piling on landings	landings	2	\$ 200.00	\$ 400.00
Rig lift trees	lift tree	0	\$ 100.00	\$ -
Artificial guy anchors, (dozer/skidder)	anchor	2	\$ 500.00	\$ 1,000.00
Log Processing at landing	MBF	0	\$ 10.00	\$ -
Skid Road Layout	MBF	0	\$ 5.00	\$ -
Miscellaneous Costs				
Additional fire equipment	Seasons	1	\$ 2,000.00	\$ 2,000.00
Safety Flagging and/or signing	per day	0	\$ 110.00	\$ -
Tree topping	per tree	32	\$ 100.00	\$ 3,200.00
Fish Log Placement in Stream	Crossings	0	\$ 505.00	\$ -
Fish Log Stock Pile: Yarding & Decking	MBF	0	\$ 62.00	\$ -
Fish Log Stock Pile: Special Handling	MBF	0	\$ 8.00	\$ -

Total additional "Other Cost" with additional profit and risk to be added

\$ 10,049.00

Additional "Other Cost" with no additional profit and Risk

	<u>Units</u>	<u>Quantity</u>	<u>Cost/unit</u>	<u>Total Cost</u>
Non-required road construction	Stations	N/A		
Non-required road rocking	Cubic Yards	N/A		
Stream clearance	Feet	N/A		
Scaling (high piece count)	MBF	N/A	\$ 2.00	
Grass Seeding and Fertilizing	Ac	N/A		

Total additional "Other Cost" with no additional profit and Risk

\$ -

**SUMMARY OF CONSTRUCTION COST
Umpcoos Ridge**

Project 1A: Landing Construction

Points: A

Excavator load material at landing	95	hrs at	\$120.00	per hour	\$11,400.00
Drill & Shoot	4.5	days at	\$2,000.00	per day	\$9,000.00
Cat time	35	hrs at	\$120.00	per hour	\$4,200.00
Dump Truck - haul to Pt B	95	hrs at	\$95.00	per hr	\$9,025.00
Dump Truck - haul to Pt B	95	hrs at	\$95.00	per hr	\$9,025.00
Grader for 7500 rd after construction	2	hrs at	\$75.00	per hour	\$150.00

Total Project 1A: \$42,800.00

Project 1B: Road and Landing Construction

Points: C to D Length: 300' Type: n/a

Excavator load material at landing	50	hrs at	\$120.00	per hour	\$6,000.00
Cat time (waste area included)	20	hrs at	\$120.00	per hour	\$2,400.00
Dump Truck - haul to Pt E (2000 yds)	20	hrs at	\$95.00	per hour	\$1,900.00
Dump Truck - haul to Pt B (3795 yds)	40	hrs at	\$95.00	per hour	\$3,800.00
Drill & Shoot	675	yds at	\$3.50	per yd	\$2,362.50
Grader for 7000 rd after construction	1	hrs at	\$75.00	per hour	\$75.00

Total Project 1B: \$16,538.00

Project 1C: Waste Area Preparation and Shaping

Points: B

Preparation

Excavator	10	hrs at	\$120.00	per hour	\$1,200.00
Cat time	10	hrs at	\$120.00	per hour	\$1,200.00

Shaping

Cat time	20	hrs at	\$120.00	per hour	\$2,400.00
Cat time - Standby time	70	hrs at	\$25.00	per hour	\$1,750.00

Total Project 1C: \$6,550.00

Move-in

Equipment	Miles	hrs/RT	Lowboy Rate/hr	Total
Excavator	40	4.5	\$95.00	\$427.50
Cat	40	4.5	\$95.00	\$427.50
Grader	40	4.5	\$95.00	\$427.50
Dump Truck	40	4.5	\$95.00	\$427.50
Dump Truck	40	4.5	\$95.00	\$427.50
Drill & Comp	40	4.5	\$95.00	\$427.50

Total Move-in: \$2,565.00

Project 1 Total \$68,453.00

**SUMMARY OF CONSTRUCTION COST
Umpecos Ridge**

Project 2: Road Surfacing

Points: 7000 and 7500 Roads (WWD pricing)

1 1/2" rock for maintenance on 7500 rd for after new landing const (3.0 hr RT)	102	yds at	21.24	per yd	2,166.48
1 1/2" rock for maintenance on 7000 rd for after new const (3.0 hr RT)	51	yds at	21.24	per yd	1,083.24
Grader time for rock surfacing	3	hrs at	75.00	per hour	225.00

Project 2 Total \$3,475.00

Project 3: Bickford Ck Rock Stockpile

Location: 7000/1000 road junction
Measured amount: 1200 cu yds
Size: 3/4" - 0"

Cost per cu yd at crusher (WWD pricing):	\$8.25	per yd
Haul cost per cu yd (3.0 hr. RT):	\$13.24	per yd
Piling and shaping cost per cu yd:	<u>\$1.00</u>	per yd
 Total cost per cu yd:	 \$22.49	 per yd
Total cu yds:	1200	yards

Total Cost for Stockpile rock: \$26,988.00

Project 3 Total \$26,988.00

Total Project Costs \$98,916.00

TIMBER SALE SUMMARY

Umpcoos Ridge

1. **Type of sale:** Final harvest; Recovery, Sealed Bid.
2. **Boundary Lines:** Sale boundaries are marked on the ground with "Timber Sale Boundary" posters, red paint, and red flagging at locations shown on the Exhibit A.
3. **Revenue Distribution:** 100% CSL; 100% Douglas County.
4. **Sale Acreage:** The total sale area is 63 acres. The acreage was determined from electronic digitizing using the ArcView GIS program.
5. **Volume by Species, Fund, and County:** See attached tables.
6. **Grade by Percent:**

Species	3 Peeler	Special Mill	2 Saw/ (12''+) ¹	3 Saw/ (10''-11'') ¹	4 Saw/Camp
Douglas-fir	2%	10%	63%	25%	-----
W Hemlock	-----	-----	48%	42%	10%
Hardwood	-----	-----	35%	65%	-----

1. Hardwood grades represented as size class not as grade.

7. **Cruise:** The timber sale area was variable plot cruised using a nested Big BAF plot method. The Big BAF method is a combination of count plots and individually measured trees. The plots were spaced 100 feet apart on cruise lines spaced 300 feet apart. A 360 BAF full plot at 16 feet was taken to determine which Douglas-fir trees would be fully measured. A total of 64 Douglas-fir were fully measured for DBH, height, grade and defect. A 40 BAF full plot at 16 feet was used to determine tree counts and to measure minor species. A total of 84 count plots were measured. Cruising was done in December 2006 by ODF foresters.

A. Cruise Summary Data:

Diameter	Top Diameter	Form Point	Form Factor	CV %	SE %
D4H	6''	Conifer: 16' Hardwood: 16'	Estimated or measured on all trees	49.6	6.82

B. Stand Summary:

Species	D4H	Trees per Acre	Basal Area (ft ² /ac)	MBF per acre
Douglas-fir	26	43	213	43.8
Hemlock	14	20	20	1.2
Hardwood	17	3	05	0.2

C. Green Tree Retention Summary: Most green trees were posted outside of the timber sale area and retained within the stream buffers. The remainder of green trees are scattered throughout the timber sale area and are marked with a "W" in red paint. Green trees within the timber sale boundaries will be removed from the cruise.

8. Timber Description: Umpcoos Ridge is composed of 104 to 121 year-old Douglas-fir with a minor component of red alder, big leaf maple and scattered understory hemlock trees.

9. Topography: The stand ranges from mild slopes of about 15% to steep slopes of 110% near some of the headwalls. There are several draws and ridges. The stream reaches within the sale area are particularly steep in places.

10. Logging Method: The sale will be cable logged uphill with single-end suspension over the unit; full suspension will be required over designated streams and RMAs. A motorized carriage will be required to obtain the necessary suspension. Artificial guying anchors may be needed at one of the landing locations as approved in the operations plan. Finally a small portion of the southwest corner of the sale area may require down hill yarding.

11. Access: From Reedsport, Oregon proceed East on Highway 38 for approximately 14 miles to the Loon Lake junction. Proceed South on the Loon Lake Road for approximately 2 miles to the junction of forest road 7500. The timber sale area is approximately 4.5 miles up the 7500 road. The sale area parallels the upper end of the 7500 road system and a small portion of the 7000 road.

12. Projects:

Project No. 1: waste area, road and landing construction

Project No. 2: road surfacing

Project No. 3: rock stockpile

NET VOLUMES AND ACREAGE

Umpcoos Ridge

SALE AREA & SPECIES		Tree cnt. 100% Units	NET VOLUMES (MBF)							
			By County and Fund						Total Vols.	Vol. per Acre
Areas	Spec	Coos			Douglas					
		CSL	BOF	Total	CSL	BOF	Total			
1-4	D-fir			0	2757	0	2757	2757	43.8	
	Hem			0	78	0	78	78	1.2	
	Hdwd			0	14	0	14	14	0.2	
TOTALS				0	2849	0	2849	2849		

TOTAL SALE VOLUME BY SPECIES

Douglas-fir 2757 MBF
 Hemlock 78 MBF
 Hdwd 14 MBF

Report by: N. Morris

Date: 04/25/2007

Unit For. Stonely 2, 07
 Date

Asst. Dist. For. Greg Kreimeyer
 Date 5.31.2007

NO INGROWTH INCLUDED.

NET HARVEST ACREAGE BY COUNTY (to nearest acre)

Sale Area	Coos County						Douglas County						TOTAL ACRES
	CSL			BOF			CSL			BOF			
	Conifer		Hard wood	Conifer		Hard woods	Conifer		Hard woods	Conifer		Hard woods	
	cc	pc		cc	pc		cc	pc		cc	pc		
I							63						63
SUM	0	0	0	0	0	0	63	0	0	0	0	0	63

cc- clearcut

pc- partial cut

FDF- Forest Development Fund

FRA- Forest Revenue Account

CRUISE VOLUME COMPUTATION REPORT

SALE NAME: Umpcoos Ridge
 LEGAL LOCATION:

DATE: 02/22/2007
 BY: Nick Morris

GROSS VOLUME MBF

SPECIES>>	Doug-fir	Hemlock	Hardwds	Total
Area 1	3507	95.0	17.0	3619
Less Down Wood				0
Less Log Stockpile				0
Less Log Placement				0
Less GTR	60			
GrossNet	3447	95	17	3559

DEFECT AND BREAKAGE

Species	Doug-fir	Hemlock	Hardwds	
Field cull	0.05	0.06	0.06	
Hidden cull	0.08	0.07	0.07	
Breakage	0.07	0.05	0.05	
Total	0.20	0.18	0.18	

NET VOLUME BY MBF

Species	Doug-fir	Hemlock	Hardwds	Total
Totals	2758	78	14	2849

NET VOLUME BY GRADE AND MBF

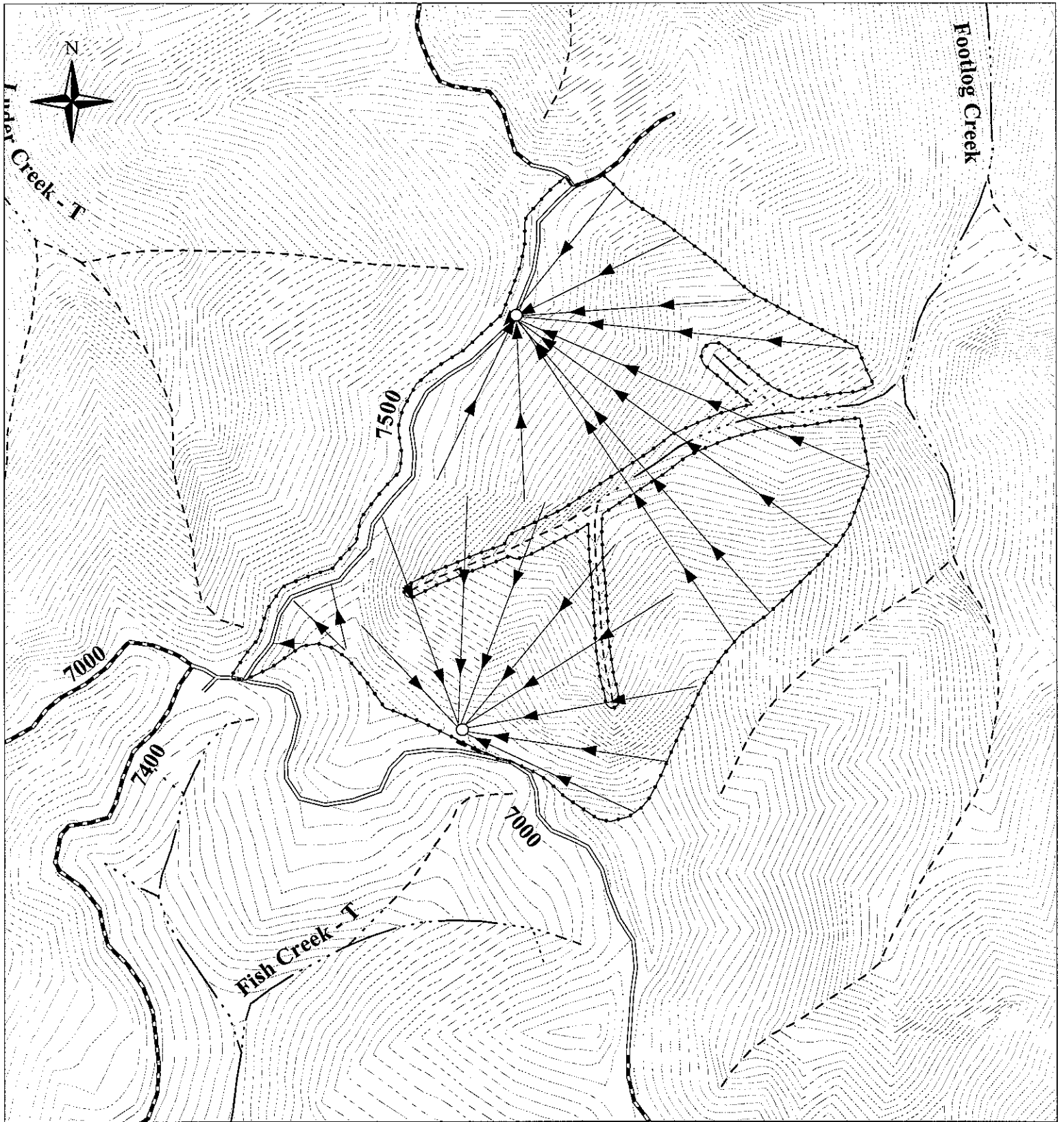
Grade >>>>>>>>>>	3 PEE	SM	2 SAW	3 SAW	Big 3 SAW	4 SAW/CR	Util.	check value
Doug-Fir	55	276	1737	386	303	0	0	2757
Species Hemlock	0	0	37	22	11	8	0	78

NET VOLUME BY SIZE CLASS AND MBF

Size Class >>>>>>>>>>	12"+	11"-10"	/	9"-8"	7"-6"	check value		
Species Hardwoods	0	0	5	9	/	0	0	14
								2849

GRADE AND SIZE CLASS DISTRIBUTION BY PERCENT

Grade/Size Class >>>>>>>>>>	3 PEE	SM	2SAW (12"+)	3SAW (11"-10")	Big 3 SAW	4SAW (9"-8")	(7"-6")	
Doug-fir	2%	10%	63%	14%	11%	0%	0%	100%
Species Hemlock	0%	0%	48%	28%	14%	10%	0%	100%
Hardwoods	0%	0%	35%	65%	0%	0%	0%	100%




- Landings
- Yarding Lines
- Sale Boundary
- Purchaser Maintained Roads
- - - State Maintained Roads
- - - New Road Construction
- · · Type N Perennial
- Type F
- - - Type N Seasonal
- · · 20 Foot Contours

N

 NET ACRES = 63

LOGGING PLAN
 OF TIMBER SALE NO. 341-08-36
 UMPCOOS RIDGE
 PORTIONS OF SECTION 33
 T22S, R10W, W.M. DOUGLAS COUNTY, OREGON

500 0 500 1000

 APPROX. SCALE 1 INCH = 500 FEET

The information shown on this map depicts approximate locations. Exact locations of features represented by map symbols shall be determined on site and shall depend on the conditions that exist on site. Activities will be conducted based upon features determined on site rather than features shown on this map.