



"STEWARDSHIP IN FORESTRY"

Timber Sale Appraisal  
Haynes Way  
Sale WL-341-2019-W00580-01

District: Western Lane

Date: October 18, 2018

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**Cost Summary**

	<b>Conifer</b>	<b>Hardwood</b>	<b>Total</b>
<b>Gross Timber Sale Value</b>	\$1,871,515.94	\$90,139.81	\$1,961,655.75
		<b>Project Work:</b>	\$0.00
		<b>Advertised Value:</b>	\$1,961,655.75





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### Timber Description

**Location:** Portions of Section 8 & 18, T17S, R7W, W.M., Lane County, OR

**Stand Stocking:** 60%

Specie Name	AvgDBH	Amortization (%)	Recovery (%)
Douglas - Fir	17	0	97
Western Hemlock / Fir	17	0	97
Alder (Red)	15	0	95
Maple	19	0	95

Volume by Grade	2S	3S & 4S 6"-11"	Camprun	Total
Douglas - Fir	3,121	1,187	0	4,308
Western Hemlock / Fir	258	181	0	439
Alder (Red)	0	0	310	310
Maple	0	0	103	103
<b>Total</b>	3,379	1,368	413	5,160

**Comments:** Pond Values Used: Forest to Market Prices September 2018.

Western hemlock and Other Conifers Stumpage Price = \$223.82

Western redcedar and Other Cedars Stumpage Price = Pond Value minus Logging Costs: \$987.62/MBF = \$1,351/MBF - \$363.38/MBF

Bigleaf maple and Other Hardwoods Stumpage Price = \$49.37

Pulp Price (Conifer and Hardwood) Price = \$2.50/Ton

Hauling Cost Allowance = equivalent to \$950 daily truck cost.

Other Costs (With Profit & Risk to be added):  
None.

Other Costs (No Profit & Risk added):  
Firewood sorting and landing slash piling = \$4,000

Final Road Maintenance = \$14,505

TOTAL Other Costs (No Profit and Risk added) = \$18,505



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**Logging Conditions**

**Combination#: 1**                    Douglas - Fir                    90.00%  
   Western Hemlock / Fir            90.00%  
   Alder (Red)                    90.00%  
   Maple                            90.00%

**Logging System:** Cable: Large Tower >=70                    **Process:** Harvester Head Delimiting

**yarding distance:** Long (1,500 ft)                    **downhill yarding:** No

**tree size:** Mature / Regen Cut (900 Bft/tree), 3-5 logs/MBF

**loads / day:** 8    **bd. ft / load:** 4000

**cost / mbf:** \$249.39

**machines:** Log Loader (A)  
Forwarder  
Harvester  
Tower Yarder (Large)

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**Combination#: 2**                    Douglas - Fir                    10.00%  
   Western Hemlock / Fir            10.00%  
   Alder (Red)                    10.00%  
   Maple                            10.00%

**Logging System:** Shovel    **Process:** Harvester Head Delimiting

**yarding distance:** Medium (800 ft)                    **downhill yarding:** No

**tree size:** Mature / Regen Cut (900 Bft/tree), 3-5 logs/MBF

**loads / day:** 10    **bd. ft / load:** 4000

**cost / mbf:** \$133.60

**machines:** Forwarder  
Harvester

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### Logging Costs

<b>Operating Seasons:</b> 2.00	<b>Profit Risk:</b> 10%
<b>Project Costs:</b> \$0.00	<b>Other Costs (P/R):</b> \$0.00
<b>Slash Disposal:</b> \$0.00	<b>Other Costs:</b> \$18,505.00

**Miles of Road**

**Road Maintenance:** \$0.00

Dirt	Rock (Contractor)	Rock (State)	Paved
0.0	4.0	0.0	0.0

**Hauling Costs**

Species	\$ / MBF	Trips/Day	MBF / Load
Douglas - Fir	\$0.00	3.0	4.0
Western Hemlock / Fir	\$0.00	3.0	3.5
Alder (Red)	\$0.00	2.0	3.0
Maple	\$0.00	2.0	3.0



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**Logging Costs Breakdown**

Logging	Road Maint	Fire Protect	Hauling	Other P/R appl	Profit & Risk	Slash Disposal	Brand & Paint	Other	Total
<b>Douglas - Fir</b>									
\$237.81	\$4.20	\$1.70	\$81.55	\$0.00	\$32.53	\$0.00	\$2.00	\$3.59	\$363.38
<b>Western Hemlock / Fir</b>									
\$237.81	\$4.20	\$1.70	\$93.19	\$0.00	\$33.69	\$0.00	\$2.00	\$3.59	\$376.18
<b>Alder (Red)</b>									
\$237.81	\$4.28	\$1.70	\$166.25	\$0.00	\$41.00	\$0.00	\$2.00	\$3.59	\$456.63
<b>Maple</b>									
\$237.81	\$4.28	\$1.70	\$166.25	\$0.00	\$41.00	\$0.00	\$2.00	\$3.59	\$456.63

Specie	Amortization	Pond Value	Stumpage	Amortized
Douglas - Fir	\$0.00	\$775.00	\$411.62	\$0.00
Western Hemlock / Fir	\$0.00	\$600.00	\$223.82	\$0.00
Alder (Red)	\$0.00	\$731.00	\$274.37	\$0.00
Maple	\$0.00	\$506.00	\$49.37	\$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
Maple	0	\$0.00	\$0.00

**Unamortized**

Specie	MBF	Value	Total
Douglas - Fir	4,308	\$411.62	\$1,773,258.96
Western Hemlock / Fir	439	\$223.82	\$98,256.98
Alder (Red)	310	\$274.37	\$85,054.70
Maple	103	\$49.37	\$5,085.11

**Gross Timber Sale Value**

Recovery: \$1,961,655.75

Prepared By: Kevin Gehrig

Phone: 541-935-2283

State Timber Sale Contract  
 WL-341-2019-W00580-01  
 Haynes Way

### Final Road Maintenance Cost Summary

<b>Totals</b>	Spur 1	Spur 1a	Spur 2	Spur 3	Knapp Road	<b>TOTAL</b>
Stations	26.50	9.00	15.00	6.00	139.00	
Cost/Sta	\$ 90.76	\$ 152.38	\$ 101.49	\$ 115.99	\$ 50.44	
<b>Total Cost</b>	<b>\$ 2,405</b>	<b>\$ 1,371</b>	<b>\$ 1,522</b>	<b>\$ 696</b>	<b>\$ 7,011</b>	<b>\$ 13,005</b>

<b>Spot Rocking</b>	Spur 1	Spur 1a	Spur 2	Spur 3	Knapp Road	<b>TOTAL</b>
Total Yds	40	30	30	10	100	
Rock Size	1 1/2"-0"	1 1/2"-0"	1 1/2"-0"	1 1/2"-0"	1 1/2"-0"	
\$/yd	\$28.50	\$28.50	\$28.50	\$28.50	\$28.50	
Subtotal	\$ 1,140	\$ 855	\$ 855	\$ 285	\$ 2,850	<b>\$ 5,985</b>

<b>Grade,Shape &amp; Pull Ditches</b>	Spur 1	Spur 1a	Spur 2	Spur 3	Knapp Road	<b>TOTAL</b>
Stations	26.50	9.00	15.00	6.00	139.00	
\$/STA	\$ 28.50	\$ 28.50	\$ 28.50	\$ 28.50	\$ 28.50	
Subtotal	\$ 755	\$ 256	\$ 427	\$ 171	\$ 3,961	<b>\$ 5,570</b>

<b>Install Waterbars</b>	Spur 1	Spur 1a	Spur 2	Spur 3	Knapp Road	<b>TOTAL</b>
# of waterbars	6.00	4.00	4.00	4.00	0.00	
\$/waterbar	\$35.00	\$40.00	\$35.00	\$35.00	\$35.00	
Subtotal	\$ 210.00	\$ 160.00	\$ 140.00	\$ 140.00	\$ -	<b>\$ 650.00</b>

<b>Landing clean up</b>	Spur 1	Spur 1a	Spur 2	Spur 3	Knapp Road	<b>TOTAL</b>
Stations	3.00	1.00	1.00	1.00	2.00	
\$/STA	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	
Subtotal	\$ 300	\$ 100	\$ 100	\$ 100	\$ 200	<b>\$ 800</b>

<b>Move In</b>	Initial
Grader	\$ 500
Excavator	\$ 1,000

Move in costs associated with one entry for the entire project

**Total Final Maintenance Costs** **\$ 14,505**



Summary of "Other Costs" for Timber Sale Appraisals

Haynes Way WL-341-2019-W00580-01

"Other Costs" with Profit and Risk to be Added:

None

Total "Other Costs" with Profit and Risk to be Added:

\$0

"Other Costs" With No Additional Profit and Risk

	<u>Units</u>	<u>Quantity</u>	<u>Cost/Unit</u>	<u>Total Cost</u>
Final Road Maintenance	Station	81	\$76.76	\$ 14,505
Firewood sorting and landing slash piling	Operation			\$ 4,000
<b>Total "Other Costs" With No Additional Profit and Risk:</b>				<b><u>\$ 18,505</u></b>
<b>Cost per MBF</b>	5,160	MBF		<b>\$ 3.59</b>

# Cruise Report

Haynes Way

SALE # 341-2019-W00580-01

**Sale Area:** Portions of Section 8 & 18, T17S, R7W, W.M., Lane County, Oregon. The sale's net harvestable acres are 120. There are approximately 33 acres of stream buffers. Acres were determined using a combination of aerial photos, GPS, GIS, and topographic maps.

**Stand Description:** Haynes Way is dominated by 70 year old Douglas-fir. A small component of Bigleaf maple, western hemlock, western red cedar and Red alder are present. The majority of the hardwood component is concentrated near the draws. The understory consists of primarily sword fern, salal, Oregon grape, salmonberry, oxalis, and vine maple. The slopes are primarily 65% and above in Area 1, 35% and below in Area 2, and 35%-65% in Area 3. There are nine streams located in Area 1, seven small type N scattered throughout the unit and two small type F streams running through the unit. There is one small type N stream located in the Southern portion of Area 3. This unit was appraised for both ground and cable based operations.

**Cruise Method:** This timber sale was not cruised. Instead, cut-out data from the Another Nelson Timber Sale was used for grade volume percentage, total MBF and MBF/acre volume.

**Volume Tables:** Volumes were computed using cut-out data from the Another Nelson Timber Sale.

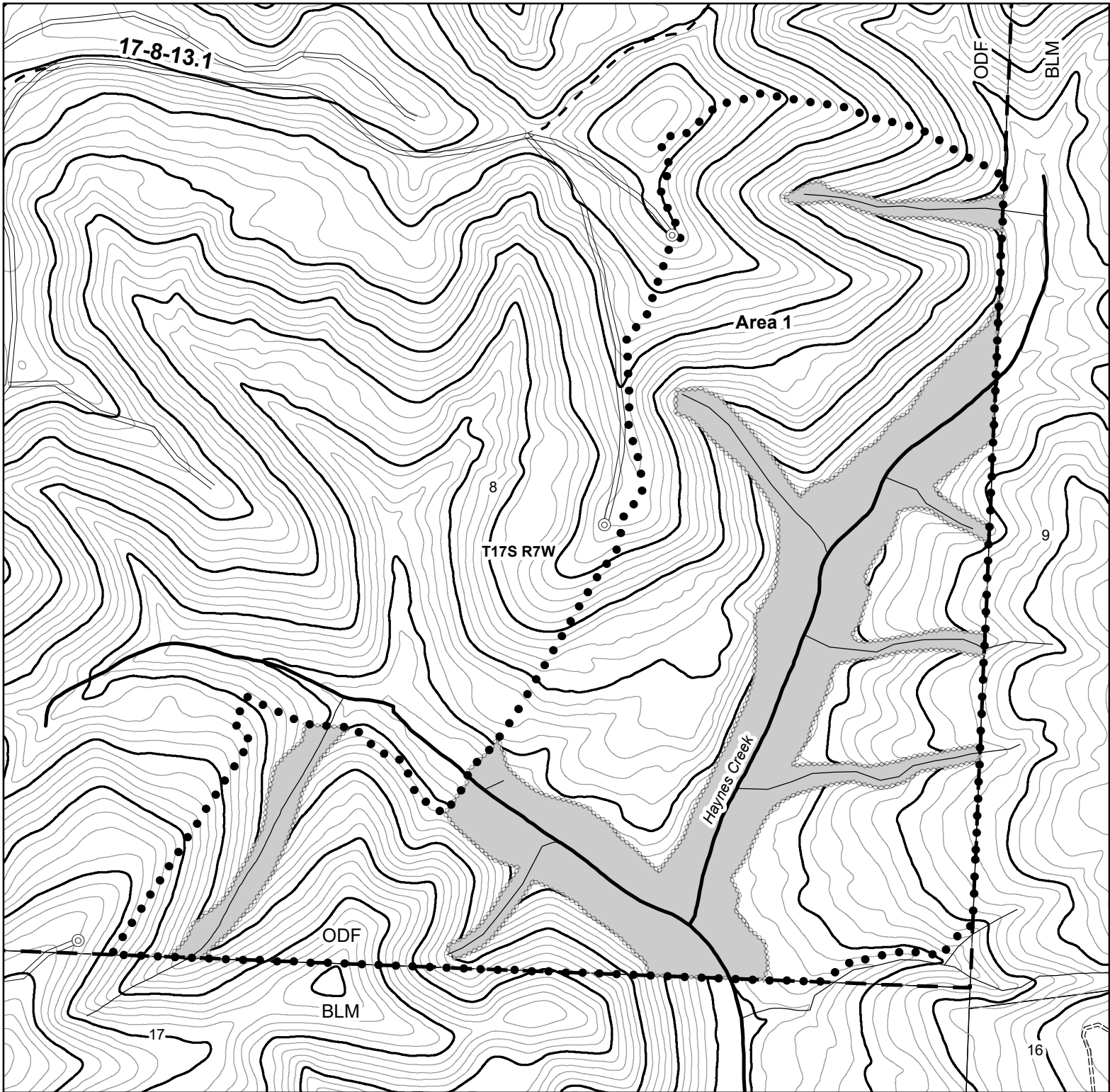
**Area 1, 2 & 3 Net Cruised Volume (MBF)**

Species	Avg. DBH	Special Mill	2 Saw	3 Saw	4 Saw	Camp Run	Sub-Total
Douglas-fir	17		3121	1084	103		4308
Western hemlock	17		258	155	26		439
Red alder	15					310	310
Big leaf maple	19					103	103

**Total  
(MBF): 5160**

Note: A breakage and defect was applied to the volume in the appraisal.

**Average MBF/Acre: 43**



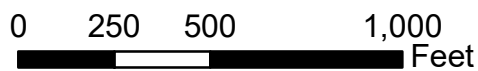
## Logging Map Area 1

OF TIMBER SALE CONTRACT NO. 341-2019-W00580-01  
 HAYNES WAY  
 PORTIONS OF SECTIONS 8 & 18, T17S, R7W, W.M.  
 LANE COUNTY, OREGON

TOTAL NET ACRES = 120  
 Contours = 40ft

**Legend**

- Timber Sale Boundary
- ⌈⌋ ODF Ownership
- Surfaced road
- === Dirt/Primitive Road - driveable
- - Blocked road
- Fish
- Nonfish
- Unknown
- ▨ Stream Buffer
- ⊙ Landing

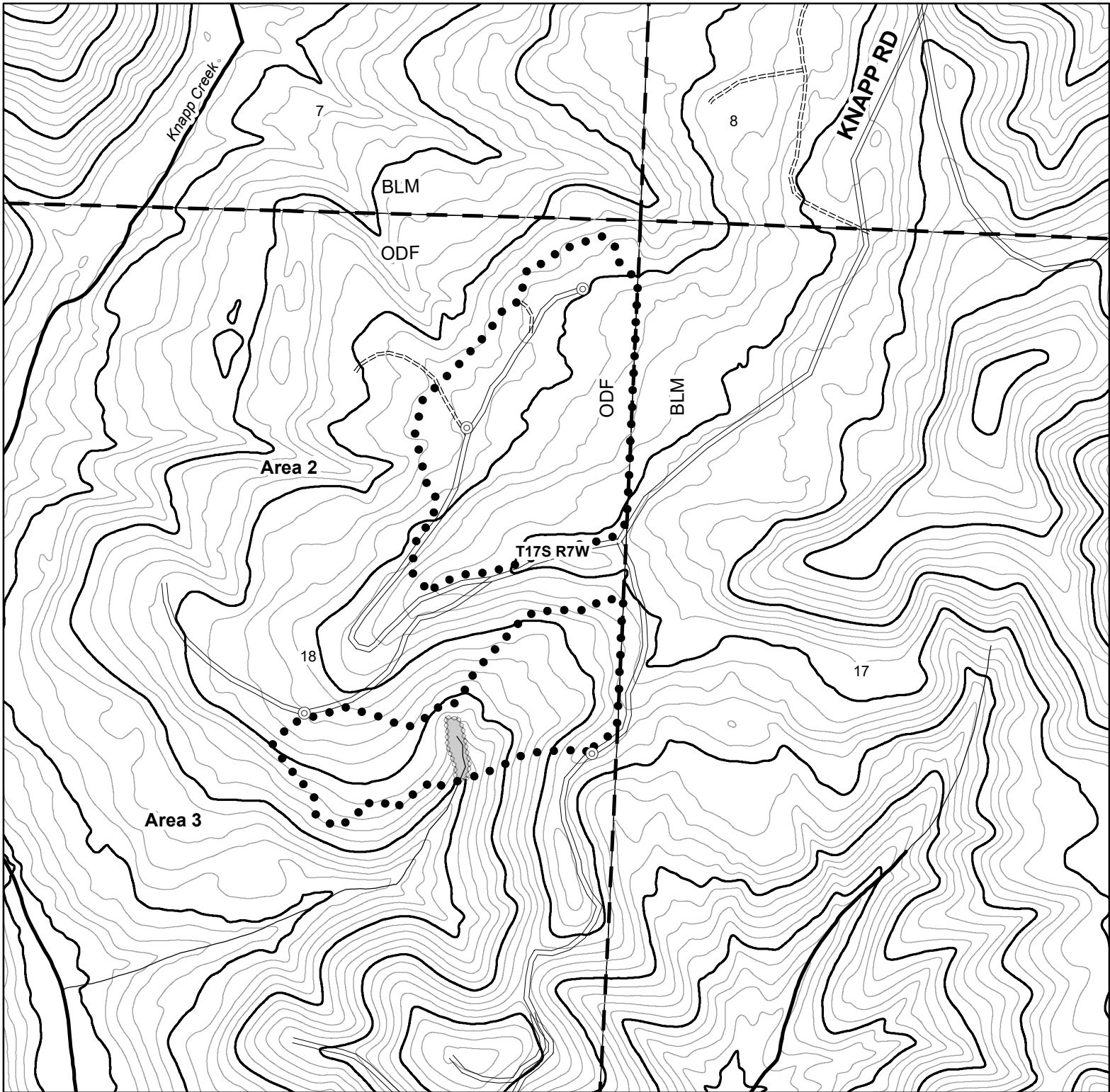


1 inch = 500 feet

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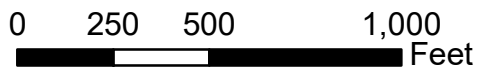
## Logging Map Areas 2 & 3

OF TIMBER SALE CONTRACT NO. 341-2019-W00580-01  
 HAYNES WAY  
 PORTIONS OF SECTIONS 8 & 18, T17S, R7W, W.M.  
 LANE COUNTY, OREGON

TOTAL NET ACRES = 120  
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