

TIMBER SALE NOTICE & PROSPECTUS

BORDER RESOURCE AREA
STEVENS MASTER UNIT

Spokane Sale # ORW03-TS-2026.0005
Lane Mountain Timber Sale, Stevens County, PD

The Bureau of Land Management will offer timber for sale as described below. The right is hereby reserved to waive technical defects in this supplement. This prospectus does not contain all contract provisions and exhibits. Contract items listed below are a summary only of certain contract provisions and do not contain the exact wording as shown in the contract. A copy of the timber sale contract, along with all exhibits and location map, are available for inspection at ('Spokane District' subheading):

[Eastern Oregon and Washington Timber Sales | Bureau of Land Management \(blm.gov\)](https://www.blm.gov/eastern-oregon-and-washington-timber-sales)

All bidders should inspect these documents prior to bidding on this sale. Bidding will be restricted to sawlogs/ton and optional biomass/ton.

SALE NAME: LANE MOUNTAIN

SALE TYPE: GREEN, TONNAGE WEIGHT-SCALE

SALE DATE: September 10, 2026

TOTAL SALE ACRES: 104

HARVEST METHOD: ____% Tractor ____100____% Cable or Tethered-Logging

Falling and Yarding will not be permitted from February 1 to May 1 unless authorized in writing by the Contract Administrator.

LOCATION OF TIMBER: Stevens County, Washington T. 31 N., R. 39 E., SEC. 34 NE1/4, WILL. MER. The total contract area is 104 acres. Slopes range from 18-75%, average 45% slope. Elevations range from 3,100 feet to 3,800 feet.

PRODUCTS SOLD: Green conifers of the forest product species listed below. MBF is included below for comparison only. The purchaser will be required to turn in load weight receipts incrementally from a certified third-party scale to the BLM. Missing load tickets will be charged to the Purchaser.

BID METHOD: SEALED BIDS

REQUIRED BID DEPOSIT: \$8,100.00

MINIMUM BID: \$80,344.17

OPERATIONAL PERIOD REQUIRING SNOW REMOVAL: November 1 – April 30

MINIMUM REQUIRED PERFORMANCE BOND: A performance bond in the amount not less than 20% of the total purchase price will be required.

REQUIRED FIRST INSTALLMENT TO BE PAID ON OR BEFORE THE DATE THE AWARDED CONTRACT IS SIGNED: A first installment in the amount of not less than 10% of the purchase price rounded to the next highest \$1,000

REQUIRED MINIMUM SECOND INSTALLMENT TO BE PAID BEFORE COMMENCEMENT OF TREE FALLING: A second installment in the amount of not less than 10% of the purchase price rounded to the next highest \$1,000

TIMBER TYPE, ESTIMATED VOLUME, AND APPRAISED VALUES: The volumes listed were determined by variable plot measurement and are estimates only.

Product	Estimated Volume (TONS)	Estimated Volume (MBF)	Appraised Price (\$/TON)	Total Appraised Price
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Conifer Sawlogs*	7,947	1,419.1	\$10.11	\$80,344.17
Other Wood Products (Optional)**	XXXXXXXXXXXXXX	XXXXXXXXXXXXXX	\$1.00	XXXXXXXXXXXXXX
TOTALS	7,947	1,419.1	XXXXXXXXXXXXXX	\$80,344.17

A conversion rate of 5.6 tons/MBF was used to determine weight volume. Timber volumes and appraised prices are estimates.

* Conifer Sawlogs: Unit 1 (Clearcut) - Ponderosa pine, Douglas-fir, western larch, and other minor conifer species ≥ 4.5 inches diameter on the small end, except for ownership boundary tagged trees across the southern boundary. Unit 2 (Partial-cut) - Ponderosa pine, Douglas-fir, western larch, and other minor conifer species ≥ 7 inches dbh to 4.5 inches in diameter on the small end, except for trees required to reserve in Exhibit E.

** Other Wood Products: *Optional* material from 2-6 inches in diameter (e.g., small logs, slash, logging debris, biomass, chip material, hog fuel). Other Wood Products may be harvested as pulpwood and scale receipts must be submitted to the BLM for invoicing at the rate of \$1/TON.

† = 10% of Pond Value. The above volumes and values are estimated. All forest products will be sold on a PER TON basis. Measurement of sawtimber will be collected in weight on State-certified scales. After contract award, payments shall be determined by value of weight-scaled ton and the awarded bid price/ton.

Species Totals (MBF Volume)

Species	Net Volume	Gross Merch	# of Trees	% of Total Volume
Douglas-fir	729.8	730	106	51%
Ponderosa pine	670.8	671	102	47%
Western larch	18.5	18.7	3	2%
Totals	1,419.1	1,419.7	211	100%

Submitting a Bid Proposal – Bid proposals for the Magee Creek Timber Sale Contract should be sent to the **Bureau of Land Management Spokane District Office, 1103 North Fancher Rd, Spokane Valley, Washington 99212** inside a sealed envelope. The sealed envelope must be clearly marked that it is a **"Bid for Timber"**, together with the identifying sale name ("**Lane Mountain T.S.**") and contract number ("**ORW03-TS-2026.0005**") by 4:00 pm PST, on Thursday, September 10, 2026.

Appraised sale price is **\$80,344.17**. The required minimum bid deposit of **\$8,100** is required. Bid deposit must be in the form of cash, money order or bank draft, cashiers, or certified check (made payable to the U.S. Department of the Interior - BLM), bid bonds of corporate surety shown on the approved list of the United States Treasury Department or an irrevocable letter of credit (personal checks will not be accepted).

The sale will be sold by WEIGHT regardless of species. No bids for less than the advertised Appraised Price (\$/TON) will be considered. Bids for less than the Total Appraised Price for each advertised Product will be rejected. Other Wood Products as described above are optional and do not require a bid. The high bidder will be notified by phone and mail. Please submit the following required information as part of the bid proposal:

- 1) Form 5440-9 (Deposit and Bid for Timber-Vegetative Resource)
- 2) Form 5430-011 (Independent Price Determination Certificate)
- 3) Form 5430-001 (Self Certification Clause)
- 4) Form 5460-17 (Substitution Determination)

Electronic Forms can be downloaded from the following website: [Forms | Bureau of Land Management \(blm.gov\)](https://www.blm.gov/forms)

VOLUME ESTIMATE INFORMATION - The timber in Unit 1 of the project area was cruised using the

PCMTRE variable plot cruise method at 1 plot every 2 acres. There was a total of 37 plots cruised across 72 original acres using 25.15 BAF. Acreage was determined using GPS and GIS methods. A BAF of 25.15 was used and all trees were measured at a 1:1 frequency. Unit 2 of the project area used an ocular estimate of volume in accordance with BLM Timber Measurement Manual 5300, Rel. No. 5-163, part 4.1, G. The timber in this area is estimated at 5 MBF/AC based on product volume observations of similar ground and tree sizes in addition to light detection and ranging (LiDAR) analysis. Overall, the merchantable tree DBH outside bark averaged 17.3 inches; the average gross merchantable log contains 53 bd. ft.; the total gross volume is approximately 1,209 GM bd. ft.; and 98% recovery is expected. The dominant species is Douglas-fir with an average of 15.1 inches DBHOB and average gross merchantable log of 46 bd. ft.

LOG EXPORT AND SUBSTITUTION RESTRICTIONS - All timber sold to the Purchaser under the terms of the contract, except exempted species, is restricted from export under the United States in the form of unprocessed timber and is prohibited from use as a substitute for exported private timber.

CUTTING AREA – See Exhibit A map below. There are two (2) adjoining units, each with their own respective prescriptions:

- Unit 1 is a clearcut cable yarding unit containing seventy-nine (79) acres
- Unit 2 is a partial-cut cable yarding unit containing twenty-five (25) acres.

The division between the two units are demarked by PINK colored flagging and/or GREEN colored flagging with black lettering: "Silvicultural Boundary." Clearcut all timber above this line and Partial Cut timber below this line to the DXP prescription detailed in Exhibit E.

In both units, retain outer ownership boundary trees along outlined perimeter - trees painted in red color and/or tagged with property boundary markers along the West and South perimeter lines (see map).

CUTTING TIME – Twenty-four (24) months for the cutting and removal of timber and other forest products.

ACCESS - Access to the sale area and log hauling requires private road access along Lane Mountain Silica Quarry Road. This road is closed from November 1 to April 30. Contact the Lane Mountain Company to gain access (509-936-4987). An access agreement with Lane Mountain Company must be carried out prior to operations. Other Private Roads: The haul route includes private roads, but securing access to these private roads is the responsibility of the Purchaser. The BLM has not yet secured access via private roads, so the Purchaser must provide documented proof of access to the BLM prior to hauling on those routes.

ROAD MAINTENANCE - The Purchaser shall maintain all the roads/temporary routes which he constructs. In addition, if hauling timber between November 1 to April 30, the Purchaser must remove snow along Lane Mountain Silica Quarry Road and lock the lower gate at the end of each day.

TEMPORARY ROAD CONSTRUCTION & RECONSTRUCTION –The Purchaser may construct approximately 2 stations (180 feet) of new temporary road requiring decommissioning, reconstruct approximately 14 stations (1,388 feet) of existing road within BLM unit boundaries, and construct approximately 16 stations (1,604 feet) of new road without decommissioning.

EQUIPMENT REQUIREMENTS – Cable yarder. The use of Feller Bunchers is permitted on slopes up to 45% where forwarders may be required.

SLASH DISPOSAL – Optional removal of incidental logging slash for biomass, otherwise slash disposal will consist of machine pile and cover landing decks as described in SD-1 of the Special Provisions. Machine-pile all landing decks in all units. The initial appraisal estimated six (6) landings totaling approximately 3 acres of machine piling of tops, limbs, branches, and other combustible debris at landing decks. Piles must be free of dirt. The BLM will burn the piles.

PUBLIC SAFETY – Normal operating hours along Lane Mountain Silica Quarry Road occur from March 1

to October 31. Outside of this time, warning signs of equipment entering roadways must be added along Waitts Lake Road warning the public of Log Truck Traffic. The Purchaser is responsible for snow removal and for keeping the entrance gate to Lane Mountain Silica Quarry Road locked at the end of each day.

PROTECTION OF ROADS, UTILITIES, AND IMPROVEMENTS –Existing telephone lines, transmission lines, fences, ditches, roads, trails, and other improvements shall be protected as far as practicable in all phases of Purchaser's operations. All roads and ditches shall be kept free of logs, slash, and debris resulting from Purchaser's operations. Damage to roads, utilities, and improvements shall be promptly paid for or repaired to a condition which, in the opinion of the Authorized Officer, is at least as good as the condition just prior to such damage.

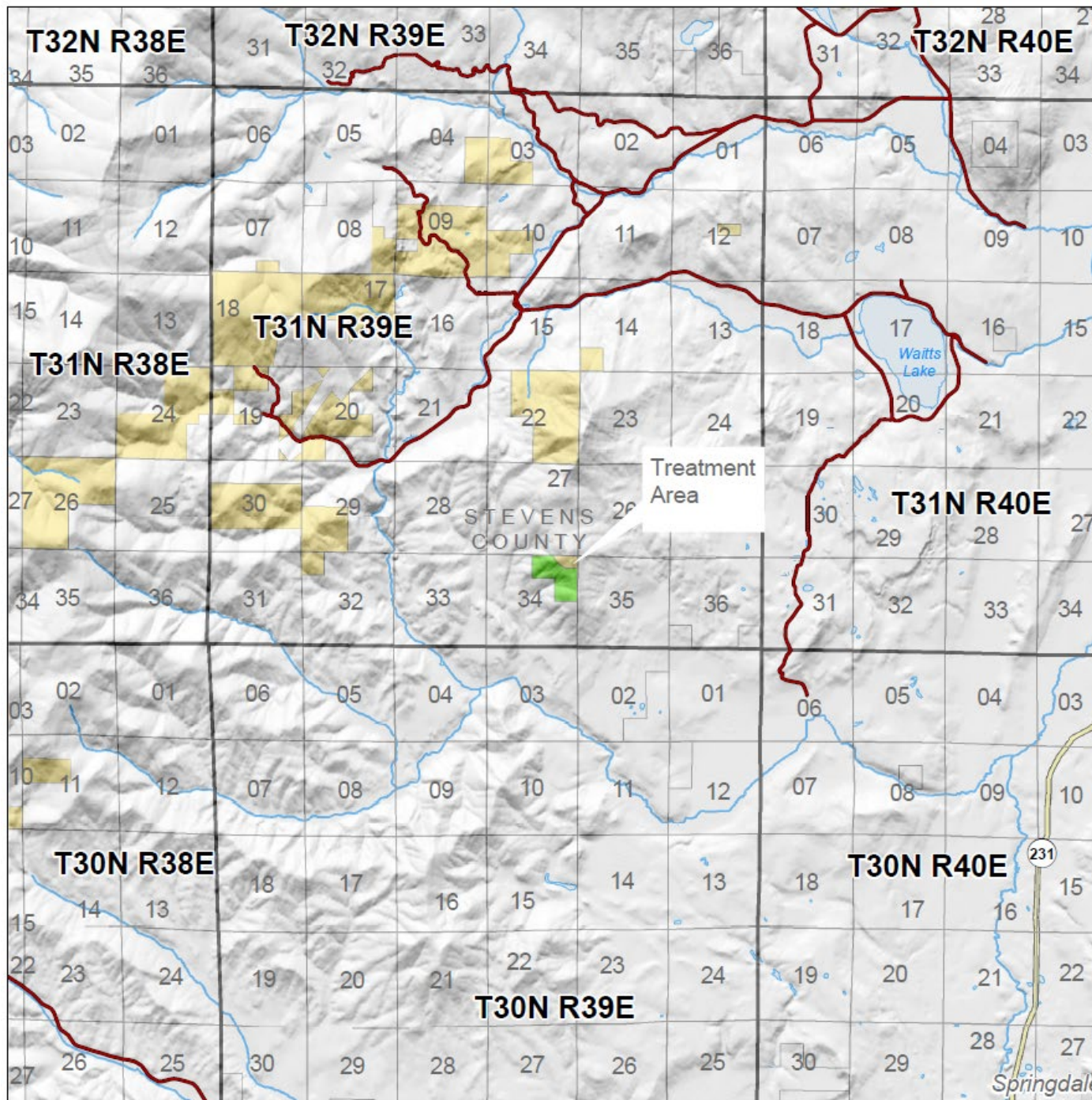
OTHER – Stevens County Emergency Load Restrictions may be in force from February to May. Please contact the Stevens County Public Works Department (509-684-4548) and their website to determine road use restrictions: [Road Restrictions & Closures - Stevens County WA](#); also see the Stevens County website for specific Roads and The Restrictions Currently Applied: [CurrentRoadRestrictionsList20251433055150050825PM.xlsx](#)

ACCESSING THE TIMBER SALE AREA – The project can be accessed from Colville, WA by travel on State Highways, county-maintained roads, and privately maintained roads (see attached maps):

From the City of Colville, WA take Highway-395 S for approx. **26 miles** to a right turn onto State Route 231; after approx. 3.3 miles take a right turn onto Third Ave. for 400 feet and turn right onto Waitts Lake Rd. and at 2.7 miles stay right at the fork for another 4.9 miles; turn left onto Lane Mountain Silica Quarry Rd. for 3.5 miles to the destination (approx.1 hour).

From the City of Chewelah, WA take Highway-395 S for approx. **4.7 miles** to a right turn onto State Route 231; after approx. 3.3 miles take a right turn onto Third Ave. for 400 feet and turn right onto Waitts Lake Rd. and at 2.7 miles stay right at the fork for another 4.9 miles; turn left onto Lane Mountain Silica Quarry Rd. for 3.5 miles to the destination (approx.33 minutes).

ENVIRONMENTAL ASSESSMENT - An environmental assessment (EA, DOI-BLM-ORWA-W030-2016-0001-EA) and a Categorical Exclusion (DOI-BLM-ORWA-W030-2026-0004-CE) were prepared that include timber to be sold for this sale. A Finding of No Significant Impacts (11/8/17) and Decision Records have been signed. These documents may be viewed at the following project locations: [Lane Mountain Mine Project](#) (<https://eplanning.blm.gov/Project-Home/?id=0af69c89-a7f2-f011-8407-001dd803d7d3>) and at [Lane Mountain Commercial Harvest Project](#) (<https://eplanning.blm.gov/Project-Home/?id=5ed648d9-e639-f111-88b3-001dd800b811>).



Lane Mountain Timber Sale Location Map

Legend

County Routes

NW_Hillshade

Value

High : 254

Low : 0

County Boundary

Townships

Sections

Treatment Area

Waterbodies

FType, FCode

Perennial Lake / Reservoir

Intermittent Lake

Swamp / Marsh

Estuary

Playa

Areas

FType

Stream/Rivers, Other (Canal Ditch, Spillway, etc.)

Wash

Major Stream

Washington City Limits

Bureau of Land Management

U.S. Forest Service

Private/Unknown

1 inch equals 1.5 miles

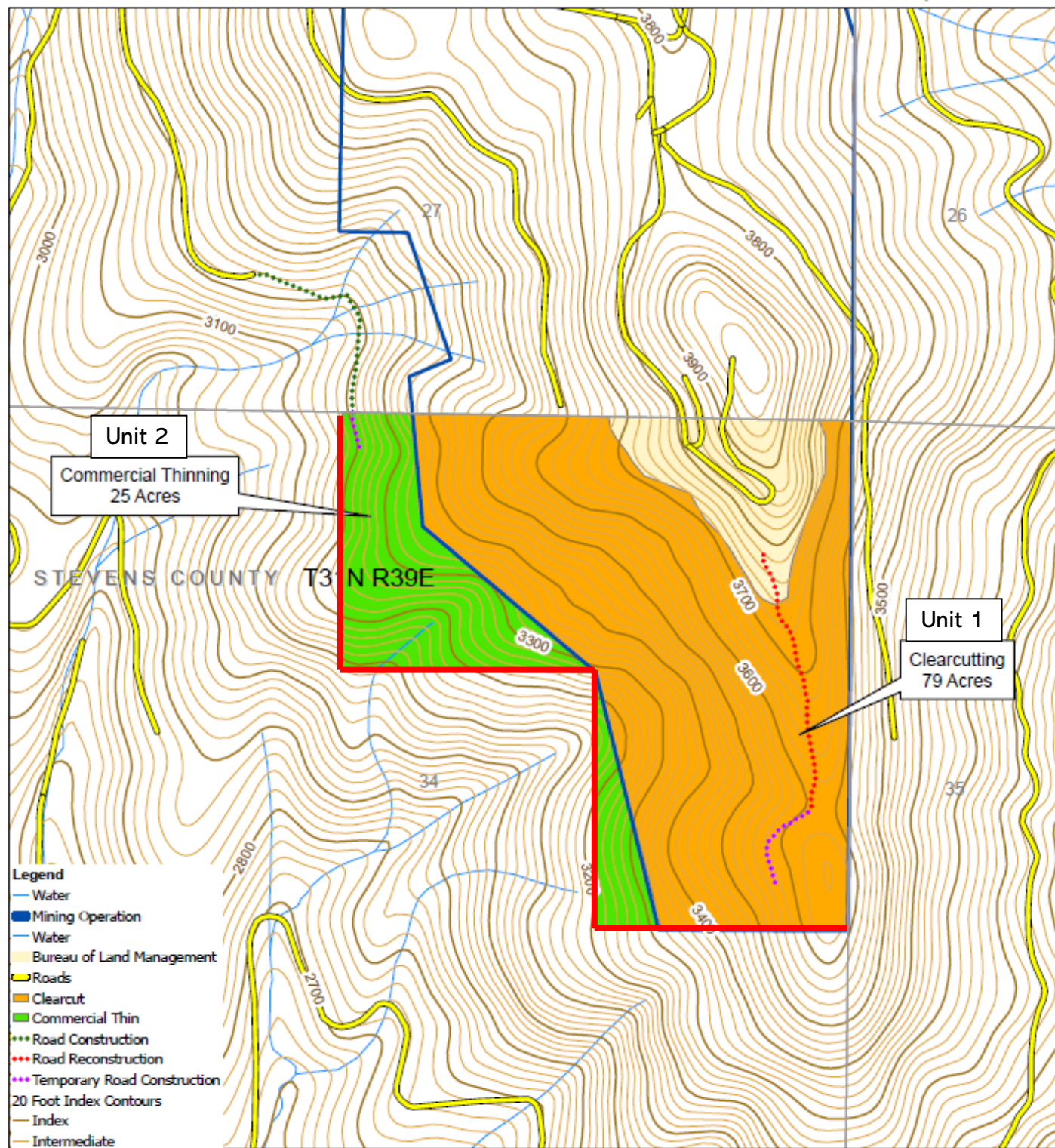


Map Area WASHINGTON STATE



USDI - Bureau of Land Management
Spokane District Office
1103 N. Fancher Rd.
Spokane Valley, WA 99212
(509) 536-1200

No warranty is made by the Bureau of Land Management as to the accuracy, reliability, or completeness of these data for individual or aggregate use with other data. Original data were compiled from various sources and may be updated without notification.



0 450 900 1,800 Feet

20 FOOT CONTOUR INTERVAL

1:7,947

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United States Department of the Interior
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Date Saved: 6/24/2026 12:48 PM