

LOUISIANA-PACIFIC CORP
Form 10-Q
November 03, 2015

UNITED STATES
SECURITIES AND EXCHANGE COMMISSION
Washington, D.C. 20549

FORM 10-Q

Quarterly Report Under Section 13 or 15(d)
of the Securities Exchange Act of 1934
For Quarterly Period Ended September 30, 2015
Commission File Number 1-7107

LOUISIANA-PACIFIC CORPORATION
(Exact name of registrant as specified in its charter)

DELAWARE
(State or other jurisdiction of
incorporation or organization)
414 Union Street, Nashville, TN 37219
(Address of principal executive offices) (Zip Code)
Registrant's telephone number, including area code: (615) 986-5600

93-0609074
(IRS Employer
Identification No.)

Indicate by check mark whether the registrant (1) has filed all reports required to be filed by Section 13 or 15(d) of the Securities Exchange Act of 1934 during the preceding 12 months (or for such shorter period that the registrant was required to file such reports), and (2) has been subject to such filing requirements for the past 90 days. Yes No

Indicate by check mark whether the registrant has submitted electronically and posted on its corporate Web site, if any, every Interactive Data File required to be submitted and posted pursuant to Rule 405 of Regulation S-T (§ 232.405 of this chapter) during the preceding 12 months (or for such shorter period that the registrant was required to submit and post such files). Yes No

Indicate by check mark whether the registrant is a large accelerated filer, an accelerated filer, a non-accelerated filer, or a smaller reporting company. See the definition of "large accelerated filer," "accelerated filers" and "smaller reporting company" in Rule 12b-2 of the Exchange Act. (Check one):

Large accelerated filer Accelerated filer
Non-accelerated filer Smaller reporting company

Indicate by check mark whether the registrant is a shell company (as defined in Rule 12b-2 of the Exchange Act). Yes No

Indicate the number of shares outstanding of each of the issuer's classes of common stock, as of the latest practicable date: 142,859,351 shares of Common Stock, \$1 par value, outstanding as of November 3, 2015.

Except as otherwise specified and unless the context otherwise requires, references to "LP", the "Company", "we", "us", and "our" refer to Louisiana-Pacific Corporation and its subsidiaries.

ABOUT FORWARD-LOOKING STATEMENTS

Section 27A of the Securities Act of 1933 and Section 21E of the Securities Exchange Act of 1934 provide a “safe harbor” for forward-looking statements to encourage companies to provide prospective information about their businesses and other matters as long as those statements are identified as forward-looking and are accompanied by meaningful cautionary statements identifying important factors that could cause actual results to differ materially from those discussed in the statements. This report contains, and other reports and documents filed by us with the Securities and Exchange Commission may contain, forward-looking statements. These statements are or will be based upon the beliefs and assumptions of, and on information available to, our management.

The following statements are or may constitute forward-looking statements: (1) statements preceded by, followed by or that include words like “may,” “will,” “could,” “should,” “believe,” “expect,” “anticipate,” “intend,” “plan,” “estimate,” “po,” “continue” or “future” or the negative or other variations thereof and (2) other statements regarding matters that are not historical facts, including without limitation, plans for product development, forecasts of future costs and expenditures, possible outcomes of legal proceedings, capacity expansion and other growth initiatives and the adequacy of reserves for loss contingencies.

Factors that could cause actual results to differ materially from those expressed or implied by the forward-looking statements include, but are not limited to, the following:

- changes in governmental fiscal and monetary policies and levels of employment;
- changes in general economic conditions;
- changes in the cost and availability of capital;
- changes in the level of home construction activity;
- changes in competitive conditions and prices for our products;
- changes in the relationship between supply of and demand for building products;
- changes in the relationship between supply of and demand for raw materials, including wood fiber and resins, used in manufacturing our products;
- changes in the cost of and availability of energy, primarily natural gas, electricity and diesel fuel;
- changes in the cost of and availability of transportation;
- changes in other significant operating expenses;
- changes in exchange rates between the U.S. dollar and other currencies, particularly the Canadian dollar, Australian dollar, Euro, Brazilian real and the Chilean peso;
- changes in general and industry specific environmental laws and regulations;
- changes in tax laws, and interpretations thereof;
- changes in circumstances giving rise to environmental liabilities or expenditures;
- the resolution of existing and future product related litigation and other legal proceedings;
- governmental gridlock and curtailment of government services and spending; and
- acts of public authorities, war, civil unrest, natural disasters, fire, floods, earthquakes, inclement weather and other matters beyond our control.

In addition to the foregoing and any risks and uncertainties specifically identified in the text surrounding forward-looking statements, any statements in the reports and other documents filed by us with the Commission that warn of risks or uncertainties associated with future results, events or circumstances identify important factors that could cause actual results, events and circumstances to differ materially from those reflected in the forward-looking statements.

ABOUT THIRD-PARTY INFORMATION

In this report, we rely on and refer to information regarding industry data obtained from market research, publicly available information, industry publications, U.S. government sources and other third parties. Although we believe

the information is reliable, we cannot guarantee the accuracy or completeness of the information and have not independently verified it.

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Item 1. Financial Statements.

CONSOLIDATED STATEMENTS OF INCOME
 LOUISIANA-PACIFIC CORPORATION AND SUBSIDIARIES
 (AMOUNTS IN MILLIONS EXCEPT PER SHARE AMOUNTS)
 (UNAUDITED)

	Quarter Ended		Nine Months Ended	
	September 30,		September 30,	
	2015	2014	2015	2014
Net sales	\$464.9	\$518.1	\$1,429.6	\$1,481.3
Operating costs and expenses:				
Cost of sales	416.2	477.0	1,287.4	1,326.9
Depreciation and amortization	25.9	26.9	77.9	77.4
Selling and administrative	38.3	31.9	114.9	108.7
(Gain) loss on sale or impairment of long-lived assets, net	0.9	(3.6)	1.5	(4.1)
Other operating charges and credits, net	1.0	0.5	12.6	1.1
Total operating costs and expenses	482.3	532.7	1,494.3	1,510.0
Loss from operations	(17.4)	(14.6)	(64.7)	(28.7)
Non-operating income (expense):				
Interest expense, net of capitalized interest	(8.4)	(8.3)	(23.1)	(23.4)
Interest income	0.5	0.9	2.9	4.4
Other non-operating items	(3.7)	(1.3)	(5.5)	(1.8)
Total non-operating income (expense)	(11.6)	(8.7)	(25.7)	(20.8)
Loss from continuing operations before taxes and equity in income of unconsolidated affiliates	(29.0)	(23.3)	(90.4)	(49.5)
Benefit for income taxes	(2.4)	(3.6)	(7.7)	(15.9)
Equity in income of unconsolidated affiliates	(2.0)	(1.4)	(4.1)	(3.2)
Loss from continuing operations	(24.6)	(18.3)	(78.6)	(30.4)
Loss from discontinued operation before taxes	(2.9)	(3.2)	(2.9)	(3.2)
Benefit for income taxes	(1.0)	(1.1)	(1.0)	(1.1)
Loss from discontinued operations	(1.9)	(2.1)	(1.9)	(2.1)
Net loss	\$(26.5)	\$(20.4)	\$(80.5)	\$(32.5)
Net loss per share of common stock (basic and diluted):				
Loss per share from continuing operations	\$(0.17)	\$(0.13)	\$(0.55)	\$(0.22)
Loss per share from discontinued operations	(0.02)	(0.01)	(0.02)	(0.01)
Net loss per share	\$(0.19)	\$(0.14)	\$(0.57)	\$(0.23)
Average shares of stock outstanding - basic and diluted	142.6	140.8	142.3	140.9

The accompanying notes are an integral part of these unaudited financial statements.

CONSOLIDATED STATEMENTS OF COMPREHENSIVE INCOME
 LOUISIANA-PACIFIC CORPORATION AND SUBSIDIARIES
 (AMOUNTS IN MILLIONS) (UNAUDITED)

	Quarter Ended		Nine Months Ended	
	September 30,		September 30,	
	2015	2014	2015	2014
Net loss	\$(26.5	) \$(20.4	) (80.5	) \$(32.5
Other comprehensive loss				
Foreign currency translation adjustments	(12.0	) (9.5	) (19.9	) (10.6
Unrealized gain on marketable securities	(0.1	) —	(0.1	) 0.5
Defined benefit pension plans	2.4	1.3	5.0	3.1
Other	(0.1	) 0.1	—	0.1
Other comprehensive loss, net of tax	(9.8	) (8.1	) (15.0	) (6.9
Comprehensive loss	\$(36.3	) \$(28.5	) \$(95.5	) \$(39.4

The accompanying notes are an integral part of these unaudited financial statements.

CONDENSED CONSOLIDATED BALANCE SHEETS
 LOUISIANA-PACIFIC CORPORATION AND SUBSIDIARIES
 (AMOUNTS IN MILLIONS) (UNAUDITED)

	September 30, 2015	December 31, 2014
ASSETS		
Current assets:		
Cash and cash equivalents	\$447.7	\$532.7
Receivables, net of allowance for doubtful accounts of \$1.0 million at September 30, 2015 and \$1.1 million at December 31, 2014	120.0	108.4
Inventories	230.5	229.8
Prepaid expenses and other current assets	8.9	25.0
Deferred income taxes	24.4	45.1
Assets held for sale	9.3	9.3
Total current assets	840.8	950.3
Timber and timberlands	53.2	67.1
Property, plant and equipment, at cost	2,346.6	2,315.1
Accumulated depreciation	(1,518.2	) (1,464.4
Net property, plant and equipment	828.4	850.7
Goodwill	9.7	9.7
Notes receivable from asset sales	432.2	432.2
Investments in and advances to affiliates	7.4	5.0
Restricted cash	15.8	10.4
Other assets	21.4	22.8
Long-term deferred tax asset	0.6	0.6
Total assets	\$2,209.5	\$2,348.8
LIABILITIES AND EQUITY		
Current portion of long-term debt	\$2.2	\$2.4
Accounts payable and accrued liabilities	162.5	168.3
Current portion of contingency reserves	2.0	2.0
Total current liabilities	166.7	172.7
Long-term debt, excluding current portion	751.7	754.8
Deferred income taxes	115.3	139.5
Contingency reserves, excluding current portion	11.6	12.2
Other long-term liabilities	141.1	153.8
Stockholders' equity:		
Common stock	153.0	152.8
Additional paid-in capital	497.4	507.0
Retained earnings	731.8	812.3
Treasury stock	(212.8	) (225.0
Accumulated comprehensive loss	(146.3	) (131.3
Total stockholders' equity	1,023.1	1,115.8
Total liabilities and stockholders' equity	\$2,209.5	\$2,348.8

The accompanying notes are an integral part of these unaudited financial statements.

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CONSOLIDATED STATEMENTS OF CASH FLOWS
LOUISIANA-PACIFIC CORPORATION AND SUBSIDIARIES
(AMOUNTS IN MILLIONS) (UNAUDITED)

	Quarter Ended		Nine Months Ended	
	September 30,		September 30,	
	2015	2014	2015	2014
CASH FLOWS FROM OPERATING ACTIVITIES:				
Net loss	\$(26.5	) \$(20.4	) \$(80.5	) \$(32.5
Adjustments to reconcile net loss to net cash provided by (used in) operating activities:				
Depreciation and amortization	25.9	26.9	77.9	77.4
Income from unconsolidated affiliates	(2.0	) (1.4	) (4.1	) (3.2
(Gain) loss on sale or impairment of long-lived assets, net	0.9	(3.6	) 1.5	(4.1
Other operating charges and credits, net	1.0	0.5	12.6	1.1
Stock-based compensation related to stock plans	2.2	2.4	7.3	6.9
Exchange loss on remeasurement	1.2	(2.4	) 5.5	(1.1
Increase in contingencies, net of cash payments	(1.0	) (1.2	) (0.5	) (1.2
Cash settlements of warranties, net of accruals	(0.3	) 0.1	(5.7	) (4.9
Pension expense, net of contributions	1.1	(5.1	) 5.5	(3.8
Non-cash interest expense, net	0.8	0.7	0.7	1.3
Other adjustments, net	0.5	—	1.3	0.4
Changes in assets and liabilities:				
(Increase) decrease in receivables	0.6	(0.2	) (16.0	) (67.4
(Increase) decrease in inventories	(8.5	) 15.6	(5.4	) 4.3
Increase in prepaid expenses and other current assets	(1.8	) (2.5	) (1.0	) (1.8
Decrease in accounts payable and accrued liabilities	14.6	24.1	10.4	18.1
Decrease in deferred income taxes	(7.5	) (6.0	) (10.8	) (19.8
Net cash provided by (used in) operating activities	1.2	27.5	(1.3	) (30.3
CASH FLOWS FROM INVESTING ACTIVITIES:				
Property, plant and equipment additions	(33.6	) (12.6	) (67.1	) (54.8
Investments in and refunds from joint ventures	1.7	—	1.7	—
Proceeds from sales of assets	—	12.0	0.4	12.8
(Increase) decrease in restricted cash under letters of credit/credit facility	(0.5	) (0.1	) (5.9	) 0.9
Other financing activities	0.1	—	0.1	—
Net cash used in investing activities	(32.3	) (0.7	) (70.8	) (41.1
CASH FLOWS FROM FINANCING ACTIVITIES:				
Repayment of long-term debt	(0.8	) (1.1	) (2.2	) (2.2
Sale of common stock under equity plans	—	—	0.4	—
Taxes paid related to net share settlement of equity awards	(0.1	) —	(5.4	) (1.5
Net cash used in financing activities	(0.9	) (1.1	) (7.2	) (3.7
EFFECT OF EXCHANGE RATE ON CASH AND CASH EQUIVALENTS				
Net increase (decrease) in cash and cash equivalents	(33.3	) 25.2	(85.0	) (76.9
Cash and cash equivalents at beginning of period	481.0	554.7	532.7	656.8
Cash and cash equivalents at end of period	\$447.7	\$579.9	\$447.7	\$579.9

The accompanying notes are an integral part of these unaudited financial statements.

CONSOLIDATED STATEMENTS OF STOCKHOLDERS' EQUITY
LOUISIANA-PACIFIC CORPORATION AND SUBSIDIARIES
(AMOUNTS IN MILLIONS) (UNAUDITED)

	Common Stock		Treasury Stock		Additional Paid-in Capital	Retained Earnings	Accumulated Comprehensive Loss	Total Stockholders' Equity
	Shares	Amount	Shares	Amount				
Balance, December 31, 2014	152.8	\$ 152.8	(10.6)	\$(225.0)	\$ 507.0	\$ 812.3	\$ (131.3)	\$ 1,115.8
Net loss	—	—	—	—	—	(80.5)	—	(80.5)
Issuance of shares for employee stock plans and stock-based compensation	—	—	0.8	17.6	(17.2)	—	—	0.4
Amortization of restricted stock grants	—	—	—	—	1.4	—	—	1.4
Taxes paid related to net share settlement of equity awards	—	—	(0.3)	(5.4)	—	—	—	(5.4)
Exercise of warrants	0.2	0.2	—	—	—	—	—	0.2
Compensation expense associated with stock awards	—	—	—	—	6.2	—	—	6.2
Other comprehensive loss	—	—	—	—	—	—	(15.0)	(15.0)
Balance, September 30, 2015	153.0	\$ 153.0	(10.1)	\$(212.8)	\$ 497.4	\$ 731.8	\$ (146.3)	\$ 1,023.1

The accompanying notes are an integral part of these unaudited financial statements.

NOTES TO UNAUDITED CONSOLIDATED FINANCIAL STATEMENTS

NOTE 1 – BASIS FOR PRESENTATION

The accompanying unaudited consolidated financial statements have been prepared in accordance with the instructions to Form 10-Q and, in the opinion of management, include all adjustments (consisting of normal recurring adjustments) necessary to present fairly, in all material respects, the consolidated financial position, results of operations and cash flows of LP and its subsidiaries for the interim periods presented. Results of operations for interim periods are not necessarily indicative of results to be expected for an entire year. These consolidated financial statements should be read in conjunction with the consolidated financial statements and the notes thereto included in LP's Annual Report on Form 10-K for the year ended December 31, 2014.

NOTE 2 – STOCK-BASED COMPENSATION

At September 30, 2015, LP had stock-based employee compensation plans as described below. The total compensation expense related to all of LP's stock-based compensation plans was \$2.2 million and \$2.4 million for the quarters ended September 30, 2015 and 2014, and \$7.3 million and \$6.9 million for the nine months ended September 30, 2015 and 2014.

SSARS and Options

LP grants stock settled stock appreciation rights (SSARs) to key employees and directors. On exercise, LP generally issues shares from treasury to settle these awards. The SSARs are granted at the market price at the date of grant. SSARs become exercisable annually ratably over a three year period and expire ten years after the date of grant. At September 30, 2015, 3.9 million shares were available to grant under the current stock award plans for stock-based awards.

The following table sets out the weighted average assumptions used to estimate the fair value of the SSARs granted using the Black-Scholes option-pricing model in the first nine months of the respective years noted.

	2015	2014
Expected stock price volatility	54.4%	57.5%
Expected dividend yield	—%	—%
Risk-free interest rate	1.5%	1.5%
Expected life of options (in years)	6 years	5 years
Weighted average fair value of options and SSARs granted	\$8.80	\$9.03

The following table summarizes stock options and SSARs outstanding as of September 30, 2015, as well as activity during the nine month period then ended.

Share amounts in thousands	Options and SSARs	Weighted Average Exercise Price	Weighted Average Contractual Term (in years)	Aggregate Intrinsic Value (in millions)
Options and SSARs outstanding at January 1, 2015	7,004	\$ 14.19		
Options and SSARs granted	379	17.04		
Options and SSARs exercised	(1,141)	) 11.45		
Options and SSARs cancelled	(307)	) 25.83		
Options and SSARs outstanding at September 30, 2015	5,935	\$ 14.29	4.5	\$ 19.5
Vested and expected to vest at September 30, 2015 ⁽¹⁾	5,638	—	—	\$ 18.5
Options and SSARs exercisable at September 30, 2015	5,183	\$ 13.78	3.8	\$ 19.5

⁽¹⁾ Options and SSARS expected to vest based upon historical forfeiture rate

The aggregate intrinsic value in the table above represents the total pre-tax intrinsic value (the difference between LP's closing stock price on the last trading day of the third quarter of 2015 and the exercise price, multiplied by the number of in-the-money options and SSARs) that would have been received by the holders had all holders exercised their awards on September 30, 2015. This amount changes based on the market value of LP's stock as reported by the New York Stock Exchange.

As of September 30, 2015, there was \$4.7 million of total unrecognized compensation costs related to stock options and SSARs. These costs are expected to be recognized over a weighted-average period of 1.5 years. LP recorded compensation expense related to these awards for the quarter and nine month period ended September 30, 2015 of \$0.8 million and \$2.7 million, as compared to \$0.9 million and \$2.8 million for the same periods in 2014.

Incentive Share Awards

LP has granted incentive share stock awards (restricted stock units) to certain key employees and directors. The employee awards vest three years from date of grant and awards to directors vest one year from date of grant. The awards entitle the participant to receive a specified number of shares of LP common stock at no cost to the participant. The market value at the time of grant approximates the fair value. LP recorded compensation expense related to these awards in the quarter and nine months ended 2015 of \$0.9 million and \$2.6 million as compared to \$0.8 million and \$2.2 million same periods in September 30, 2014. As of September 30, 2015, there was \$5.2 million of total unrecognized compensation cost related to unvested incentive share awards. This expense will be recognized over a weighted-average period of 1.5 years.

The following table summarizes incentive share awards outstanding as of September 30, 2015 as well as activity during the nine months then ended.

	Shares	Weighted Average Contractual Term (in years)	Aggregate Intrinsic Value (in millions)
Incentive share awards outstanding at January 1, 2015	593,613		
Incentive share awards granted	252,629		
Incentive share awards vested	(285,495))	
Incentive share awards cancelled	(15,083))	
Incentive shares outstanding at September 30, 2015	545,664	1.5	\$7.8
Vested and expected to vest at September 30, 2015 ⁽¹⁾	518,381	—	\$7.4

⁽¹⁾ Incentive shares expected to vest based upon historical forfeiture rate

Restricted Stock

LP grants restricted stock to certain senior key employees. The shares vest three years from the date of grant. During the vesting period, the participants have voting rights and receive dividends, but the shares may not be sold, assigned, transferred, pledged or otherwise encumbered. Additionally, granted but unvested shares are generally forfeited upon termination of employment. The fair value of the restricted shares on the date of the grant is amortized ratably over the vesting period, which is generally three years. As of September 30, 2015, there was \$2.2 million of total unrecognized compensation costs related to restricted stock. This expense will be recognized over the next 1.3 years.

The following table summarizes the restricted stock outstanding as of September 30, 2015 as well as activity during the nine months then ended.

	Number of Shares	Weighted Average Grant Date Fair Value
Restricted stock awards outstanding at January 1, 2015	453,146	\$ 13.93
Restricted stock awards granted	69,744	17.04
Restrictions lapsing	(225,645	) 8.71
Restricted stock cancelled	(14,544	) 19.29
Restricted stock awards at September 30, 2015	282,701	\$ 18.59

Compensation expense related to these awards recognized in the quarter and the nine months ended September 30, 2015 was \$0.4 million and \$1.3 million as compared to \$0.6 million and \$1.6 million for the comparable periods in 2014 .

Performance share awards

In 2015, LP awarded performance shares to certain senior key employees. These performance shares are earned based upon LP attaining specified revenue growth rates associated with its SmartSide products as compared to the prior year and LP's overall revenue growth as compared to a predetermined peer group, in each case for 2015. The performance period is measured over 2015 with a subsequent two year vesting period. LP recorded compensation expense related to these awards of \$0.5 million in the first nine months of 2015. As of September 30, 2015, there was \$1.2 million of total unrecognized compensation costs related to these awards. This expense will be recognized over the next 2.3 years.

Phantom stock

During 2011 and 2012, LP made annual grants of phantom stock units to its directors. Subsequent to the approval of the 2013 Omnibus Plan, phantom stock units are no longer granted to directors. Holders of phantom stock units do not receive rights of a shareholder, nor is any stock transferred. The units will be paid out in cash at the end of the five year vesting period. The value of one unit is based on the market value of one share of common stock on the vesting date. The expense associated with these grants is recognized over the vesting period and is included in stock-based compensation expense. Since these awards are settled in cash, such awards are required to be remeasured each period based upon the changes in LP's stock price. As of September 30, 2015, LP had 66,339 shares outstanding under this program. Based upon the closing stock price at September 30, 2015, these shares equate to a cash payment of \$0.9 million .

NOTE 3 – FAIR VALUE MEASUREMENTS

LP's investments that are measured at fair value on a recurring basis are categorized below using the fair value hierarchy. LP also measures the contingent consideration associated with the business combination using the fair value hierarchy. The fair value hierarchy has three levels based on the reliability of the inputs used to determine fair value. Level 1 refers to fair values determined based on quoted prices in active markets for identical assets. Level 2 refers to fair values estimated using significant other observable inputs and Level 3 includes fair values estimated using significant non-observable inputs.

The following table summarizes assets and liabilities measured on a recurring basis for each of the three hierarchy levels presented below.

Dollar amounts in millions	September 30, 2015	Quoted Prices in Active Markets for Identical Assets (Level 1)	Significant Other Observable Inputs (Level 2)	Significant Unobservable Inputs (Level 3)
Available for sale securities	\$4.4	\$—	\$—	\$4.4
Trading securities	2.2	2.2	—	—
Contingent consideration	0.2	—	—	0.2

Dollar amounts in millions	December 31, 2014	Quoted Prices in Active Markets for Identical Assets (Level 1)	Significant Other Observable Inputs (Level 2)	Significant Unobservable Inputs (Level 3)
Available for sale securities	\$4.6	\$—	\$—	\$4.6
Trading securities	2.3	2.3	—	—
Contingent consideration	0.2	—	—	0.2

Due to the lack of observable market quotations on a portion of LP's auction rate securities (ARS) portfolio, LP evaluates the structure of its ARS holdings and current market estimates of fair value, including fair value estimates from issuing banks that rely exclusively on Level 3 inputs. These inputs include those that are based on expected cash flow streams and collateral values, including assessments of counterparty credit quality, default risk underlying the security, discount rates and overall capital market liquidity. The valuation of LP's ARS investment portfolio is subject to uncertainties that are difficult to predict. Factors that may impact LP's valuation include changes to credit ratings of the securities as well as to the underlying assets supporting those securities, rates of default of the underlying assets, underlying collateral value, discount rates, counterparty risk and ongoing strength and quality of market credit and liquidity.

The following table summarizes changes in assets and liabilities measured at fair value on a recurring basis using significant unobservable inputs (Level 3) during the nine months ended September 30, 2014:

Dollar amounts in millions	Available for sale securities	Contingent consideration
Balance at December 31, 2013	\$3.7	\$3.8
Adjustment to contingent consideration fair value	—	0.1
Total unrealized gains included in other comprehensive income	0.8	—
Foreign currency gain	—	(0.1)
Balance at September 30, 2014	\$4.5	\$3.8

The following table summarizes changes in assets and liabilities measured at fair value on a recurring basis using significant unobservable inputs (Level 3) during the nine months ended September 30, 2015 :

Dollar amounts in millions	Available for sale securities	Contingent consideration
Balance at December 31, 2014	\$4.6	\$0.2
Total unrealized gains included in other comprehensive income	(0.2)	—
Balance at September 30, 2015	\$4.4	\$0.2

LP estimated its Senior Notes maturing in 2020 to have a fair value of \$372.6 million at September 30, 2015 and \$371.0 million at December 31, 2014 based upon market quotations.

Carrying amounts reported on the balance sheet for cash, cash equivalents, receivables and accounts payable approximate fair value due to the short-term maturity of these items.

NOTE 4 – EARNINGS PER SHARE

Basic earnings per share are based on the weighted-average number of shares of common stock outstanding. Diluted earnings per share are based upon the weighted-average number of shares of common stock outstanding plus all potentially dilutive securities that were assumed to be converted into common shares at the beginning of the period under the treasury stock method. This method requires that the effect of potentially dilutive common stock equivalents (stock options, SSARs, performance shares, incentive shares and warrants) be excluded from the calculation of diluted earnings per share for the periods in which LP recognizes losses from continuing operations or at such time that the exercise prices of such awards are in excess of the weighted average market price of LP's common stock during these periods because the effect is anti-dilutive.

For the quarter ended ended September 30, 2015 and September 30, 2014, stock options, warrants and SSARs relating to approximately 4.7 million and 3.8 million shares of LP common stock were considered anti-dilutive for purposes of LP's earnings per share calculation due to LP's loss position from continuing operations. For the nine months ended September 30, 2015 and September 30, 2014, stock options, warrants and SSARs relating to approximately 5.0 million and 2.5 million shares of LP common stock were considered anti-dilutive for purposes of LP's earnings per share calculation due to LP's loss position from continuing operations.

At September 30, 2015, outstanding warrants were exercisable to purchase approximately 411,579 shares.

NOTE 5 – RECEIVABLES

Receivables consist of the following:

Dollar amounts in millions	September 30, 2015	December 31, 2014
Trade receivables	\$ 110.4	\$ 96.1
Interest receivables	0.6	0.2
Income tax receivable	2.1	1.4
Other receivables	7.9	11.7
Allowance for doubtful accounts	(1.0	) (1.0
Total	\$ 120.0	\$ 108.4

Other receivables at September 30, 2015 and December 31, 2014 primarily consist of value-added tax receivable, a receivable from a former partner, receivables associated with LP's sales arrangements with contract manufacturers and other miscellaneous receivables.

NOTE 6 – INVENTORIES

Inventories are valued at the lower of cost or market. Inventory cost includes materials, labor and operating overhead. The major types of inventories are as follows (work in process is not material):

Dollar amounts in millions	September 30, 2015	December 31, 2014
Logs	\$56.1	\$39.6
Other raw materials	19.1	21.3
Semi-finished inventory	17.2	19.3
Finished products	138.1	149.6
Total	\$230.5	\$229.8

Included in finished products inventory as of September 30, 2015 and December 31, 2014 is \$7.3 million and \$18.1 million related to the lower of cost or market inventory valuation reserves.

NOTE 7 – INCOME TAXES

Accounting standards state that companies account for income taxes using the asset and liability approach, which requires the recognition of deferred tax assets and liabilities for the expected future tax consequences of temporary differences between the carrying amounts and the tax basis of assets and liabilities. This method also requires the recognition of future tax benefits, such as net operating loss carryforwards and other tax credits. Deferred tax assets and liabilities are measured using enacted tax rates expected to apply to taxable income in the years in which those temporary differences are expected to reverse. Valuation allowances are recorded as necessary to reduce deferred tax assets to the amount thereof that is more likely than not to be realized. The likelihood of realizing deferred tax assets is evaluated by, among other things, estimating future taxable income, considering the future reversal of existing deferred tax liabilities to which the deferred tax assets may be applied and assessing the impact of tax planning strategies.

For interim periods, accounting standards require that income tax expense be determined by applying the estimated annual effective income tax rate to year-to-date results unless this method does not result in a reliable estimate of year-to-date income tax expense. An exception is provided for situations in which an enterprise anticipates a loss in a separate jurisdiction for which no tax benefit can be recognized. For the nine months ended September 30, 2015, LP's overall estimated annual effective tax rate is computed by excluding anticipated losses in Canada for which no deferred tax asset is expected to be recognizable due to the need for valuation allowances. Tax benefit for the period is then computed using the rate so derived applied to year-to-date pre-tax losses excluding those from Canada, and no additional Canadian tax benefit is added.

Each period the income tax accrual is adjusted to the latest estimate and the difference from the previously accrued year-to-date balance is adjusted to the current quarter. Changes in the profitability estimates in various jurisdictions will impact our quarterly effective income tax rates.

For the first nine months of 2015, the primary differences between the U.S. statutory rate of 35% and the effective rate applicable to LP's continuing operations relate to foreign tax rates, Canadian and state valuation allowances and a reduction in the reserve for unrecognized tax benefits. For the first nine months of 2014, the primary differences between the U.S. statutory rate of 35% and the effective rate applicable to LP's continuing operations relates to state income taxes and the effect of foreign tax rates.

LP periodically reviews the need for valuation allowances against deferred tax assets and recognizes these deferred tax assets to the extent that the realization is more likely than not. As part of our review, we consider all positive and negative evidence, including earnings history, the future reversal of deferred tax liabilities, and the relevant expirations of carry forwards. LP believes that the valuation allowances provided are appropriate. If future years' earnings differ from the estimates used to establish these valuation allowances or other objective positive or negative evidence arises, LP may be required to record an adjustment resulting in an impact on tax expense (benefit) for that period.

Certain deferred tax assets as of September 30, 2015 are not recognized in relation to amounts of tax deductions for equity compensation that are greater than the compensation expense recognized for financial reporting. Equity will

be increased by \$16.5 million if and when such deferred tax assets are ultimately realized. LP uses the "with and without" method for determining when excess tax benefits have been realized.

LP and its domestic subsidiaries are subject to U.S. federal income tax as well as income taxes of multiple state jurisdictions. Its foreign subsidiaries are subject to income tax in Canada, Chile, Peru and Brazil. In June 2015, LP finalized its settlement agreement with the U.S. Internal Revenue Service (IRS) regarding its examination of tax years 2007-2009. Accordingly, we recorded a second quarter income tax benefit of \$1.6 million and applied a \$17.1 million tax deposit (previously recorded in Prepaid and other current assets) against the taxes payable plus estimated accrued interest. Primarily as a result of the IRS settlement, LP's liability for unrecognized tax benefits has been reduced as of September 30, 2015 by \$36.2 million from its 2014 balance. U.S. tax years are now closed through 2011, and no examinations are currently in progress.

LP remains subject to U.S. federal examinations of tax years 2012 through 2014, as well as state and local tax examinations for the tax years 2007- 2014. Canadian federal income tax years are closed through 2010, and 2012 - 2013 are currently under audit. Quebec provincial audits have been effectively settled through 2012. Chilean returns for years 2010 - 2012 tax years are under review by the Chilean Tax Office. Brazilian returns for years 2009 - 2014 are subject to audit, but no examinations are currently in progress.

NOTE 8 – TRANSACTIONS WITH AFFILIATES

LP has an equity investment in Abitibi-LP, a manufacturer of I-joists with Resolute Forest Products. LP sells products and raw materials to Abitibi-LP and purchases products for resale from Abitibi-LP. LP eliminates profits on these sales and purchases, to the extent the inventory has not been sold through to third parties, on the basis of its 50% interest. For the quarters ended September 30, 2015 and 2014, LP sold \$2.4 million and \$2.7 million of products to Abitibi-LP and purchased \$15.5 million and \$14.7 million of I-joists from Abitibi-LP. For the nine months ended September 30, 2015 and 2014, LP sold \$6.6 million and \$8.0 million of products to Abitibi-LP and purchased \$39.3 million and \$42.9 million of I-joists from Abitibi-LP. Included in LP's Consolidated Balance Sheets at September 30, 2015 and December 31, 2014 are \$0.8 million and \$0.7 million in accounts receivable and \$0.2 million and \$0.4 million in accounts payable associated with Abitibi-LP.

NOTE 9 - OTHER OPERATING CHARGES AND CREDITS

During the third quarter of 2015, LP recorded a loss of \$1.0 million associated with a marketing settlement with an customer.

During the first quarter of 2015, LP was notified by the Ministry of Forestry in Quebec that LP's forest license associated with an indefinitely curtailed oriented strand board (OSB) mill in Quebec was terminated. Based upon this notification, LP was required to write off the remaining unamortized value associated with this intangible forest license of \$11.6 million.

During the third quarter of 2014, LP recorded a gain of \$0.5 million related to proceeds received from an insurance claim associated with an OSB mill and a loss of \$1.0 million associated with a workers compensation reserve adjustment.

NOTE 10 – LEGAL AND ENVIRONMENTAL MATTERS

Certain environmental matters and legal proceedings are discussed below.

Environmental Matters

LP maintains a reserve for undiscounted estimated environmental loss contingencies. This reserve is primarily for estimated future costs of remediation of hazardous or toxic substances at numerous sites currently or previously owned by the Company. LP's estimates of its environmental loss contingencies are based on various assumptions and judgments, the specific nature of which varies in light of the particular facts and circumstances surrounding each environmental loss contingency. These estimates typically reflect assumptions and judgments as to the probable nature, magnitude and timing of required investigation, remediation and/or monitoring activities and the probable cost of these activities, and in some cases reflect assumptions and judgments as to the obligation or willingness and ability of third parties to bear a proportionate or allocated share of the cost of these activities. Due to the numerous

uncertainties and variables associated with these assumptions and judgments, and the effects of changes in governmental regulation and environmental technologies, both the precision and reliability of the resulting estimates of the related contingencies are subject to substantial uncertainties. LP regularly monitors its estimated exposure to environmental loss contingencies and, as additional information becomes known, may change its estimates significantly. However, no estimate of the range of any such change can be made at this time.

Other Proceedings

LP and its subsidiaries are parties to other legal proceedings. Based on the information currently available, management believes that the resolution of such proceedings will not have a material adverse effect on the financial position, results of operations, cash flows or liquidity of LP.

NOTE 11 – SELECTED SEGMENT DATA

LP operates in four segments: Oriented Strand Board (OSB), Siding, Engineered Wood Products (EWP) and South America. LP's business units have been aggregated into these four segments based upon the similarity of economic characteristics, customers and distribution methods. LP's results of operations are summarized below for each of these segments separately as well as for the "other" category which comprises other products that are not individually significant. Segment information was prepared in accordance with the same accounting principles as those described in Note 1 of the Notes to the financial statements included in LP's Annual Report on Form 10-K for the year ended December 31, 2014.

Dollar amounts in millions	Quarter Ended September 30,		Nine Months Ended September 30,	
	2015	2014	2015	2014
Net sales:				
OSB	\$200.0	\$233.4	\$601.2	\$652.0
Siding	157.8	163.2	495.2	476.4
EWP	74.4	77.3	211.2	215.4
South America	26.8	36.0	101.4	114.5
Other	6.8	8.3	21.5	24.9
Intersegment Sales	(0.9)	) (0.1)	) (0.9)	) (1.9)
	\$464.9	\$518.1	\$1,429.6	\$1,481.3
Operating profit (loss):				
OSB	\$(11.1)	) \$(16.4)	) \$(57.6)	) \$(23.8)
Siding	17.2	20.8	79.3	65.9
EWP	(0.9)	) (0.1)	) (7.3)	) (8.5)
South America	2.4	0.3	6.8	8.5
Other	(0.6)	) (2.4)	) (2.5)	) (4.1)
Other operating charges and credits, net	(1.0)	) (0.5)	) (12.6)	) (1.1)
Gain (loss) on sale or impairment of long-lived assets	(0.9)	) 3.6	(1.5)	) 4.1
General corporate and other expenses, net	(20.5)	) (18.5)	) (65.2)	) (66.5)
Other non-operating income (expense)	(3.7)	) (1.3)	) (5.5)	) (1.8)
Interest income	0.5	0.9	2.9	4.4
Interest expense, net of capitalized interest	(8.4)	) (8.3)	) (23.1)	) (23.4)
Loss from operations before taxes	(27.0)	) (21.9)	) (86.3)	) (46.3)
Benefit for income taxes	(2.4)	) (3.6)	) (7.7)	) (15.9)
Loss from continuing operations	\$(24.6)	) \$(18.3)	) \$(78.6)	) \$(30.4)

NOTE 12 – POTENTIAL IMPAIRMENTS

LP continues to review certain operations and investments for potential impairments. LP's management currently believes it has adequate support for the carrying value of each of these operations and investments based upon the anticipated cash flows that result from estimates of future demand, pricing and production costs assuming certain levels of planned capital expenditures. During the first quarter of 2015, there was an indication of impairment associated with LP's indefinitely curtailed OSB facility in Quebec, Canada. See Note 9 for discussion of the write off of the timber license associated with this facility. LP is currently evaluating various options associated with this mill. Based upon the weighted probability of the future cash flows associated with various options for this facility as of September 30, 2015, no impairment was required. If the weighting of the probabilities changes or the projected cash flow changes from those included in the calculation, LP may be required to record impairments in the future. As of September 30, 2015, the fair value of facilities that have not been indefinitely curtailed are substantially in excess of its carrying value and supports the conclusion that no impairment is necessary for those facilities.

LP also reviews from time to time possible dispositions of various assets in light of current and anticipated economic and industry conditions, its strategic plan and other relevant circumstances. Because a determination to dispose of particular assets can require management to make assumptions regarding the transaction structure of the disposition and to estimate the net sales proceeds, which may be less than previous estimates of undiscounted future net cash flows, LP may be required to record impairment charges in connection with decisions to dispose of assets.

NOTE 13 – DEFINED BENEFIT PENSION PLANS

The following table sets forth the net periodic pension cost for LP's defined benefit pension plans during the quarter and nine months ended September 30, 2015 and 2014. The net periodic pension cost included the following components:

Dollar amounts in millions	Quarter Ended September 30,		Nine Months Ended September 30,	
	2015	2014	2015	2014
Service cost	\$1.0	\$0.9	\$3.1	\$2.8
Interest cost	3.4	3.7	10.2	11.0
Expected return on plan assets	(3.8	) (4.2	) (11.4	) (12.7
Amortization of prior service cost	0.1	—	0.3	—
Amortization of net loss	1.7	1.4	5.2	4.2
Net periodic pension cost	\$2.4	\$1.8	\$7.4	\$5.3
Loss due to settlement	\$0.4	\$—	\$0.4	\$—

During the nine months ended September 30, 2015 and 2014, LP recognized \$7.8 million (inclusive of \$0.4 million settlement loss associated with the retirement of one of LP's executives) and \$5.3 million of pension expense for all of LP's defined benefit pension plans.

During the nine months ended September 30, 2015, LP made \$3.7 million in pension contributions to its defined benefit pension plans. LP expects to contribute between \$2.0 million and \$5.0 million to its defined benefit pension plans in 2015.

NOTE 14 – GUARANTEES AND INDEMNIFICATIONS

LP is a party to contracts in which LP agrees to indemnify third parties for certain liabilities that arise out of or relate to the subject matter of the contract. In some cases, this indemnity extends to liabilities arising out of the negligence of the indemnified parties, but usually excludes any liabilities caused by gross negligence or willful misconduct of the indemnified parties. LP cannot estimate the potential amount of future payments under these agreements until events arise that would trigger the liability. See Note 20 of the notes to the financial statements included in LP's Annual Report on Form 10-K for the year ended December 31, 2014 for further discussion of LP's guarantees and indemnifications.

LP provides warranties on the sale of most of its products and records an accrual for estimated future claims. Such accruals are based upon historical experience and management's estimate of the level of future claims. The activity in warranty reserves for the quarter and nine months ended September 30, 2015 and 2014 are summarized in the following table:

Dollar amounts in millions	Quarter Ended September 30,		Nine Months Ended September 30,	
	2015	2014	2015	2014
Beginning balance	\$25.0	\$24.3	\$31.4	\$29.3
Accrued to expense	2.6	3.2	2.9	3.5
Foreign currency translation	0.8	(0.8)	(0.2)	(0.7)
Payments made	(2.9)	(3.0)	(8.6)	(8.4)
Total warranty reserves	25.5	23.7	25.5	23.7
Current portion of warranty reserves	(10.0)	(12.0)	(10.0)	(12.0)
Long-term portion of warranty reserves	\$15.5	\$11.7	\$15.5	\$11.7

LP continues to monitor warranty and other claims associated with these products and believes as of September 30, 2015 that the reserves associated with these matters are adequate. However, it is possible that additional charges may be required in the future. During the quarter and nine months ended September 30, 2015 and September 30, 2014, LP increased the warranty reserves by \$2.5 million and \$3.0 million associated with discontinued composite decking products. See Note 16 for further disclosure.

The current portion of the warranty reserve is included in the caption "Accounts payable and accrued liabilities" and the long-term portion is included in the caption "Other long-term liabilities" on LP's Consolidated Balance Sheets.

NOTE 15 - OTHER COMPREHENSIVE INCOME

Other comprehensive income activity, net of tax, is provided in the following table for the quarter and nine months ended September 30, 2015:

Dollar amounts in millions	Foreign currency translation adjustments	Pension adjustments	Unrealized gain (loss) on investments	Other	Total
Balance at June 30, 2015	\$(41.6)	\$(96.4)	\$2.6	\$(1.1)	\$(136.5)
Other comprehensive income before reclassifications	(12.0)	1.2	(0.1)	(0.1)	(11.0)
Amounts reclassified from accumulated comprehensive income	—	1.2	—	—	1.2
Net current-period other comprehensive income	(12.0)	2.4	(0.1)	(0.1)	(9.8)
Balance at September 30, 2015	\$(53.6)	\$(94.0)	\$2.5	\$(1.2)	\$(146.3)

Dollar amounts in millions	Foreign currency translation adjustments	Pension adjustments	Unrealized gain (loss) on investments	Other	Total
Balance at December 31, 2014	\$(33.7)	\$(99.0)	\$2.6	\$(1.2)	\$(131.3)
Other comprehensive income before reclassifications	(19.9)	1.7	(0.1)	—	(18.3)
Amounts reclassified from accumulated comprehensive income	—	3.3	—	—	3.3
Net current-period other comprehensive income	(19.9)	5.0	(0.1)	—	(15.0)

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Balance at September 30, 2015 \$(53.6) \$(94.0) \$2.5 \$(1.2) \$(146.3)

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Other comprehensive income activity, net of tax, is provided in the following table for the quarter and nine months ended September 30, 2014:

Dollar amounts in millions	Foreign currency translation adjustments	Pension adjustments	Unrealized gain (loss) on investments	Other	Total
Balance at June 30, 2014	\$(20.3)	\$(68.5)	\$2.5	\$(1.7)	\$(88.0)
Other comprehensive income (loss) before reclassifications	(9.5)	2.6	—	0.1	(6.8)
Amounts reclassified from accumulated comprehensive income	—	(1.3)	—	—	(1.3)
Net current-period other comprehensive income (loss)	(9.5)	1.3	—	0.1	(8.1)
Balance at September 30, 2014	\$(29.8)	\$(67.2)	\$2.5	\$(1.6)	\$(96.1)

Dollar amounts in millions	Foreign currency translation adjustments	Pension adjustments	Unrealized gain (loss) on investments	Other	Total
Balance at December 31, 2013	\$(19.2)	\$(70.3)	\$2.0	\$(1.7)	\$(89.2)
Other comprehensive income (loss) before reclassifications	(10.6)	6.9	0.5	0.1	(3.1)
Amounts reclassified from accumulated comprehensive income	—	(3.8)	—	—	(3.8)
Net current-period other comprehensive income (loss)	(10.6)	3.1	0.5	0.1	(6.9)
Balance at September 30, 2014	\$(29.8)	\$(67.2)	\$2.5	\$(1.6)	\$(96.1)

Reclassifications from accumulated other comprehensive loss for the quarter and nine months ended September 30, 2015 and September 30, 2014 are summarized, in millions of dollars, in the following table:

Details about accumulated other comprehensive income components	Amount reclassified from accumulated comprehensive loss				Affected line item in the statement where net income (loss) is presented
	Quarter Ended September 30, 2015	2014	Nine Months Ended September 30, 2015	2014	
Amortization of defined benefit pension plans					
Prior service cost	\$0.1	\$—	\$0.3	\$—	(a)
Actuarial loss	1.7	1.4	5.2	4.2	(a)
Transition obligation	—	0.4	—	1.1	(a)
	1.8	1.8	5.5	5.3	Total before tax
	0.7	0.5	2.2	1.5	Tax benefit
Total reclassifications	\$1.1	\$1.3	\$3.3	\$3.8	Net of tax

(a) These accumulated other comprehensive loss components are included in the computation of net periodic pension cost, see Note 13 for additional details. The net periodic pension cost is included in Cost of sales and Selling and

administrative expense in the Consolidated Statements of Income.

NOTE 16 - DISCONTINUED OPERATIONS

Over the last several years, LP has adopted and implemented plans to sell selected businesses and assets in order to improve its operating results. For all periods presented, these operations include residual losses of mills divested in past years and associated warranty and other liabilities associated with these operations.

Included in the operating losses of discontinued operations is an increase in warranty reserves associated with discontinued composite decking products of \$2.5 million for the quarter and nine months ended September 30, 2015 and \$3.0 million for the quarter and nine months ended September 30, 2014.

NOTE 17 - RECENT AND PROSPECTIVE ACCOUNTING PRONOUNCEMENTS

In April 2015, the Financial Accounting Standard Board issued ASU No. 2015-03, Interest - Imputation of Interest (Subtopic 835-30): Simplifying the Presentation of Debt Issuance Costs. The amendments in this ASU require that debt issuance costs related to a recognized debt liability be presented in the balance sheet as a direct deduction from the carrying amount of that debt liability, consistent with debt discounts. ASU 2015-03 is effective for annual reporting periods beginning after December 15, 2015, including interim periods within the reporting periods and it applied retrospectively. Early adoption is permitted for financial statements that have not been previously issued. LP early adopted this standard as of June 30, 2015. Prior to ASU 2015-03, deferred debt costs were reported on the balance sheet as assets and amortized as interest expense. The Consolidated Balance Sheet as of December 31, 2014 has been adjusted to apply the change in accounting principle retrospectively. There is no effect on the income statement as a result of the change in accounting principle. Debt issuance costs of \$4.7 million previously reported as assets on the Consolidated Balance Sheet as of December 31, 2014 have been reclassified as a direct deduction from the carrying amount of the related debt liability.

In May 2014, the Financial Accounting Standards Board (FASB) issued Accounting Standards Update (ASU) 2014-09, Revenue from Contracts with Customers (Topic 606), which supersedes the revenue recognition requirements in Accounting Standards Codification ("ASC") 605, Revenue Recognition. The new revenue recognition standard requires entities to recognize revenue in a way that depicts the transfer of promised goods or services to customers in an amount that reflects the consideration to which the entity expects to be entitled to in exchange for those goods or services. The ASU 2014-09 will replace most existing revenue recognition guidance in U.S. GAAP when it becomes effective. The new standard is effective on January 1, 2018. LP is currently evaluating the effect that adopting this new accounting guidance will have on its consolidated results of operations and financial position.

In July 2015, the FASB issued ASU 2015-11, which requires entities to measure most inventory "at the lower of cost and net realizable value," thereby simplifying the current guidance under which an entity must measure inventory at the lower of cost of market. LP currently values all inventory at the lower of cost of market. The ASU will not apply to inventories that are measured by using the last-in, first out (LIFO), which is the method that LP currently uses for a minor portion of its log inventories. The remaining inventories are valued using first-in, first out or average cost. This ASU is effective prospectively for annual periods beginning after December 15, 2016 and interim periods therein. LP is currently evaluating the effect that adopting this new accounting guidance will have on its consolidated results of operations and financial position.

In September 2015, the FASB issued ASU 2015-16, Simplifying the Accounting for Measurement-Period Adjustments, as part of its simplification initiative. The new standard requires an acquirer to recognize adjustments to provisional amounts that are identified during the measurement period in the reporting period in which the adjustment amounts are determined. The ASU also requires the acquirer to present separately on the face of the income statement, or disclose in the notes, the portion of the amount recorded in current-period earnings by line item that would have been recorded in previous reporting periods if the adjustment to the provisional amounts had been recognized as of the

acquisition date. This ASU is effective prospectively for annual periods beginning after December 15, 2015 and interim periods therein.

Item 2. Management's Discussion and Analysis of Financial Condition and Results of Operations

GENERAL

Our products are used primarily in new home construction, repair and remodeling, and manufactured housing. We also market and sell our products in light industrial and commercial construction and we have a modest export business. Our manufacturing facilities are primarily located in the U.S. and Canada, but we also operate two facilities in Chile and one facility in Brazil.

To serve our markets, we operate in four segments: Oriented Strand Board (OSB), Siding, Engineered Wood Products (EWP) and South America.

Demand for our products correlates to a significant degree to the level of residential construction activity in North America, which historically has been characterized by significant cyclicality. For the third quarter and first nine months of 2015, the U.S. Department of Census reported that U.S. single and multi-family housing starts were 13% higher than for the third quarter of 2014 and 12% higher than the comparable nine month period. OSB is sold as a commodity for which sales prices fluctuate daily based on market factors over which we have little or no control. We cannot predict whether the prices of our OSB products will remain at current levels or increase or decrease in the future. OSB prices (NC 7/16"), as reported by Random Lengths, were 7% lower for the third quarter of 2015 and 10% lower for the first nine months of 2015 compared to the corresponding periods of 2014.

For additional factors affecting our results, refer to the Management Discussion and Analysis overview contained in our Annual Report on Form 10-K for the year ended December 31, 2014 and to "About Forward-Looking Statements" and "Risk Factors" in this report.

CRITICAL ACCOUNTING POLICIES AND SIGNIFICANT ESTIMATES

Presented in Note 1 of the Notes to the financial statements included in LP's Annual Report on Form 10-K for the year ended December 31, 2014 is a discussion of our significant accounting policies and significant accounting estimates and judgments. Throughout the preparation of the financial statements, we employ significant judgments in the application of accounting principles and methods. These judgments are primarily related to the assumptions used to arrive at various estimates. For 2015, these significant accounting estimates and judgments include:

Legal Contingencies. Our estimates of loss contingencies for legal proceedings are based on various judgments and assumptions regarding the potential resolution or disposition of the underlying claims and associated costs. In making judgments and assumptions regarding legal contingencies for ongoing class action settlements, we consider, among other things, discernible trends in the rate of claims asserted and related damage estimates and information obtained through consultation with statisticians and economists, including statistical analysis of potential outcomes based on experience to date and the experience of third parties who have been subject to product-related claims judged to be comparable. Due to the numerous variables associated with these judgments and assumptions, both the precision and reliability of the resulting estimates of the related loss contingencies are subject to substantial uncertainties. We regularly monitor our estimated exposure to these contingencies and, as additional information becomes known, may change our estimates significantly.

Environmental Contingencies. Our estimates of loss contingencies for environmental matters are based on various judgments and assumptions. These estimates typically reflect judgments and assumptions relating to the probable nature, magnitude and timing of required investigation, remediation and/or monitoring activities and the probable cost of these activities, and in some cases reflect judgments and assumptions relating to the obligation or willingness and ability of third parties to bear a proportionate or allocated share of the cost of these activities, including third parties who purchased assets from us subject to environmental liabilities. We consider the ability of third parties to pay their apportioned cost when developing our estimates. In making these judgments and assumptions related to the development of our loss contingencies, we consider, among other things, the activity to date at particular sites, information obtained through consultation with applicable regulatory authorities and third-party consultants and contractors and our historical experience at other sites that are judged to be comparable. Due to the numerous variables associated with these judgments and assumptions, and the effects of changes in governmental regulation and environmental technologies, both the precision and reliability of the resulting estimates of the related

contingencies are subject to substantial uncertainties. We regularly monitor our estimated exposure to environmental loss contingencies and, as additional information becomes known, may change our estimates significantly. At September 30, 2015, we excluded from our estimates approximately \$2.4 million of potential environmental liabilities that we estimate will be allocated to third parties pursuant to existing and anticipated future cost sharing arrangements.

Impairment of Long-Lived Assets. We review the long-lived assets held and used by us (primarily property, plant and equipment and timber and timberlands) for impairment when events or changes in circumstances indicate that the carrying amount of assets may not be recoverable. We consider the necessity of undertaking such a review at least quarterly, and also when certain events or changes in circumstances occur. Events and changes in circumstances that may necessitate such a review include, but are not limited to: a significant decrease in the market price of a long-lived asset or group of long-lived assets; a significant adverse change in the extent or manner in which a long-lived asset or group of long-lived assets is being used or in its physical condition; a significant adverse change in legal factors or in the business climate that could affect the value of a long-lived asset or group of long-lived assets, including an adverse action or assessment by a regulator; an accumulation of costs significantly in excess of the amount originally expected for the acquisition or construction of a long-lived asset or group of long-lived assets; current-period operating or cash flow loss combined with a history of operating or cash flow losses or a projection or forecast that demonstrates continuing losses associated with the use of a long-lived asset or group of long-lived assets; and current expectation that, more likely than not, a long-lived asset or group of long-lived assets will be sold or otherwise disposed of significantly before the end of its previously estimated useful life. Identifying these events and changes in circumstances, and assessing their impact on the appropriate valuation of the affected assets under accounting principles generally accepted in the U.S. (GAAP), requires us to make judgments, assumptions and estimates. In general, for assets held and used in our operations, impairments are recognized when the carrying amount of the long-lived asset or groups of long-lived assets is not recoverable and exceeds the fair value of the asset or group of assets. The carrying amount of a long-lived asset or groups of long-lived assets is not recoverable if it exceeds the sum of the undiscounted cash flows expected to result from the use and eventual disposition of the assets or group of assets. The key assumptions in estimating these cash flows relate to future production volumes, pricing of commodity or specialty products and future estimates of expenses to be incurred as reflected in our long-range internal planning models. Our assumptions regarding pricing are based upon the average pricing over the commodity cycle (generally five years) due to the inherent volatility of commodity product pricing, and reflect our assessment of information gathered from industry research firms, research reports published by investment analysts and other published forecasts. Our assumptions regarding expenses reflect our expectation that we will continue to reduce production costs to offset inflationary impacts.

When impairment is indicated for assets held and used in our operations, the book values of the affected assets are written down to their estimated fair value, which is generally based upon discounted future cash flows associated with the affected assets. When impairment is indicated for assets to be disposed of, the book values of the affected assets are written down to their estimated fair value, less estimated selling costs. Consequently, a determination to dispose of particular assets can require us to estimate the net sales proceeds expected to be realized upon such disposition, which may be less than the estimated undiscounted future net cash flows associated with such assets prior to such determination, and thus require an impairment charge. In situations where we have experience in selling assets of a similar nature, we may estimate net sales proceeds on the basis of that experience. In other situations, we hire independent appraisers to estimate net sales proceeds.

Due to the numerous variables associated with our judgments and assumptions relating to the valuation of assets in these circumstances, and the effects of changes in circumstances affecting these valuations, both the precision and reliability of the resulting estimates of the related impairment charges are subject to substantial uncertainties and, as additional information becomes known, we may change our estimates significantly.

Income Taxes. The determination of the provision for income taxes, and the resulting current and deferred tax assets and liabilities, involves significant management judgment, and is based upon information and estimates available to management at the time of such determination. The final income tax liability to any taxing jurisdiction with respect to any calendar year will ultimately be determined long after our financial statements have been published for that

year. We maintain reserves for known estimated tax exposures in federal, state and international jurisdictions; however, actual results may differ materially from our estimates.

Judgment is also applied in determining whether deferred tax assets will be realized in full or in part. When we consider it to be more likely than not that all or some portion of a deferred tax asset will not be realized, a valuation allowance is established for the amount of the deferred tax asset that is estimated not to be realizable. As of September 30, 2015, we had established valuation allowances against certain deferred tax assets, primarily related to Canadian and state carryovers of net operating losses, credits and capital losses. We have not established valuation allowances against other deferred tax assets based upon our review of the evidence supporting their realization. Accordingly, changes in facts or circumstances affecting the likelihood of realizing a deferred tax asset could result in the need to record additional valuation allowances.

Pension Plans. Most of our U.S. employees and many of our Canadian employees participate in defined benefit pension plans sponsored by LP. We account for the consequences of our sponsorship of these plans in accordance with GAAP, which requires us to make actuarial assumptions that are used to calculate the related assets, liabilities and expenses recorded in our financial statements. While we believe we have a reasonable basis for these assumptions, which include assumptions regarding long-term rates of return on plan assets, life expectancies, rates of increase in salary levels, rates at which future values should be discounted to determine present values and other matters, the amounts of our pension related assets, liabilities and expenses recorded in our financial statements would differ if we used other assumptions.

Warranty Obligations. Customers are provided with a limited warranty against certain defects associated with our products for periods of up to fifty years. We estimate the costs to be incurred under these warranties and record a liability in the amount of such costs at the time product revenue is recognized. Factors that affect our warranty liability include the historical and anticipated rates of warranty claims and the cost of resolving such claims. We periodically assess the adequacy of our recorded warranty liability for each product and adjust the amounts as necessary. While we believe we have a reasonable basis for these assumptions, actual warranty costs in the future could differ from our estimates.

NON-GAAP FINANCIAL MEASURES

In evaluating our business, we utilize several non-GAAP financial measures. A non-GAAP financial measure is generally defined by the SEC as one that purports to measure historical or future financial performance, financial position or cash flows, but excludes or includes amounts that would not be so excluded or included under applicable GAAP guidance. In this report on Form 10-Q, we disclose earnings (loss) before interest expense, taxes, depreciation and amortization (EBITDA) which is a non-GAAP financial measure. Additionally, we disclose "Adjusted EBITDA" which further adjusts EBITDA to exclude stock-based compensation expense, (gain) loss on sales or impairment of long-lived assets, other operating charges and credits, net, certain acquisition-related expenses, depreciation included in equity in (income) loss of unconsolidated affiliates and investment income. Neither EBITDA nor Adjusted EBITDA is a substitute for the GAAP measures of net income or operating cash flows or for any other GAAP measures of operating performance or liquidity.

We have included EBITDA and Adjusted EBITDA in this report on Form 10-Q because we use them as important supplemental measures of our performance and believe that they are frequently used by securities analysts, investors and other interested persons in the evaluation of companies in our industry, some of which present EBITDA when reporting their results. We use EBITDA and Adjusted EBITDA to evaluate our performance as compared to other companies in our industry that have different financing and capital structures and/or tax rates. It should be noted that companies calculate EBITDA and Adjusted EBITDA differently and, therefore, our EBITDA and Adjusted EBITDA measures may not be comparable to EBITDA and Adjusted EBITDA reported by other companies. Our EBITDA and Adjusted EBITDA measures have material limitations as performance measures because they exclude interest expense, income tax (benefit) expense, depreciation and amortization and other costs and expenses, which are necessary to operate our business or which we otherwise incurred or experienced in connection with the operation of our business.

The following table represents significant items by operating segment and reconciles net income (loss) to Adjusted EBITDA for the quarter and nine months ended September 30, 2015 and 2014:

Three Months Ended September 30, 2015 (Dollar amounts in millions)	OSB	Siding	EWP	South America	Other	Corporate	Total
Sales	\$200.0	\$157.8	\$74.4	\$26.8	\$6.8	\$(0.9)	\$464.9
Depreciation and amortization	14.6	5.0	3.3	2.0	0.4	0.6	25.9
Cost of sales and selling and administrative	196.5	135.6	74.0	22.4	7.0	19.0	454.5
Gain on sale or impairment of long lived assets	—	—	—	—	—	0.9	0.9
Other operating credits and charges, net	—	—	—	—	—	1.0	1.0
Total operating costs	211.1	140.6	77.3	24.4	7.4	21.5	482.3
Income (loss) from operations	(11.1)	17.2	(2.9)	2.4	(0.6)	(22.4)	(17.4)
Total non-operating expense	—	—	—	—	—	(11.6)	(11.6)
Income (loss) before income taxes and equity in income of unconsolidated affiliates	(11.1)	17.2	(2.9)	2.4	(0.6)	(34.0)	(29.0)
Income tax provision	—	—	—	—	—	(2.4)	(2.4)
Equity in income of unconsolidated affiliates	—	—	(2.0)	—	—	—	(2.0)
Income (loss) from continuing operations	\$(11.1)	\$17.2	\$(0.9)	\$2.4	\$(0.6)	\$(31.6)	\$(24.6)
Reconciliation of income (loss) from continuing operations to Adjusted EBITDA							
Income (loss) from continuing operations	\$(11.1)	\$17.2	\$(0.9)	\$2.4	\$(0.6)	\$(31.6)	\$(24.6)
Income tax benefit	—	—	—	—	—	(2.4)	(2.4)
Interest expense, net of capitalized interest	—	—	—	—	—	8.4	8.4
Depreciation and amortization	14.6	5.0	3.3	2.0	0.4	0.6	25.9
EBITDA	3.5	22.2	2.4	4.4	(0.2)	(25.0)	7.3
Stock based compensation expense	0.4	0.1	0.1	—	—	1.7	2.3
Gain on sale or impairment of long lived assets	—	—	—	—	—	0.9	0.9
Investment income	—	—	—	—	—	(0.5)	(0.5)
Other operating credits and charges, net	—	—	—	—	—	1.0	1.0
Adjusted EBITDA	\$3.9	\$22.3	\$2.5	\$4.4	\$(0.2)	\$(21.9)	\$11.0

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Three Months Ended September 30, 2014 (Dollar amounts in millions)	OSB	Siding	EWP	South America	Other	Corporate	Total
Sales	\$233.4	\$163.2	\$77.3	\$36.0	\$8.3	\$(0.1)	\$518.1
Depreciation and amortization	15.4	4.5	4.0	2.0	0.2	0.8	26.9
Cost of sales and selling and administrative	234.4	137.9	74.8	33.7	10.5	17.6	508.9
Loss on sale or impairment of long lived assets	—	—	—	—	—	(3.6)	(3.6)
Other operating credits and charges, net	—	—	—	—	—	0.5	0.5
Total operating costs	249.8	142.4	78.8	35.7	10.7	15.3	532.7
Income (loss) from operations	(16.4)	20.8	(1.5)	0.3	(2.4)	(15.4)	(14.6)
Total non-operating expense	—	—	—	—	—	(8.7)	(8.7)
Income (loss) before income taxes and equity in (income) loss of unconsolidated affiliates	(16.4)	20.8	(1.5)	0.3	(2.4)	(24.1)	(23.3)
Benefit for income taxes	—	—	—	—	—	(3.6)	(3.6)
Equity in (income) loss of unconsolidated affiliates	—	—	(1.4)	—	—	—	(1.4)
Income (loss) from continuing operations	\$(16.4)	\$20.8	\$(0.1)	\$0.3	\$(2.4)	\$(20.5)	\$(18.3)
Reconciliation of net income (loss) to Adjusted EBITDA							
Net income (loss)	\$(16.4)	\$20.8	\$(0.1)	\$0.3	\$(2.4)	\$(20.5)	\$(18.3)
Benefit for income taxes	—	—	—	—	—	(3.6)	(3.6)
Interest expense, net of capitalized interest	—	—	—	—	—	8.3	8.3
Depreciation and amortization	15.4	4.5	4.0	2.0	0.2	0.8	26.9
EBITDA	(1.0)	25.3	3.9	2.3	(2.2)	(15.0)	13.3
Stock based compensation expense	0.2	0.2	0.1	—	—	1.9	2.4
Loss on sale or impairment of long lived assets	—	—	—	—	—	(3.6)	(3.6)
Investment income	—	—	—	—	—	(0.9)	(0.9)
Other operating credits and charges, net	—	—	—	—	—	0.5	0.5
Expenses associated with proposed acquisition of Ainsworth Lumber Co. Ltd.	—	—	—	—	—	(0.1)	(0.1)
Adjusted EBITDA from continuing operations	\$(0.8)	\$25.5	\$4.0	\$2.3	\$(2.2)	\$(17.2)	\$11.6

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Nine Months Ended September 30, 2015 (Dollar amounts in millions)	OSB	Siding	EWP	South America	Other	Corporate	Total
Sales	\$601.2	\$495.2	\$211.2	\$101.4	\$21.5	\$(0.9)	\$1,429.6
Depreciation and amortization	43.6	15.1	9.6	6.2	1.3	2.1	77.9
Cost of sales and selling and administrative	615.2	400.8	213.0	88.4	22.7	62.2	1,402.3
Gain on sale or impairment of long lived assets	—	—	—	—	—	1.5	1.5
Other operating credits and charges, net	—	—	—	—	—	12.6	12.6
Total operating costs	658.8	415.9	222.6	94.6	24.0	78.4	1,494.3
Income (loss) from operations	(57.6)	79.3	(11.4)	6.8	(2.5)	(79.3)	(64.7)
Total non-operating expense	—	—	—	—	—	(25.7)	(25.7)
Income (loss) before income taxes and equity in income of unconsolidated affiliates	(57.6)	79.3	(11.4)	6.8	(2.5)	(105.0)	(90.4)
Income tax benefit	—	—	—	—	—	(7.7)	(7.7)
Equity in income of unconsolidated affiliates	—	—	(4.1)	—	—	—	(4.1)
Income (loss) from continuing operations	\$(57.6)	\$79.3	\$(7.3)	\$6.8	\$(2.5)	\$(97.3)	\$(78.6)
Reconciliation of income (loss) from continuing operations to Adjusted EBITDA							
Net income (loss)	\$(57.6)	\$79.3	\$(7.3)	\$6.8	\$(2.5)	\$(97.3)	\$(78.6)
Income tax benefit	—	—	—	—	—	(7.7)	(7.7)
Interest expense, net of capitalized interest	—	—	—	—	—	23.1	23.1
Depreciation and amortization	43.6	15.1	9.6	6.2	1.3	2.1	77.9
EBITDA from continuing operations	(14.0)	94.4	2.3	13.0	(1.2)	(79.8)	14.7
Stock based compensation expense	0.8	0.6	0.4	—	—	5.6	7.4
Gain on sale or impairment of long lived assets	—	—	—	—	—	1.5	1.5
Investment income	—	—	—	—	—	(2.9)	(2.9)
Other operating credits and charges, net	—	—	—	—	—	12.6	12.6
Adjusted EBITDA from continuing operations	\$(13.2)	\$95.0	\$2.7	\$13.0	\$(1.2)	\$(63.0)	\$33.3

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Nine Months Ended September 30, 2014 (Dollar amounts in millions)	OSB	Siding	EWP	South America	Other	Corporate	Total
Sales	\$652.0	\$476.4	\$215.4	\$114.5	\$24.9	\$(1.9)	\$1,481.3
Depreciation and amortization	42.5	13.0	12.0	6.9	0.7	2.3	77.4
Cost of sales and selling and administrative	633.3	397.5	215.1	99.1	28.3	62.3	1,435.6
Gain on sale or impairment of long lived assets	—	—	—	—	—	(4.1)	(4.1)
Other operating credits and charges, net	—	—	—	—	—	1.1	1.1
Total operating costs	675.8	410.5	227.1	106.0	29.0	61.6	1,510.0
Income (loss) from operations	(23.8)	65.9	(11.7)	8.5	(4.1)	(63.5)	(28.7)
Total non-operating expense	—	—	—	—	—	(20.8)	(20.8)
Income (loss) before income taxes and equity in income of unconsolidated affiliates	(23.8)	65.9	(11.7)	8.5	(4.1)	(84.3)	(49.5)
Income tax benefit	—	—	—	—	—	(15.9)	(15.9)
Equity in income of unconsolidated affiliates	—	—	(3.2)	—	—	—	(3.2)
Income (loss) from continuing operations	\$(23.8)	\$65.9	\$(8.5)	\$8.5	\$(4.1)	\$(68.4)	\$(30.4)
Reconciliation of income (loss) from continuing operations to Adjusted EBITDA from continuing operations							
Income (loss) from continuing operations	\$(23.8)	\$65.9	\$(8.5)	\$8.5	\$(4.1)	\$(68.4)	\$(30.4)
Income tax benefit	—	—	—	—	—	(15.9)	(15.9)
Interest expense, net of capitalized interest	—	—	—	—	—	23.4	23.4
Depreciation and amortization	42.5	13.0	12.0	6.9	0.7	2.3	77.4
EBITDA from continuing operations	18.7	78.9	3.5	15.4	(3.4)	(58.6)	54.5
Stock based compensation expense	0.7	0.5	0.4	—	—	5.3	6.9
Gain on sale or impairment of long lived assets	—	—	—	—	—	(4.1)	(4.1)
Investment income	—	—	—	—	—	(4.4)	(4.4)
Expenses associated with proposed acquisition of Ainsworth Lumber Co. Ltd.	—	—	—	—	—	6.8	6.8
Other operating credits and charges, net	—	—	—	—	—	1.1	1.1
Depreciation included in equity in (income) loss of unconsolidated affiliates	—	—	0.1	—	—	—	0.1
Adjusted EBITDA from continuing operations	\$19.4	\$79.4	\$4.0	\$15.4	\$(3.4)	\$(53.9)	\$60.9

RESULTS OF OPERATIONS

(Dollar amounts in millions, except per share amounts)

Our net loss for the third quarter of 2015 was \$26.5 million, or \$0.19 per diluted share, on sales of \$464.9 million, compared to a net loss for the third quarter of 2014 of \$20.4 million, or \$0.14 per diluted share, on sales of \$518.1 million. For the third quarter of 2015, loss from continuing operations was \$24.6 million, or \$0.17 per diluted share, compared to loss from continuing operations of \$18.3 million, or \$0.13 per diluted share, for the third quarter of 2014. Reductions in OSB pricing had a negative impact of \$17.5 million for the third quarter on both operating results and adjusted EBITDA .

Our net loss for the first nine months of 2015 was \$80.5 million, or \$0.57 per diluted share, on sales of \$1.4 billion, compared to net loss for the first nine months of 2014 of \$32.5 million, or \$0.23 per diluted share, on sales of \$1.5 billion. For the first nine months of 2015, loss from continuing operations was \$78.6 million, or \$0.55 per diluted

share, compared to a loss of \$30.4 million, or \$0.22 per diluted share for the first nine months of 2014. Reductions in OSB pricing had a negative impact of \$80.7 million for the first nine months of 2015 on both operating results and adjusted EBITDA .

Our results of operations for each of our segments are discussed below as well as for the “other” category, which comprises products that are not individually significant.

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OSB

Our OSB segment manufactures and distributes commodity and value-added OSB structural panels. Segment sales, operating income, and Adjusted EBITDA for this segment are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
Net sales	\$200.0	\$233.4	(14.3)%	\$601.2	\$652.0	(8)%
Operating income (loss)	(11.1)	(16.4)	32.3 %	(57.6)	(23.8)	(142)%
Adjusted EBITDA	3.9	(0.8)	NM	(13.2)	19.4	NM

Percent changes in average sales prices and unit shipments for the quarter and nine months ended September 30, 2015 compared to the quarter and nine months ended September 30, 2014 are as follows:

	Quarter Ended September 30, 2015 versus 2014		Nine Months Ended September 30, 2015 versus 2014	
	Average Net Selling Price	Unit Shipments	Average Net Selling Price	Unit Shipments
OSB	(7)%	(9)%	(12)%	4 %

For the quarter and nine months ended September 30, 2015, OSB prices decreased as compared to the corresponding periods in 2014. The decline in OSB prices was likely due to lower housing demand than forecasted and continued supply available in the market. The decrease in selling price unfavorably impacted operating results and Adjusted EBITDA from continuing operations by approximately \$15.9 million for the quarter and \$80.8 million for the nine months ended September 30, 2015 as compared to the same periods in 2014. Offsetting the reduction in sales price was a reduction in raw material costs related to petroleum based raw materials as well as the positive impact of the Canadian currency exchange rate on the costs incurred by our Canadian operations as compared to the same corresponding periods in the prior year. The reduction in volume is related to LP's decision to convert Swan Valley OSB mill to a siding facility. This conversion began in the third quarter of 2015.

SIDING

Our siding segment produces and markets wood-based siding and related accessories and minor amounts of OSB. Segment sales, operating income and Adjusted EBITDA for this segment are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
Net sales	\$157.8	\$163.2	(3)%	\$495.2	\$476.4	4 %
Operating income	17.2	20.8	(17)%	79.3	65.9	20 %
Adjusted EBITDA	22.3	25.5	(13)%	95.0	79.4	20 %

Sales in this segment by product line are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
SmartSide Siding	\$137.3	\$147.5	(7)%	\$446.8	\$424.6	5 %
Commodity OSB	8.3	0.3	NM	8.3	9.1	(9)%
CanExel siding	10.5	13.5	(22)%	33.5	37.6	(11)%
Other	1.7	1.9	(11)%	6.6	5.1	29 %
Total	\$157.8	\$163.2	(3)%	\$495.2	\$476.4	4 %

Percent changes in average sales prices and unit shipments for the quarter and nine months ended September 30, 2015 compared to the quarter and nine months ended September 30, 2014 are as follows:

	Quarter Ended September 30, 2015 versus 2014			Nine Months Ended September 30, 2015 versus 2014				
	Average Net Selling Price	Unit Shipments		Average Net Selling Price	Unit Shipments			
SmartSide Siding	6	% (14	)%	6	% (1)%	
CanExel siding	(12)%	(14)%	(6)%	(8)%
OSB	(20)%	NM	(19)%	16	%	

For the quarter ended September 30, 2015 compared to the corresponding period in 2014, sales volumes decreased in our SmartSide siding line due to customers re-balancing their inventories and impacts of weather and labor shortages which slowed housing completions. For the nine month period ended September 30, 2015, sales volumes were flat with the prior year in our SmartSide siding line. Sales prices in our SmartSide siding product line for the quarter and nine month period ended September 30, 2015 as compared to the corresponding periods in 2014 were higher due to a price increase as well as changes in product mix.

For CanExel, sales volumes decreased in the third quarter of 2015 and the first nine months of 2015 as compared to the corresponding periods in 2014 due to decreased demand primarily in Europe due to the discontinuation of certain pre-finished colored siding products. Sales prices were lower for the third quarter of 2015 and for the first nine months 2015 as compared to the corresponding periods in 2014 due to the impact of the Canadian dollar weakening as these sales are generally denominated in Canadian dollars. Based upon Canadian dollar selling prices, prices were 11% higher for the third quarter of 2015 and 12% higher in the first nine months of 2015 due to a price increase as well as changes in product mix.

During the third quarter of 2015, we started the conversion of our Swan Valley OSB mill to a Smart Side mill. During a majority of the quarter, this mill was not operational. It is estimated that the expenses incurred at the Swan Valley facility during the third quarter related to the conversion were appropriately \$4.5 million.

Overall, the decline in our siding segment for the third quarter of 2015 compared to the same period in 2014 was primarily due to costs associated with the conversion of the Swan Valley OSB mill, lower sales volumes and higher wood costs in our SmartSide product line. These costs were offset by reductions in petroleum based raw material costs. The improvements in operating results for our siding segment for the nine month period ended September 30, 2015 compared to the same period in 2014 was primarily due to increased volume of our SmartSide siding sales and reductions in petroleum-based raw material costs, which were offset by higher log costs, the costs of the Swan Valley facility conversion and increased sales and marketing costs.

EWP

Our engineered wood products (EWP) segment manufactures and distributes laminated veneer lumber (LVL), I-Joists, laminated strand lumber (LSL) and other related products. This segment also includes the sale of I-Joist and LVL products produced by Abitibi-LP or under a sales arrangement with a third party producer and OSB that is produced at our Houlton, Maine LSL operation.

Segment sales, operating losses and Adjusted EBITDA for this segment are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
Net sales	\$74.4	\$77.3	(4)%	\$211.2	\$215.4	(2)%
Operating loss	(0.9)	(0.1)	NM	(7.3)	(8.5)	14 %
Adjusted EBITDA	2.5	4.0	(38)%	2.7	4.0	(33)%

Sales in this segment by product line are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
LVL/LSL	\$39.6	\$41.8	(5)%	\$114.1	112.3	2 %
I-Joist	27.9	27.5	1 %	74.9	78.9	(5)%
OSB	2.5	1.6	56 %	7.5	6.5	15 %
Related products	4.4	6.4	(31)%	14.7	17.7	(17)%
Total	\$74.4	\$77.3	(4)%	\$211.2	\$215.4	(2)%

Percent changes in average sales prices and unit shipments for the quarter and nine months ended September 30, 2015 compared to the quarter and nine months ended September 30, 2014 are as follows:

	Quarter Ended September 30, 2015 versus 2014			Nine Months Ended September 30, 2015 versus 2014		
	Average Net Selling Price	Unit Shipments		Average Net Selling Price	Unit Shipments	
LVL/LSL	(1)%	(3)%	—	%	3 %	%
I-Joist	(1)%	5 %	2	%	(5)%	%
OSB	26 %	27 %	38	%	(12)%	%

For the quarter ended September 30, 2015 as compared to the comparable period of 2014, sales volumes of I-joists increased from the comparable prior year quarter with lower sales for the nine months period. For the quarter ended September 30, 2015 as compared to the comparable period of 2014, sales volumes of LVL/LSL declined while increasing for the nine month period. Sales prices for LVL/LSL and I-Joist declined due to changes in product mix with individual prices remaining flat for the quarter and nine month period ended September 30, 2015 as compared to the corresponding periods of 2014. OSB sales volume increased for the quarter and decreased for the nine month periods ended September 30, 2015 as compared to the corresponding periods in 2014 due to changes in product mix which resulted in a higher sales realization in the periods. The impact of the change in OSB pricing associated with the EWP segment was an increase of \$0.5 million for the third quarter of 2015 and \$2.1 million for the nine months ended September 30, 2015 as compared to the corresponding periods of 2014.

Our focus in the EWP segment continues to be on reductions in conversion costs, better geographic manufacturing and distribution, and maintaining key customer relationships. Included in this segment is a plywood operation, which produces plywood as a by-product from the LVL production process.

For the nine months ended September 30, 2015, compared to the same period in 2014, results of operations improved due to better OSB mix.

SOUTH AMERICA

Our South America segment manufactures and distributes OSB panels and siding products in South America and selected export markets. This segment operates in two countries, Chile and Brazil.

Segment sales, operating income and Adjusted EBITDA for this segment are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
Net sales	\$26.8	\$36.0	(26)%	\$101.4	\$114.5	(11)%
Operating income	2.4	0.3	700 %	6.8	8.5	(20)%
Adjusted EBITDA	4.4	2.3	91 %	13.0	15.4	(16)%

Sales in this segment by production location were as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
Chile	\$19.3	\$20.3	(5)%	\$70.0	\$66.3	6%
Brazil	7.5	15.7	(52)%	31.4	48.2	(35)%
Total	\$26.8	\$36.0	(26)%	\$101.4	\$114.5	(11)%

Percent changes in average sales prices and unit shipments for the quarter and nine months ended September 30, 2015 compared to the quarter and nine months ended September 30, 2014 are as follows:

	Quarter Ended September 30, 2015 versus 2014			Nine Months Ended September 30, 2015 versus 2014		
	Average Net Selling Price	Unit Shipments		Average Net Selling Price	Unit Shipments	
Chile	(15)%	13%		(11)%	20%	
Brazil	(23)%	(4)%		(21)%	(15)%	

For the quarter and nine month periods ended September 30, 2015, compared to the same periods in 2014, sales volumes in Chile increased due to higher demand due to improved housing activity. Sales volumes in Brazil decreased in the third quarter and nine months ended September 30, 2015, compared to the same periods in 2014, due to reduced demand associated with an economic recession slightly offset by higher exports.

Sales prices in Chile and Brazil declined for the third quarter and nine month periods ended September 30, 2015 as compared to the corresponding periods in 2014 due to the impact of the fluctuations in the Chilean peso and Brazil real relative to the U.S. dollar as a majority of these sales are in local markets. Local currency selling prices in Chile were flat for the quarter and increased 1% for the quarter and nine month period ended September 30, 2015 as compared to the corresponding periods of 2014 and in Brazil local currency prices increased by 21% and 9% for the third quarter and first nine months of 2015.

OTHER PRODUCTS

Our other products segment includes our remaining timber and timberlands and related operations, trucking operations and other minor products, services and closed operations which are not classified as discontinued operations.

Segment sales, operating losses and Adjusted EBITDA for this category are as follows:

	Quarter Ended September 30,			Nine Months Ended September 30,		
	2015	2014	Change	2015	2014	Change
Net sales	\$6.8	\$8.3	(18)%	\$21.5	\$24.9	(14)%
Operating losses	(0.6)	(2.4)	75%	(2.5)	(4.1)	39%
Adjusted EBITDA	(0.2)	(2.2)	91%	(1.2)	(3.4)	65%

GENERAL CORPORATE AND OTHER EXPENSE, NET

For the quarter ended September 30, 2015 compared to the same period in 2014, general corporate expenses increased 11% primarily due to management incentive accruals as well as costs associated with growth and innovation activities. For the nine month period ended September 30, 2015, compared to the same period in 2014, general corporate expenses decreased by 2%, primarily due to the elimination of costs associated with the efforts to acquire Ainsworth Lumber Co. Ltd. offset by continued work on corporate initiatives. General corporate and other expenses primarily consist of corporate overhead such as wages and benefits, professional fees, insurance and other expenses for corporate functions including certain executive officers, public company costs, information technology, financial services, environmental and safety, legal, supply management, human resources and other corporate functions.

NON-OPERATING INCOME AND EXPENSE

Components of non-operating income and expense are as follows:

Dollar amounts in millions	Quarter Ended September 30,		Nine Months Ended September 30,	
	2015	2014	2015	2014
Investment income	\$1.1	\$1.1	\$3.5	\$4.3
SERP market adjustments	(0.6	) (0.2	) (0.6	) 0.1
Investment income	0.5	0.9	2.9	4.4
Interest expense	(9.0	) (8.1	) (23.7	) (23.7
Amortization of debt charges	(0.3	) (0.3	) (0.9	) (0.8
Capitalized interest	0.9	0.1	1.5	1.1
Interest expense, net of capitalized interest	(8.4	) (8.3	) (23.1	) (23.4
Foreign currency gain (loss)	(3.7	) (1.3	) (5.5	) (1.8
Total non-operating income (expense)	\$(11.6	) \$(8.7	) \$(25.7	) \$(20.8

INCOME TAXES

For the first nine months of 2015, we recorded an income tax benefit on continuing operations of 9% as compared to a benefit of 34% in the comparable period of 2014. The primary differences between the U.S. statutory rate of 35% and the effective rate applied to continuing operations for the first nine months of 2015 relate to foreign tax rates, Canadian and state valuation allowances and a reduction in the reserve for unrecognized tax benefit. For the first nine months of 2014, the primary differences between the U.S. statutory rate of 35% and the effective rate applied to continuing operations relate to state income taxes and the effect of foreign tax rates. For interim periods, accounting standards require that income tax expense be determined by applying the estimated annual effective income tax rate to year-to-date results unless this method does not result in a reliable estimate of year-to-date income tax expense. An exception is provided for situations in which an enterprise anticipates a loss in a separate jurisdiction for which no tax benefit can be recognized. For the first nine months of 2015, LP's overall estimated annual effective tax rate is computed by excluding anticipated losses in Canada for which no deferred tax asset is expected to be recognizable due to the need for valuation allowances. Tax benefit for the period is then computed using the rate so derived applied to year-to-date pre-tax losses excluding those from Canada, and no additional Canadian tax benefit is added.

Each quarter the income tax accrual is adjusted to the latest estimate and the difference from the previously accrued year-to-date balance is recorded in the current quarter.

OTHER COMPREHENSIVE INCOME (LOSS)

Dollar amounts in millions	Quarter Ended September 30,		Nine Months Ended September 30,	
	2015	2014	2015	2014
Foreign currency translation adjustments	\$(12.0)	\$(9.5)	\$(19.9)	\$(10.6)
Unrealized gain (loss) on marketable securities	(0.1)	—	(0.1)	0.5
Defined benefit plans	2.4	1.3	5.0	3.1
Other	(0.1)	0.1	—	0.1
Other comprehensive income (loss)	\$(9.8)	\$(8.1)	\$(15.0)	\$(6.9)

During the first nine months of 2015, the strengthening of the U.S. dollar as compared to the functional currencies of our South American operations resulted in LP recording a loss on foreign currency adjustments in other comprehensive loss of \$19.9 million as compared to a loss of \$10.6 million during the comparable period of 2014. During the first nine months of 2015, the Brazilian real declined 54% as compared to the U.S. dollar and the Chilean peso declined 16%. During the first nine months of 2014, the Brazilian real declined 3% as compared to the U.S. dollar and the Chilean peso declined 14%.

During the first nine month of 2015, LP recorded amortization associated with LP's defined benefit pension plans in the U.S. and Canada of \$5.0 million as compared to \$3.1 million in the first nine months of 2014.

LEGAL AND ENVIRONMENTAL MATTERS

For a discussion of legal and environmental matters involving us and the potential impact thereof on our financial position, results of operations and cash flows, see Items 3, 7 and 8 in our Annual Report on Form 10-K for the year ended December 31, 2014 and Note 10 to the Notes to the financial statements contained herein.

LIQUIDITY AND CAPITAL RESOURCES

OVERVIEW

Our principal sources of liquidity are existing cash and investment balances, cash generated by our operations and our ability to borrow under credit facilities. We may also from time to time issue and sell equity, debt or hybrid securities or engage in other capital market transactions.

Our principal uses of liquidity are paying the costs and expenses associated with our operations, servicing outstanding indebtedness and making capital expenditures. We may also from time to time prepay or repurchase outstanding indebtedness, repurchase shares of our common stock and acquire assets or businesses that are complementary to our operations. Any such repurchases may be commenced, suspended, discontinued or resumed, and the method or methods of effecting any such repurchases may be changed, at any time or from time to time without prior notice. We expect to be able to meet the future cash requirements of our existing businesses through cash expected to be generated from operations, existing cash and investment balances, existing credit facilities and other capital resources. The following discussion provides further details of our liquidity and capital resources.

OPERATING ACTIVITIES

During the first nine months of 2015, operating activities used \$1.3 million of cash compared to \$30.3 million of cash used during the first nine months of 2014. This change was primarily related to smaller increases in receivables and inventories, as partially offset by declines in operating results (OSB pricing) and a smaller increase in accounts payable and accrued liabilities.

INVESTING ACTIVITIES

During the first nine months of 2015, cash used in investing activities was approximately \$70.8 million. Capital expenditures in the first nine months of 2015 were \$67.1 million. We received \$0.4 million proceeds from the sale of assets. We increased our restricted cash by \$5.9 million due to a requirement to collateralize certain long-term obligations. Included in "Accounts payable" is \$3.5 million related to capital expenditures that had not yet been paid as of September 30, 2015.

During the first nine months of 2014, cash used in investing activities was approximately \$41.1 million. Capital expenditures in the first nine months of 2014 were \$54.8 million. Included in "Accounts payable" was \$4.5 million related to capital expenditures that had not yet been paid as of September 30, 2014.

Capital expenditures in 2015 are expected to be approximately \$130 million related to projects for siding capacity expansion, Chilean expansion, productivity improvements and maintenance projects.

FINANCING ACTIVITIES

During the first nine months of 2015, cash used by financing activities was \$7.2 million. We used \$2.2 million to repay outstanding debt in the first nine months of 2015 and \$5.4 million to repurchase stock from employees in connection with income tax withholding requirements associated with our employee equity plans.

During the first nine months of 2014, cash used by financing activities was \$3.7 million. We used \$2.2 million to repay outstanding debt in the first nine months of 2014 and \$1.5 million to repurchase stock in connection with income tax withholding requirements associated with our employee equity plans.

POTENTIAL IMPAIRMENTS

We continue to review several mills and investments for potential impairments. Management currently believes we have adequate support for the carrying value of each of these assets based upon the anticipated cash flows that result from our estimates of future demand, pricing and production costs assuming certain levels of planned capital expenditures. During the first quarter of 2015, there was an indication of impairment associated with the company's indefinitely curtailed OSB facility in Quebec, Canada. See Note 9 include in Item 1 of this report for discussion of the write off of the timber license associated with this facility. We are currently evaluating various options associated with this mill. Based upon the weighted probability of the future cash flows associated with various options for this facility as of September 30, 2015, no impairment was required. If the weighting of the probabilities changes or the projected cash flow changes from those included in the calculation, we may be required to record impairments in the future. As of September 30, 2015, the fair value of facilities that have not been indefinitely curtailed was in excess of their carrying value and supports the conclusion that no impairment is necessary for those facilities.

We also review from time to time possible dispositions of various assets in light of current and anticipated economic and industry conditions, our strategic plan and other relevant factors. Because a determination to dispose of particular assets can require management to make assumptions regarding the transaction structure of the disposition and to estimate the net sales proceeds, which may be less than previous estimates of undiscounted future net cash flows, we may be required to record impairment charges in connection with decisions to dispose of assets.

Item 3. Quantitative and Qualitative Disclosures about Market Risk

A portion of our outstanding debt bears interest at variable rates and accordingly is sensitive to changes in interest rates. Interest rate changes would result in gains or losses in the market value of our debt portfolio due to differences in market interest rates and the rates at the inception of the debt agreements. Offsetting the variable rate debt are variable rate notes receivable from asset sales. Based upon the balances of the variable rate notes receivable from asset sales and the variable rate debt at September 30, 2015, a 100 basis point interest rate change would impact pre-tax net income and cash flows by \$0.4 million annually.

Our international operations have exposure to foreign currency rate risks, primarily due to fluctuations in the Canadian dollar, Brazilian real and the Chilean peso. Although we have in the past entered into foreign exchange contracts associated with certain of our indebtedness and may continue to enter into foreign exchange contracts associated with major equipment purchases to manage a portion of the foreign currency rate risk, we historically have not entered into material currency rate hedges with respect to our exposure from operations, although we may do so in the future.

Some of our products are sold as commodities and therefore sales prices fluctuate daily based on market factors over which we have little or no control. The most significant commodity product we sell is OSB. Based upon an assumed annual production capacity of 5.9 billion square feet (3/8" basis) or 5.1 billion square feet (7/16" basis), a \$1 change in the annual average price per square foot on 7/16" basis would change annual pre-tax profits by approximately \$5.1 million. Until the housing market more fully recovers, we expect that our near term volumes will be below our capacity.

We historically have not entered into material commodity futures and swaps, although we may do so in the future.

Item 4. Controls and Procedures

Evaluation of Disclosure Controls and Procedures

Our Chief Executive Officer and Chief Financial Officer have carried out, as of September 30, 2015, with the participation of LP's management, an evaluation of the effectiveness of our disclosure controls and procedures, as defined in Rule 13a-15(e) under the Securities Exchange Act of 1934 (the Act). Based upon this evaluation, the Chief Executive Officer and Chief Financial Officer have concluded that LP's disclosure controls and procedures are effective to provide reasonable assurance that material information required to be disclosed by us in reports we file under the Act is recorded, processed, summarized and reported within the time periods specified in the SEC rules and forms and that information required to be disclosed by us in the reports we file or submit under the Act is accumulated and communicated to our management, including our Chief Executive Officer and Chief Financial Officer, as appropriate to allow timely decisions regarding required disclosure.

LOUISIANA-PACIFIC CORPORATION AND SUBSIDIARIES
SUMMARY OF PRODUCTION VOLUMES ⁽¹⁾

The following table sets forth production volumes for the quarter and nine months ended September 30, 2015 and 2014.

	Quarter Ended		Nine Months Ended	
	September 30,		September 30,	
	2015	2014	2015	2014
Oriented strand board, million square feet 3/8" basis(1)	1,050	1,141	3,143	3,172
Oriented strand board, million square feet 3/8" basis (produced by North America non-OSB segment mills)	64	10	80	71
Wood-based siding, million square feet 3/8" basis	258	295	888	835
Engineered I-Joist, million lineal feet(1)	21	19	57	60
Laminated veneer lumber (LVL), thousand cubic feet(1) and laminated strand lumber (LSL), thousand cubic feet	2,343	2,340	6,828	6,886

(1) Includes volumes produced by joint venture operations and sold to LP or through sales arrangements.

INDUSTRY PRODUCT TRENDS

The following table sets forth the average wholesale price of OSB in the United States for the periods specified in dollars per 1,000 square feet.

	OSB Western 7/16" Basis	OSB Canada Southwest 7/16" Basis	OSB N. Central 7/16" Basis
Annual Average			
2011	\$154	\$172	\$186
2012	\$269	\$260	\$271
2013	\$300	\$293	\$315
2014 1st Qtr. Avg.	\$219	\$228	\$219
2014 2nd Qtr. Avg.	\$206	\$217	\$219
2014 3rd Qtr. Avg.	\$189	\$193	\$216
2015 1st Qtr. Avg.	\$159	\$195	\$193
2015 2nd Qtr. Avg.	\$152	\$183	\$193
2015 3rd Qtr. Avg.	\$157	\$181	\$203

Source: Random Lengths

PART II -OTHER INFORMATION

Item 1. Legal Proceedings.

The description of certain legal and environmental matters involving LP set forth in Part I of this report under “Note 10 – Legal and Environmental Matters” is incorporated herein by reference.

Item 1A. Risk Factors.

You should be aware that the occurrence of any of the events described in this Risk Factors section and elsewhere in this report or in any other of our filings with the SEC could have a material adverse effect on our business, financial position, results of operations and cash flows. In evaluating us, you should consider carefully, among other things, the risks described below and the matters described in “About Forward-Looking Statements.”

Cyclical industry conditions and commodity pricing have and may continue to adversely affect our financial condition and results of operations. Our operating results reflect the general cyclical pattern of the building products industry. Demand for our products correlates to a significant degree to the level of residential construction activity in North America, which historically has been characterized by significant cyclicity. This cyclicity is influenced by a number of factors, including the supply of new and existing homes on the market, the level of unemployment, longer-term interest rates, and mortgage foreclosure rates. The cyclicity is also influenced by the availability of mortgage financing, which is currently more restrictive than normal and which could be adversely affected by the implementation of one or more proposals to eliminate or reduce the mortgage market roles of or levels of support for government-sponsored enterprises such as Federal National Mortgage Association and the Federal Home Loan Mortgage Corporation. A significant increase in longer-term interest rates, a prolonged decline in the availability of mortgage financing, or the occurrence of other events that reduce levels of residential construction activity could have a material adverse effect on our financial condition, results of operations and cash flows. Our primary product, OSB, and a significant portion of our raw materials are globally traded commodity products. In addition, our products are subject to competition from manufacturers worldwide. Historical prices for our products have been volatile, and we, like other participants in the building products industry, have limited influence over the timing and extent of price changes for our products. Product pricing is significantly affected by the relationship between supply and demand in the building products industry. Product supply is influenced primarily by fluctuations in available manufacturing capacity. Demand is affected by the state of the economy in general and a variety of other factors, including the level of new residential construction activity and home repair and remodeling activity, changes in the availability and cost of mortgage financing and weather conditions. We are not able to predict with certainty market conditions and selling prices for our products. In this competitive environment with so many variables which we do not control, we cannot assure you that prices for our products will not decline from current levels. A prolonged and severe weakness in the markets for one or more of our principal products, particularly OSB, could seriously harm our financial condition and results of operations and our ability to satisfy our cash requirements, including the payment of interest and principal on our debt.

We have a high degree of product concentration. OSB accounted for about 45% of our North American sales in the first nine months of 2015 compared to 48% in the comparable period of 2014 and we expect OSB sales to continue to account for a substantial portion of our revenues and profits in the future. Concentration of our business in the OSB market further increases our sensitivity to commodity pricing and price volatility. In this competitive environment with so many variables for which we do not control, we cannot assure you that pricing for OSB or our other products will not decline from current levels.

Intense competition in the building products industry could prevent us from increasing or sustaining our net sales and profitability. The markets for our products are highly competitive. Our competitors range from very large, fully integrated forest and building products firms to smaller firms that may manufacture only one or a few types of products. We also compete less directly with firms that manufacture substitutes for wood building products. Many of our competitors have greater financial and other resources than we do, and certain of the mills operated by our competitors may be lower-cost producers than the mills operated by us.

Our results of operations may be harmed by potential shortages of raw materials and increases in raw material costs. The most significant raw material used in our operations is wood fiber. We currently obtain about 80% (as of December 31, 2014) of our wood fiber requirements in the open market. Wood fiber is subject to commodity pricing, which fluctuates on the basis of market factors over which we have no control. In addition, the cost of various types of wood fiber that we purchase in the market has at times fluctuated greatly because of governmental, economic or industry conditions, and may be affected by increased demand resulting from initiatives to increase the use of biomass materials in the production of heat, power, biobased products and biofuels. In addition to wood fiber, we also use a significant quantity of various resins in our manufacturing processes. Resin product costs are influenced by changes in the prices or availability of raw materials used to produce resins, primarily petroleum products, as well as demand for and availability of resin products. Selling prices of our products have not always increased in response to raw material cost increases. We are unable to determine to what extent, if any, we will be able to pass any future raw material cost increases through to our customers through product price increases. Our inability to pass increased costs through to our customers could have a material adverse effect on our financial condition, results of operations and cash flows.

Many of the Canadian forestlands from which we obtain wood fiber also are subject to the constitutionally protected treaty or common-law rights of the aboriginal peoples of Canada. Many aboriginal groups are actively engaged in treaty discussions with the government of Canada. Final or interim resolution of claims brought by aboriginal groups are expected to result in additional restrictions on the sale or harvest of timber and may increase operating costs and affect timber supply and prices in Canada.

We depend on our senior management team and other key employees, and significant attrition within our management team could adversely affect our business. Our success depends in part on our ability to attract, retain and motivate senior management and other key employees. Achieving this objective may be difficult due to many factors, including fluctuations in global economic and industry conditions, competitors' hiring practices, cost reduction activities, and the effectiveness of our compensation programs. Competition for qualified personnel can be very intense. We must continue to recruit, retain and motivate senior management and other key employees sufficient to maintain our current business and support our future projects. A loss of any such personnel, or the inability to recruit and retain qualified personnel in the future, could have an adverse effect on our business, financial condition and results of operations.

Our operations require substantial capital. Capital expenditures for expansion or replacement of existing facilities or equipment or to comply with future changes in environmental laws and regulations may be substantial. Although we maintain our production equipment with regular periodic and scheduled maintenance, we cannot assure you that key pieces of equipment in our various production processes will not need to be repaired or replaced or that we will not incur significant additional costs associated with environmental compliance. The costs of repairing or replacing such equipment and the associated downtime of the affected production line could have a material adverse effect on our financial condition, results of operations and cash flow. If for any reason we are unable to provide for our operating needs, capital expenditures and other cash requirements on economic terms, we could experience a material adverse effect on our business, financial condition, results of operations and cash flows.

Our pension and health care costs are subject to numerous factors which could cause these costs to change. We have defined benefit pension plans covering substantially all U.S. and Canadian employees. We provide retiree health care benefits to certain of our U.S. salaried and certain hourly employees. Our pension costs are dependent upon numerous pension plan provisions that are subject to interpretations and factors resulting from actual plan experience and assumptions of future experience. Pension plan assets are primarily made up of equity and fixed income investments. Fluctuations in actual equity market returns; changes in general interest rates and changes in the number of retirees may result in increased pension costs in future periods. Likewise, changes in assumptions regarding current discount rates and expected rates of return on plan assets could also increase pension and health care costs. We are subject to market risk on pension plan assets as well as discount rates on long-term obligations. Significant adverse changes in

the factors affecting our pension and health care costs could adversely affect our cash flows, financial condition and results of operations.

Our pension plans are currently underfunded, and over time we will be required to make cash payments to the plans, reducing the cash available for our business. We record a liability associated with our pension plans equal to the excess of the benefit obligation over the fair value of plan assets. The benefit liability recorded under the provisions of Accounting Standards Codification (ASC) 715, "Compensation—Retirement Benefits," at December 31, 2014 was \$96.1 million. Although we expect to contribute between \$2.0 million and \$5.0 million to our plans in 2015, we continually reassess the amount and timing of any discretionary contributions. Over the next several years we may make significant contributions to the plans. The amount of such contributions will depend upon a number of factors, principally the actual earnings and changes in values of plan assets and changes in interest rates.

We depend on third parties for transportation services and increases in costs and the availability of transportation could materially and adversely affect our business and operations. Our business depends on the transportation of a large number of products, both domestically and internationally. We rely primarily on third parties for transportation of the products we manufacture and/or distribute as well as for delivery of our raw materials. In particular, a significant portion of the goods we manufacture and raw materials we use are transported by railroad or trucks, which are highly regulated. If any of our third-party transportation providers were to fail to deliver the goods we manufacture or distribute in a timely manner, we may be unable to sell those products at full value or at all. Similarly, if any of these providers were to fail to deliver raw materials to us in a timely manner, we may be unable to manufacture our products in response to customer demand. In addition, if any of these third parties were to cease operations or cease doing business with us, we may be unable to replace them at reasonable cost. Any failure of a third-party transportation provider to deliver raw materials or finished products in a timely manner could harm our reputation, negatively affect our customer relationships and have a material adverse effect on our financial condition and results of operation. In addition, an increase in transportation rates or fuel surcharges could materially and adversely affect our sales and profitability.

We are subject to significant environmental regulation and environmental compliance expenditures and liabilities. Our businesses are subject to many environmental laws and regulations, particularly with respect to discharges of pollutants and other emissions on or into land, water and air, and the disposal and remediation of hazardous substances or other contaminants and the restoration and reforestation of timberlands. Compliance with these laws and regulations is a significant factor in our business. We have incurred and expect to continue to incur significant expenditures to comply with applicable environmental laws and regulations. Moreover, some or all of the environmental laws and regulations to which we are subject could become more stringent in the future. Our failure to comply with applicable environmental laws and regulations and permit requirements could result in civil or criminal fines or penalties or enforcement actions, including regulatory or judicial orders enjoining or curtailing operations or requiring corrective measures, installation of pollution control equipment or remedial actions.

Some environmental laws and regulations impose liability and responsibility on present and former owners, operators or users of facilities and sites for contamination at such facilities and sites without regard to causation or knowledge of contamination. In addition, we occasionally evaluate various alternatives with respect to our facilities, including possible dispositions or closures. Investigations undertaken in connection with these activities may lead to discoveries of contamination that must be remediated, and closures of facilities may trigger compliance requirements that are not applicable to operating facilities. Consequently, we cannot assure you that existing or future circumstances or developments with respect to contamination will not require significant expenditures by us.

We are involved in various environmental matters, product liability and other legal proceedings. The outcome of these matters and proceedings and the magnitude of related costs and liabilities are subject to uncertainties. The conduct of our business involves the use of hazardous substances and the generation of contaminants and pollutants. In addition, the end-users of many of our products are members of the general public. We currently are and from time to time in the future may be involved in a number of environmental matters and legal proceedings, including legal proceedings involving anti-trust, warranty or non-warranty product liability claims, negligence and other claims, including claims

for wrongful death, personal injury and property damage alleged to have arisen out of the use by others of our or our predecessors' products or the release by us or our predecessors of hazardous substances. Environmental matters and legal matters and proceedings, including class action settlements relating to certain of our products, have in the past caused and in the future may cause us to incur substantial costs. We have established

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contingency reserves in our consolidated financial statements with respect to the estimated costs of existing environmental matters and legal proceedings to the extent that our management has determined that such costs are both probable and reasonably estimable as to amount. However, such reserves are based upon various estimates and assumptions relating to future events and circumstances, all of which are subject to inherent uncertainties. We regularly monitor our estimated exposure to environmental and litigation loss contingencies and, as additional information becomes known, may change our estimates significantly. However, no estimate of the range of any such change can be made at this time. We may incur costs in respect of existing and future environmental matters and legal proceedings as to which no contingency reserves have been established. We cannot assure you that we will have sufficient resources available to satisfy the related costs and expenses associated with these matters and proceedings.

Settlements of tax exposures may exceed the amounts we have established for known estimated tax exposures. We maintain reserves for known estimated tax exposures in federal, state and international jurisdictions and uncertain tax positions. Significant income tax exposures may include potential challenges to intercompany pricing and loans, the treatment of financing, acquisition and disposition transactions, the use of hybrid entities and other matters. These exposures are settled primarily through the closure of audits with the taxing jurisdictions and, on occasion, through the judicial process, either of which may produce a result inconsistent with past estimates. We believe that we have established appropriate reserves for estimated exposures; however, if actual results differ materially from our estimates we could experience a material adverse effect on our financial condition, results of operations and cash flows. In addition, our deferred tax liabilities include substantial amounts related to installment sales of timber lands in 1998 and 2003 for which we have previously monetized most of the installment receivable. As a result of these monetizations, we will be required to fund these liabilities from sources other than such installments, potentially including such tax loss and credit carryovers as may then be available.

Fluctuations in foreign currency exchange rates could result in currency exchange losses and reductions in stockholder's equity. A significant portion of our operations are conducted through foreign subsidiaries. The functional currency for our Canadian subsidiary is the U.S. dollar. The financial statements of this foreign subsidiary are remeasured into U.S. dollars using the historical exchange rate for property, plant and equipment, timber and timberlands, equity and certain other non-monetary assets and liabilities and related depreciation and amortization on these assets and liabilities. These transaction and translation gains or losses are recorded in foreign exchange gains (losses) in the income statement. The functional currency of our Chilean subsidiary is the Chilean peso and the functional currency in our Brazil subsidiary is the Brazilian real. Translation adjustments, which are based upon the exchange rate at the balance sheet date for assets and liabilities and the weighted average rate for the income statement, are recorded in the Accumulated Comprehensive Income (Loss) section of Stockholders' Equity. Therefore, changes in the Canadian dollar, the Chilean peso or the Brazilian real relative to the U.S. dollar may have a material adverse effect on our financial condition and results of operations.

Our ability to service our indebtedness, to refinance our indebtedness or to fund our other liquidity needs is subject to various risks. Our ability to make scheduled payments on and to refinance our indebtedness depends on and is subject to our financial and operating performance, which in turn is affected by general and regional economic, financial, competitive, business and other factors, including the availability of financing in the banking and capital markets as well as the other risks described herein. In particular, demand for our products correlates to a significant degree to the level of residential construction activity in North America, which historically has been characterized by significant cyclicity. Over the last several years, housing starts remained below "normal" levels. This reduced level of building was caused, in part, by an increase in the inventory of homes for sale, a more restrictive mortgage market and a slowed economy. There can be no assurance as to when, or if the housing market, will rebound to "normal" levels. We have experienced significant losses from operations and significant net cash used in operating activities in recent periods. Accordingly, we cannot assure you that our business will generate sufficient cash flows from operations or that future borrowings will be available to us in an amount sufficient to enable us to service our debt, to refinance our debt or to fund our other liquidity needs. If we are unable to service our debt obligations or to fund our other liquidity

needs, we could be forced to curtail our operations, reorganize our capital structure or liquidate some or all of our assets in a manner that could cause the holders of our securities to experience a partial or total loss of their investment in us.

We have not independently verified the results of third-party research or confirmed assumptions or judgments upon which it may be based, and the forecasted and other forward-looking information contained therein is subject to inherent uncertainties. We refer in this report and other documents that we file with the SEC to historical, forecasted and other forward-looking information published by sources such as RISI, FEA, Random Lengths and the U.S. Census Bureau that we believe to be reliable. However, we have not independently verified this information and, with respect to the forecasted and forward-looking information, have not independently confirmed the assumptions and judgments upon which it is based. Forecasted and other forward looking information is necessarily based on assumptions regarding future occurrences, events, conditions and circumstances and subjective judgments relating to various matters, and is subject to inherent uncertainties. Actual results may differ materially from the results expressed or implied by, or based upon, such forecasted and forward-looking information.

Initiatives to upgrade our information technology infrastructure involve many risks. We regularly implement business process improvement initiatives to optimize our performance. Our current initiatives include plans to further standardize the business processes and technology that support our strategies through implementation of a new software solution over the next few years. We may experience difficulties as we transition to these new or upgraded systems and processes, including loss of data and decreases in productivity as our personnel become familiar with new systems. In addition, transitioning to these new or upgraded systems requires significant capital investments and personnel resources. Difficulties in implementing new or upgraded information systems or significant system failures could disrupt our operations and have a material adverse effect on our business, financial condition, results of operations or cash flows. In addition, we will experience significant changes in our internal controls over financial reporting as our implementation progresses. If we are unable to manage these changes successfully, our ability to timely and accurately process transactions and report our results of operations could be adversely affected.

Item 2. Unregistered Sales of Equity Securities and Use of Proceeds.

On October 31, 2014, LP's Board of Directors authorized LP to repurchase up to \$100 million of LP's common stock. LP may initiate, discontinue or resume purchases of its common stock under this authorization in the open market, in privately negotiated transactions or otherwise at any time or from time to time without prior notice. As of November 3, 2015, no purchases have occurred under this authorization.

Item 3. Defaults Upon Senior Securities.

None.

Item 4. Mine Safety Disclosures.

N/A

Item 5. Other Information.

None

Item 6. Exhibits

31.1	Certification of Chief Executive Officer Pursuant to Rule 13a-14(a).
31.2	Certification of Chief Financial Officer Pursuant to Rule 13a-14(a).
32.1	Certifications pursuant to § 906 of the Sarbanes-Oxley Act of 2002.
100.INS	XBRL Instance Document
100.SCH	XBRL Taxonomy Extension Schema Document
100.CAL	XBRL Taxonomy Extension Calculation Linkbase Document
100.DEF	XBRL Taxonomy Extension Definition Linkbase Document
100.LAB	XBRL Taxonomy Extension Label Linkbase Document
100.PRE	XBRL Taxonomy Extension Presentation Linkbase Document

SIGNATURES

Pursuant to the requirements of the Securities and Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned thereunto duly authorized.

LOUISIANA-PACIFIC CORPORATION

Date: November 3, 2015

BY: /S/ CURTIS M. STEVENS
Curtis M. Stevens
Chief Executive Officer

Date: November 3, 2015

BY: /S/ SALLIE B. BAILEY
Sallie B. Bailey
Executive Vice President and Chief Financial Officer
(Principal Financial Officer)