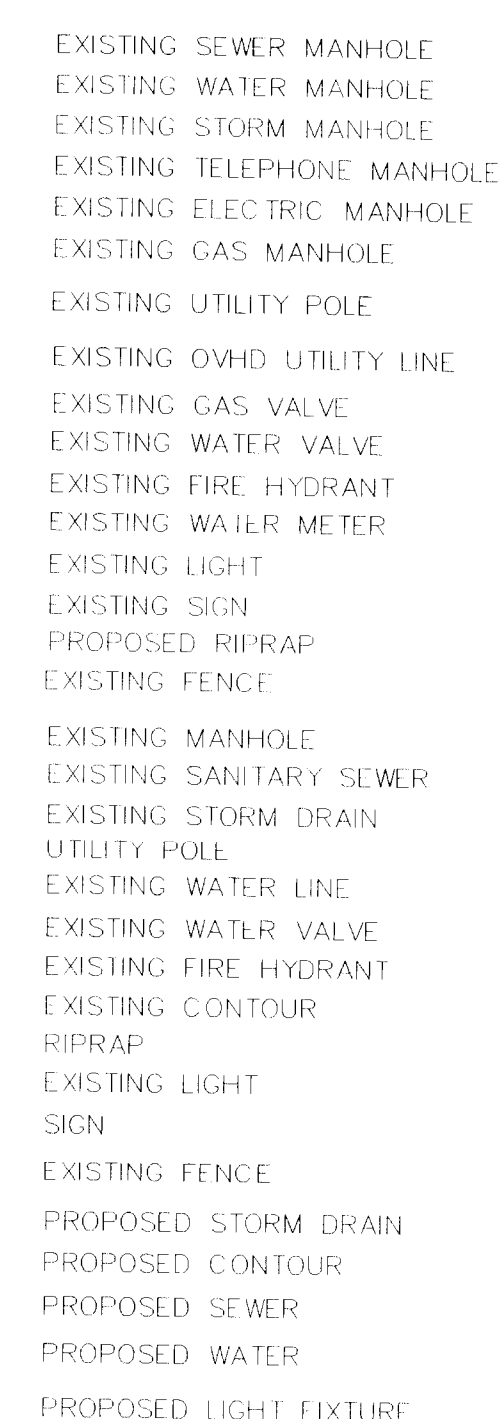
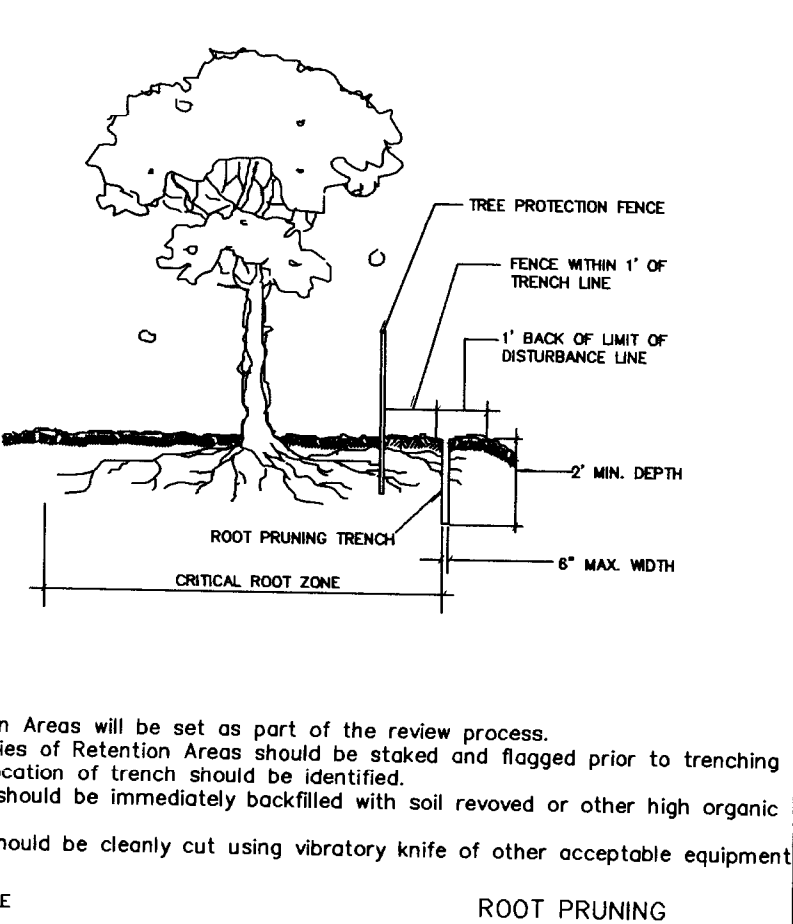


OFFSITE CLEARING TABLE	
PROPERTY	OFFSITE WOODLAND CLEARED
LOT 10, BLOCK L	282 SF/0.01 AC
LOT 11, BLOCK L	172 SF/0.00 AC
TOTAL: 0.01 AC	

TOTAL: 0.01 AC

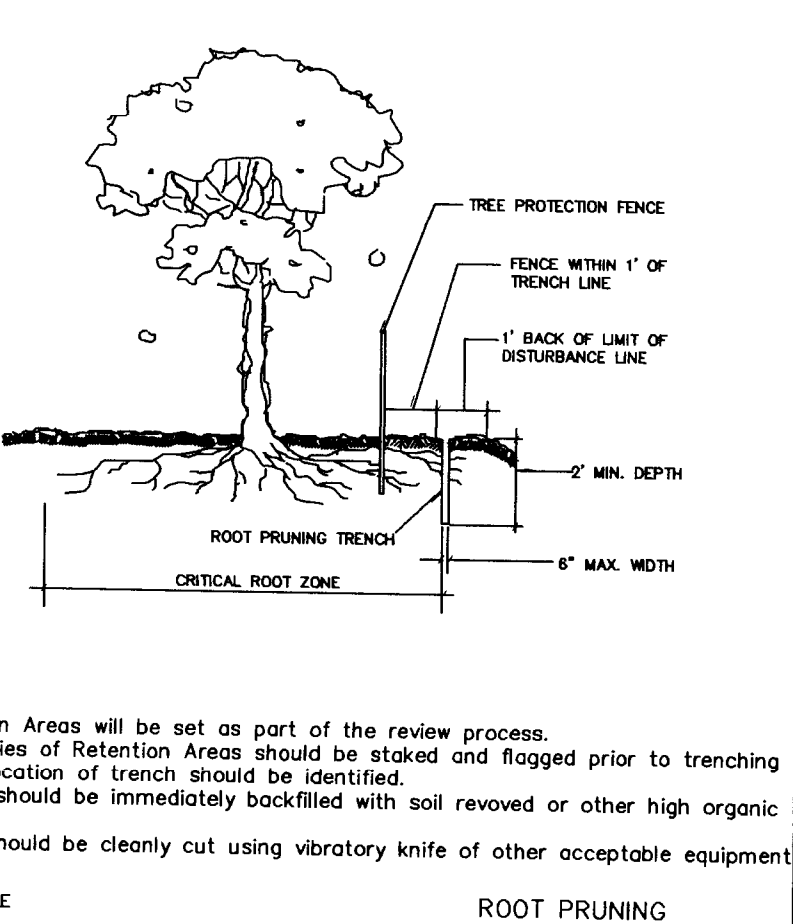
WOODLAND CONSERVATION SUMMARY TABLE (ACRES)											
SHEET	GROSS TRACT AREA	100-YEAR FLOOD PLAIN (FP)	NET TRACT AREA (NTA)	EXISTING WOODLAND (NTA)	EXISTING WOODLAND (FP)	WOODLAND CLEARED (C-NTA)	WOODLAND CLEARED (C-FP)	WOODLAND PRESERVE (WPA)	WOODLAND REFOREST (WRA)	WOODLAND RETAINED / NOT CREDITED (WR-NC)	WOODLAND RETAINED / ASSUMED CLEARED (WR-AC)
1	7.57	—	7.57	2.74	—	1.25	—	2.01	—	0.13	—
2	4.00	—	4.00	2.09	—	0.06	—	1.26	—	0.12	—
TOTAL	11.57	—	11.57	4.83	—	1.31	—	3.27	—	0.25	—

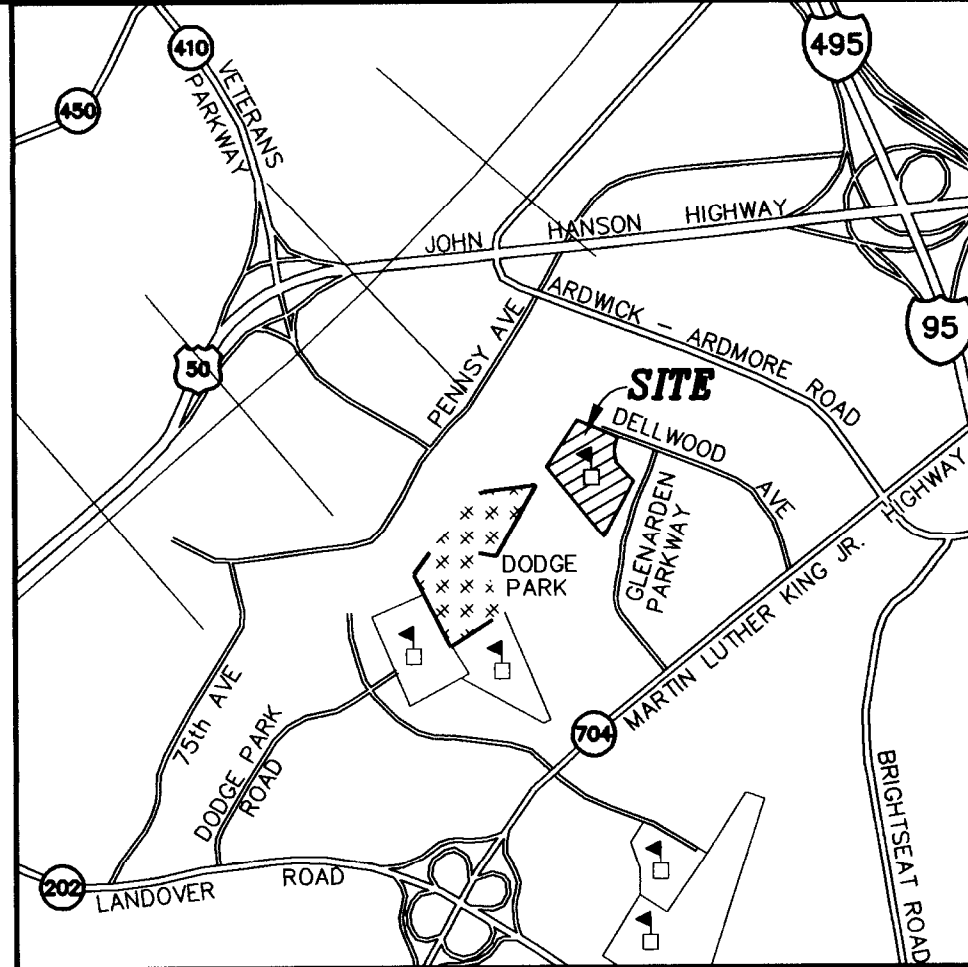


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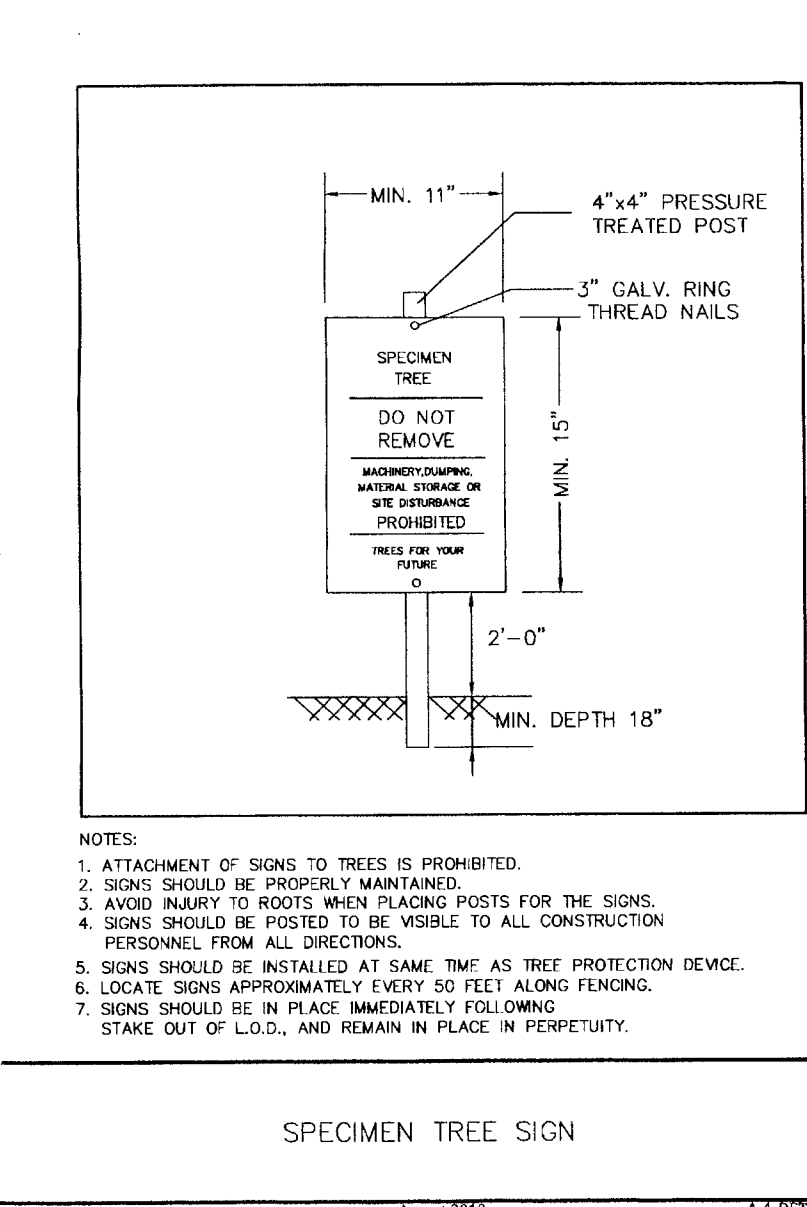
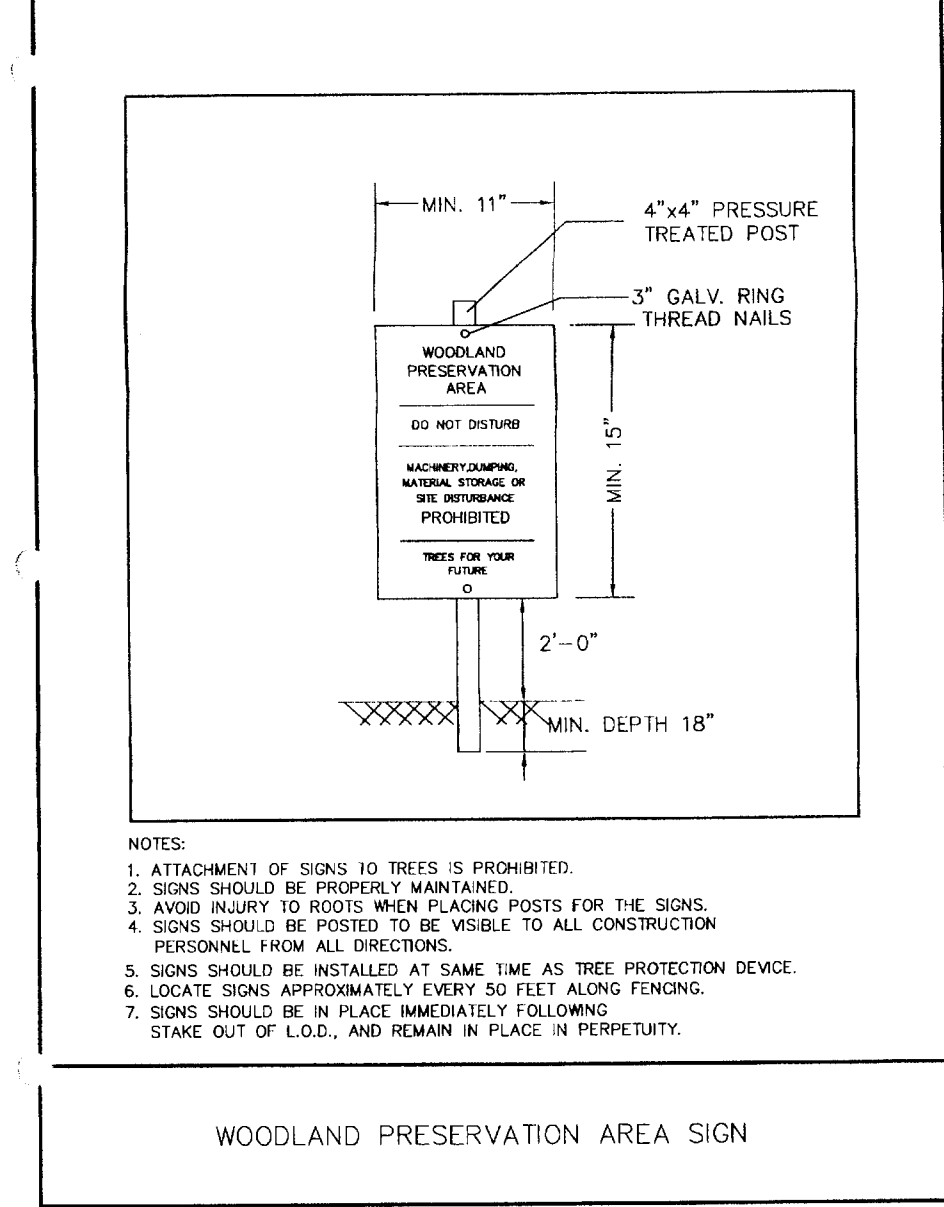
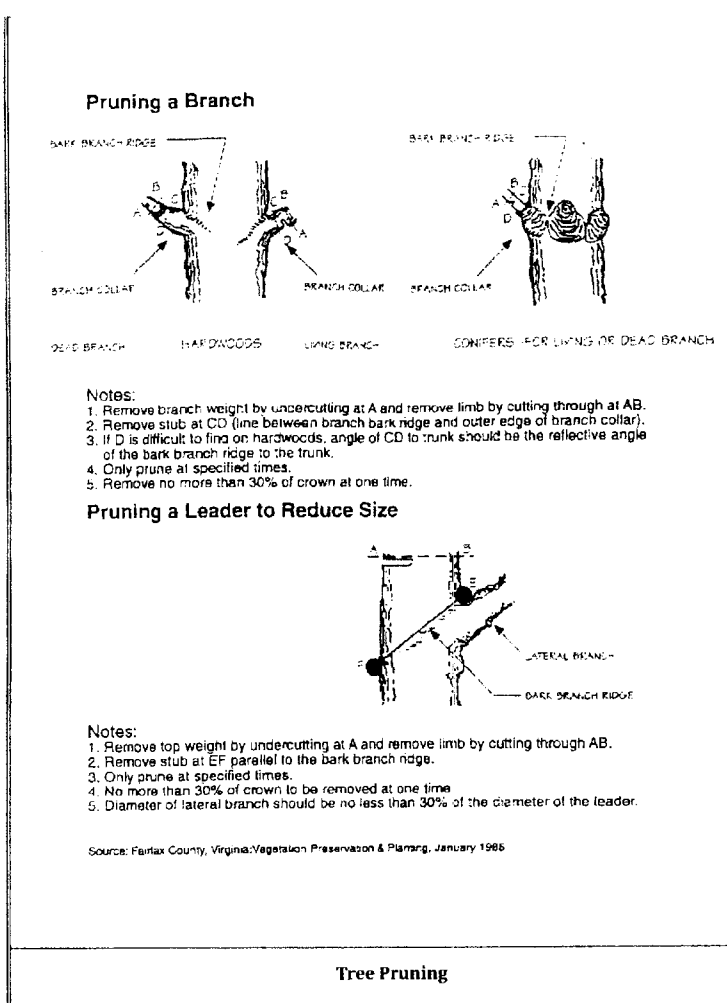


VICINITY MAP
SCALE: 1" = 2,000'±
(MSSC GRID: 205 NE 07)
PRINCE GEORGE'S COUNTY
ADC MAP PAGE: 5411 & 5531
GRID: A-10 & A-1
(2008 EDITION)

NRIFSD Specimen, Champion and Historic Tree Table

Tree #	COMMON NAME	SCIENTIFIC NAME	D.B.H. (INCH)	CONDITION	CTLA	CONDITION	DISPOSITION
1	PIN OAK	QUERCUS PALUSTRIS	30	FAIR	59	EXPOSED ROOTS/DEAD&BROKEN LIMBS	REMOVE
3	SOUTHERN RED OAK	QUERCUS FALCATA	30	GOOD	53	IRREGULAR TRUNK/DEAD&BROKEN LIMBS	SAVE&PROTECT
7	RED OAK	QUERCUS RUBRA	33	FAIR	60	DIEBACK/DEAD&BROKEN LIMBS	SAVE&PROTECT
8	PIN OAK	QUERCUS PALUSTRIS	34	GOOD	56	SPLITS AT 6'/DEAD&BROKEN LIMBS	SAVE&PROTECT
9	PIN OAK	QUERCUS PALUSTRIS	34	FAIR	66	VINES/DEAD LIMBS/PRUNE	REMOVE
12	SOUTHERN RED OAK	QUERCUS FALCATA	32	GOOD	56	SPLITS AT 6'/DEAD&BROKEN LIMBS	REMOVE
13	RED OAK	QUERCUS RUBRA	30	POOR	63	LARGE CAVITY AT BASE WITH INTERNAL DECAY/DEAD&BROKEN LIMBS	REMOVE
14	PIN OAK	QUERCUS PALUSTRIS	37	FAIR	66	DIEBACK/DEAD&BROKEN LIMBS	REMOVE
15	PIN OAK	QUERCUS PALUSTRIS	31	FAIR	53	SPLITS AT 6'/DEAD LEADER/DEAD&BROKEN LIMBS	REMOVE
16	WHITE OAK	QUERCUS ALBA	33	FAIR	63	SPLITS AT 6'/DIEBACK/DEAD&BROKEN LIMBS	REMOVE
17	WHITE OAK	QUERCUS ALBA	30	GOOD	63	OFFSITE/DEAD&BROKEN LIMBS	SAVE&PROTECT
18	SOUTHERN RED OAK	QUERCUS FALCATA	30	GOOD	63	OFFSITE/DEAD&BROKEN LIMBS	SAVE&PROTECT
19	SOUTHERN RED OAK	QUERCUS FALCATA	30	GOOD	63	OFFSITE/DEAD&BROKEN LIMBS	SAVE&PROTECT
20	SOUTHERN RED OAK	QUERCUS FALCATA	30	GOOD	63	OFFSITE/DEAD&BROKEN LIMBS	SAVE&PROTECT

SPECIMEN, CHAMPION AND HISTORIC TREES ARE SURVEY LOCATED
TREES ON ADJACENT LOTS ARE SIZED AND RATED FROM THE SUBJECT PROPERTY



- STANDARD TYPE 2 TREE CONSERVATION PLAN NOTES**
- THIS PLAN IS SUBMITTED TO FULFILL THE WOODLAND CONSERVATION REQUIREMENTS FOR THE SEDIMENT CONTROL PERMIT.
 - CUTTING OR CLEARING OF WOODLAND NOT IN CONFORMANCE WITH THIS PLAN OR WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE PLANNING DIRECTOR OR DESIGNEE SHALL BE SUBJECT TO A \$5.00 PER SQUARE FOOT MITIGATION FEE.
 - A PRE-CONSTRUCTION MEETING IS REQUIRED PRIOR TO THE ISSUANCE OF GRADING PERMITS. THE DEPARTMENT OF PERMITS, INSPECTION AND ENFORCEMENT, SHALL BE CONTACTED PRIOR TO THE START OF ANY WORK ON THE SITE TO CONDUCT A PRE-CONSTRUCTION MEETING WHERE IMPLEMENTATION OF WOODLAND CONSERVATION MEASURES SHOWN ON THIS PLAN WILL BE DISCUSSED IN DETAIL.
 - THE DEVELOPER OR BUILDER OF THE LOTS OR PARCELS SHOWN ON THIS PLAN SHALL NOTIFY FUTURE BUYERS OF ANY WOODLAND CONSERVATION AREAS THROUGH THE PROVISION OF A COPY OF THIS PLAN AT THE TIME OF CONTRACT SIGNING. FUTURE CONTRACT OWNERS ARE ALSO SUBJECT TO THIS REQUIREMENT.
 - THE OWNERS OF THE PROPERTY SUBJECT TO THIS TREE CONSERVATION PLAN ARE SOLELY RESPONSIBLE FOR CONFORMANCE TO THE REQUIREMENTS CONTAINED HEREIN.
 - THE PROPERTY IS WITHIN ENVIRONMENTAL STRATEGY AREA ONE AND IS ZONED R-55.
 - THE SITE IS NOT ADJACENT TO A ROADWAY DESIGNATED AS SCENIC, HISTORIC, A PARKWAY OR A SCENIC BYWAY.
 - THE SITE IS ADJACENT TO LIVINGSTON ROAD WHICH IS CLASSIFIED AS AN ARTERIAL ROADWAY.
 - THIS PLAN IS NOT GRANDFATHERED UNDER CB-27-2010, SECTION 25-117(g).

- TREE PRESERVATION AND RETENTION NOTES**
- ALL WOODLANDS DESIGNATED ON THIS PLAN FOR PRESERVATION ARE THE RESPONSIBILITY OF THE PROPERTY OWNER. THE WOODLAND AREAS SHALL REMAIN IN A NATURAL STATE. THIS INCLUDES THE TREES AND UNDERSTORY VEGETATION. A REVISED TREE CONSERVATION PLAN IS REQUIRED PRIOR TO CLEARING WOODLAND AREAS THAT ARE NOT SPECIFICALLY IDENTIFIED TO BE CLEARED ON THE APPROVED TOP2.
 - TREE AND WOODLAND CONSERVATION METHODS SUCH AS ROOT PRUNING SHALL BE CONDUCTED AS NOTED ON THIS PLAN.
 - THE LOCATION OF ALL TEMPORARY TREE PROTECTION FENCING (TPF) SHOWN ON THIS PLAN SHALL BE FLAGGED OR STAKED IN THE FIELD PRIOR TO THE PRE-CONSTRUCTION MEETING UPON APPROVAL OF THE LOCATIONS BY THE COUNTY INSPECTOR. INSTALLATION OF THE TPF MAY BEGIN.
 - ALL TEMPORARY TREE PROTECTION FENCING REQUIRED BY THIS PLAN SHALL BE INSTALLED PRIOR TO CLEARING AND GRADING OF THE SITE AND SHALL REMAIN IN PLACE UNTIL THE BOND IS RELEASED FOR THE PROJECT. FAILURE TO INSTALL AND MAINTAIN TEMPORARY OR PERMANENT TREE PROTECTION FENCING IS A VIOLATION OF THIS TOP2.
 - WOODLAND PRESERVATION AREAS SHALL BE POSTED WITH SIGNAGE AS SHOWN ON THE PLANS AT THE SAME TIME AS THE TEMPORARY TPF INSTALLATION. THESE SIGNS MUST REMAIN IN PERPETUITY.
 - THE DEVELOPER AND/OR BUILDER IS RESPONSIBLE FOR THE COMPLETE PRESERVATION OF ALL FORESTED AREAS SHOWN ON THE APPROVED PLAN TO REMAIN UNDISTURBED. ONLY TREES OR PARTS THEREOF DESIGNATED BY THE COUNTY AS DEAD, DYING OR HAZARDOUS MAY BE REMOVED.
 - A TREE IS CONSIDERED HAZARDOUS IF A CONDITION IS PRESENT WHICH LEADS A CERTIFIED ARBORIST OR LICENSED TREE EXPERT TO BELIEVE THAT A PORTION OF THE TREE HAS A POTENTIAL TO FALL AND STRIKE A STRUCTURE, PARKING AREA OR OTHER HIGH USE AREA AND RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE.
 - DURING THE INITIAL STAGES OF CLEARING AND GRADING, IF HAZARDOUS TREES ARE PRESENT, OR TREES ARE PRESENT THAT ARE NOT HAZARDOUS BUT ARE LEANING INTO THE DISTURBED AREA, THE PERMITTEE SHALL REMOVE SAID TREES USING A CHAINSAW. CORRECTIVE MEASURES INCLUDING THE REMOVAL OF THE HAZARDOUS TREE OR PORTIONS THEREOF SHALL REQUIRE AUTHORIZATION BY THE COUNTY INSPECTOR. ONLY AFTER APPROVAL BY THE INSPECTOR MAY THE TREE BE CUT BY CHAINSAW TO NEAR THE EXISTING GROUND LEVEL. THE STUMP SHALL NOT BE REMOVED OR COVERED WITH SOIL, MULCH OR OTHER MATERIALS THAT WOULD INHIBIT SPROUTING.
 - IF A TREE OR TREES BECOME HAZARDOUS PRIOR TO BOND RELEASE FOR THE PROJECT, DUE TO STORM EVENTS OR OTHER SITUATIONS NOT RESULTING FROM AN ACTION BY THE PERMITTEE, PRIOR TO REMOVAL, A CERTIFIED ARBORIST OR A LICENSED TREE EXPERT MUST CERTIFY THAT THE TREE OR THE PORTION OF THE TREE IN QUESTION HAS A POTENTIAL TO FALL AND STRIKE A STRUCTURE, PARKING AREA OR OTHER HIGH USE AREA AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE. IF A TREE OR PORTIONS THEREOF ARE IN IMMINENT DANGER OF STRIKING A STRUCTURE, PARKING AREA OR OTHER HIGH USE AREA, THE PERMITTEE SHALL TAKE CORRECTIVE ACTION IMMEDIATELY. THE CONDITION OF THE AREA SHALL BE FULLY DOCUMENTED THROUGH PHOTOGRAPHS PRIOR TO CORRECTIVE ACTION BEING TAKEN. THE PHOTOS SHALL BE SUBMITTED TO THE INSPECTOR FOR DOCUMENTATION OF THE DAMAGE.
 - IF CORRECTIVE PRUNING MAY ALLEVIATE A HAZARDOUS CONDITION, THE CERTIFIED ARBORIST OR A LICENSED TREE EXPERT MAY PROCEED WITHOUT FURTHER AUTHORIZATION. THE PRUNING MUST BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE APPROPRIATE ANSI A-300 PRUNING STANDARDS. THE CONDITION OF THE AREA SHALL BE FULLY DOCUMENTED THROUGH PHOTOGRAPHS PRIOR TO CORRECTIVE ACTION BEING TAKEN. THE PHOTOS SHALL BE SUBMITTED TO THE INSPECTOR FOR DOCUMENTATION OF THE DAMAGE.
 - DEBRIS FROM THE TREE REMOVAL OR PRUNING THAT OCCURS WITHIN 35 FEET OF THE WOODLAND EDGE MAY BE REMOVED AND PROPERLY DISPOSED BY RECYCLING, CHIPPING OR OTHER ACCEPTABLE METHODS. ALL DEBRIS THAT IS MORE THAN 35 FEET FROM THE WOODLAND EDGE SHALL BE CUT UP TO ALLOW CONTACT WITH THE GROUND, THIS ENCOURAGING DECOMPOSITION. THE SMALLER MATERIALS SHALL BE PLACED INTO BRUSH PILES THAT WILL SERVE AS WILDLIFE HABITAT.
 - TREE WORK TO BE COMPLETED WITHIN A ROAD RIGHT-OF-WAY REQUIRES A PERMIT FROM THE MARYLAND DEPARTMENT OF NATURAL RESOURCES UNLESS THE TREE REMOVAL IS SHOWN WITHIN THE APPROVED LIMITS OF DISTURBANCE ON A TOP2. THE WORK IS REQUIRED TO BE CONDUCTED BY A LICENSED TREE EXPERT.

CONTRACTOR NOTE:
-THE CONTRACTOR MUST OBTAIN THE SERVICES OF CERTIFIED ARBORIST TO DETERMINE WHICH TREES, NOT SPECIFICALLY DENOTED OUTSIDE THE LOD, SHOULD BE REMOVED WHERE SIGNIFICANT DAMAGE TO THE TREES CRITICAL ROOT ZONE MAY OCCUR BECAUSE OF CONSTRUCTION ACTIVITIES. THESE TREES TO BE REMOVED AND DEBRIS MUST BE FLUSH CUT AND DEBRIS REMOVED FROM THE SITE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VISIT THE SITE AND DETERMINE THE IMPACTS AND INCLUDE ANY TREE REMOVAL NOT SPECIFICALLY SHOWN ON THE PLANS HEREON AT NO ADDITIONAL COST TO THE OWNER AFTER BID AWARD.

MD. NAT'L. CAP. PK. & PL. COMM.
PRINCE GEORGE'S COUNTY
COUNTYWIDE PLANNING DIVISION
ENVIRONMENTAL PLANNING SECTION
MAY 21 2015

QUALIFIED PROFESSIONAL CERTIFICATION

THIS COMPLES WITH THE CURRENT REQUIREMENTS OF PRINCE GEORGE'S COUNTY CODE SUBTITLE 25 AND THE ENVIRONMENTAL TECHNICAL MANUAL.

SIGNED: *[Signature]* DATE: 5/8/15
MICHAEL A. NORTON
MONR/COMAR 0816.06.01
QUALIFIED PROFESSIONAL
17830 NEW HAMPSHIRE AVE, STE 101
ASHTON MD 20861
240.342.2329
michael.norton@nortonlanddesign.com

NORTON LAND DESIGN
LANDSCAPE ARCHITECTURE & ENVIRONMENTAL PLANNING
17830 NEW HAMPSHIRE AVENUE, SUITE 101
P. 240.342.2329 F. 240.342.2632
WWW.NORTONLANDDESIGN.COM
ASHTON, MD 20861

Prince George's County Planning Department, M.NCFFC
Environmental Planning Section
TREE CONSERVATION PLAN APPROVAL
CP2-028-14

Approved by	Date	DRD #	Reason for Revision
00 <i>[Signature]</i>	5/15/15	N/A	N/A
01			
02			
03			
04			
05			
06			

PROJECT NO. 120401 DATE: 27 FEBRUARY 2015

REVISIONS	DATE	DESCRIPTION

NOTE:
- THIS PLAN IS APPROVED IN ACCORDANCE WITH THE FOLLOWING VARIANCE FROM THE STRICT REQUIREMENTS OF SUBTITLE 25 APPROVED BY THE PLANNING DIRECTOR ON 5/15/15
A) THE REMOVAL OF FOUR SPECIMEN TREES (SECTION 25-122(b)(1)(g))

MISS UTILITY

CALL "MISS UTILITY AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF WORK. THE EXCAVATOR MUST NOTIFY ALL PUBLIC UTILITY COMPANIES WITH UNDERGROUND FACILITIES IN THE AREA OF PROPOSED EXCAVATION AND HAVE THOSE FACILITIES LOCATED BY THE UTILITY COMPANIES PRIOR TO COMMENCING EXCAVATION.

PROPERTY OWNERS AWARENESS CERTIFICATE

I/WE _____ HEREBY ACKNOWLEDGE THAT WE ARE AWARE OF THIS TYPE 2 TREE CONSERVATION PLAN (TOP2) AND THAT WE UNDERSTAND THE REQUIREMENTS AS SET FORTH IN THIS TOP2.

SIGNED: *[Signature]* DATE: 5/8/15

LEGEND

