

LEGEND

EXISTING SPECIMEN TREE (WITH CRITICAL ROOT ZONE) TO STAY

EXISTING SPECIMEN TREE (WITH CRITICAL ROOT ZONE) TO BE REMOVED

NON-TIDAL WETLANDS

25' NON-TIDAL WETLANDS BUFFER

EXISTING TREELINE

LIMITS OF DISTURBANCE

TREE PROTECTION FENCING (TEMPORARY)

CLEARED OFF-SITE AREA

ST-2

ST-1

NORTH

W

WB

LOD

TPF

C-OS

Standard Woodland Conservation Worksheet for Prince George's County Non-governmental Projects

SECTION I: Establishing Site Information (Enter acres for each zone)

1 Zone	1.33		
2 Gross Tract	1.33		
3 Forestland	0.00		
4 Previously Dedicated Land	0.00		
5 Net Tract (NTA)	1.33	0.00	0.00

SECTION II: Determining Requirements (Enter acres for each corresponding column)

	Column A WCT/NTA	Column B Net Tract	Column C Preserve	Column D Offset
14 Existing Woodland	1.33		0.00	
15 Woodland Conservation Threshold (WCT) =	20.00%	0.27		
16 Smaller of 14 or 15		0.27		
17 Woodland above WCT		1.33		
18 Woodland cleared above WCT (smaller of 17 or 15)		1.33		0.27
19 Woodland cleared above WCT (smaller of 17 or 15)		1.33		0.27
20 Clearing above WCT (0.25 - 1) replacement requirement		0.27		
21 Woodland cleared below WCT		0.00		
22 Clearing below WCT (2:1 replacement requirement)		0.27		
23 Afforestation Threshold (AFT)	18.00%	0.00		
24 Off-site WCA being provided on this property		0.00		
25 Woodland Conservation Required		1.33		

SECTION III: Off-site Requirements

26 Woodland Preservation	0.00
27 Afforestation / Reafforestation	0.00
28 Natural Regeneration	0.00
29 Specimen/Historic Tree Credit (CRZ area * 2.0)	0.00
30 Forest Enhancement Credit (Area * 12.5)	0.00
31 Area approved for fee-to-lease/PPA (See note below)	0.00
32 Area approved for fee-to-lease/PPA	0.00
33 Credits for Off-site Conservation on another property	1.42
34 Off-site WCA (preservation) being provided on this property	0.00
35 Off-site WCA (afforestation) being provided on this property	0.00
36 Total Woodland Conservation Provided	1.42
37 Area of woodland not cleared	0.00
38 Woodland retained not part of requirements	0.00

Prepared by: **MSF** Date: **2-7-12**

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TYPE II TCP CERTIFICATION

I HEREBY CERTIFY THAT THE PLAN SHOWN HEREON CONFORMS TO THE REQUIREMENTS OF THE PRINCE GEORGE'S COUNTY WOODLAND CONSERVATION / TREE PRESERVATION ORDINANCE FOR A TYPE II TREE CONSERVATION PLAN.

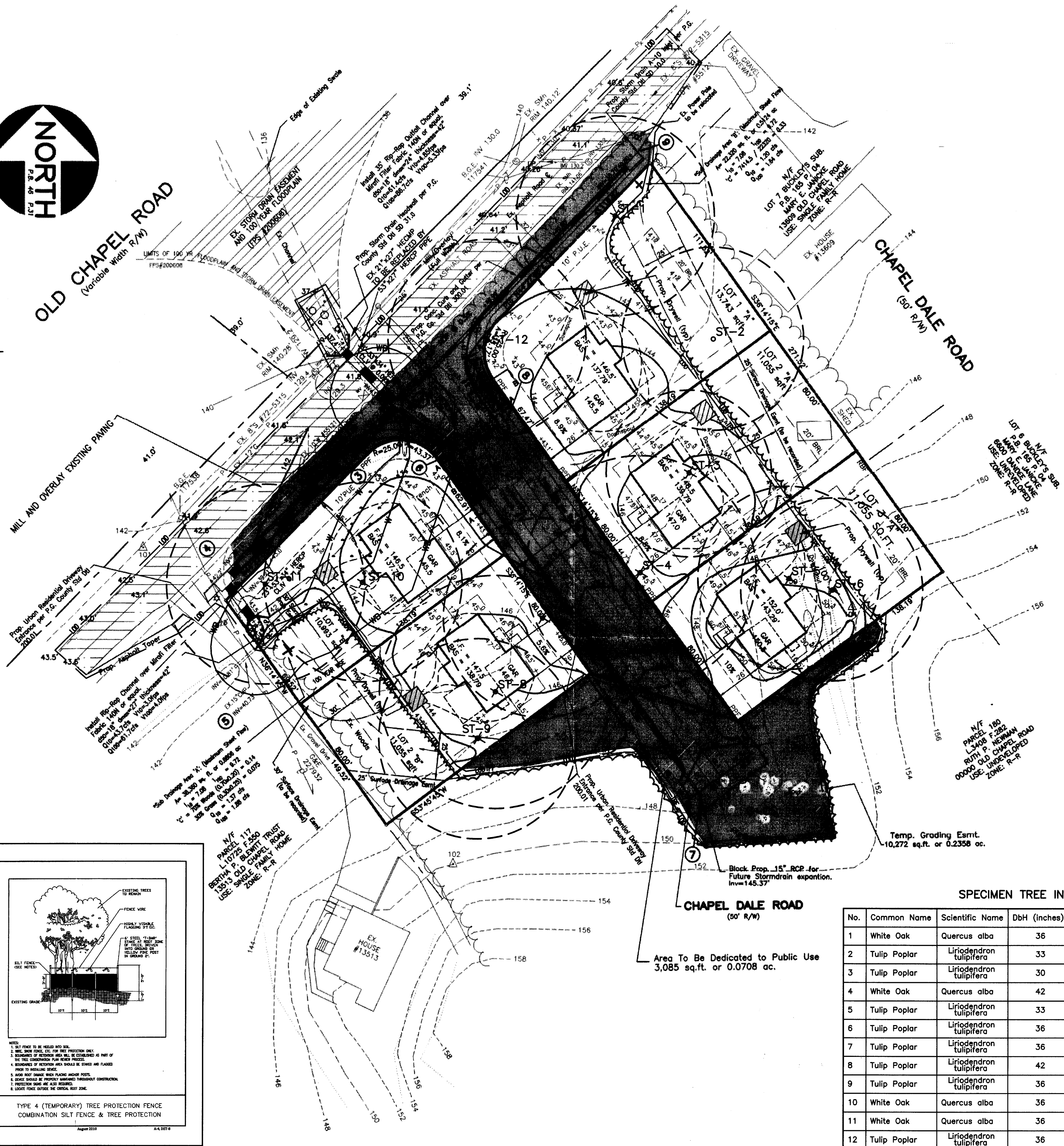
11/18/11

Michael S. Nazy

REG. PRG. LANDSCAPE ARCHITECT #22

TYPE 4 (TEMPORARY) TREE PROTECTION FENCE COMBINATION SILT FENCE & TREE PROTECTION

August 2010



- TCP NOTES**
- This plan is submitted to fulfill the woodland conservation requirements of a grading permit.
 - Cutting or clearing of woodland not in conformance with this plan or without the expressed written consent of the Planning Director or designer shall be subject to a \$9.00 per square foot mitigation fee.
 - A pre-construction meeting is required prior to the issuance of grading permits. The Department of Public Works and Transportation of the Department of Environmental Resources, as appropriate, shall be contacted prior to the start of any work on this plan 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 buyers of any woodland conservation areas through the provision of a copy of this plan at time of contract signing. Future owners are 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 the developing tier and is zoned R-R.
 - The site is not adjacent to a roadway designated as scenic, historic, a parkway or a scenic byway.
 - The property is adjacent to Old Chapel Road which is classified as a collector roadway.
 - This is not grandfathered under CB-27-2010, Section 25-117(g).

POST DEVELOPMENT NOTES

When woodlands and/or specimen, historic or champion trees are to remain:

- If the developer or builder no longer has an interest in the property and the new owner desires to remove a hazardous tree or perform any other work that may damage the tree, the owner shall obtain a written statement from a Certified Arborist or Licensed Tree Expert identifying the hazardous condition and the proposed work. The owner shall take corrective action immediately. The condition of the tree 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 a tree or portion thereof is in imminent danger of falling, the owner shall, upon receipt of a written statement from a Certified Arborist or Licensed Tree Expert, take immediate action to remove the tree or portion thereof. The owner shall take corrective action immediately. The condition of the tree 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.
- The use of broadcast spraying of herbicides is not permitted. However, the use of herbicides to encourage regrowth of native, non-native plant species from any woodland preservation area shall be done with the use of hand-held equipment only (sprayers or a chain saw). These plants may be cut near the ground and material less than two inches diameter may be removed from the area and disposed of appropriately. All material from trees, shrubs, vines, and non-native plants greater than two (2) inches diameter shall be cut to allow contact with the ground, thus encouraging decomposition.
- The use of any herbicide shall be done in accordance with the label instructions.
- The use of chainaws is extremely dangerous and should not be conducted with poorly maintained equipment, without safety equipment, or by individuals not trained in the use of the equipment for the pruning and/or cutting of trees.

PRINCE GEORGE'S COUNTY

RECEIVED

FEB 8 2012

COUNTY-WIDE PLANNING DIVISION

ENVIRONMENTAL PLANNING SECTION

M-NCPPC

Prince George's County Planning Department

Environmental Planning Section

APPROVAL

TREE CONSERVATION PLAN

TCP-004-12

Approved by: **Meagan K. Reiser** Date: **2/27/12**

01

02

03

04

05

DATE 02/07/12	REVISION ADDRESS E.P.S. REVIEW COMMENTS	OWNER/DEVELOPER TRIANGLE HOMES GENERAL PTNSHP. 12724 CENTER PARK WAY UPPER MARLBORO, MARYLAND 20772 301-952-9710 ATTN: BETTY RYON	TYPE 2 TREE CONSERVATION PLAN	LOTS 1,2,3 BLOCK "A" AND LOTS 1,2 BLOCK "B" SECTION ONE CHAPEL DALE PLAT BOOK: WWW 46 PLAT: 31 BOWIE (14th) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND	DATE: NOV., 2011 DESIGN BY: J.C. CHECKED BY: M.N. COMPUTER: C FIELD BOOK: 101	SCALE: 1"=30' DRAWN BY: DH & JF SHEET No: 1 OF 1 JOB No: 05-031
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Landesign

ENGINEERS * SURVEYORS * PLANNERS

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