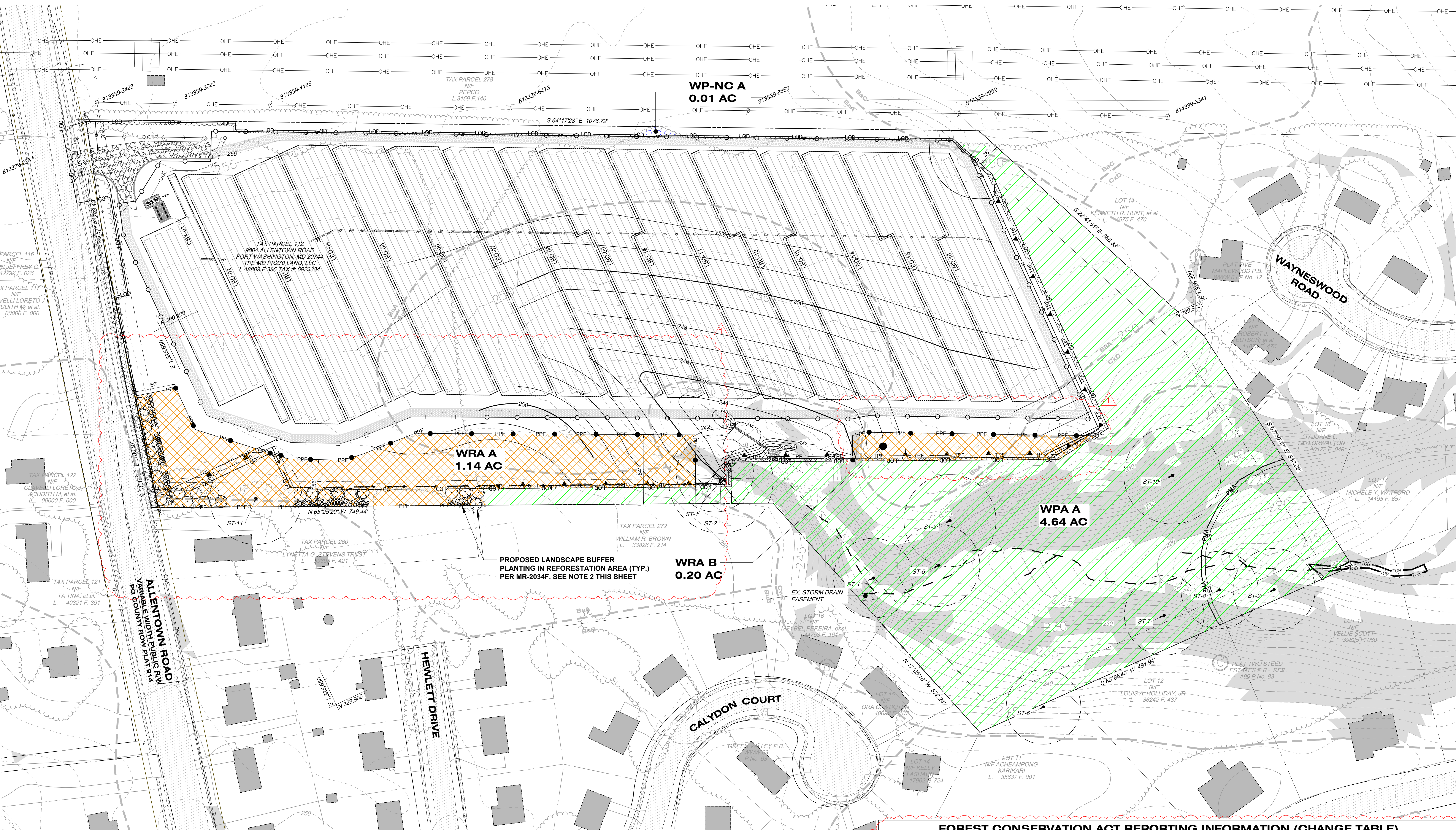
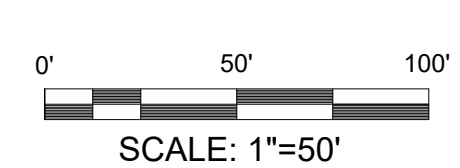


SEAL

PROFESSIONAL CERTIFICATION:
I HEREBY CERTIFY THAT THESE DOCUMENTS
WERE PREPARED OR APPROVED BY ME, AND
THAT I AM A DULY LICENSED PROFESSIONAL
LANDSCAPE ARCHITECT UNDER THE LAWS OF THE
STATE OF MARYLAND.LICENSE NO. 3420
EXPIRATION DATE: 07/12/29

07/28/2024

SCALE



LEGEND

EXISTING ROAD		PROPOSED AFFORESTATION/REFORESTATION SIGN	
EXISTING BUILDING		PROPOSED WOODLAND PRESERVATION SIGN	
EXISTING SIDEWALK		PROPOSED SPECIMEN TREE SIGN	
EXISTING SUBJECT PROPERTY BOUNDARY		PRIMARY MANAGEMENT AREA (PMA)	
EXISTING ADJACENT PROPERTY LINE		EXISTING TREE LINE	
EXISTING MAJOR CONTOUR		PROPOSED TREE LINE	
EXISTING MINOR CONTOUR		EXISTING SOILS BOUNDARY	
EXISTING REGULATED STREAM TOP OF BANK (PERENNIAL OR INTERMITTANT)		EXISTING SPECIMEN TREE WITH CRITICAL ROOT ZONE (1" DBH=1.5' CRZ) - TO REMAIN	
EXISTING REGULATED STREAM CENTERLINE		EXISTING SPECIMEN TREE WITH CRITICAL ROOT ZONE (1" DBH=1.5' CRZ) - TO BE REMOVED	
EXISTING WETLAND		EXISTING STEEP SLOPES (≥15%)	
EXISTING WETLAND BUFFER		PROPOSED LIMITS OF DISTURBANCE	
EXISTING STREAM BUFFER		PROPOSED FENCE	
EXISTING OVERHEAD POWER LINE(S)		PROPOSED FENCE WITH PRIVACY SLATS	
WOODLAND PRESERVATION AREA (WPA)		PROPOSED CONTOUR MINOR	
WOODLAND REFORESTATION AREA (WRA)		PROPOSED CONTOUR MAJOR	
WOODLAND PRESERVED - NOT CREDITS (WP-NC)		PROPOSED 10FT FIRE BREAK	
PROPOSED TEMPORARY TREE PROTECTION FENCE		PROPOSED SILT FENCE	
PROPOSED PERMANENT TREE PROTECTION FENCE		PROPOSED SUPER SILT FENCE	
PROPOSED SOLAR PANEL		PROPOSED EARTH DIKE	
		REQUIRED BUILDING SETBACK	
		FRONTAGE DEDICATION	
		PROPOSED LANDSCAPE BUFFER PLANTING - SEE NOTE 2. THIS SHEET	

NOTES

1. SILT FENCE, SUPER SILT FENCE AND TREE PROTECTION FENCE ARE COINCIDENT WITH THE LOD AND OFFSET FOR GRAPHICAL PURPOSES.
2. NOTE THAT ONLY THE RELEVANT PORTION OF THE TOTAL LANDSCAPE BUFFER PLANTING IS SHOWN ON THIS PLAN. SEE TPE MD PR270, LLC LANDSCAPE PLAN, DATED MARCH 1, 2022, FOR THE PROPOSED LANDSCAPE BUFFER PLANTING FOR THE ENTIRE SITE.
3. THIS PROPERTY INCLUDES PREVIOUSLY DEDICATED LAND - ROADWAY SECTION DEDICATION ALONG ALLENTOWN ROAD; L 48809 F.385
4. WOODLAND AND WILDLIFE HABITAT CONSERVATION EASEMENT FOR WPA A (4.64 AC.) IS RECORDED IN THE COUNTY LAND RECORDS OF PRINCE GEORGE'S COUNTY, MARYLAND ON DEED BOOK 48929 PAGE 28.

FOREST CONSERVATION ACT REPORTING INFORMATION (CHANGE TABLE)

	ORIGINAL APPROVAL	REVISION NUMBER (-01)	REVISION NUMBER (-02)	CHANGE SINCE LAST APPROVAL
GROSS TRACT (ACRES)	15.82	15.82	N/A	0.00
EXISTING WOODLANDS (ACRES)	10.93	10.93	N/A	0.00
WOODLAND CLEARED (ACRES)	6.29	6.29	N/A	0.00
WOODLAND RETAINED ON-SITE (ACRES)	4.45	4.64	N/A	0.19
WOODLAND PLANTED ON-SITE (ACRES)	0.00	1.34	N/A	1.34
ON-SITE WOODLAND EASEMENT/ PRESERVATION AND PLANTING (ACRES)	4.64	5.98	N/A	1.34
ON-SITE WOODED FLOODPLAIN IN EASEMENT (ACRES)	0.00	0.00	N/A	0.00
BOND AMOUNT	0.00	\$17,511.12	N/A	\$17,511.12
FEE-IN-LIEU AMOUNT	0.00	0.00	N/A	0.00
50' STREAM BUFFERS CONSERVED (PRESERVATION) - LINEAR LENGTH	45.00	45.00	N/A	0.00
50' STREAM BUFFERS CONSERVED (PRESERVATION) - ACREAGE	0.12	0.12	N/A	0.00
50' STREAM BUFFERS NEWLY ESTABLISHED (AFFORESTATION) - LINEAR LENGTH	0.00	0.00	N/A	0.00
50' STREAM BUFFERS NEWLY ESTABLISHED (AFFORESTATION) - ACREAGE	0.00	0.00	N/A	0.00
OFF-SITE WOODLAND CONSERVATION CREDITS REQUIRED (ACRES)	0.98	0.00	N/A	-0.98
OFF-SITE WOODLAND CONSERVATION CREDITS PROVIDED (ACRES)	0.98	0.00	N/A	-0.98

NOTE
FOR LOCATION OF UTILITIES CALL
8-1-1 OR 1-800-257-7777
OR LOG ON TO
www.call811.com
http://www.missutility.net
48 HOURS IN ADVANCE OF ANY WORK
IN THIS VICINITY
INFORMATION CONCERNING UNDERGROUND
UTILITIES WAS OBTAINED FROM AVAILABLE
RECORDS BUT THE CONTRACTOR MUST
DETERMINE THE EXACT LOCATION AND
ELEVATION OF THE MAINS BY DIGGING TEST PITS
BY HAND AT ALL UTILITY CROSSINGS WELL IN
ADVANCE OF THE START OF EXCAVATION.

I, We, TPE MD PR270 Land LLC, hereby acknowledge that we are aware of this Type 2 Tree Conservation Plan (TCP2) and that we understand the requirements as set forth in this TCP2.
Laura Klam
Owner or Owners Representative
10/14/2024
Date
I, We, TPE MD PR270, LLC, hereby acknowledge that we are aware of this Type 2 Tree Conservation Plan (TCP2) and that we understand the requirements as set forth in this TCP2.
Luke Richard
Contract Purchaser
July 23, 2024
Date

NOT FOR CONSTRUCTION

DRAWN BY	DJ
APPROVED BY	KP
CHECKED BY	PMS
DATE	JULY 24, 2024

TITLE
TYPE 2 TREE
CONSERVATION PLANTREE CONSERVATION PLAN
COLOR PLAN

DEWBERRY JOB NO. 50138397