

REFORESTATION AREAS (RA)	
No.	AREA (AC)
1	19.62
TOTAL	19.62

PRESERVATION AREAS (WPA)	
No.	AREA (AC)
1	1.65
2	51.01
3	11.46
TOTAL	64.14

WOODLAND CONSERVATION EASEMENT TABLE		
L-1	501°27'42"N	47.95'
L-2	58°21'21"W	10.54'
L-3	50°41'46"E	18.97'
L-4	53°40'21"W	58.06'
L-5	55°11'12"E	154.24'
L-6	52°54'40"E	251.31'
L-7	55°44'22"E	107.23'
L-8	N68°15'12"E	286.06'
L-9	581°26'20"E	38.11'
L-10	N66°55'51"E	51.25'
L-11	N44°30'15"E	51.25'
L-12	N20°34'56"E	55.23'
L-13	N84°33'33"E	50.04'

Standard Woodland Conservation Easement  
For  
Prince George's County

Section I - Establishing Site Information  
Zone: C-5  
Owner: Henry Meinhardt, Jr.  
Address: 14145 Brandywine Road  
Brandywine, Maryland 20613  
Phone: (301) 212-2649  
Fax: (301) 212-2649  
Net Tract (NTA): 101.30 Acres  
Tax Map: 21123  
Subdivision/Block/Lot: Duley Station Road Treebank  
Revision: 10  
Revision 10  
Revision 10

Is this site subject to the RPA Ordinance? ☐ Yes ☒ No  
Reforestation Requirement Reduction Questions  
Is this one (1) single family lot? ☐ Yes ☒ No  
Are there prior TGP approvals which include a combo of these lots and/or other lots? ☐ Yes ☒ No  
Is this a mitigation bank? ☐ Yes ☒ No  
Break-even Point (preservation) = 13.34 Acres  
Clearing permitted w/o reforestation = 13.34 Acres

Section II - Determining Requirements

Existing Woodland	Column A HGT/AFPT % Net Tract	Column B HGT/AFPT % Net Tract	Column C Floodplain (1:1)	Column D Off-site Impacts (1:1)
Existing woodland		a. 66.41	k. 4.95	
Woodland Conservation Threshold (NTA) =	0.00%	b. 0.00		
Smaller of a or b		c. 0.00		
Woodland above HGT		d. 66.41		
Woodland cleared		e. 0.00	l. 0.00	0.00
Smaller of d or e		f. 0.00		
Clearing above HGT (0.25 : 1) replacement requirement		g. 0.00		
Clearing below HGT (2:1 replacement requirement)		h. 0.00		
Afforestation Threshold (AFPT) =	20.00%	i. 0.00		
Off-site Mitigation being provided on this property		j. 84.76		
Woodland Conservation Required				84.76 acres

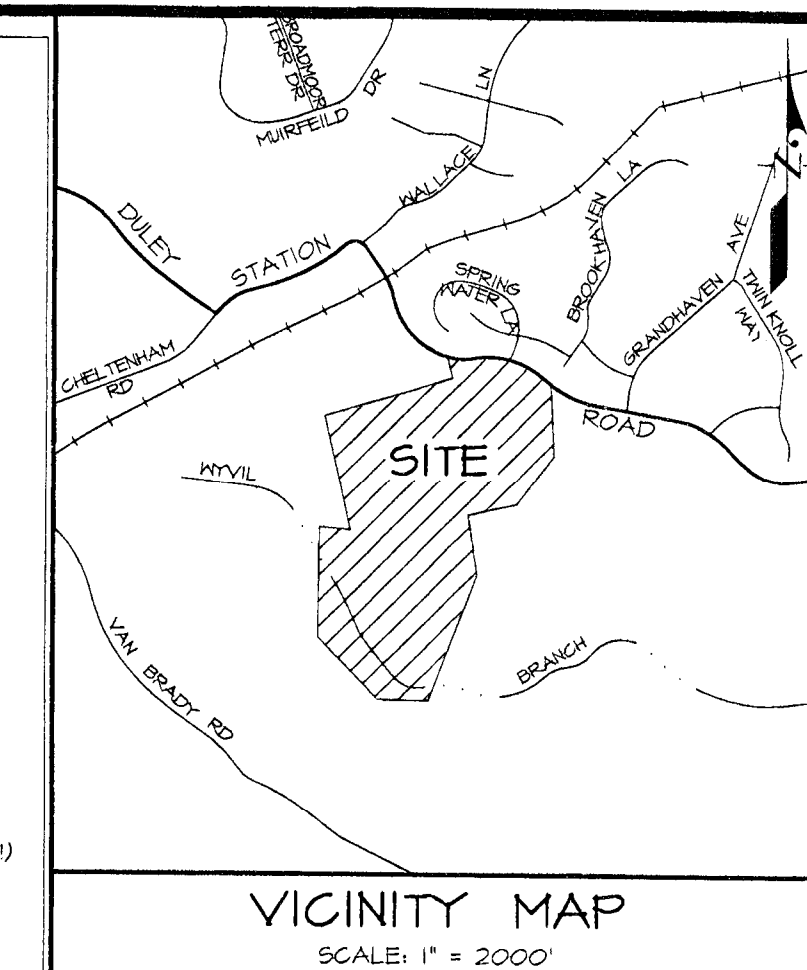
Section III - Meeting the Requirements

Woodland Preservation	0.00
Afforestation / Reforestation	0.00
Natural Regeneration	0.00
Specimen/Historic Tree Credits (CRZ area * 2.0)	0.00
Forest Enhancement Credit (Area * 25)	0.00
Area approved for fee-in-lieu/WPA	0.00
Area approved for fee-in-lieu/non-WPA	0.00
Credits for Off-site Conservation on another property	0.00
Off-site WCA (preservation) being provided on this property	64.14
Off-site WCA (afforestation) being provided on this property	19.62
Total Woodland Conservation Provided	83.76 Acres

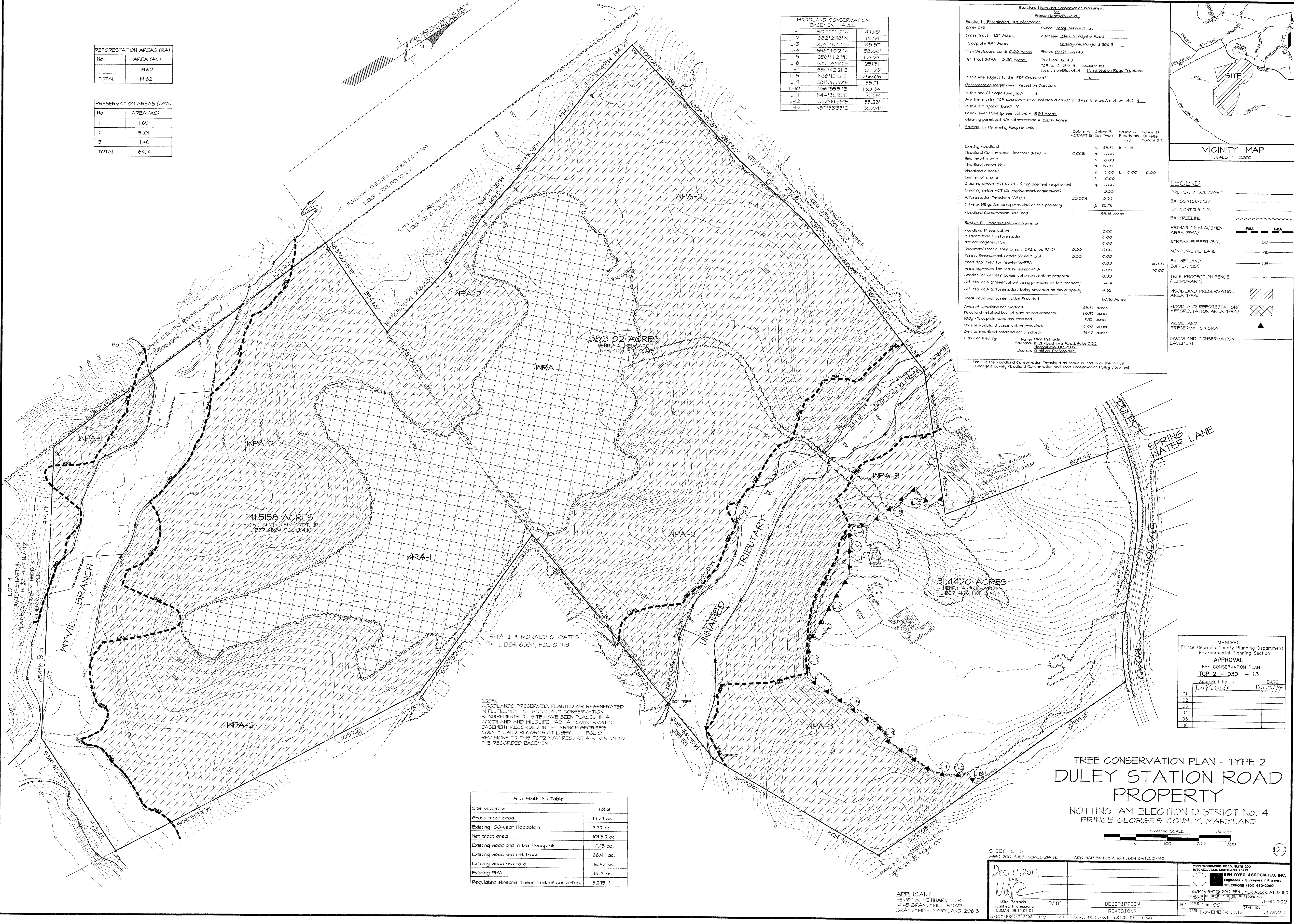
Area of woodland not cleared: 66.41 acres  
Woodland retained but not part of requirements: 66.41 acres  
100% Floodplain woodland retained: 9.95 acres  
On-site woodland conservation provided: 0.00 acres  
On-site woodland retained not credited: 76.42 acres

Plan Certified by: Name: Mike Patzakis  
Address: 1721 Woodbine Road, Suite 200  
Mitchellville, MD 20712  
License: Qualified Professional

1 HGT is the Woodland Conservation Threshold as shown in Part 3 of the Prince George's County Woodland Conservation and Tree Preservation Policy Document.



- LEGEND**
- PROPERTY BOUNDARY
  - EX. CONTOUR (2')
  - EX. CONTOUR (10')
  - EX. TREELINE
  - PRIMARY MANAGEMENT AREA (PMA)
  - STREAM BUFFER (50')
  - WETLAND
  - EX. WETLAND BUFFER (25')
  - TREE PROTECTION FENCE (TEMPORARY)
  - WOODLAND PRESERVATION AREA (WPA)
  - WOODLAND REFORESTATION/AFFORESTATION AREA (WRA)
  - WOODLAND PRESERVATION SIGN
  - WOODLAND CONSERVATION EASEMENT



Site Statistics Table	
Site Statistics	Total
Gross tract area	111.21 ac.
Existing 100-year floodplain	9.97 ac.
Net tract area	101.30 ac.
Existing woodland in the floodplain	4.95 ac.
Existing woodland net tract	66.41 ac.
Existing woodland total	76.42 ac.
Existing PMA	15.14 ac.
Regulated streams (linear feet of centerline)	3,275 lf

1721 WOODBINE ROAD, SUITE 200  
MITCHELLVILLE, MARYLAND 20712

**BEN DYER ASSOCIATES, INC.**  
Engineers / Surveyors / Planners  
TELEPHONE (301) 430-2000

COPYRIGHT © 2012 BEN DYER ASSOCIATES, INC.  
THIS PLAN IS PREPARED BY BEN DYER ASSOCIATES, INC.  
SCALE: 1" = 100'  
DATE: NOVEMBER 2012

APPLICANT: HENRY A. MEINHARDT, JR.  
14145 BRANDYWINE ROAD  
BRANDYWINE, MARYLAND 20613

DATE: DEC 11, 2014  
DATE: 12/11/2014  
DESCRIPTION: TREE CONSERVATION PLAN - TYPE 2  
REVISIONS: 1. 12/11/2014, 2. 07/20/2015, 3. 07/20/2015, 4. 07/20/2015, 5. 07/20/2015, 6. 07/20/2015, 7. 07/20/2015, 8. 07/20/2015, 9. 07/20/2015, 10. 07/20/2015, 11. 07/20/2015, 12. 07/20/2015, 13. 07/20/2015, 14. 07/20/2015, 15. 07/20/2015, 16. 07/20/2015, 17. 07/20/2015, 18. 07/20/2015, 19. 07/20/2015, 20. 07/20/2015, 21. 07/20/2015, 22. 07/20/2015, 23. 07/20/2015, 24. 07/20/2015, 25. 07/20/2015, 26. 07/20/2015, 27. 07/20/2015, 28. 07/20/2015, 29. 07/20/2015, 30. 07/20/2015, 31. 07/20/2015, 32. 07/20/2015, 33. 07/20/2015, 34. 07/20/2015, 35. 07/20/2015, 36. 07/20/2015, 37. 07/20/2015, 38. 07/20/2015, 39. 07/20/2015, 40. 07/20/2015, 41. 07/20/2015, 42. 07/20/2015, 43. 07/20/2015, 44. 07/20/2015, 45. 07/20/2015, 46. 07/20/2015, 47. 07/20/2015, 48. 07/20/2015, 49. 07/20/2015, 50. 07/20/2015, 51. 07/20/2015, 52. 07/20/2015, 53. 07/20/2015, 54. 07/20/2015, 55. 07/20/2015, 56. 07/20/2015, 57. 07/20/2015, 58. 07/20/2015, 59. 07/20/2015, 60. 07/20/2015, 61. 07/20/2015, 62. 07/20/2015, 63. 07/20/2015, 64. 07/20/2015, 65. 07/20/2015, 66. 07/20/2015, 67. 07/20/2015, 68. 07/20/2015, 69. 07/20/2015, 70. 07/20/2015, 71. 07/20/2015, 72. 07/20/2015, 73. 07/20/2015, 74. 07/20/2015, 75. 07/20/2015, 76. 07/20/2015, 77. 07/20/2015, 78. 07/20/2015, 79. 07/20/2015, 80. 07/20/2015, 81. 07/20/2015, 82. 07/20/2015, 83. 07/20/2015, 84. 07/20/2015, 85. 07/20/2015, 86. 07/20/2015, 87. 07/20/2015, 88. 07/20/2015, 89. 07/20/2015, 90. 07/20/2015, 91. 07/20/2015, 92. 07/20/2015, 93. 07/20/2015, 94. 07/20/2015, 95. 07/20/2015, 96. 07/20/2015, 97. 07/20/2015, 98. 07/20/2015, 99. 07/20/2015, 100. 07/20/2015, 101. 07/20/2015, 102. 07/20/2015, 103. 07/20/2015, 104. 07/20/2015, 105. 07/20/2015, 106. 07/20/2015, 107. 07/20/2015, 108. 07/20/2015, 109. 07/20/2015, 110. 07/20/2015, 111. 07/20/2015, 112. 07/20/2015, 113. 07/20/2015, 114. 07/20/2015, 115. 07/20/2015, 116. 07/20/2015, 117. 07/20/2015, 118. 07/20/2015, 119. 07/20/2015, 120. 07/20/2015, 121. 07/20/2015, 122. 07/20/2015, 123. 07/20/2015, 124. 07/20/2015, 125. 07/20/2015, 126. 07/20/2015, 127. 07/20/2015, 128. 07/20/2015, 129. 07/20/2015, 130. 07/20/2015, 131. 07/20/2015, 132. 07/20/2015, 133. 07/20/2015, 134. 07/20/2015, 135. 07/20/2015, 136. 07/20/2015, 137. 07/20/2015, 138. 07/20/2015, 139. 07/20/2015, 140. 07/20/2015, 141. 07/20/2015, 142. 07/20/2015, 143. 07/20/2015, 144. 07/20/2015, 145. 07/20/2015, 146. 07/20/2015, 147. 07/20/2015, 148. 07/20/2015, 149. 07/20/2015, 150. 07/20/2015, 151. 07/20/2015, 152. 07/20/2015, 153. 07/20/2015, 154. 07/20/2015, 155. 07/20/2015, 156. 07/20/2015, 157. 07/20/2015, 158. 07/20/2015, 159. 07/20/2015, 160. 07/20/2015, 161. 07/20/2015, 162. 07/20/2015, 163. 07/20/2015, 164. 07/20/2015, 165. 07/20/2015, 166. 07/20/2015, 167. 07/20/2015, 168. 07/20/2015, 169. 07/20/2015, 170. 07/20/2015, 171. 07/20/2015, 172. 07/20/2015, 173. 07/20/2015, 174. 07/20/2015, 175. 07/20/2015, 176. 07/20/2015, 177. 07/20/2015, 178. 07/20/2015, 179. 07/20/2015, 180. 07/20/2015, 181. 07/20/2015, 182. 07/20/2015, 183. 07/20/2015, 184. 07/20/2015, 185. 07/20/2015, 186. 07/20/2015, 187. 07/20/2015, 188. 07/20/2015, 189. 07/20/2015, 190. 07/20/2015, 191. 07/20/2015, 192. 07/20/2015, 193. 07/20/2015, 194. 07/20/2015, 195. 07/20/2015, 196. 07/20/2015, 197. 07/20/2015, 198. 07/20/2015, 199. 07/20/2015, 200. 07/20/2015, 201. 07/20/2015, 202. 07/20/2015, 203. 07/20/2015, 204. 07/20/2015, 205. 07/20/2015, 206. 07/20/2015, 207. 07/20/2015, 208. 07/20/2015, 209. 07/20/2015, 210. 07/20/2015, 211. 07/20/2015, 212. 07/20/2015, 213. 07/20/2015, 214. 07/20/2015, 215. 07/20/2015, 216. 07/20/2015, 217. 07/20/2015, 218. 07/20/2015, 219. 07/20/2015, 220. 07/20/2015, 221. 07/20/2015, 222. 07/20/2015, 223. 07/20/2015, 224. 07/20/2015, 225. 07/20/2015, 226. 07/20/2015, 227. 07/20/2015, 228. 07/20/2015, 229. 07/20/2015, 230. 07/20/2015, 231. 07/20/2015, 232. 07/20/2015, 233. 07/20/2015, 234. 07/20/2015, 235. 07/20/2015, 236. 07/20/2015, 237. 07/20/2015, 238. 07/20/2015, 239. 07/20/2015, 240. 07/20/2015, 241. 07/20/2015, 242. 07/20/2015, 243. 07/20/2015, 244. 07/20/2015, 245. 07/20/2015, 246. 07/20/2015, 247. 07/20/2015, 248. 07/20/2015, 249. 07/20/2015, 250. 07/20/2015, 251. 07/20/2015, 252. 07/20/2015, 253. 07/20/2015, 254. 07/20/2015, 255. 07/20/2015, 256. 07/20/2015, 257. 07/20/2015, 258. 07/20/2015, 259. 07/20/2015, 260. 07/20/2015, 261. 07/20/2015, 262. 07/20/2015, 263. 07/20/2015, 264. 07/20/2015, 265. 07/20/2015, 266. 07/20/2015, 267. 07/20/2015, 268. 07/20/2015, 269. 07/20/2015, 270. 07/20/2015, 271. 07/20/2015, 272. 07/20/2015, 273. 07/20/2015, 274. 07/20/2015, 275. 07/20/2015, 276. 07/20/2015, 277. 07/20/2015, 278. 07/20/2015, 279. 07/20/2015, 280. 07/20/2015, 281. 07/20/2015, 282. 07/20/2015, 283. 07/20/2015, 284. 07/20/2015, 285. 07/20/2015, 286. 07/20/2015, 287. 07/20/2015, 288. 07/20/2015, 289. 07/20/2015, 290. 07/20/2015, 291. 07/20/2015, 292. 07/20/2015, 293. 07/20/2015, 294. 07/20/2015, 295. 07/20/2015, 296. 07/20/2015, 297. 07/20/2015, 298. 07/20/2015, 299. 07/20/2015, 300. 07/20/2015, 301. 07/20/2015, 302. 07/20/2015, 303. 07/20/2015, 304. 07/20/2015, 305. 07/20/2015, 306. 07/20/2015, 307. 07/20/2015, 308. 07/20/2015, 309. 07/20/2015, 310. 07/20/2015, 311. 07/20/2015, 312. 07/20/2015, 313. 07/20/2015, 314. 07/20/2015, 315. 07/20/2015, 316. 07/20/2015, 317. 07/20/2015, 318. 07/20/2015, 319. 07/20/2015, 320. 07/20/2015, 321. 07/20/2015, 322. 07/20/2015, 323. 07/20/2015, 324. 07/20/2015, 325. 07/20/2015, 326. 07/20/2015, 327. 07/20/2015, 328. 07/20/2015, 329. 07/20/2015, 330. 07/20/2015, 331. 07/20/2015, 332. 07/20/2015, 333. 07/20/2015, 334. 07/20/2015, 335. 07/20/2015, 336. 07/20/2015, 337. 07/20/2015, 338. 07/20/2015, 339. 07/20/2015, 340. 07/20/2015, 341. 07/20/2015, 342. 07/20/2015, 343. 07/20/2015, 344. 07/20/2015, 345. 07/20/2015, 346. 07/20/2015, 347. 07/20/2015, 348. 07/20/2015, 349. 07/20/2015, 350. 07/20/2015, 351. 07/20/2015, 352. 07/20/2015, 353. 07/20/2015, 354. 07/20/2015, 355. 07/20/2015, 356. 07/20/2015, 357. 07/20/2015, 358. 07/20/2015, 359. 07/20/2015, 360. 07/20/2015, 361. 07/20/2015, 362. 07/20/2015, 363. 07/20/2015, 364. 07/20/2015, 365. 07/20/2015, 366. 07/20/2015, 367. 07/20/2015, 368. 07/20/2015, 369. 07/20/2015, 370. 07/20/2015, 371. 07/20/2015, 372. 07/20/2015, 373. 07/20/2015, 374. 07/20/2015, 375. 07/20/2015, 376. 07/20/2015, 377. 07/20/2015, 378. 07/20/2015, 379. 07/20/2015, 380. 07/20/2015, 381. 07/20/2015, 382. 07/20/2015, 383. 07/20/2015, 384. 07/20/2015, 385. 07/20/2015, 386. 07/20/2015, 387. 07/20/2015, 388. 07/20/2015, 389. 07/20/2015, 390. 07/20/2015, 391. 07/20/2015, 392. 07/20/2015, 393. 07/20/2015, 394. 07/20/2015, 395. 07/20/2015, 396. 07/20/2015, 397. 07/20/2015, 398. 07/20/2015, 399. 07/20/2015, 400. 07/20/2015, 401. 07/20/2015, 402. 07/20/2015, 403. 07/20/2015, 404. 07/20/2015, 405. 07/20/2015, 406. 07/20/2015, 407. 07/20/2015, 408. 07/20/2015, 409. 07/20/2015, 410. 07/20/2015, 411. 07/20/2015, 412. 07/20/2015, 413. 07/20/2015, 414. 07/20/2015, 415. 07/20/2015, 416. 07/20/2015, 417. 07/20/2015, 418. 07/20/2015, 419. 07/20/2015, 420. 07/20/2015, 421. 07/20/2015, 422. 07/20/2015, 423. 07/20/2015, 424. 07/20/2015, 425. 07/20/2015, 426. 07/20/2015, 427. 07/20/2015, 428. 07/20/2015, 429. 07/20/2015, 430. 07/20/2015, 431. 07/20/2015, 432. 07/20/2015, 433. 07/20/2015, 434. 07/20/2015, 435. 07/20/2015, 436. 07/20/2015, 437. 07/20/2015, 438. 07/20/2015, 439. 07/20/2015, 440. 07/20/2015, 441. 07/20/2015, 442. 07/20/2015, 443. 07/20/2015, 444. 07/20/2015, 445. 07/20/2015, 446. 07/20/2015, 447. 07/20/2015, 448. 07/20/2015, 449. 07/20/2015, 450. 07/20/2015, 451. 07/20/2015, 452. 07/20/2015, 453. 07/20/2015, 454. 07/20/2015, 455. 07/20/2015, 456. 07/20/2015, 457. 07/20/2015, 458. 07/20/2015, 459. 07/20/2015, 460. 07/20/2015, 461. 07/20/2015, 462. 07/20/2015, 463. 07/20/2015, 464. 07/20/2015, 465. 07/20/2015, 466. 07/20/2015, 467. 07/20/2015, 468. 07/20/2015, 469. 07/20/2015, 470. 07/20/2015, 471. 07/20/2015, 472. 07/20/2015, 473. 07/20/2015, 474. 07/20/2015, 475. 07/20/2015, 476. 07/20/2015, 477. 07/20/2015, 478. 07/20/2015, 479. 07/20/2015, 480. 07/20/2015, 481. 07/20/2015, 482. 07/20/2015, 483. 07/20/2015, 484. 07/20/2015, 485. 07/20/2015, 486. 07/20/2015, 487. 07/20/2015, 488. 07/20/2015, 489. 07/20/2015, 490. 07/20/2015, 491. 07/20/2015, 492. 07/20/2015, 493. 07/20/2015, 494. 07/20/2015, 495. 07/20/2015, 496. 07/20/2015, 497. 07/20/2015, 498. 07/20/2015, 499. 07/20/2015, 500. 07/20/2015, 501. 07/20/2015, 502. 07/20/2015, 503. 07/20/2015, 504. 07/20/2015, 505. 07/20/2015, 506. 07/20/2015, 507. 07/20/2015, 508. 07/20/2015, 509. 07/20/2015, 510. 07/20/2015, 511. 07/20/2015, 512. 07/20/2015, 513. 07/20/2015, 514. 07/20/2015, 515. 07/20/2015, 516. 07/20/2015, 517. 07/20/2015, 518. 07/20/2015, 519. 07/20/2015, 520. 07/20/2015, 521. 07/20/2015,



# Type 2 Tree Conservation Plan Notes For an Off-site Woodland Conservation Bank

- This plan does not propose the disturbance of any existing woodlands and therefore is not required to identify or provide any woodland conservation to address the on-site requirements. The sole purpose of this Tree Conservation Plan is to establish off-site woodland conservation areas to satisfy the woodland conservation requirements for other properties. Any future activities on this property that result in the clearing of any woodland will initiate the woodland conservation requirements for this property. At that time the TCP1 shall be revised to calculate the requirements for this property and demonstrate how those requirements are being satisfied in addition to the off-site woodland conservation areas already created.
- 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 \$150 per acre foot mitigation fee. If replacement of the disturbed woodlands and other requirements that may be required due to the 1/4, 1/2, or 1/1 replacement requirements associated with the clearing of woodlands.
- Per 23-60-2005, the seller of any property is required to inform the purchaser at the time of contract signature that the property is subject to a Tree Conservation Plan and provide a copy of the Type 2 Tree Conservation Plan that depicts the area subject to the Tree Conservation Plan.
- Off-site woodland conservation banking areas created for the purpose of satisfying the off-site woodland conservation requirement of a benefiting property may not be used to satisfy the requirements for this property in the future.
- All off-site woodland conservation banking on this property shall be encumbered by a declaration of covenants recorded in the Land Records of Prince George's County, Maryland and/or other protection documents as found acceptable by the MNCPPC Environmental Planning Section (EPS). The Declaration of Covenants shall encumber only the portion of the property included in the off-site woodland conservation bank, and be described by a metes and bounds description.
- Prior to the recordation of any declaration of covenants encumbering any portion of this property, a draft of the declaration and associated easement documents shall be submitted to the Environmental Planning Section, MNCPPC for appropriate review and approval by the county Office of Law.
- Off-site woodland conservation banks may not encumber lands previously protected or encumbered by permanent protection instruments.
- Each subsequent commitment for a portion of the mitigation bank will require the submital of a signed sales agreement and draft Transfer Certificate to the Environmental Planning Section for review prior to recordation. Each Transfer Certificate shall clearly cross-reference the appropriate TCP2s and project names (banking property and benefiting property) for accurate accounting of transferred off-site credits.
- All off-site woodland conservation areas established on existing (preserved) woodlands shall be credited at a rate of 2 acres of existing woodlands for every 1 acre of off-site woodland conservation mitigation required. In accordance with NC Act 5-2007-201, Off-site woodland conservation areas established as afforestation areas or natural regeneration shall be credited at a rate of 1 acre of afforestation for every 1 acre of off-site survival unless an afforestation bond is posted.
- The TCP2 Off-site Woodland Conservation Summary Table on the approved TCP2 shall be revised each time a Transfer Certificate is recorded to identify the acreages affected, the benefiting property name and TCP1 number, and the recordation numbers.
- If a Transfer Certificate is recorded and is later found to be unnecessary, a written request shall be submitted to the EPS to evaluate release of the Transfer Certificate release. If it is determined that the Transfer Certificate may be released, the EPS will notify the applicant that a release document may be submitted for processing.
- The purchase or sale of off-site woodland conservation credits involves the transfer of a real property right and may be subject to Maryland property transfer tax at the time of recordation of a Transfer Certificate.
- Timber harvesting activities on the site may occur only after approval of a Forest Management or Stewardship Plan by the Prince George's County Forestry Board and a copy of the approved Forest Management or Stewardship Plan is submitted to the Environmental Planning Section for the permanent file.

## 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 canopy 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 TCP2.
- Woodland preservation areas shall be posted with signage as shown on the plans. These signs must remain in perpetuity.
- The property owner is responsible for the complete preservation of all forested areas shown on the approved plan to remain undisturbed. Only trees or part 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 the tree or 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.

## AFFORESTATION AND REFORESTATION NOTES

- All afforestation areas shall be bonded or have approved certificates of planting, maintenance and 75% survival per the stocking specifications per this plan prior to the sale of these areas for off-site woodland conservation credit.
- All afforestation and reforestation bonds, based on square footage, shall be posted with the county prior to the issuance of any permits. These bonds will be retained as surety until all required activities have been satisfied or the required timeframe for maintenance has passed, whichever is longer.
- Seeding planting is to occur from November through May only. No planting should be done while the ground is frozen. Planting with large caliber stock or containerized stock can be done at any time.
- Reforestation areas shall not be mowed. The management of competing vegetation around individual trees and the removal of noxious, invasive, and non-native vegetation within the reforestation areas is acceptable.
- Results of annual survival checks for the required tree planting shall be reported to the MNCPPC Planning Department to certify that the plan has been implemented as approved and to the secure release of any bonds.
- Failure to establish the afforestation or reforestation within the prescribed time frame will result in the forfeiture of the reforestation bond and/or a violation of this plan including a reduction in the amount of saleable off-site woodland conservation credit.

## NATURAL REGENERATION NOTES

All areas designated for reforestation shall be reforested by natural regeneration. The following requirements and conditions apply:

- All existing turf, ground covers, and invasive species shall be exterminated using a general broadcast herbicide such as Round-up or equivalent. Secondary applications shall be applied as necessary.
- Care shall be taken to avoid spraying any hardwood seedlings or saplings.
- Rototilling of turf areas and manual removal of invasive vines shall be completed two weeks after chemical treatments are completed.
- Reforestation internal to the site shall be posted as required in the direction of any trails used to reach these areas.
- Natural regeneration shall be encouraged by semi-annual maintenance of the designated areas. The maintenance shall, at a minimum, require removal of competitive and invasive species from the desired indigenous hardwoods. This maintenance shall occur for a period of two years.
- After one and two years all desirable seedlings and saplings shall be counted and flagged with surveyors tape in the late fall.
- If after two years there is less than one seedling per 60 square feet and there are indications that natural regeneration is not occurring adequately then the owners shall plant these areas with container grown seedlings at a rate of one per 60 square feet. Only naturally occurring species already present within the site shall be used.

## PLANTING SPECIFICATION NOTES

- Quantity: (See Plant Schedule)
  - Type: (See Plant Schedule)
  - Plant Quality Standards: The plants selected shall be healthy and sturdy, representatives of their species. Seedlings shall have a minimum top growth of 18". The diameter of the root collar (the part of the root just below ground level) shall be at least 3/8". The roots shall be well developed and at least 8" long, no more than twenty-five percent (25%) of the root system (both primary and auxiliary/fibrous roots) shall be present.
- Plants that do not have an abundance of well developed terminal buds on the leaders and branches shall be rejected.
- Plants shall be shipped by the nursery immediately after lifting from the field or removal from the green house, and planted immediately upon receipt by the landscape contractor.
- If the plants cannot be planted immediately after delivery to the reforestation site, they shall be stored in the shade with their root masses protected from direct exposure to sun and wind by the use of straw, peat moss, compost, or other suitable material and shall be maintained through periodic watering until the time of planting.
- Planting Handing: The quantity of seedlings taken to the field shall not exceed the quantity that can be planted in a day. Seedlings, once removed from the nursery or temporary storage area shall be planted immediately.
  - Timing of Planting: The best time to plant seedlings is while they are dormant, prior to spring budding. The most suitable months for planting are March and April, when the soil is moist, but may be planted from March through November. No planting shall be done while ground is frozen. Planting shall occur within one growing season of the issuance of grading/building permits and/or reaching the final grades and stabilization of planting areas.
  - Seeding Planting: Tree seedlings shall be hand planted using a dibble bar or sharp-shovel shovel. It is important that the seedling be placed in the hole so that the roots can spread out naturally; they should not be twisted, balled up or bent. Moist soil should then be packed firmly around the roots. Seedlings should be planted at a depth where their roots lie just below ground surface. Air pockets should not be left after closing the hole which would allow the roots to dry out. See planting details for further explanation. If the contractor wishes to plant by another method, the preparer of this tree conservation plan must be contacted and give his approval before planting may begin.
  - Spacing: See Plant Schedule and/or Planting Plan for spacing requirements. Also refer to the Planting Layout detail for a description of the general planting theory.
  - Soil: Upon the completion of all grading operations, a soil test shall be conducted to determine what soil preparation and soil amendments, if any, are necessary to create good tree growing conditions. Soil samples shall be taken at a rate that provides one soil sample for each area that appears to have a different soil type (if the entire area appears uniform, then only one sample is necessary), and submitted for testing to a private company. The company of choice shall make recommendations for improving the existing soil. The soil will be tested and recommended for corrections of soil texture, pH, magnesium, phosphorus, potassium, calcium and organic matter.
  - Soil Improvement Measures: The soil shall then be improved according to the recommendations made by the testing company.
  - Fencing and Signage: Final protective fencing shall be placed on the visible and/or development side of planting areas. The final protective fence shall be installed upon completion of planting operation unless it was installed during the initial stages of development. Signs shall be posted per the signage detail on this sheet.
  - Planting method: Consult the Planting Detail(s) shown on this plan.
  - Mulching: Apply two-inch thick layer of woodchip or shredded hardwood mulch (as noted) to each planting site (see detail shown on this plan).
  - Groundcover Establishment: The remaining disturbed area between seedling planting site shall be seeded and stabilized with white clover seed at the rate of 5 lbs./acre.
  - Mowing: No mowing shall be allowed in any planting area.
  - Survival Check for Bond Release: The seedling planting is to be checked at the end of each year for four years to assure that no less than 75% of the original planted quantity survives. If the minimum number has not been provided the area must be supplemented with additional seedlings to reach the required number at time of planting.
  - Source of Seedlings: State name, address, and phone number of nursery or supplier. When areas designated for reforestation will be reforested by natural regeneration the following notes shall be added to the plan.

## FOUR-YEAR MANAGEMENT PLAN FOR RE/AFFORESTATION AREAS

Field check the re-afforestation area according to the following schedule:

- Year 1: Site Preparation and Tree Planting.  
Survival check once annually (September-November) see Note 1)  
Watering is needed (2 x month)  
Control of undesirable vegetation as needed (1 x in June and 1 x in September, min.)
- Year 2-3: Reinforcement planting is needed (See Note 2)  
Survival check once annually (September-November)  
Control of undesirable vegetation if needed (1 x in May and 1 x in August, min.)
- Year 4: Reinforcement planting if needed. (See Note 2)  
Survival check (September-November).

- Survival Checks: Check planted stock against plant list (or as-built) by making the site and taking inventory. Plans must show viability. Submit field data forms (Condition Check Sheets) to owner after each inspection. Remove all dead plants.
- Reinforcement Planting: Replace dead or missing plants in sufficient quantity to bring the total number of live plants to at least 75% of the number originally planted. If a particular species suffers unusually high mortality, replace with an alternative plant type.
- Miscellaneous: Fertilization or watering during years 1 through 3 will be done on an as needed basis. Special farm operations or recommendations will be conducted on an as needed basis.

FOREST STEWARDSHIP PLAN MANAGEMENT RECOMMENDATIONS AND TIMETABLE		
RECOMMENDATION	TARGET DATE	DATE COMPLETED
Locate and mark afforestation area boundary	Dec. 2015	
Check progress of afforestation plantings and consider supplementing if survival is not at acceptable levels	Dec. 2015	
Check afforestation boundary and protection signage	Annual	
Examine property for presence of invasive species	Annual	
Minimize impacts from March thru July due to Forest Interior Dwelling Bird Species habitat and breeding	Annual	
Hunting and/or recreation activities as desired	Annual	
Examine for insect, disease or storm damage problems	Annual	
Examine for potential commercial harvest	Annual	
Preservation Reforestation	Dec. 2024	

I/We Henry A. Meinhardt Jr. 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.

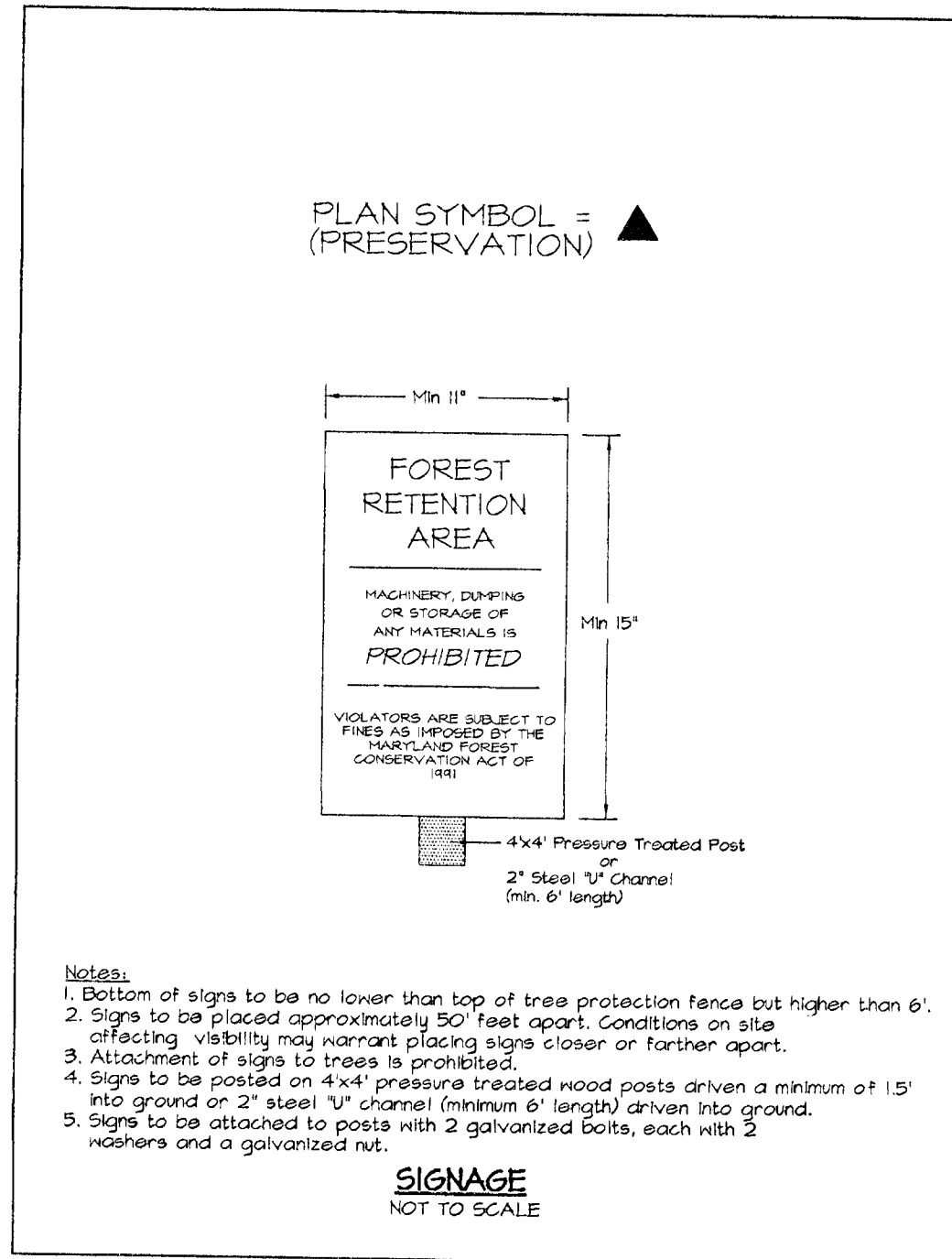
Owner or Owners Representative

Date

I/We Mike Pelakis 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.

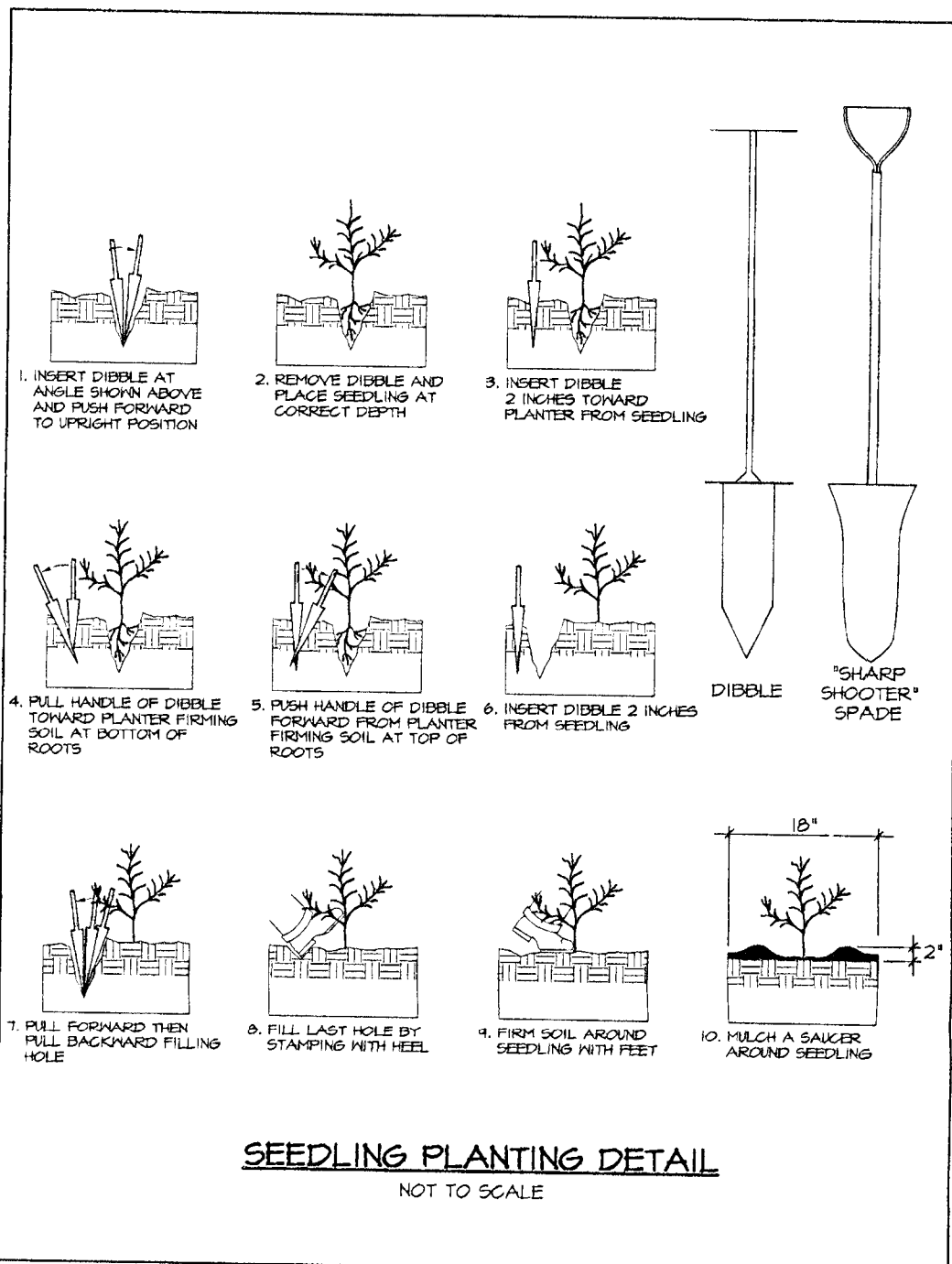
Contract Purchaser

Date



- Notes:
- Bottom of signs to be no lower than top of tree protection fence but higher than 6".
  - Signs to be placed approximately 50' feet apart, conditions on site affecting visibility may warrant placing signs closer or further apart.
  - Attachment of signs to trees is prohibited.
  - Signs to be posted on 4x4 pressure treated wood posts driven a minimum of 1/2' into ground or 2" steel 1/2" channel (minimum 6' length) driven into ground.
  - Signs to be attached to posts with 2 galvanized bolts, each with 2 washers and a galvanized nut.

SIGNAGE  
NOT TO SCALE



SEEDLING PLANTING DETAIL  
NOT TO SCALE

## PLANT SCHEDULE FOR RE/AFFORESTATION

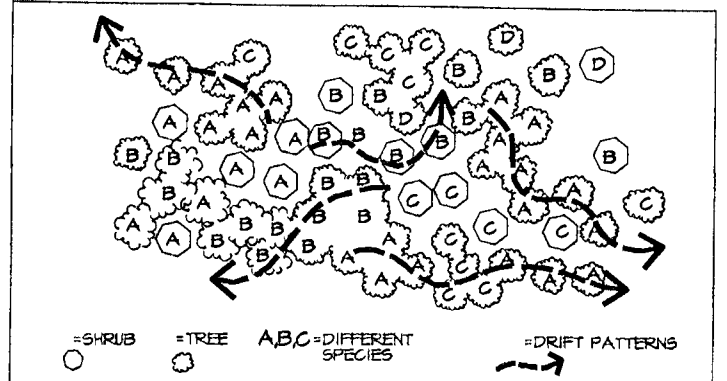
STOCK SPECIFICATION:  
700 SEEDLINGS PER ACRE

TOTAL RE/AFFORESTATION PROVIDED: 13.62 ACRES

Reforestation Area	Acreage	Seeding Selection					Total No. of Seedlings
		Red Cedar	Sycamore	Labially Pine	Red Oak	White Oak	
I	13.62	2,747	2,747	2,747	2,747	2,747	13,735
TOTAL	13.62	2,747	2,747	2,747	2,747	2,747	13,735

## NOTES:

- All tree/shrub species planted within the re/afforestation areas, should be randomly distributed throughout the proposed re/afforestation area, so as to promote a natural woodland structure. (See Planting Layout detail.)
- In the event of species unavailability, a substitution may be made. Any substitution made requires written notification to MNCPPC, Environmental Planning Section.



Concept: Aggregate Drift or Sweep. A cluster-type grouping which tapers or feathers out along the edges.

Example: Aggregate drifting or drifts are one of the most common vegetation distribution patterns occurring in nature. Principle seed dispersers are at the central core of the cluster with seed dispersal dispersal often uniform with seedlings thinning out along the fringes or extremities (groupings blend through and to other groupings). Imagine the follow of whisker-induced seeds. They don't appear as aggregate drifts, elongated and taper drops in shape.

Application: When developing a planting plan the Maryland Forest Conservation Manual (pages 93 thru 101) offers recommendations on reforestation methods, species selection, plant materials, and site stocking options. This is meant for determining the appropriate number of plants placed randomly or in a "best-of-center" grid pattern layout.

Many of the State's regulatory reforestation sites installed since the inception of the Act appear as orchards. This is a natural grid pattern can be corrected thru the application of aggregate distribution. This does not mean that plants must be in a grid pattern, the drifts of shrubs cannot blend into groupings of trees or that groupings of some species cannot be clustered together. It simply means that the installer should meet the aforementioned forest conservation act criteria at the same time replicating nature's aggregate drift patterns (see detail).

When using this theory to lay out a planting plan the size of the drifts should depend on the quantity of plants allocated, the scale of the site and the careful consideration of the installer.

PLANTING LAYOUT  
(AGGREGATE DISTRIBUTION DRIFT THEORY)

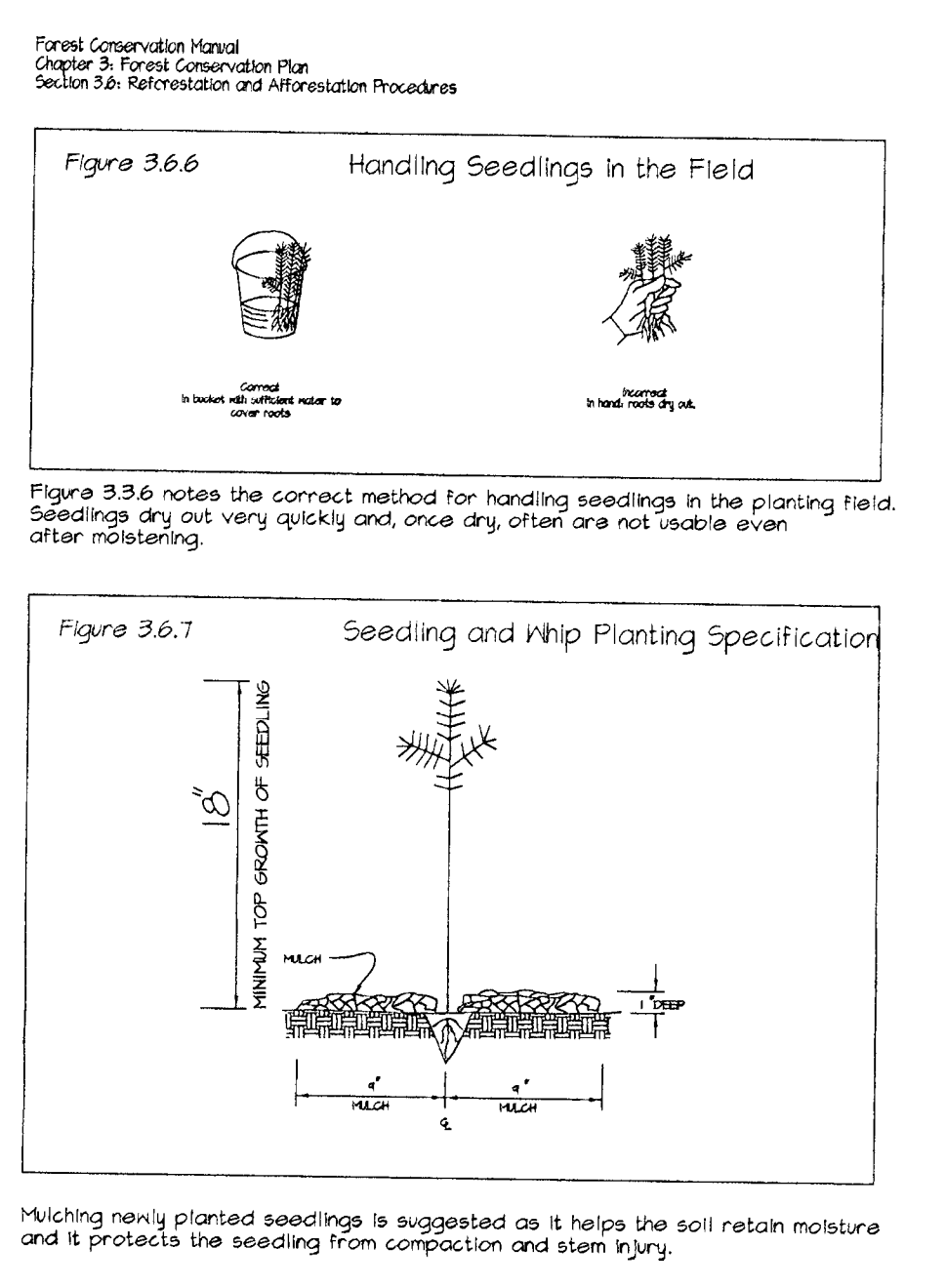


Figure 3.3.6 notes the correct method for handling seedlings in the planting field. Seedlings dry out very quickly, and once dry often are not visible even after watering.

Figure 3.3.7 Seeding and Whip Planting Specification

Mulching newly planted seedlings is suggested as it helps the soil retain moisture and it protects the seedling from compaction and stem injury.

## TREE CONSERVATION PLAN - TYPE 2

# DULEY STATION ROAD PROPERTY

NOTTINGHAM ELECTION DISTRICT No. 4  
PRINCE GEORGE'S COUNTY, MARYLAND

SHEET 2 OF 2

MSDC 2007 SHEET SERIES 214 SE 11 ADC MAP BK LOCATION 5084 G-142, D-142

Dec. 11, 2014	DATE	1721 WOODMOOR ROAD, SUITE 200 MITCHELLVILLE, MARYLAND 20712
Mike Pelakis	DATE	BEN DYER ASSOCIATES, INC. Engineers / Surveyors / Planners TELEPHONE (301) 430-2000
Mike Pelakis	DATE	COPYRIGHT © 2012 BEN DYER ASSOCIATES, INC. ALL RIGHTS RESERVED BY BEN DYER ASSOCIATES, INC. J-B12002
DESCRIPTION	REVISIONS	BY DATE
NOVEMBER 2012	54.005-Z	

APPLICANT  
HENRY A. MEINHARDT, JR.  
14145 BRANDYWINE ROAD  
BRANDYWINE, MARYLAND 20613

(27)