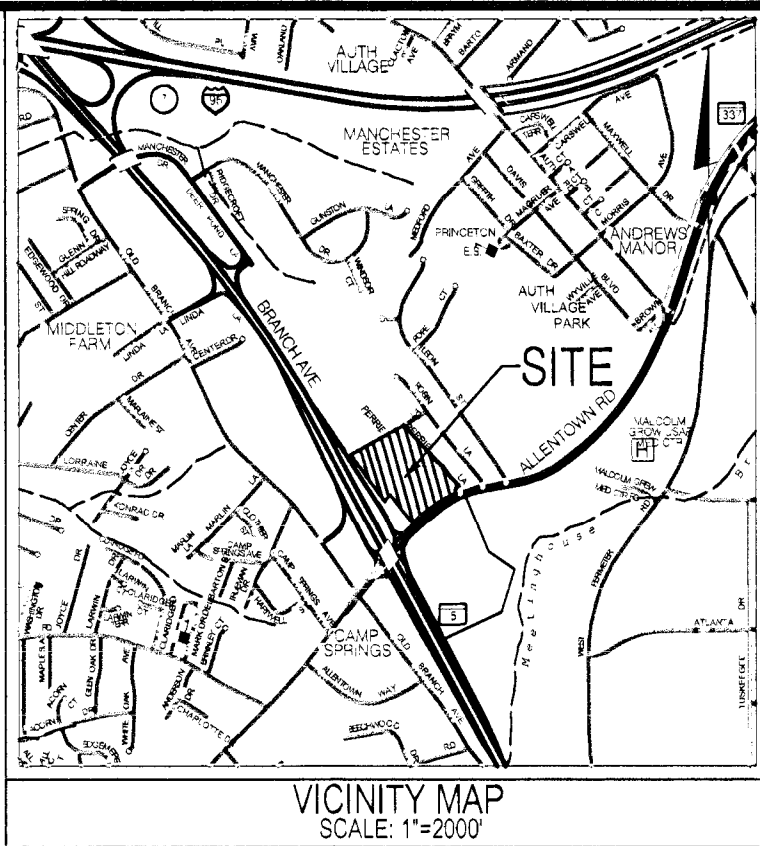


# ALLENTOWN ANDREWS GATEWAY

Specimen Trees							
Tree #	Common Name	Latin Name	Diameter at Breast Height (DBH)	Condition Rating	Condition	Comments	Proposed Disposition
1	White Oak	<i>Quercus alba</i>	32	84	Good	Trunk & top damage, dieback decay	Save
2	White Oak	<i>Quercus alba</i>	31	91	Excellent	Branching, dieback	Save
3	White Oak	<i>Quercus alba</i>	30	91	Excellent	Branching, dieback	Save
4*	White Oak	<i>Quercus alba</i>	33	72	Fair	Root, trunk & top damage, decay, dieback	Save
5*	White Oak	<i>Quercus alba</i>	42	66	Poor	Root, trunk & top damage, decay, dieback	Save
6*	White Oak	<i>Quercus alba</i>	35	78	Fair	Root, trunk & top damage, decay, dieback, much Ivy	Save
7	Southern Red Oak	<i>Quercus falcata</i>	36	78	Fair	Trunk & top damage, dieback, decay	Remove
8	Willow Oak	<i>Quercus phellos</i>	39	84	Good	Trunk & top damage, dieback, decay	Remove

\*Trees denoted with an asterisk were found off-site within 100-foot of the property boundary.



## SHEET INDEX

SHEET 1	COVER
SHEET 2	DETAILS
SHEET 3	PLAN VIEW
SHEET 4	PLAN VIEW

### GENERAL NOTES

- THIS PLAN IS SUBMITTED TO FULFILL THE WOODLAND CONSERVATION REQUIREMENTS FOR DSP-16020. IF DSP-16020 EXPIRES, THEN THIS TCP2 ALSO EXPIRES AND IS NO LONGER VALID.
- 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 \$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 OR THE DEPARTMENT OF ENVIRONMENTAL RESOURCES, AS APPROPRIATE, 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 TIME OF CONTRACT SIGNING. FUTURE PROPERTY 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 THE ENVIRONMENTAL STRATEGY AREA (ESA) (ESA 1) OF PLAN PRINCE GEORGE'S 2035 (FORMERLY THE DEVELOPED TIER).
- THE PROPERTY IS NOT ADJACENT TO A ROADWAY DESIGNATED AS SCENIC, HISTORIC, A PARKWAY OR A SCENIC BYWAY.
- THE PROPERTY IS ADJACENT TO BRANCH AVENUE AND ALLENTOWN ROAD, WHICH ARE CLASSIFIED AS FREEWAY AND ARTERIAL ROADS, RESPECTIVELY.
- THIS PLAN IS NOT GRANDFATHERED UNDER CG-27-2010, SECTION 25-119(j).

### 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 TREES USING A CHAIN SAW. 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 MERGE 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 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 AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE, THEN THE CERTIFICATION IS NOT REQUIRED AND 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 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 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 AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE, THEN THE CERTIFICATION IS NOT REQUIRED AND 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 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 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 AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE, THEN THE CERTIFICATION IS NOT REQUIRED AND 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 OF 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, THUS 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 TCP2. THE WORK IS REQUIRED TO BE CONDUCTED BY A LICENSED TREE EXPERT.

### POST DEVELOPMENT NOTES

A. IF THE DEVELOPER OR BUILDER NO LONGER HAS AN INTEREST IN THE PROPERTY AND THE NEW OWNER DESIRES TO REMOVE A HAZARDOUS TREE OR PORTION THEREOF, THE NEW OWNER SHALL OBTAIN A WRITTEN STATEMENT FROM A CERTIFIED ARBORIST OR LICENSED TREE EXPERT IDENTIFYING THE HAZARDOUS CONDITION AND THE PROPOSED CORRECTIVE MEASURES PRIOR TO HAVING THE WORK CONDUCTED. AFTER PROPER DOCUMENTATION HAS BEEN COMPLETED PER THE HANDOUT "GUIDANCE FOR PRINCE GEORGE'S COUNTY PROPERTY OWNERS' PRESERVATION OF WOODLAND CONSERVATION AREAS", THE ARBORIST OR TREE EXPERT MAY THEN REMOVE THE TREE. THE STUMP SHALL BE CUT AS CLOSE TO THE GROUND AS POSSIBLE AND LEFT IN PLACE. THE REMOVAL OR GRINDING OF THE STUMPS IN THE WOODLAND CONSERVATION AREA IS NOT PERMITTED.

IF A TREE OR PORTIONS THEREOF ARE IN IMMINENT DANGER OF STRIKING A STRUCTURE, PARKING AREA, OR OTHER HIGH USE AREA AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE, THEN THE CERTIFICATION IS NOT REQUIRED AND 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.

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 TCP2. THE WORK IS REQUIRED TO BE CONDUCTED BY A LICENSED TREE EXPERT.

B. THE REMOVAL OF NOXIOUS, INVASIVE, AND NON-NATIVE PLANT SPECIES FROM ANY WOODLAND PRESERVATION AREA SHALL BE DONE WITH THE USE OF HAND-HELD EQUIPMENT ONLY (PRUNERS 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 THESE NOXIOUS, INVASIVE, AND NON-NATIVE PLANTS GREATER THAN TWO (2) INCHES DIAMETER SHALL BE CUT TO ALLOW CONTACT WITH THE GROUND, THUS ENCOURAGING RECOMPOSITION.

C. THE USE OF BROADCAST SPRAYING OF HERBICIDES IS NOT PERMITTED. HOWEVER, THE USE OF HERBICIDES TO DISCOURAGE RE-SPROUTING OF INVASIVE, NOXIOUS, OR NON-NATIVE PLANTS IS PERMITTED IF DONE AS AN APPLICATION OF THE CHEMICAL DIRECTLY TO THE CUT STUMP IMMEDIATELY FOLLOWING CUTTING OF PLANT TOPS. THE USE OF ANY HERBICIDE SHALL BE DONE IN ACCORDANCE WITH THE LABEL INSTRUCTIONS.

D. THE USE OF CHAINSAWS IS EXTREMELY DANGEROUS AND SHOULD NOT BE CONDUCTED WITH POORLY MAINTAINED EQUIPMENT, WITHOUT SAFETY EQUIPMENT, OR BY INDIVIDUALS NOT TRAINED IN THE USE OF THIS EQUIPMENT FOR THE PRUNING AND/OR CUTTING OF TREES. PROTECTION OF REFORESTATION AND AFFORESTATION AREAS BY INDIVIDUAL HOMEOWNERS.

### OFF-SITE WOODLAND CONSERVATION

PRIOR TO THE ISSUANCE OF THE FIRST PERMIT FOR THE DEVELOPMENT SHOWN ON THIS TCP2, ALL OFF-SITE WOODLAND CONSERVATION REQUIRED BY THIS PLAN SHALL BE IDENTIFIED ON AN APPROVED TCP2 PLAN AND RECORDED AS AN OFF-SITE EASEMENT IN THE LAND RECORDS OF PRINCE GEORGE'S COUNTY. PROOF OF RECORDATION OF THE OFF-SITE CONSERVATION SHALL BE PROVIDED TO THE M-NCPPC PLANNING DEPARTMENT PRIOR TO ISSUANCE OF ANY PERMIT FOR THE ASSOCIATED PLAN.

WOODLANDS PRESERVED, PLANTED, OR REGENERATED IN FULFILLMENT OF WOODLAND CONSERVATION REQUIREMENTS ON-SITE HAVE BEEN PLACED IN A WOODLAND AND WILDLIFE HABITAT CONSERVATION EASEMENT RECORDED IN THE PRINCE GEORGE'S COUNTY LAND RECORDS AT USER \_\_\_\_\_ FOLIO \_\_\_\_\_ REVISIONS TO THIS TCP2 MAY REQUIRE A REVISION TO THE RECORDED EASEMENT.

Standard Woodland Conservation Worksheet for Prince George's County			
SECTION I: Establishing Site Information (Enter acres for each zone)			
1 Zone	MX-1		
2 Gross Tract	13.95		
3 Floodplain	0.00		
4 Previously Dedicated Land	0.00		
5 Net Tract (W)	13.95	0.00	0.00
TCP2-034-2016 Revision: 0			
6 TCP Number	Allentown Andrews Gateway Center		
7 Property Description or Subdivision Name	Allentown Andrews Gateway Center		
8 Is this site subject to the 1989 Ordinance (7/9/9)	N		
9 Is this site (1) single family (S) or (2) multi-family (M)?	N		
10 Are there prior TCP approvals which include a	N		
11 combination of the site's (W)	N		
12 Is any portion of the property in a WCA Bank?	N		
13 Break-even Point (preservation) =	5.73 acres		
14 Clearing permitted (no alterations)	5.73 acres		
SECTION II: Determining Requirements (Enter acres for each corresponding column)			
	Column A WCA/AF*	Column B Net Tract	Column C Floodplain (1/1)
15 Existing Woodland	15.00%	9.12	0.00
16 Woodland Conservation Threshold (WCT) =		1.95	
17 (Smaller of 13 or 14)		7.17	
18 Woodland cleared		6.30	0.00
19 Woodland cleared above WCT (smaller of 16 or 17)		7.17	
20 Woodland cleared below WCT		1.13	
21 Clearing above WCT (2.1 replacement requirement)		2.27	
22 Clearing below WCT (2.1 replacement requirement)		0.00	
23 Off-site WCA (preservation) being provided on this property		0.00	
24 Off-site WCA (afforestation) being provided on this property		0.00	
25 Woodland Conservation Required		4.88	
SECTION III: Meeting the Requirements (Enter acres for each corresponding column)			
26 Woodland Preservation	0.00	Bond amount: \$	
27 Afforestation / Reforestation	0.00		
28 Natural Regeneration	0.00		
29 Landscape Credits	0.00		
30 Specimen Historic Tree Credit (CRZ area * 2.0)	0.00		
31 Forest Enhancement Credit (Area * 2.0)	0.00		
32 Street Tree Credit (Existing or 10-year canopy coverage)	0.00		
33 Area approved for fee-in-lieu-PFA	0.00		
34 Area approved for fee-in-lieu-PFA	0.00		
35 Off-site Woodland Conservation Credits Required	4.17		
36 Off-site WCA (preservation) being provided on this property	0.00		
37 Off-site WCA (afforestation) being provided on this property	0.00		
38 Woodland Conservation Provided	4.88		
39 Area of woodland not cleared	0.82	acres	
40 Net area of woodland retained (not part of requirements)	0.11	acres	
41 100-Floodplain woodland retained	0.00	acres	
42 Off-site woodland conservation provided	0.11	acres	
43 On-site woodland cleared not credited	0.11	acres	
44 Prepared by: DAVYD BUCKLE 3210	Signed: D. Buckle	Date: 6-27-17	

NOTE: THIS PLAN IS IN ACCORDANCE WITH THE FOLLOWING VARIANCE FROM THE STRICT REQUIREMENTS OF SUBTITLE 25: APPROVED BY THE PLANNING BOARD ON 2-2-2017. THE REMOVAL OF TWO SPECIMEN TREES (SECTION 25-122(b)(1)(G), ST-7, A 38 INCH DBH SOUTHERN RED OAK AND ST-8, A 39 INCH DBH WILLOW OAK.

### MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES HAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION AND DEPTH OF ALL EXISTING UTILITIES AND UTILITIES DEPOSED BY DOWING TEST RITE BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT THE UTILITY LOCATOR 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THE PLAN OR THE UTILITY LOCATOR, THE CONTRACTOR SHALL CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THE PLAN.

### OWNER/DEVELOPER/APPLICANT

CAMP SPRINGS ALLENTOWN, LLC  
9171 CENTRAL AVENUE, SUITE 345  
CAPITOL HEIGHTS, MD 20743  
PHONE #: 410-630-6935  
CONTACT NAME: GARFIELD ANTONIO

VAP: 0098	GRID: B3
TAX MAP: M-X-T	ZONING CATEGORY: 69893
WSSD 200 SHEET: 2085E05	
SITE DATA: HORIZONTAL: NAD83	VERTICAL: NGVD02



## TREE CONSERVATION PLAN - TYPE 2 ALLENTOWN ANDREWS GATEWAY CENTER DSP-16020

SPAULDINGS (BTH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

1" = 50'	
SHEET	1
OF	4
PROJECT NO.	3476-02-00



Rockville  
Lanham  
Waldorf  
Leesburg  
Frederick  
Soltesz DC, LLC

LANHAM OFFICE  
4300 Forbes Boulevard, Suite 230  
Lanham, MD 20706  
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www.solteszco.com

NO.	REVISIONS	BY	DATE
1	MAY 2015	CAD STANDARDS	VERSION: V8 - 2000
2	DESIGNED: GAM	TECHNICIAN: GAM	CHECKED: RMP



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Rockville  
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Waldorf  
Leeserstown  
Frederick  
Soltesz DC, LLC

NO REVISIONS BY DATE

DATE: MAY 2015  
DESIGNED: GAM

CAD STANDARDS VERSION: V3 - 2010  
TECHNICIAN: GAM

CHECKED: RMF

MISS UTILITY NOTE

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OWNER/DEVELOPER/APPLICANT

CAMP SPRINGS ALLENTOWN, LLC  
9171 CENTRAL AVENUE, SUITE 345  
CAPITOL HEIGHTS, MD 20743  
PHONE #: 410-630-6935  
CONTACT NAME: GARFIELD ANTONIO

MAP: 0008	OR: B3
FILE: DSP	CONTRACT CATEGORY: 00983
MAP: T	
WSSC 200 SHEET	
2085E05	
SITE DATUM	
HORIZONTAL: NAD83	
VERTICAL: NGVD27	




DETAILS SHEET

TREE CONSERVATION PLAN - TYPE 2  
ALLENTOWN ANDREWS GATEWAY CENTER  
DSP-16020

SPAUDINGSB (8TH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

PROJECT NO.  
3476-02-00



1" = 1' N/A

SHEET 2 OF 4

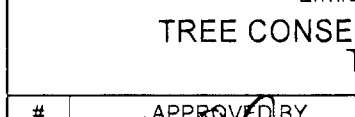
PROJECT NO.  
3476-02-00

TYPE 1 (TEMPORARY) TREE PROTECTION FENCE DETAIL FOR WOODLAND PRESERVATION AREAS

WOODLAND PRESERVATION AREA SIGN

SPECIMEN TREE SIGN

Prince George's County Planning Department, M-NCPPC  
Environmental Planning Section  
TREE CONSERVATION PLAN APPROVAL  
TCP2-034-2016

#	APPROVED BY	DATE	ORD CASE
02		7/10/17	DSP-16020
01			
02			
03			
04			
05			

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QR label certifies that this plan meets conditions of final approval by the Planning Board, its designee or the District Council.

M-NCPPC APPROVAL

PROJECT NAME: ALLENTOWN ANDREWS GATEWAY

PROJECT NUMBER: DSP-16020

For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet. Revision numbers must be included in the Project Number.





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Rockville  
Lanham  
Waldorf  
Leonardtown  
Frederick  
Soltesz DC, LLC

DATE: MAY 2016  
DESIGNED: GAM

REVISIONS

NO. DATE BY DATE

MISS UTILITY NOTE

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OWNER/DEVELOPER/APPLICANT

CAMP SPRINGS ALLENTOWN, LLC  
9171 CENTRAL AVENUE, SUITE 345  
CAPITOL HEIGHTS, MD 20743  
PHONE #: 410-330-6935  
CONTACT NAME: GARFIELD ANTONIO

MAP: 0058 DWD: BS

TAX MAP: M-A-T 06883

ASSC 220 SHEET: 2085C05

SITE DATUM: HORIZONTAL: NAD83 VERTICAL: NGVD027

PAULINO (8TH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

PLAN VIEW SHEET

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M-NCPPC  
APPROVAL  
PROJECT NAME: ALLENTOWN ANDREWS GATEWAY  
PROJECT NUMBER: DSP-16020  
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet. Revision numbers must be included in the Project Number.

SPALDING (8TH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

1" = 30'

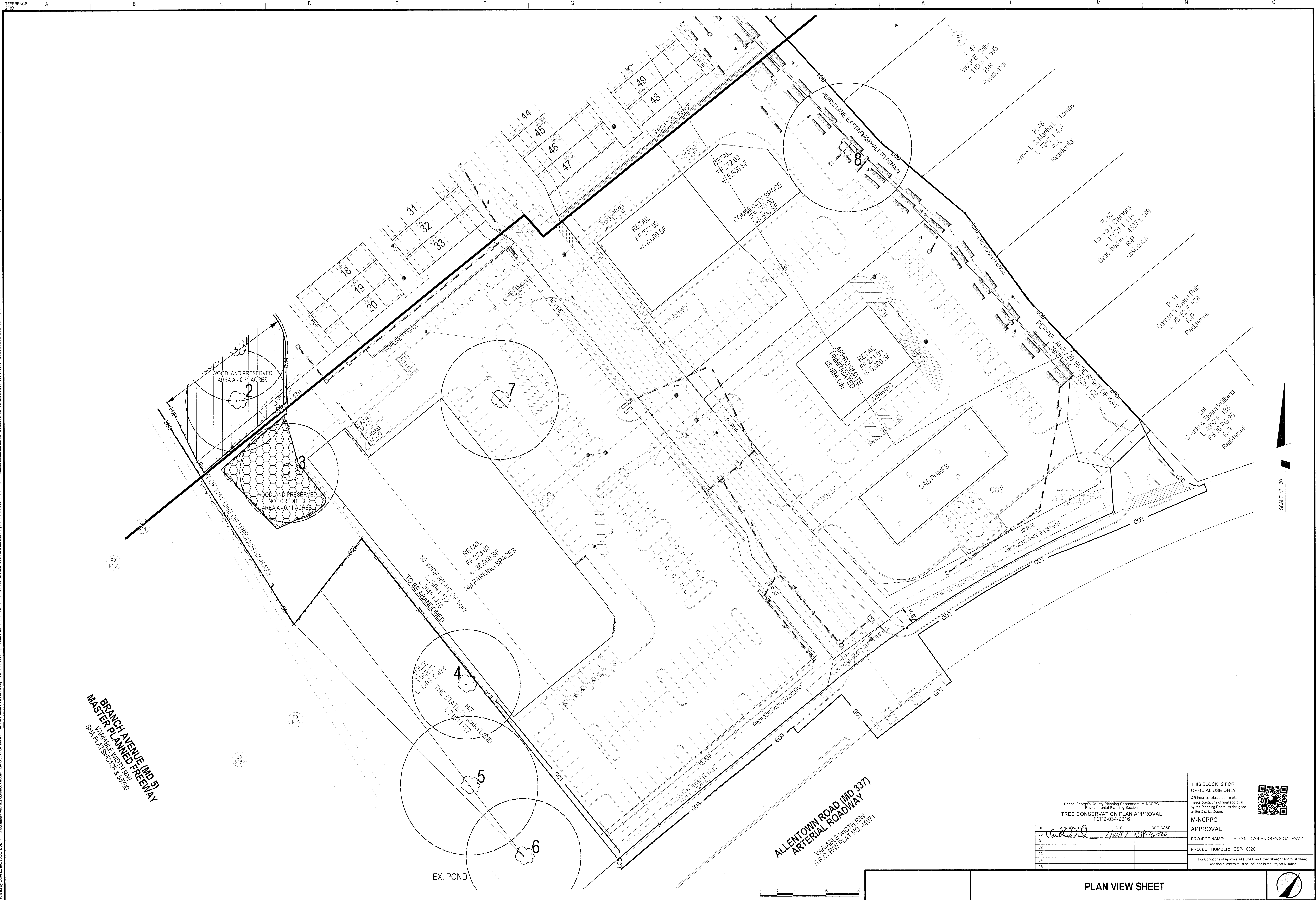
SHEET 3 OF 4

PROJECT NO. 3475-02-00

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Frederick  
Soltesz DC, LLC

NO.	DATE	REVISIONS	BY	DATE
1	MAY 2016	CAD STANDARDS VERSION		
2		TECHNICIAN/GAM		

MISS UTILITY NOTE  
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY VISUAL TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT THE UTILITY AT 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR THERE IS ANY DOUBT, WHOEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

OWNER/DEVELOPER/APPLICANT  
CAMP SPRINGS ALLENTOWN, LLC  
9171 CENTRAL AVENUE, SUITE 345  
CAPITOL HEIGHTS, MD 20743  
PHONE # 410-630-6935  
CONTACT NAME: GARFIELD ANTONIO

WAP	2008	SP.D	B3
TRA 952			
M-X-T		06893	
WISC 200 SHEET			
2006005			
SITE DATA			
HORIZONTAL	NAD83		
VERTICAL	NGVD27		

PLAN VIEW SHEET

TREE CONSERVATION PLAN - TYPE 2  
ALLENTOWN ANDREWS GATEWAY CENTER  
DSP-16020

SPALLINGS (WITH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

#	APPROVED BY	DATE	DRD CASE
01		7/1/17	158-16-020
02			
03			
04			
05			

PROJECT NAME: ALLENTOWN ANDREWS GATEWAY  
PROJECT NUMBER: DSP-16020  
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet  
Revision numbers must be included in the Project Number

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M-NCPPC  
APPROVAL

1" = 30'

SHEET 4 OF 4

PROJECT NO. 3476-02-00