



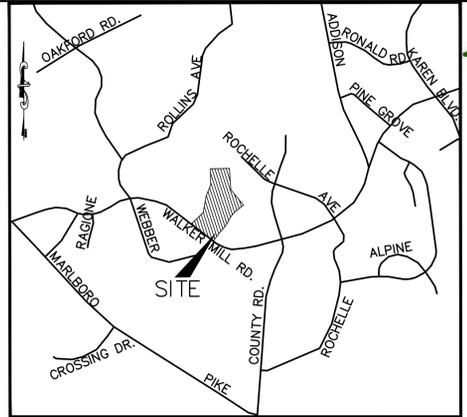
**CAPITOL DEVELOPMENT DESIGN, INC.**  
**ENGINEERS - PLANNERS - SURVEYORS**  
 POWDER MILL ROAD - SUITE 200 - BELTSVILLE, MD 20705  
 OFFICE (301) 937-3501

**WALKER MILL BUSSINESS PARK**  
**LOT 18, BLOCK B**  
 CAPITOL HEIGHT (6TH) ELECTION DISTRICT  
 PRINCE GEORGE'S COUNTY, MARYLAND

**TREE CONSERVATION**  
**PLAN TYPE 2**

**REVISIONS**  
 12/26/2019 REV. PER MNCPPC COMMENTS  
 06/12/2020 REV. PER RESOLUTION COMMENTS

DATE: JAN., 2020  
 DWN. AT CHECKED MP  
 SCALE: 1" = 30'  
 PROJECT/FILE NO. 17-042  
 SHEET NO. 1 OF 2



**VICINITY MAP**  
 SCALE: 1" = 2000'

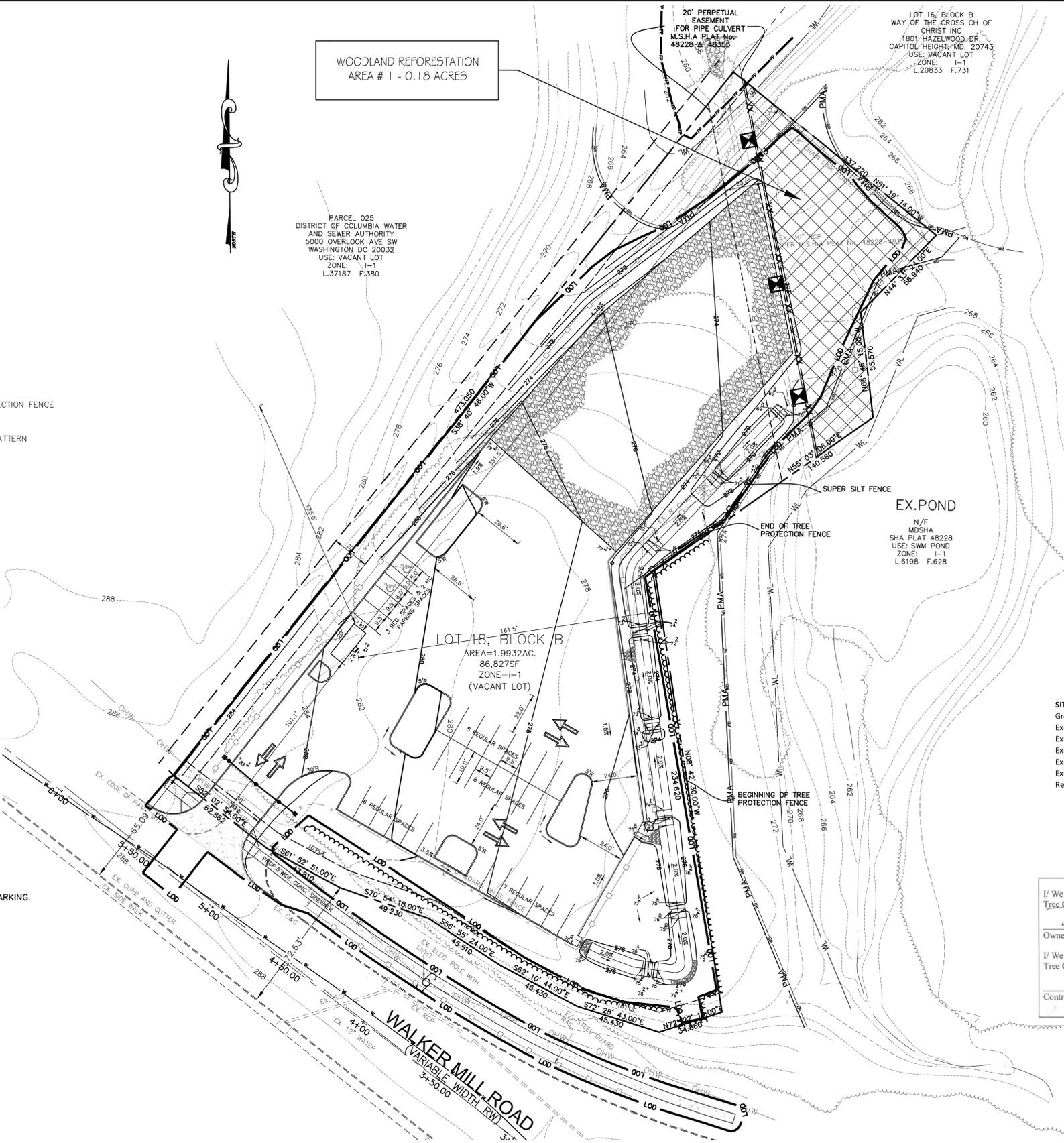
**LEGEND:**

	<b>EXISTING:</b>		<b>PROPOSED:</b>

**GENERAL INFORMATION TABLE**

LAYER CATEGORY	LAYER NAME	
Zone	ZONING (ZONE)	INDUSTRIAL (I-1)
Zone	AVIATION POLICY AREA (APA)	N.A.
Administrative	TAX GRID (TMG)	081C1
Administrative	WSSC GRID (SHEET 20)	203SE06
Administrative	POLICY ANALYSIS ZONE (PAZ)	N/A
Administrative	PLANNING AREA (PLAN AREA)	75B
Administrative	ELECTION DISTRICT (ED)	18 SEAT PLASANT
Administrative	COUNCILMANIC DISTRICT (CD)	7
Administrative	GENERAL PLAN 2002 TIER (TIER)	DEVELOPED
Administrative	PG TRAFFIC ANALYSIS ZONE (TAZ_PG)	875

- 6100 WALKER MILL RD, CAPITAL HEIGHTS, MD 20743
- TAX MAP/GRID: C1 0081, WSSC GRID: 203SE06
  - ADC: 5530, GRID F-2
  - TAX ACCOUNT: 3428430
  - PROPERTY ADDRESS: 6100 WALKER MILL ROAD, CAPITAL HEIGHTS, MD 20743
  - PROPOSED USE OF PROPERTY: CONSTRUCTION YARD, OFFICE AND ASSOCIATED PARKING.
  - 200 SHEET NO: 203SE06
  - PLAT BOOK REP 193, PLAT NO 52
  - ELECTION DISTRICT: 18
  - COUNCILMANIC DISTRICT: N.A.
  - AVIATION POLICY AREA: NONE
  - AREA OF SITE: 86,827 S.F. (1.9932 A.C.)  
 GROSS AREA: 86,827 S.F. (1.9932 A.C.)  
 DISTURBED AREA: 79,986 S.F. (1.83 A.C.)
  - MUNICIPALITY: N.A.
  - SEWER/WATER CATEGORIES: S-3/W-3
  - ZONING: I-1  
 EXISTING USE: VACANT
  - THERE ARE NO KNOWN HISTORICAL SITES IN THE VICINITY OF THE PROPERTY.
  - STORM WATER MANAGEMENT CONCEPT APPROVAL: 25485-2015-00
  - FLOOD PLAIN INFORMATION: WATER SURFACE ELEV. 260.50 PER FPS 20410, APPROXIMATELY 455 S.F. LOT AREA WITHIN THE FLOOD PLAIN.
  - THERE ARE NO WETLANDS AND WATER OF THE USA ON SITE.
  - EASEMENT AREA: AS SHOWN
  - THERE ARE NO OBSERVANCE EVIDENCE OF CEMETERY.
  - TREE CONSERVATION PLAN: TCP1-20-01.
  - WATERSHED: ANACOSTIA RIVER.
  - ALL STORM DRAIN/ SWM TO BE PRIVATELY MAINTAINED.



**REFORESTATION/AFF. PLANTING SCHEDULE**

BOTANICAL NAME	COMMON NAME	SEEDLING QUANTITY	1" CAL. STOCK	TOTAL SEEDLINGS EQUIVALENCY
Acer rubrum	Red Maple	18	6	24
Liriodendron tulipifera	Tulip Poplar	18	6	24
Ilex opaca	American Holly	18	6	24
Fagus grandifolia	American Beech	18	6	24
Fraxinus pennsylvanica	Green Ash	18	6	24
Taxodium distichum	Bald Cypress	108	36	24
<b>TOTAL</b>		<b>108</b>	<b>36</b>	<b>144</b>
<b>REFORESTATION/AFF. CREDIT AREAS</b>		<b>0.108</b>	<b>0.072</b>	<b>0.18</b>

TOTAL REFORESTATION/AFF. ACRES = 0.18 AC.  
 NOTE: SEEDLINGS CREDITED AT 1000 PER ACRE AND 1" STOCK CREDITED AT 500 PER AC. PRIORITY LOCATION FOR 1" STOCK ALONG PERIMETER OF AFFORESTATION AREAS ADJACENT TO DISTURBED OR OPEN AREAS.  
 SEEDLING AND STOCK PLANTED IN RANDOM DISTRIBUTION PATTERN (SEE DETAIL)

**SITE STATICS**

Gross Tract Area	<b>TOTAL</b>	86,827 S.F.
Existing 100-Year Flood Plain		480 S.F.
Existing Woodland in the Floodplain		0
Existing woodland Net Tract		59,572 S.F.
Existing Woodland Total		59,572 S.F.
Existing PMA		5,227 S.F.
Regulated Streams (Liner Feet of Centerline)		0

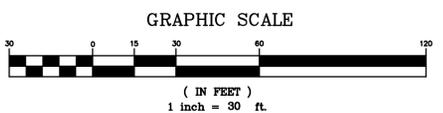


I/We DEMA, LLC hereby acknowledge that we are aware of this Type 2 Tree Conservation Plan (TCP2) and that we understand the requirements as set forth in this TCP2.

Owner or Owners Representative [Signature] Date January 17th 2018

I/We [Signature] 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 \_\_\_\_\_



**QUALIFIED PROFESSIONAL CERTIFICATION**  
 THIS PLAN COMPLIES WITH THE CURRENT REQUIREMENTS OF SUBTITLE 25 AND THE WOOD LAND WILDLIFE

SIGNED: [Signature] 06-15-2021  
 MILTON M. PEREZ DATE

POWDER MILL ROAD - SUITE 200 - BELTSVILLE, MD 20705  
 PHONE (301) 937-3501, EMAIL: PEREZ@CDDI.NET  
 QUALIFIED PROFESSIONAL

**WOODLAND CONSERVATION SUMMARY TABLE**

PARCEL #	Gross Tract Area (sq. ft.)	100-Yr Floodplain (FP)	Net Tract Area (sq. ft.) (NTA)	Existing Woodland (sq. ft.) (NTA)	Existing Woodland (sq. ft.) (FP)	Woodland Cleared (sq. ft.) (C-NTA)	Woodland Cleared Floodplain (C-FP)	Woodland Cleared Off-site (C-OS)	Woodland Pres. Area (sq. ft.) (WPA)	Woodland Reforest. Area (sq. ft.) (WRA)	Woodland Retained/Not Credited (WR-NC)	Woodland Retained / Assumed Cleared (WR-AC)
LOT 18	86,827	280	59,572	59,572	-	59,572	0	0	0	0.18	0	0
TOTAL S.F.:	86,827	280	59,572	59,572	0	59,572	0	0	0	0	0	0
TOTAL ACRES:	1.99	0.006	1.37	1.37	0.00	1.37	0.00	0.00	0.00	0.18	0.00	0.00

Prince George's County Planning Department, M-NCPPC  
 Environmental Planning Section  
**TREE CONSERVATION PLAN APPROVAL**  
 TCP2-039-2019

Approved by	Date	DRD #	Reason for Revision
<u>[Signature]</u>	6/23/2021	DSP-18049	
00			
01			
02			
03			
04			
05			
06			

Woodlands preserved, planted or regenerated in fulfillment of woodland conservation requirements on-site have been placed in woodland and wildlife habitat conservation easement recorded in Prince George's County Land Records at Liber 45612, Folio 533. Revisions to this TCP2 may require a revision to the recorded easement.

MISS UTILITY  
 FOR LOCATION OF UTILITIES CALL 1-800-257-7777  
 48 HOURS IN ADVANCE OF ANY WORK IN THE VICINITY

**OWNER**  
 D.E.N.  
 UNITED GENERAL CONSTRUCTION, LLC  
 1419 KENILWORTH AVE. NE, SUITE B  
 WASHINGTON D.C. 20019  
 TEL: (202) 399-4222  
 FAX: (202) 399-5008

STANDARD TYPE 2 TREE CONSERVATION PLAN NOTES:

- This plan is submitted to fulfill the woodland conservation requirements for a permit. If this permit 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 Developed Tier and is located in zoned I-1.
- The site is not adjacent to a roadway designated as scenic, historic, a parkway or a scenic byway.
- The site is not adjacent to a roadway classified as arterial or greater.
- This plan is NOT grandfathered under CB-27-2010, Section 25-119 (g).

TREE PRESERVATION AND RETENTION NOTES:

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.
- 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 (TPFs) 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 TPFs may begin.
- All temporary tree protection fencing required by this plan shall be installed prior to commencement of 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 protective devices is a violation of this TCP2.
- 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.
- Removal of Hazardous Trees or Limbs by Developers or Builders
- 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 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.
- 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 chain saw. Corrective measures requiring 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 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.

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.

\*Woodland preserved, planted or regenerated in fulfillment of the woodland conservation requirements on-site have been placed in woodland and wildlife habitat conservation easement recorded in the Prince George's County land records at Liber 36918 and Folio 042. Revisions to this TCP2 may require a revision to the recorded easement.\*

AFFORESTATION AND REFORESTATION NOTES:

- 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.
- The planting of afforestation or reforestation areas shall be completed prior to the issuance of the first building permit. (This standard note may be modified as necessary to address which building permits are adjacent to the proposed planting area.) Seeding planting is to occur from November through May only. No planting shall be done while grounds are frozen. Planting with larger caliper stock or containerized stock may be done at any time provided a detailed maintenance schedule is provided.
- If planting cannot occur due to planting conditions, the developer or property owner shall install the fencing and signage in accordance with the approved Type 2 Tree Conservation Plan. Planting shall then be accomplished during the next planting season. If planting is delayed beyond the transfer of the property title to the homeowner, the developer or builder shall obtain a signed statement from the purchaser indicating that they understand that the reforestation area is located on their property and that reforestation will occur during the next planting season. A copy of that document shall be presented to the Grading Inspector and the county.
- 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.
- All required temporary tree protection fencing shall be installed prior to the clearing and grading of the site and shall remain in place until the permanent tree protection fencing is installed with the required planting. The temporary fencing is not required to be installed if the permanent fencing is installed prior to clearing and grading of the site. Failure to install and maintain temporary or permanent tree protective fencing is a violation of this TCP2.
- Afforestation/reforestation areas shall be posted with notification signage, as shown on the plans, at the same time as the permanent protection fencing installation. These signs shall remain in perpetuity.
- The county inspector shall be notified prior to soil preparation or initiation of any tree planting on this site.
- At time of issuance of the first permit, the following information shall be submitted to the M-NCPPC Planning Department regarding the contractor responsible for implementation of this plan: contractor name, business name (if different), address, and phone number. Results of annual survival checks for each of the required four years after tree planting shall be reported to the M-NCPPC Planning Department.
- 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 the associated \$9.00 per square foot penalty unless the county inspector approves a written extension.

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.
- Plant Handling: 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-shooter 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. Most soil should then be packed firmly around the roots. Seedlings should be planted at a depth where their roots lie just below the 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 operations 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 seeding planting sites 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 seeding 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.

FOUR-YEAR MANAGEMENT PLAN FOR RE/AFFORESTATION AREAS:

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

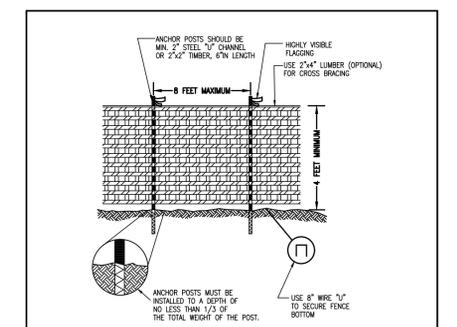
Year 1: Site preparation and Tree Planting  
Survival check once annually (September-November) (see Note 1)  
Weeding is needed (2 x month)  
Control of undesirable vegetation as needed (1 x in June and 1 x in September min.)

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)

Individual TCP2 with Previously Approved TCP1 or TCP2  
Woodland Conservation Worksheet for Prince George's County

SECTION I -- Establishing Site Information (Enter acres for each zone)			
1 Zone:	I-1		
2 Gross Tract:	1.99		
3 Floodplain:	0.01		
4 Previously Dedicated Land:	0.00		
5 Net Tract (NTA):	1.98	0.00	0.00
6 Property Description or Subdivision Name:			
7 Current TCP Number:	039-2019	Rev#	0
8 Previous TCP Number:	200-2021	Rev#	
SECTION II - Determining Woodland Conservation Requirements (Enter acres in corresponding column)			
9 Woodland Conservation Calculations:	Net tract	Floodplain	
11 Acreage of Existing Woodland	1.36		0.00
12 Woodland Conservation Required for per TCP1 or TCP2	127.27%	2.52	
13 Area of Woodland Cleared per previous TCP1 or TCP2	1.36		0.00
14 Area of Woodland Cleared per current TCP2	0.00		0.00
15 Area of Woodland above WCT not cleared by TCP1 or TCP2	0.00		0.00
16 Additional Woodland Cleared by current TCP2	0.00		0.00
17 Does the TCP1 show 2:1 replacement?	N		
18 Clearing above WCT (1/4:1 Replacement)	0.00	Additional Replacement required =	0.00
19 Clearing below WCT (2:1 Replacement)	0.00	Additional Replacement required =	0.00
20 Total Woodland Conservation Required			2.52
SECTION III - Meeting the Requirement (Enter acres in corresponding column)			
21 Woodland Conservation Provided:	(acres)		
22 Woodland Preservation	0.00	Bond amount:	\$ 2,352.24
23 Reforestation / Afforestation	0.18		
24 Natural Regeneration	0.00		
25 Landscape Credits	0.00		
26 Area approved for fee-in-lieu	0.00	Fee amount:	\$0.00
27 Credits Received for off-site mitigation on another property	2.34		
28 Off-site Mitigation provided on this property	0.00		
29 Total Woodland Conservation Provided	2.52		
29 Area of net tract woodland not cleared	1.36 acres		
30 Woodland retained not part of requirements:	1.36 acres		
31 Prepared by:		Date:	
32 Qualifications:		06-12-2020	

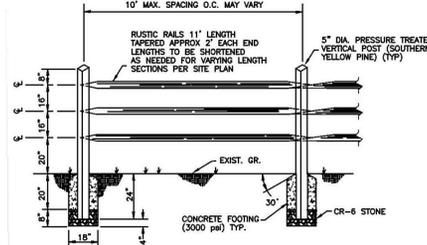


BLAZE ORANGE PLASTIC MESH  
TREE PROTECTION FENCING  
FOR WOODLAND PRESERVATION AREAS  
TEMPORARY TREE PROTECTION DEVICE (TPD)

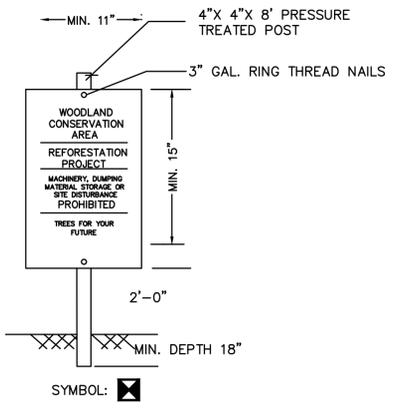
POST DEVELOPMENT NOTES

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 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 handbook "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.
- 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 decomposition.
- 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.
- 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.



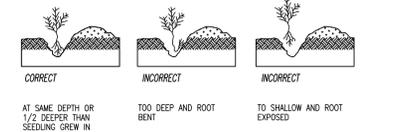
PERMANENT TREE PROTECTION DEVICE (PPD)  
NOTES:  
1. POST SHALL BE STAND PLUMB.  
2. RAIL SHALL BE HANG WITH UNIFORM HEIGHT AND SPACING.  
3. REFORESTATION SIGNS TO BE ATTACHED TO WOOD POST EVERY 50 FEET.  
4. TOP OF THE SIGN TO BE FLUSH WITH TOP OF WOOD POST.  
5. SIGNS TO BE ATTACHED USING 2 GALVANIZED WOOD SCREWS EACH WITH A GALVANIZED WASHER.



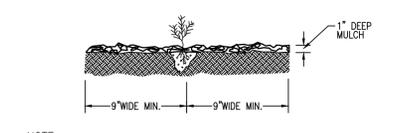
SIGNAGE NOTES:

- ATTACHMENT OF SIGNS TO TREES IS PROHIBITED.
- SIGNS SHOULD BE PROPERLY MAINTAINED.
- AVOID INJURY TO ROOTS WHEN PLACING POSTS FOR THE SIGNS.
- SIGNS SHOULD BE POSTED TO BE VISIBLE TO ALL CONSTRUCTION PERSONNEL FROM ALL DIRECTIONS.
- LOCATE SIGNS APPROXIMATELY EVERY 50 FEET ALONG FENCING.
- PERMANENT TREE PROTECTION FENCING SHALL BE RETAINED FOR A MINIMUM OF FIVE YEARS.

CORRECT AND INCORRECT PLANTING DEPTH



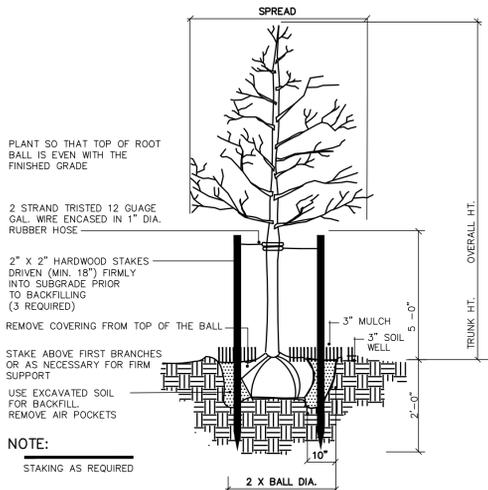
SEEDLING AND WHIP PLANTING SPECIFICATION



NOTE: MULCHING NEWLY PLANTED SEEDLINGS HELPS THE SOIL RETAIN MOISTURE AND IT PROTECTS THE SEEDLING FROM COMPACTION AND STEM INJURIES.

HANDLING AND PLANTING OF SEEDLINGS

SOURCE: ADAPTED FROM MARYLAND STATE FOREST CONSERVATION MANUAL

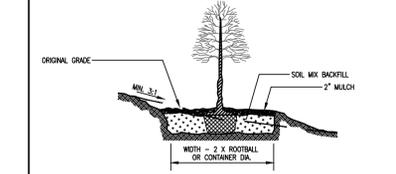


DECIDUOUS TREE PLANTING -- VERTICAL STAKES  
SCALE: NOT TO SCALE

UNDISTURBED SOIL/DISTURBED SOIL



PLANTING ON SLOPE



NOTE: TREE PIT TO BE FIVE TIMES THE ROOTBALL IS PREFERRED, PARTICULARLY IN POOR SOIL.



Property Owners Awareness Certificate

I/We **DEMA, 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.

Signature: *[Signature]* Date: **January 11th, 2018**

I/We **[Signature]** 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: \_\_\_\_\_

**OWNER**  
D.E.N.  
UNITED GENERAL CONSTRUCTION, LLC  
1419 KENILWORTH AVE. NE, SUITE B  
WASHINGTON, D.C. 20019  
TEL: (202) 399-4222  
FAX: (202) 399-5008

**QUALIFIED PROFESSIONAL CERTIFICATION**  
THIS PLAN COMPLIES WITH THE CURRENT REQUIREMENTS OF SUBTITLE 25 AND THE WOOD LAND WILDLIFE

SIGNED: *[Signature]* **MILTON M. PEREZ** **06-15-2021**  
DATE

POWDER MILL ROAD -- SUITE 200 -- BELTSVILLE, MD 20705  
PHONE (301) 937-3501, EMAIL: PEREZ@CDDI.NET  
QUALIFIED PROFESSIONAL

Prince George's County Planning Department, M-NCPPC			
Environmental Planning Section			
TREE CONSERVATION PLAN APPROVAL			
TCP2-039-2019			
Approved by	Date	DRD #	Reason for Revision
<i>[Signature]</i>	6/23/2021	DSP-18048	
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01			
02			
03			
04			
05			
06			

Woodlands preserved, planted or regenerated in fulfillment of woodland conservation requirements on-site have been placed in woodland and wildlife habitat conservation easement recorded in Prince George's County Land Records at Liber 45612, Folio 533. Revisions to this TCP2 may require a revision to the recorded easement.

MISS UTILITY  
FOR LOCATION OF UTILITIES CALL 1-800-257-7777  
48 HOURS IN ADVANCE OF ANY WORK IN THE VICINITY

**CDDI**  
CAPITOL DEVELOPMENT DESIGN, INC. - SURVEYOR'S  
ENGINEERS - PLANNERS

POWDER MILL ROAD -- SUITE 200 -- BELTSVILLE, MD 20705  
OFFICE (301) 937-3501 FAX (301) 937-3507

WALKER MILL BUSSINESS PARK  
LOT 18, BLOCK B  
CAPITOL HEIGHT (6TH) ELECTION DISTRICT  
PRINCE GEORGE'S COUNTY, MARYLAND

TREE CONSERVATION  
PLAN TYPE 2  
DETAILS

12/26/2019 REV. PER  
MNCPPC COMMENTS  
MP  
06/12/2020 REV. PER  
RESOLUTION COMMENTS  
MP

DATE: JAN., 2020  
DWN. AT CHECKED MP

SCALE: 1' = 30'

PROJECT/FILE NO.  
17-042

SHEET NO.  
2 OF 2