

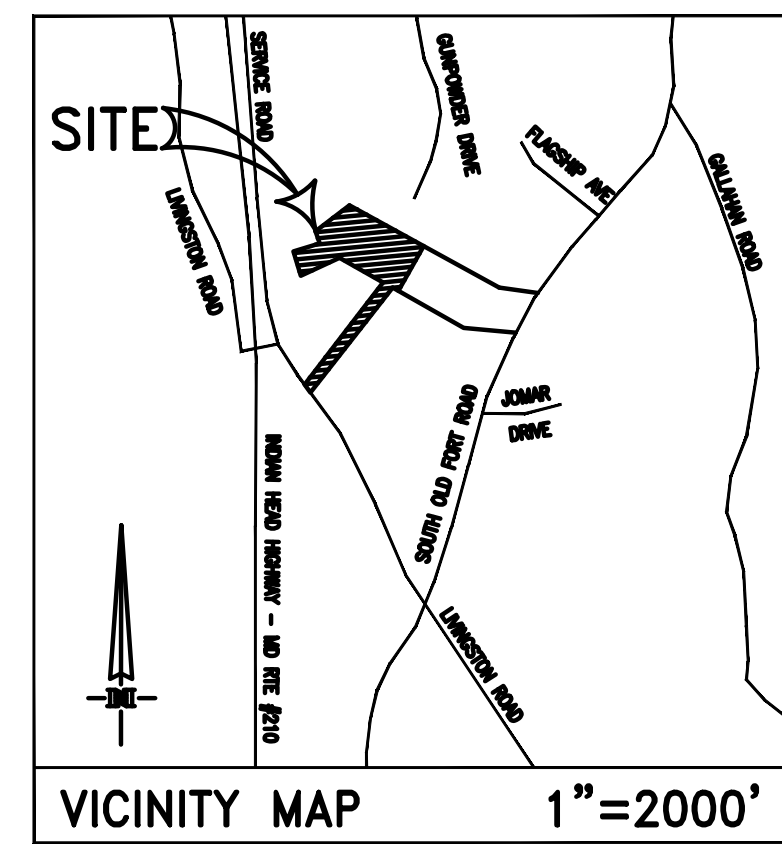
*TREE CONSERVATION PLAN 2
FOR
ARAGONA VILLAGE-PHASE II
SUBD #4-02096*

LOCATION OF SITE

FORT WASHINGTON, PRINCE GEORGES COUNTY, MD

TAX MAP 132, GRID 62

5TH ELECTION DISTRICT



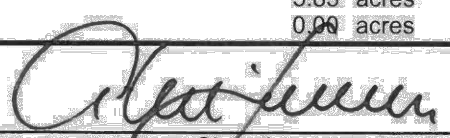
GENERAL NOTES:

1. GROSS TRACT AREA OF SITE 16.17 ACRES (SUBDIVISION ONLY.)
2. NET TRACT AREA: 14.32 ACRES (1.85 AC DEDICATED TO PUBLIC / R/W)
3. BOUNDARY BY P.G. ASSOCIATE (AIR SURVEY 2003) AND "AS-BUILT" PLANS DATED 2/28/2006 PREPARED BY P.G. ASSOCIATE.
4. 2 FT. TYP. EY BY P.G. ASSOCIATE (AIR SURVEY 2003) AND "AS-BUILT" PLANS DATED 6/28/2006 PREPARED BY P.G. ASSOCIATE.
5. PROPOSED USE: RESIDENTIAL DEVELOPMENT WITH MINIMUM LOT SIZE OF 4,000 S.F.
6. ADC MAP # 25, GRID D-9 & D-10
7. POLICE: OXON HILL, DIST. #04-5 MILES
8. FIRE: SILSIA CO. 47-2 MILES
11. OWNER: BRANDYWINE BUILDERS LLC
1525 POINTER RIDGE PLACE
BOWIE, MD 20716
FAX: NO (301)218-2208 CONTACT: GREG WILBY
BLOCK E-E
LOT 1 TAX ACC. 4008095, LOT 2 TAX ACC. 4008066, LOT, LOT 3
TAX ACC. 4009074
LOT 4 TAX ACC. 4007944, LOT 5 TAX ACC. 4007951, LOT 6
TAX ACC. 4007969
LOT 7 TAX ACC. 4007977, LOT 8 TAX ACC. 4007985, LOT 9
TAX ACC. 4007993
LOT 10 TAX ACC. 4008009, LOT 11 TAX ACC. 4008082, LOT 12
TAX ACC. 4008090
BLOCK D-D
LOT 1 TAX ACC. 4008017, LOT 2 TAX ACC. 4008025, LOT 3
TAX ACC. 4008033, LOT 4 TAX ACC. 4008
12. SEWER & WATER CATEGORIES:
SEWER - 4
WATER - 4
13. THIS SITE IS NOT WITHIN THE 100 YEAR FLOODPLAIN AREA,
(240.33/03058)
14. THERE ARE EXISTING WETLANDS ON SITE
YARD: 25' MIN
SIDE YARD: 17/35 TOTAL MIN'
REAR YARD: 25/31M
16. THERE ARE NO CEMETERIES ON THE SITE
17. THERE ARE NO HISTORIC SITE ON THE SITE
18. THE SITE IS IN WATERSHED WITH TMDL FOR SEDIMENT NITROGEN
THE SITE IS NOT WITHIN CHESAPEAKE BAY CRITICAL AREAS
DELINEATED.
19. LIMIT OF DISTURBANCE: 13.96 AC.

LEGEND

TITLE	SYMBOL
SOILS DIVIDE	
EX. SPECIMEN AND CRZ TO BE SAVED	
STEEP SLOPES (15% OR GREATER)	
WETLAND	
PROPERTY BOUNDARY	
EXISTING CONTOUR	
PROP. GRADE	
PRIMARY MANAGEMENT AREA (PMA)	
WETLAND BUFFER	
EXISTING TREE LINE	
EXISTING TREE LINE (LOGGED FOREST)	
EX. SEWER EASEMENT	
EX. SEWER PIPE	
PR. TEMP. TREE PROTECTION FENCE	
TREE PROTECTION SIGN	
WOODLAND PRESERVATION AREA	

Standard Woodland Conservation Worksheet for Prince George's County				
SECTION I-Establishing Site Information- (Enter acres for each zone)				
1 Zone:	R-E			
2 Gross Tract:	16.17			
3 Floodplain:	0.00			
4 Previously Dedicated Land:	1.85			
5 Net Tract (NTA):	14.32			
TCP Number:		Revision #		
6 Property Description or Subdivision Name:		ARAGONA PHASE 2		
7 Is this site subject to the 1989 Ordinance? (y/n)		N		
8 Is this one (1) single family lot? (y/n)		Y		
9 Are there prior TCP approvals which include a combination of this lot/s? (y/n)		N		
10 Is any portion of the property in a WC Bank?		N		
11 Break-even Point (preservation) =		5.73	acres:	
12 Clearing permitted w/o reforestation:		8.59	acres:	
SECTION II-Determining Requirements (Enter acres for each corresponding column)				
	Column A WCT/AFT %	Column B Net Tract	Column C Floodplain (1:1)	Column D Off-Site Impacts (1:1)
13 Existing Woodland		14.32		
14 Woodland Conservation Threshold (WCT) =	25.00%	3.58		
15 Smaller of 13 or 14		3.58		
16 Woodland above WCT		10.74		
17 Woodland cleared		8.49	0.00	0.00
18 Woodland cleared above WCT (smaller of 16 or 17)		8.49		
19 Clearing above WCT (0.25 : 1) replacement requirement		2.12		
20 Woodland cleared below WCT		0.00		
21 Clearing below WCT (2:1 replacement requirement)		0.00		
22 Afforestation Threshold (AFT) =	20.00%	0.00		
23 Off-site WCA (preservation) being provided on this property		0.00		
24 Woodland Conservation Required		5.70	acres	
SECTION III-Meeting the Requirements				
25 Woodland Preservation		3.31		
26 Afforestation / Reforestation		0.00		
27 Natural Regeneration		2.52		
28 Specimen/Heritage Tree Credit (CR2 Area * 2.0)		0.00		
29 Forest Enhancement Credit (Area * .25)		0.00		
30 Area approved for fee-in-lieu/PFA		0.00		\$0.00
31 Area approved for fee-in-lieu/non-PFA		0.00		\$0.00
32 Credits for Off-Site Conservation on another property		0.00		
33 Off-site WCA (preservation) being provided on this property		0.00		
34 Off-site WCA (afforestation) being provided on this property		0.00		
35 Total Woodland Conservation Provided		5.83	acres	
36 Area of woodland not cleared		5.83	acres	
37 Net tract woodland retained not part of requirements		0.00	acres	
38 100-foot-plain woodland retained		0.00	acres	
39 On-site woodland conservation provided		5.83	acres	
40 On-site woodland retained- assumed cleared		0.00	acres	



Prepared by: Asko Mijkovic

Date: 11/3/2020

LOT (LIST ALL)	GROSS TRACT AREA	100-YEAR FLOOD PLAIN (FP)	NET TRACT AREA (NTA)	EX. WOOD- LAND (NTA)	EX. WOOD- LAND (FP)	WOOD- LAND CLEARED NET-TRACT (C-NTA)	WOOD- LAND CLEARED OFF-SITE (C-OS)	WOOD- LAND PRESERVED AREA (WPA)	WOOD- LAND REFOREST. AREA (WRA)*	WOOD- LAND RETAINED/ NOT CREDITED (WR-NC)	WOOD- LAND RETAINED/ ASSUMED (WR-AC)
BLOCK E-E											
1	0.92	-	0.92	0.92	-	0.78	-	0.14	0.08	0.00	-
2	0.70	-	0.70	0.70	-	0.55	-	0.15	0.14	0.00	-
3	0.70	-	0.70	0.70	-	0.54	-	0.16	0.14	0.00	-
4	0.69	-	0.69	0.69	-	0.53	-	0.16	0.09	0.00	-
5	1.13	-	1.13	1.13	-	0.64	-	0.49	0.19	0.00	-
6	1.57	-	1.57	1.57	-	0.67	-	0.90	0.12	0.00	-
7	1.06	-	1.06	1.06	-	0.61	-	0.45	0.04	0.00	-
8	0.81	-	0.81	0.81	-	0.54	-	0.27	0.15	0.00	-
9	0.70	-	0.70	0.70	-	0.59	-	0.11	0.18	0.00	-
10	0.69	-	0.69	0.69	-	0.65	-	0.04	0.22	0.00	-
11	0.68	-	0.68	0.68	-	0.61	-	0.07	0.19	0.00	-
12	0.92	-	0.92	0.92	-	0.88	-	0.04	0.17	0.00	-
BLOCK D-D											
1	0.99	-	0.99	0.99	-	0.80	-	0.19	0.15	0.00	-
2	0.92	-	0.92	0.92	-	0.92	-	0.00	0.29	0.00	-
3	0.92	-	0.92	0.92	-	0.92	-	0.00	0.22	0.00	-
4	0.92	-	0.92	0.92	-	0.78	-	0.14	0.15	0.00	-
DEDICATION TO ROW											
			(1.85)								
TOTAL	16.17		14.32	14.32		8.49		3.31	2.52	0.00	-

* Reformation area is based on natural regeneration area.

GENERAL INFORMATION TABLE

Layer Category	Layer Name	Value
Zone	Zoning (Zone)	R-E
Zone	Aviation Policy Area (APA) ¹	N/A
Administrative	Tax Grid (TMG)	132 GRID B2
Administrative	WSSC Grid (Sheet 20)	21SE02
Administrative	Planning Area (Plan Area)	7-80 SOUTH POTOMAC RIVER SECTOR
Administrative	Election District (ED)	5-PISCATAWAY
Administrative	Councilmanic District (CD)	8
Administrative	General Plan 2002 Tier (Tier)	DEVELOPING
Administrative	Traffic Analysis Zone (COG)	TAZ # 1384
Administrative	Traffic Analysis Zone (PG)	ZONE 206B

¹If the site is within an APA, enter the name of the airport. If the site is not within an APA, enter "N/A"

LOCATION MAP



6305 IVY LANE SUITE 370
GREENBELT, MD 20770
 Phone: (240) 421-6982
 amiljkovic@eliteeng.co
CONTACT: ASKO MILJKOVIC



SHEET INDEX	
SHEET TITLE	SHEET #
COVER SHEET	1
PLAN VIEW	2
NOTES	3

Prince George's Planning Department, M-NCPPC Environmental Planning Section TYPE 2 TREE CONSERVATION PLAN APPROVAL TCP2-040-95				
	Approved by	Date	DRD#	Reason for Revision
00	J Markovich	1/10/1995		
01	J Stasz	3/18/2004		
02		11/13/2020		
03				
04				
05				

DEVELOPER
CHESAPEAKE CUSTOM
BUILDERS, LLC
14236 OLD MARLBORO PIKE,
UPPER MARLBORO, MD 20772
OFFICE TEL. (301) 574-7199
FAX. NO (301) 218-2208
MOBILE (240) 417-3132
CONTACT: GREG WILBY

OWNER
BRANDYWINE BUILDERS LLC
14236 OLD MARLBORO PIKE,
UPPER MARLBORO, MD 20772
OFFICE TEL. (301) 574-7199
FAX. NO (301) 218-2208
MOBILE (240) 417-3132
CONTACT: GREG WILBY



ELITE ENGINEERING, LLC
*Engineers * Landscape Architects*
6305 IVY LANE SUITE 370
GREENBELT, MARYLAND, 20770
(240)206-8055

**ARAGONA VILLAGE-PHASE II
TREE CONSERVATION PLAN 2
COVER SHEET**

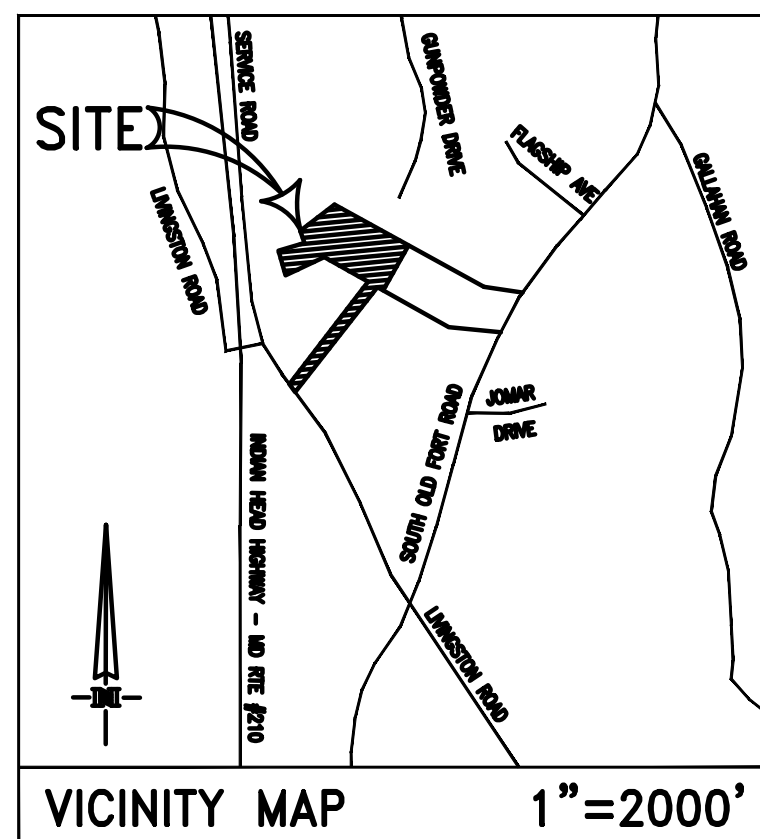
FORT WASHINGTON PRINCE GEORGE COUNTY, MD

FORT WASHINGTON PRINCE GEORGE COUNTY, MD
TAXMAP 132, GRID B2
5TH ELECTION DISTRICT

DRAWN
EAE
CHECKED
AAM
DATE
8/16/2019
SCALE
AS SHOWN

DRAWING

1 OF 3



LEGEND	
TITLE	SYMBOL
SOILS DIVIDE	CSE EKA
EX. SPECIMEN AND CRZ TO BE SAVED	ST-5
STEEP SLOPES (15% OR GREATER)	
WETLAND	
PROPERTY BOUNDARY	
EXISTING CONTOUR	
PROP. GRADE	
PRIMARY MANAGEMENT AREA (PMA)	
WETLAND BUFFER	WB
EXISTING TREE LINE	
EXISTING TREE LINE (LOGGED FOREST)	
EX. SEWER EASEMENT	
EX. SEWER PIPE	
PR. TEMP. TREE PROTECTION FENCE	TPF
TREE PROTECTION SIGN	
WOODLAND PRESERVATION AREA	WPA
MARLBORO CLAY LINE	
NATURAL REGENERATION AREA	

SPECIMEN TREE TABLE

NO.	COMMON NAME	SCIENTIFIC NAME	Dbh (Inches)	CONDITION RATING	DISPOSITION
1	BEECH TREE	FAGUS GRANDIFOLIA	48	GOOD	SAVE

SCALE 1" = 50'

NOTES:

- INSTALLATION OF ALL TREE PROTECTION DEVICES IS SCHEDULED TO TAKE PLACE AS STEP 4 OF ROUGH GRADING SEQUENCE OF CONSTRUCTION IN WEEKS 2 AND 3.
- SIGNS FOR PLANTED AREAS ARE TO REMAIN IN PERPETUITY AND THAT THE SIGNS FOR PRESERVATION AREAS MAY BE REMOVED AFTER USE AND OCCUPANCY PERMIT HAS BEEN ISSUED.

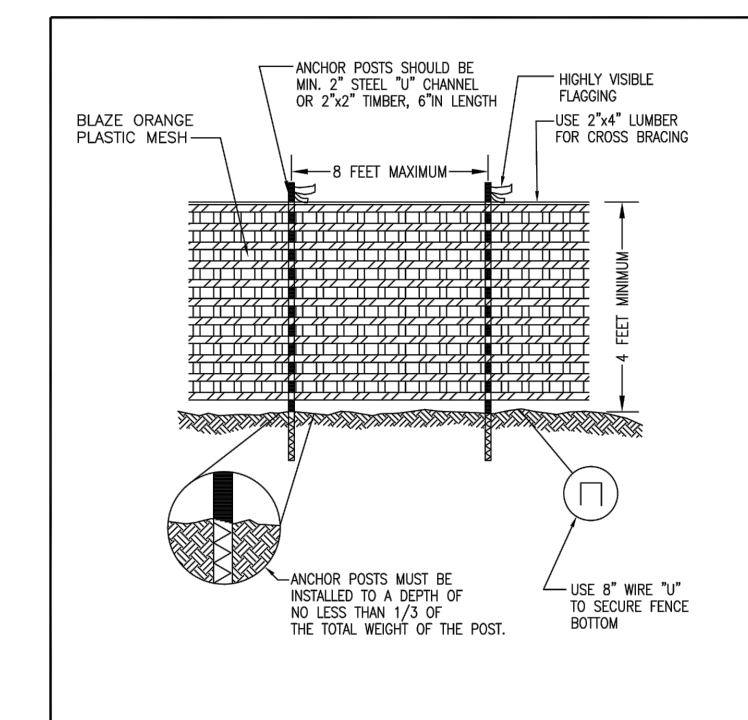


SOILS TABLE

Mapping Unit Name	Soil Series	K-factor	Hydric Group
AdB	Adelphia-Holmdel complex, 2 to 5 % slopes	0.37	C
CSE	Croom-Howell-Collington complex 15 to 25 % slopes	0.17	C
CWE	Croom-Marr complex 15-25 % slopes	0.15	C
EKA	Elkton silt loam 0 to 2 % slopes	0.43	C/D
GgB	Groestown gravelly silt loam 2 to 5 % slopes	0.24	A
GgC	Groestown gravelly silt loam 5 to 10 % slopes	0.24	A

Prince George's Planning Department, M-NCPPC Environmental Planning Section TYPE 2 TREE CONSERVATION PLAN APPROVAL TCP2-040-95

Approved by	Date	DRD#	Reason for Revision
00 J Markovich	1/10/1995		
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02 [Signature]	11/13/2020		
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04			
05			

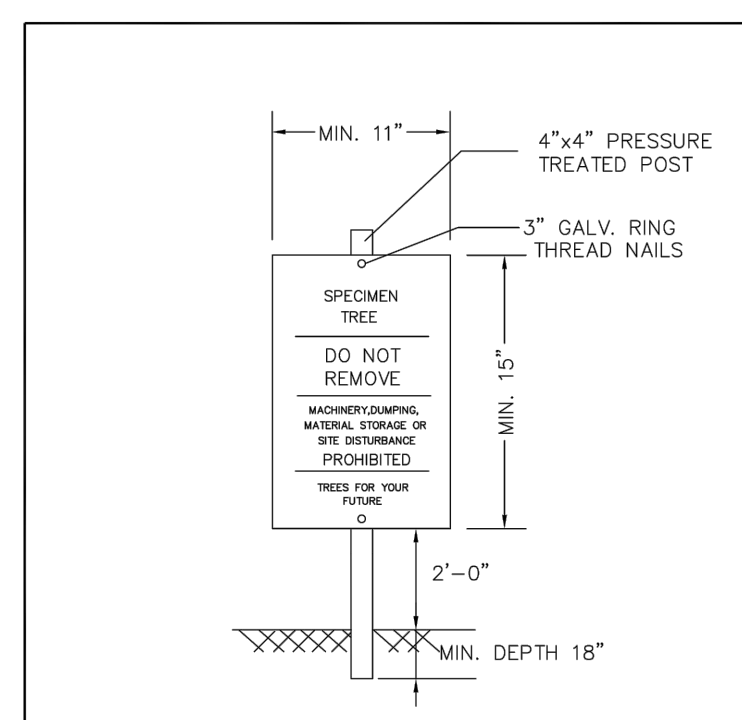


- NOTES: (MUST BE INCLUDED WITH DETAIL)
- FENCE PROTECTION DEVICE ONLY.
 - RETENTION AREA WALL IS SET AS PART OF THE REVIEW PROCESS.
 - BOUNDARIES OF RETENTION AREA SHOULD BE STAKED AND FLAGGED PRIOR TO INSTALLING DEVICES.
 - ANCHOR POSTS SHOULD BE INSTALLED AT A DEPTH OF NO LESS THAN 1/3 OF THE TOTAL HEIGHT OF THE POST.
 - DEVICES SHOULD BE PROPERLY MAINTAINED DURING CONSTRUCTION.
 - PROTECTIVE SIGNAGE IS ALSO REQUIRED.

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

August 2010

A-4, DET-4

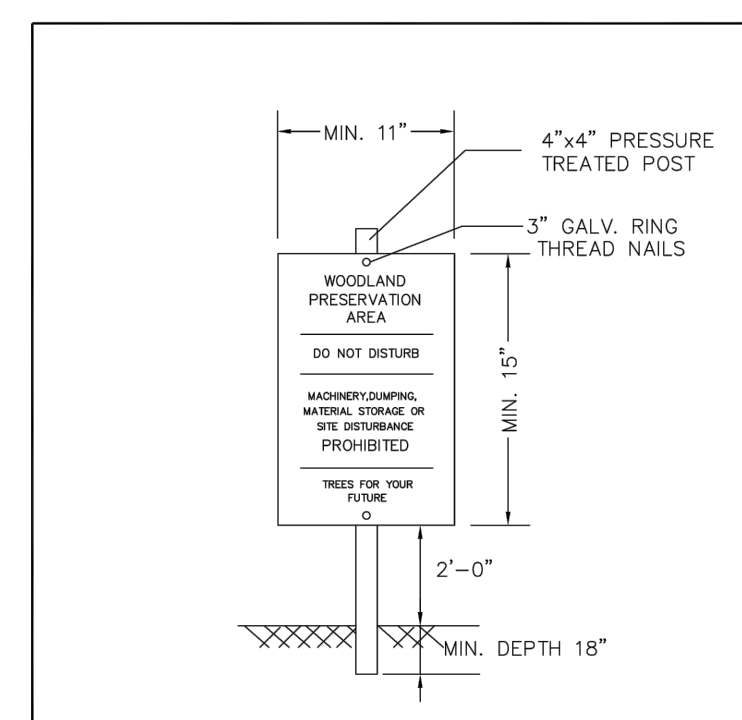


- NOTES:
- ATTACHMENT OF SIGNS TO TREES IS PROHIBITED.
 - SIGNS SHOULD BE PROPERLY MAINTAINED.
 - AVOID INJURY TO ROOTS WHEN PLACING POSTS FOR THE SIGNS.
 - SIGNS SHOULD BE POSTED TO BE VISIBLE TO ALL CONSTRUCTION PERSONNEL FROM ALL DIRECTIONS.
 - SIGNS SHOULD BE INSTALLED AT SAME TIME AS TREE PROTECTION DEVICE.
 - SIGNS SHOULD BE INSTALLED EVERY 50 FEET ALONG FENCING.
 - SIGNS SHOULD BE IN PLACE IMMEDIATELY FOLLOWING STAKE OUT OF L.O.D. AND REMAIN IN PLACE IN PERPETUITY.

SPECIMEN TREE SIGN

August 2010

A-4, DET-3

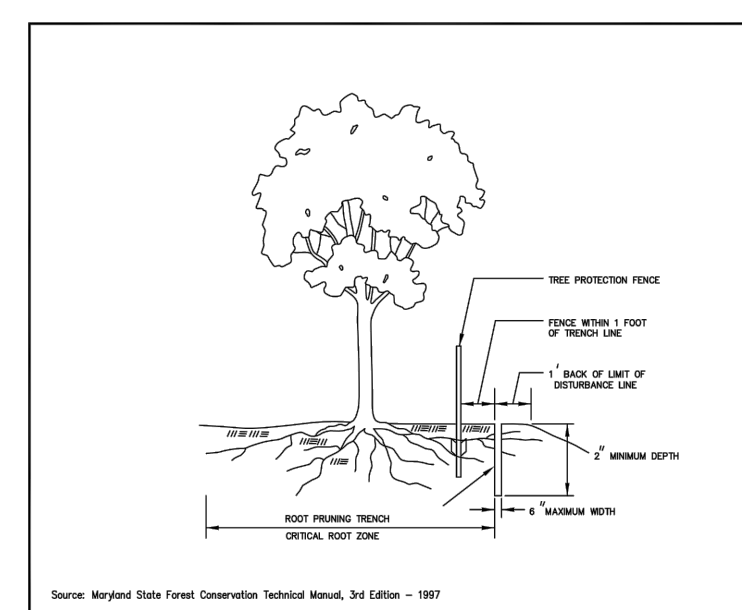


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 - SIGNS SHOULD BE INSTALLED EVERY 50 FEET ALONG FENCING.
 - SIGNS SHOULD BE IN PLACE IMMEDIATELY FOLLOWING STAKE OUT OF L.O.D. AND REMAIN IN PLACE IN PERPETUITY.

WOODLAND PRESERVATION AREA SIGN

August 2010

A-4, DET-1



- NOTES:
- RETENTION AREAS TO BE ESTABLISHED AS PART OF THE FOREST CONSERVATION PLAN REVIEW PROCESS.
 - BOUNDARIES OF RETENTION AREAS SHOULD BE STAKED, FLAGGED AND/OR FENCED PRIOR TO TRENCHING.
 - EXACT LOCATION OF TRENCH SHOULD BE IDENTIFIED.
 - TRENCH SHOULD BE IMMEDIATELY BACKFILLED WITH SOIL REMOVED OR OTHER HIGH ORGANIC SOIL.
 - ROOTS SHOULD BE CLEANLY CUT USING VIBRATORY KNIFE OR OTHER ACCEPTABLE EQUIPMENT.

ROOT PRUNING

August 2010

A-4, DET-10

REVISIONS	BY
08/13/2020	FA



ELITE ENGINEERING, LLC
Engineers & Landscape Architects
3700 N. W. 37th Ave., Suite 370
Greenbelt, Maryland, 20770
(240) 206-8055

ARAGONA VILLAGE-PHASE II TREE CONSERVATION PLAN 2 PLAN VIEW

FORT WASHINGTON PRINCE GEORGE COUNTY, MD
TAMAP 132, GRID B2
5TH ELECTION DISTRICT

DRAWN EAE
CHECKED AAM
DATE 8/16/2019
SCALE AS SHOWN
DRAWING

TYPE II TREE CONSERVATION PLAN NOTES

1. THIS PLAN IS SUBMITTED TO FULFILL THE WOODLAND CONSERVATION REQUIREMENTS FOR GRADING PERMIT.
2. 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.
3. A PRE-CONSTRUCTION MEETING IS REQUIRED PRIOR TO THE ISSUANCE OF GRADING PERMITS. THE DEPARTMENT OF PERMITTING, INSPECTION AND ENFORCEMENT, 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.
4. 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.
5. THE OWNERS OF THE PROPERTY SUBJECT TO THIS TREE CONSERVATION PLAN ARE SOLELY RESPONSIBLE FOR CONFORMANCE TO THE REQUIREMENTS CONTAINED HEREIN.
6. THE PROPERTY IS WITHIN THE DEVELOPED TIER AND IS ZONED R-E.
7. THE SITE IS NOT ADJACENT TO A ROADWAY DESIGNATED AS SCENIC, HISTORIC, A PARKWAY OR A SCENIC BYWAY.
8. THE SITE IS NOT ADJACENT TO A ROADWAY CLASSIFIED AS ARTERIAL OR GREATER.
9. THIS PLAN IS NOT GRANDFATHERED UNDER CB-27-2010, SECTION 25-117 (g)

TREE PRESERVATION AND RETENTION NOTES

10. 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.
11. TREE AND WOODLAND CONSERVATION METHODS SUCH AS ROOT PRUNING SHALL BE CONDUCTED AS NOTED ON THIS PLAN.
12. THE LOCATION OF ALL TEMPORARY TREE PROTECTION FENCING (TPF's) 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 TPF's MAY BEGIN.
13. 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.
14. 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

15. 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.
16. 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.
17. DURING THE INITIAL STAGES OF CLEARING AND GRADING, IF HAZARDOUS TREE ARE PRESENT, OR TREES ARE PRESENT THAT ARE NOT HAZARDOUS BUT ARE LEANING INTO THE DISTURBED AREA, THE PERMITEE SHALL REMOVE SAID 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 NEAR THE EXISTING GROUND LEVEL. THE STUMP SHALL NOT BE REMOVED OR COVERED WITH SOIL, MULCH OR OTHER MATERIALS THAT WOULD INHIBIT SPROUTING.
18. 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 PERMITEE, 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 PERMITEE 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

WHEN WOODLANDS AND/OR SPECIMEN, HISTORIC OR CHAMPION TREES ARE TO REMAIN:

19. 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 PERMITEE 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.
20. 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 CHAINSAW). THESE PLANTS MAY BE CUT NEAR THE GROUND AND MATERIAL LESS THAN 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.
21. 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 LABEL INSTRUCTIONS.
22. 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.
23. 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 LIBER _____ FOLIO _____ REVISIONS TO THIS TCP2 MAY REQUIRE A REVISION TO THE RECORDED EASEMENT.



Prince George's Planning Department, M-NCPPC Environmental Planning Section TYPE 2 TREE CONSERVATION PLAN APPROVAL TCP2-040-95				
	Approved by	Date	DRD#	Reason for Revision
00	J Markovich	1/10/1995		
01	J Stasz	3/18/2004		
02	Chris S. Schuler	11/13/2020		
03				
04				
05				

REVISIONS	BY
08/13/2020	FA

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ARAGONA VILLAGE-PHASE II

TREE CONSERVATION PLAN 2

NOTES

FORT WASHINGTON PRINCE GEORGE COUNTY, MD
TAXMAP 132, GRID B2
5TH ELECTION DISTRICT

DRAWN
EAE
CHECKED
AAM
DATE
8/16/2019
SCALE
AS SHOWN

DRAWING

3 OF 3