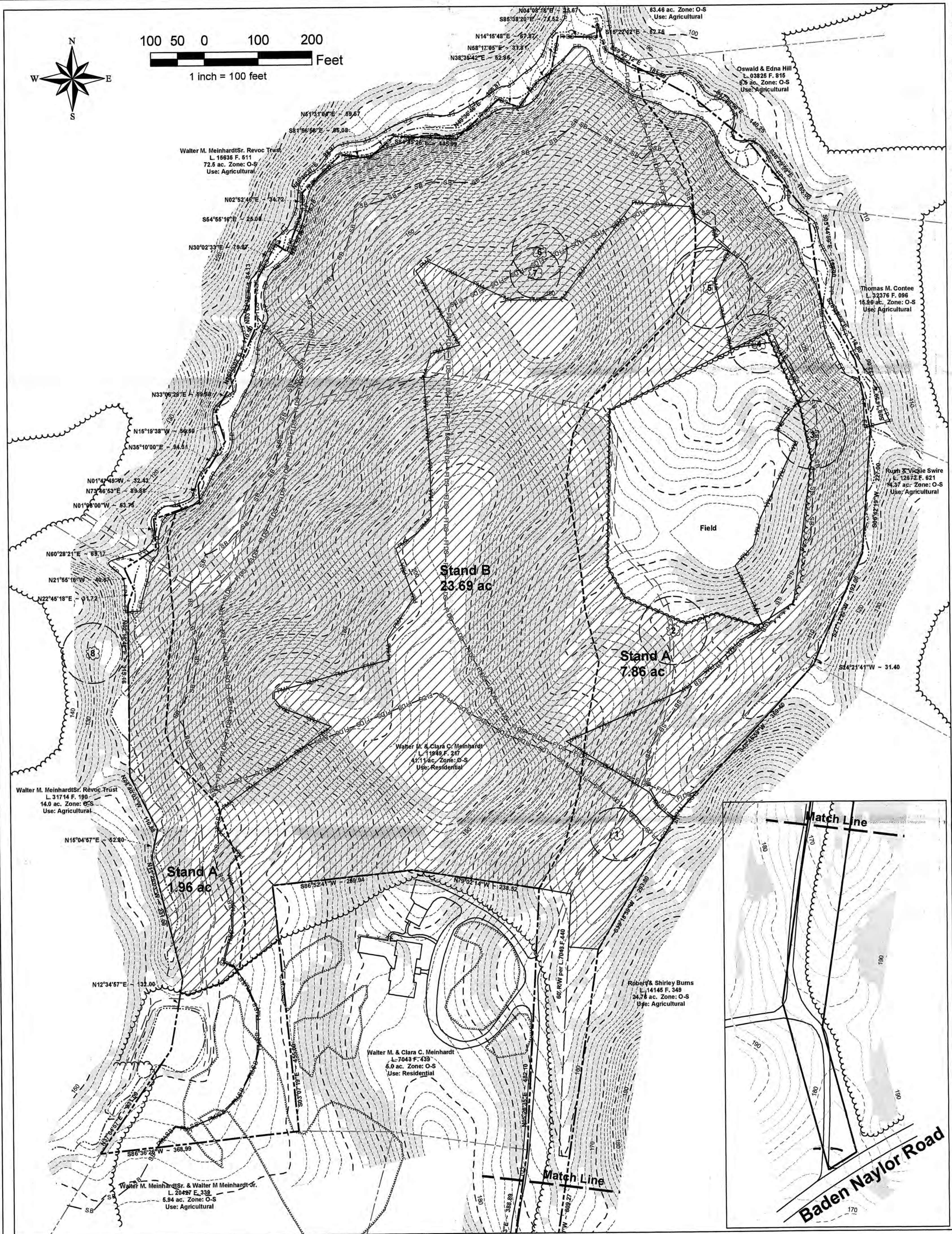




- STANDARD FSD NOTES**
- This site is zoned O-S and is located in the Rural Tier as defined in the Approved General Plan.
 - The source of the property boundaries on this plan is from a survey provided by W.L. Meinhart, Inc. dated August 6, 2012.
 - The topography shown on this plan is from M-NCPPC topographic data.
 - The source of the soils information on this plan is from the USNCRS Web Soil Survey (WSS) in a Custom Soil Resource Report for an Area of Interest (AOI) established for the subject site only and generated on August 22, 2011.
 - The county regulated 100-year floodplain information on this plan is from DPWAT Floodplain Study Number FPD21219, approved December 6, 2012.
 - The wetland and stream information on this plan is from field observations prepared by JM Forestry Services, LLC on September 25, 2012. The wetlands located entirely within the 100-year floodplain and/or the 100-foot stream buffer.
 - This site is not within a Sensitive Species Protection Review Area based on a letter dated October 17, 2012 prepared by the Heritage and Wildlife Service, Maryland Department of Natural Resources.
 - The site does include Forest Interior Dwelling Species habitat.
 - The site is not subject to a previously approved TCP.
 - There are seven (7) specimen, champion and/or historic trees located on the property and two (2) additional trees on an abutting property. These trees were located using GPS and existing site features such as topography, roads, streams and structures.
 - Marlboro clay and Christiana complex are not found to occur on or within the vicinity of this property.
 - If any of the base information used to prepare this FSD changes significantly, the FSD will be revised and re-submitted for review to the Environmental Planning Section.
 - This site does not contain Wetlands or Special State Concern as defined in COMAR 26.23.06.01.
 - This site does not contain a Tier II wetland as defined in COMAR 26.08.02.04.
 - This site is not located within a Stronghold Watershed as established by the MD DNR.
 - Baden Naylor Road located along the southern property boundary is a designated scenic and historic road.
 - The subject property is not located within a Registered Historic District.
 - There are no known archeological sites located on the subject property nor surveyed for archeological resources and a Phase I archeology report may be required during subsequent development review processes.
 - The site is not located in the vicinity of any master planned roadway designated as arterial or higher.
 - The subject property is not located within the 2008 Air Installation Compatible Use Zone (AICUZ) Study for Andrews Air Force Base.
 - The site is not located within an Aviation Policy Area (APA).
 - The site is not located within the Chesapeake Bay Critical Area (CBCA).

- Type II 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 mitigation areas to satisfy woodland conservation requirements for other projects. 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 TCP/II shall be revised to calculate the requirements for this property and demonstrate how those requirements are being satisfied in addition to the off-site mitigation areas already created.
 - Cutting or clearing of woodland not in conformance with this Plan or within the expressed written consent of the Planning Director or designee shall be subject to a \$9.00 per square foot mitigation fee. 1:1 replacement of the disturbed woodlands and other requirements that may be required due to the 3:1, 2:1 or 1:1 replacement requirements associated with the clearing of woodlands.
 - Per COMAR 26.08.02.04, 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 II Tree Conservation Plan that depicts the areas subject to the Tree Conservation Plan.
 - Off-site woodland conservation mitigation 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 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 M-NCPPC Environmental Planning Section (EPS). The Declaration of Covenants may encumber only the portion of the property included in the off-site mitigation bank, and must include a metes and bounds description of the area to be encumbered signed and sealed by a licensed surveyor.
 - Prior to the recording of any declaration of covenants encumbering any portion of this property, a draft of the document shall be submitted to the Environmental Planning Section, M-NCPPC for appropriate review and approval.
 - Off-site woodland conservation mitigation 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 submission of a signed sales agreement and draft Transfer Certificate to the Environmental Planning Section for review prior to recording. Each Transfer Certificate shall clearly cross-reference the appropriate TCP/II and project names (benefiting property and benefiting project).
 - All off-site woodland conservation areas established on existing preserved woodlands shall be credited at a rate of 2:00 of existing woodlands for every 1 acre of off-site woodland conservation mitigation required in accordance with NR Article 5-1607(b)(2). Off-site woodland mitigation areas established as afforestation areas or as natural regeneration shall be credited at a rate of 1:00 of afforestation for every 1 acre of off-site mitigation required, and may not be transferred until after two growing seasons and certification of adequate survival unless an afforestation bond is posted.
 - The TCP/II Off-site Woodland Conservation Summary Table shall be revised each time a Transfer Certificate is recorded and is later found to be unnecessary, a written request shall be submitted to the EPS to evaluate the Transfer Certificate release request. 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 mitigation credits involves the transfer of real property rights and may be subject to Maryland property transfer tax at the time of recording 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 after approval of a revised TCP/II by the EPS.

SIMPLIFIED FOREST STAND DELINEATION

With the exception of the southeastern corner of this property the balance of the site is covered by existing forest. According to the Prince George's County Soil Survey the soil series found on this property include soils in the Duden, Crossman, Man, Potomac and Wicomico soil series. The property is located along Rock Creek, a tributary stream in the Spirit Creek watershed of the Potomac River Basin and in the Rural Tier as defined in the adopted General Plan. Streams, wetlands, 100-year floodplain, areas with severe slopes in excess of 15 percent and wetlands are found to occur on this property. The subject property is not located within or adjacent to a rare, threatened or endangered species evaluation area according to the Maryland Department of Natural Resources Wildlife and Heritage Service. Forest Interior Dwelling Species habitat was identified on this property because a portion of the woodland is located near 300 feet from the nearest woodland edge. The northern and western portions of this property are within a Green Infrastructure Regulated, Evaluation or Network, Chap Area. Baden Naylor Road, located along the eastern property boundary is a designated historic or scenic road. There are no master plan roadways with a classification of arterial roadway or greater located in the vicinity of this property. Several specimen trees were found within the limits of the study.

RARE, THREATENED OR ENDANGERED SPECIES AND SENSITIVE HABITATS

In a letter dated October 17, 2012 the Maryland Wildlife and Heritage Service indicated that there are no known rare, threatened or endangered species in the vicinity of this property. However, because much of the woodland on this property is located more than 300 feet from the nearest forest edge there are areas classified as Forest Interior Species (FIDIS) habitat.

STAND DESCRIPTIONS

Stand A
The dominant species found in this stand of upland hardwoods are Yellow Poplar and Sweetgum that account for approximately 78 percent of the trees. Other species found include Black Birch, White Oak, Virginia Pine, River Birch, Red Maple and Black Walnut. The dominant understory species found in this stand include Spottedbush, Sweetgum, Red Maple, Dogwood and Hornbeam while the dominant herbaceous species include Spottedbush, Hornbeam, Ash, Hickory, Lycopodium, Woods Vetch and anemone fern. Invasive species of significance were not found in this stand. The average DBH is estimated to be approximately 12.0 inches, there are approximately 400 trees per acre, and the basal area is estimated to be 130 square feet per acre. Approximately seven tree species were identified within the limits of this stand. Some portions of this stand near the northern and western fields have similar stocking as found throughout the stand but the average tree DBH is smaller. There is evidence of past logging activities in this stand estimated to have occurred approximately 20 years ago.

Stand B
The dominant species found in this stand of upland hardwoods are Red Oak, Beech and Hickory that account for 90 percent of the trees. Other species found include Yellow Poplar, White Oak, Sweetgum, Virginia Pine and Blackgum. The dominant understory species found in this stand include Beech, Red Maple, Hornbeam and Holly while the dominant herbaceous species include Beech, Red Maple, Highbush Blueberry, Pawpaw, Mayapple, Viburnum and anemone fern. Invasive species of significance were not found in this stand. The average DBH is estimated to be 13.0 inches, there are approximately 250 trees per acre, and the basal area is 120 square feet per acre. There is evidence of past logging activities in this stand that are estimated to have occurred approximately 20 years ago.

Stand C
The open areas on this property are open fields some of which are in agricultural production and others that are periodically maintained by mowing. There are also several agricultural structures found in these areas. Several trails are found within the open fields and woodland areas of this site that are used for accessing the woodlands for recreation and hunting.

OPENLAND

The open areas on this property are open fields some of which are in agricultural production and others that are periodically maintained by mowing. There are also several agricultural structures found in these areas. Several trails are found within the open fields and woodland areas of this site that are used for accessing the woodlands for recreation and hunting.

Legend

- SB Stream Buffer 100-foot
- FF 100-Year Floodplain
- FMA Primary Management Area
- Stand Boundary
- Critical Root Zone - CRZ
- Contour 10-foot
- Contour 2-foot
- Property Boundary
- Property Boundaries Adjacent
- Woodland Preservation Area - WPA
- Existing Easements
- Ex. Gravel Road
- Ex. Fence
- Match Line
- Streams
- Ex. Treeline
- Ex. Brushline (Not Woodland)
- Specimen Trees
- FIDIS Habitat
- Slopes > 15%

OWNERS CERTIFICATION

We, **Walter M. Meinhardt, Jr. and Clara C. Meinhardt** hereby acknowledge that I am aware of this Type II Tree Conservation Plan (TCP2) and that I understand the requirements as set forth on this TCP2.

Owner / Owners Representative: *[Signature]* Date: *1/29/2013*

Tree #	Common Name	Latin Name	DBH	Condition Rating	Condition Comments	Disposition	Preservation Comments
1	Red Maple	<i>Acer rubrum</i>	33	Poor	Root & top damage, cavity, decline	Save	
2	Yellow Poplar	<i>Liriodendron tulipifera</i>	42	Good	V-fork, top damage	Save	
3	Yellow Poplar	<i>Liriodendron tulipifera</i>	42	Good	Triple stem, weak fork	Save	
4	Yellow Poplar	<i>Liriodendron tulipifera</i>	36	Poor	Old stump sprout, much decay top damage	Save	
5	Yellow Poplar	<i>Liriodendron tulipifera</i>	50	Excellent	Multi stem, possible decay	Save	
6	Southern Red Oak	<i>Quercus falcata</i>	34	Fair	Lightning damage	Save	
7	Southern Red Oak	<i>Quercus falcata</i>	31	Fair	Cavity	Save	
8	Sycamore	<i>Platanus occidentalis</i>	37	Excellent	V-fork, some decay	Save	Abutting property
9	Southern Red Oak	<i>Quercus falcata</i>	34	Good	Triple stem, top damage	Save	Abutting property

Map Unit	Map Unit Name	Web Soil Survey Soil Data	Hydrologic Group	Hydric Factor (Whole Soil)	Drainage Class
Md2	Man-Duden complex, 5-10% slopes	0.32	B	No	Well drained
Md2	Man-Duden complex, 10-15% slopes	0.32	B	No	Well drained
Md1	Man-Duden complex, 15-25% slopes	0.32	B	No	Well drained
WSP	Wicomico and Duden soils, 25-40% slopes	0.17	B	No	Well drained

Taken from: USDA, NRCS, Web Soil Survey (WSS) available online at <http://websoilsurvey.nrcs.usda.gov>

Woodland Conservation Bank Identifier	Woodland Conservation Credits Total (acres)	Off-Site Preservation (acres) 2:1	Off-Site Afforestation (acres) 1:1	Preservation Area Available (acres)	Afforestation Area Available (acres)	Recordation Information (Liber/Folio)	Benefiting TCP2	Benefiting Property	Reviewer	Approval Date
0				32.41	0.00					
1										
2										
3										
4										
5										
6										
7										
8										
9										
10										

OFF-SITE WOODLAND CONSERVATION BANK SUMMARY TABLE										
Woodland Conservation Bank Identifier	Woodland Conservation Credits Total (acres)	Off-Site Preservation (acres) 2:1	Off-Site Afforestation (acres) 1:1	Preservation Area Available (acres)	Afforestation Area Available (acres)	Recordation Information (Liber/Folio)	Benefiting TCP2	Benefiting Property	Reviewer	Approval Date
0				32.41	0.00					
1										
2										
3										
4										
5										
6										
7										
8										
9										
10										

Standard Woodland Conservation Worksheet for Prince George's County										
SECTION I - Establishing Site Information (Enter acres for each zone)										
Zone:	O-S									
Gross Tract:	41.11									
Floodplain:	1.22									
Previously Dedicated Land:	0.00									
Net Tract (NTA):	39.89									
TCP Number: TCP2-041-12 Revision # 0										
Property Description or Subdivision Name: Walter M. Meinhardt, Jr. and Clara C. Meinhardt										
Is this site subject to the 1989 Ordinance? (y/n)										
Is this one (1) single family lot? (y/n)										
Are there other TCP projects which include a combination of lots? (y/n)										
Is any portion of the property in a WVC Bank?										
Break-even Point (preservation) = 6.49 acres										
Clearing permitted with reforestation = 25.96 acres										
SECTION II - Determining Requirements (Enter acres for each corresponding column)										
Existing Woodland	Column A WCT/AFT %	Column B Net Tract	Column C Floodplain (1:1)	Column D Off-Site Impacts (1:1)						
Woodland Conservation Threshold (WCT) = Smaller of 13 or 14	0.00%	32.44	1.22							
Woodland above WCT		0.00								
Woodland cleared		32.44	0.00	0.00						
Woodland cleared above WCT (smaller of 16 or 17)		0.00								
Clearing below WCT (2:1 replacement requirement)		0.00								
Clearing below WCT (2:1 replacement requirement)		0.00								
Afforestation Threshold (AFT) =	20.00%	0.00								
Off-site WCA being provided on this property		32.41								
Woodland Conservation Required		32.41								
SECTION III - Meeting the Requirements										
Woodland Preservation		0.00								
Afforestation / Reforestation		0.00								
Natural Regeneration		0.00								
Specimen/Historic Tree Credit (CRZ area * 2.0)	0.00	0.00								
Forest Enhancement Credit (Area * .25)	0.00	0.00								
Area approved for fee-in-lieu/PFA		0.00								
Area approved for fee-in-lieu/non-PFA		0.00								
Credits for Off-site Conservation on another property		32.41								
Off-site WCA (afforestation) being provided on this property		0.00								
Total Woodland Conservation Provided		32.41								
Area of woodland not cleared										
Net tract woodland retained not part of requirements:										
100-foot floodplain woodland retained:										
On-site woodland conservation provided:										
On-site woodland retained not credited:										

OFF-SITE WOODLAND CONSERVATION BANK SUMMARY TABLE										
Woodland Conservation Bank Identifier	Woodland Conservation Credits Total (acres)	Off-Site Preservation (acres) 2:1	Off-Site Afforestation (acres) 1:1	Preservation Area Available (acres)	Afforestation Area Available (acres)	Recordation Information (Liber/Folio)	Benefiting TCP2	Benefiting Property	Reviewer	Approval Date
0				32.41	0.00					
1										
2										
3										
4										
5										
6										
7										
8										
9										
10										

Woodland Preservation Area - WPA

Slopes > 15%

QUALIFIED PROFESSIONAL CERTIFICATION

This complies with the current requirements of Subtitle 25 and the Environmental Technical Manual.

Signed:

John P. Markovich

Date: 1/29/12

John P. Markovich

JMI Forestry Services, LLC

11552 Timberbrook Drive

Waldorf, MD 20601

Phone: 301-645-4977

E-mail: jpmarkovich@comcast.net

d Clara C. Meinhardt hereby

ation Plan (TCP2) and
s as set forth on this TCP2.

1/29/2012
Date