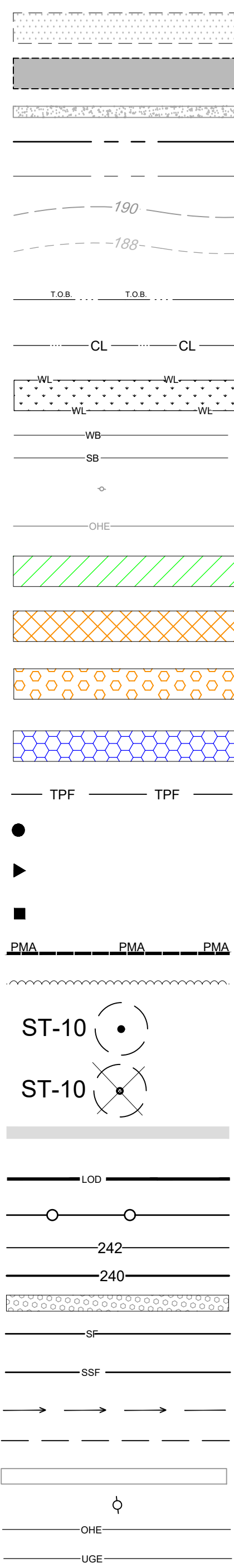




LEGEND

- EXISTING ROAD
EXISTING BUILDING
EXISTING SIDEWALK
EXISTING SUBJECT PROPERTY BOUNDARY
EXISTING ADJACENT PROPERTY LINE
EXISTING MAJOR CONTOUR
EXISTING MINOR CONTOUR
EXISTING REGULATED STREAM TOP OF BANK (PERENNIAL OR INTERMITTANT)
EXISTING REGULATED STREAM CENTERLINE
EXISTING WETLAND
EXISTING WETLAND BUFFER
EXISTING STREAM BUFFER
EXISTING UTILITY POLE
EXISTING OVERHEAD POWER LINE(S)
WOODLAND PRESERVATION AREA (WPA)
WOODLAND REFORESTATION AREA (WRA)
NATURAL REGENERATION AREA (NRA)
WOODLAND PRESERVED - NOT CREDITED (WP-NC)
PROPOSED TEMPORARY TREE PROTECTION FENCE
PROPOSED AFFORESTATION/REFORESTATION SIGN
PROPOSED WOODLAND PRESERVATION SIGN
PROPOSED SPECIMEN TREE SIGN
PRIMARY MANAGEMENT AREA (PMA)
EXISTING TREE LINE
EXISTING SPECIMEN TREE WITH CRITICAL ROOT ZONE (1" DBH+1.5' CRZ) - TO REMAIN
EXISTING SPECIMEN TREE WITH CRITICAL ROOT ZONE (1" DBH+1.5' CRZ) - TO BE REMOVED
EXISTING STEEP SLOPES (15-25%)
PROPOSED LIMITS OF DISTURBANCE
PROPOSED SOLAR PERIMETER FENCE (NOT WOODLAND CONSERVATION TREE PROTECTION FENCE)
PROPOSED CONTOUR MINOR
PROPOSED CONTOUR MAJOR
PROPOSED 10FT FIRE BREAK
PROPOSED SILT FENCE
PROPOSED SUPER SILT FENCE
PROPOSED EARTH DIKE
REQUIRED BUILDING SETBACK
PROPOSED SOLAR PANEL
PROPOSED UTILITY POLE
PROPOSED OVERHEAD ELECTRIC
PROPOSED UNDERGROUND ELECTRIC



NOTES

- SILT FENCE, SUPER SILT FENCE AND TREE PROTECTION FENCE ARE SHOWN SLIGHTLY OFFSET FOR GRAPHIC CLARITY, IN ACTUALITY, IN SOME AREAS IS COINCIDENT WITH THE LOD.
- THIS PROPERTY INCLUDES PREVIOUSLY DEDICATED LAND - ROADWAY SECTION DEDICATION ALONG TIPPETT ROAD (40' FROM THE CENTERLINE TO THE ULTIMATE ROW LINE): L.49376 F.267

NOTE
FOR LOCATION OF UTILITIES CALL
8-1-1 OR 1-800-257-7777
OR LOG ON TO
www.call811.com
http://www.missutility.net
48 HOURS IN ADVANCE OF ANY WORK
IN THIS VICINITY
INFORMATION CONCERNING UNDERGROUND
UTILITIES WAS OBTAINED FROM AVAILABLE
RECORDS BUT THE CONTRACTOR MUST
DETERMINE THE EXACT LOCATION AND
ELEVATION OF THE MAINS BY DIGGING TEST PITS
BY HAND AT ALL UTILITY CROSSINGS WELL IN
ADVANCE OF THE START OF EXCAVATION.

I/We _____ TPE MD PR232 Land 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		10/14/2024 Date	
I/We _____ TPE MD PR232, 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.			
Contract Purchaser		July 23, 2024 Date	
Prince George's County Planning Department, M-NCPPC Environmental Planning Section TYPE 2 TREE CONSERVATION PLAN APPROVAL TCP2-044-2024			
Approved by	Date	DRD #	Reason for Revision
<i>Stephen J. Tucker</i>	3/17/2025	N/A	N/A

NOT FOR CONSTRUCTION

FOREST CONSERVATION ACT REPORTING INFORMATION (CHANGE TABLE)				
	ORIGINAL APPROVAL	REVISION NUMBER (-01)	REVISION NUMBER (-02)	CHANGE SINCE LAST APPROVAL
GROSS TRACT (ACRES)	16.86	N/A	N/A	N/A
EXISTING WOODLANDS (ACRES)	2.89	N/A	N/A	N/A
WOODLAND CLEARED (ACRES)	0.10	N/A	N/A	N/A
WOODLAND RETAINED ON-SITE (ACRES)	2.47	N/A	N/A	N/A
WOODLAND PLANTED ON-SITE (ACRES)	2.00	N/A	N/A	N/A
ON-SITE WOODLAND EASEMENT/ PRESERVATION AND PLANTING (ACRES)	4.47	N/A	N/A	N/A
ON-SITE WOODED FLOODPLAIN IN EASEMENT (ACRES)	0.00	N/A	N/A	N/A
BOND AMOUNT	\$26,136.00	N/A	N/A	N/A
FEE-IN-LIEU AMOUNT	0.00	N/A	N/A	N/A
50' STREAM BUFFERS CONSERVED (PRESERVATION) - LINEAR LENGTH	500 ±	N/A	N/A	N/A
50' STREAM BUFFERS CONSERVED (PRESERVATION) - ACREAGE	1.02	N/A	N/A	N/A
50' STREAM BUFFERS NEWLY ESTABLISHED (AFFORESTATION) - LINEAR LENGTH	0.00	N/A	N/A	N/A
50' STREAM BUFFERS NEWLY ESTABLISHED (AFFORESTATION) - ACREAGE	0.04	N/A	N/A	N/A
OFF-SITE WOODLAND CONSERVATION CREDITS REQUIRED (ACRES)	0	N/A	N/A	N/A
OFF-SITE WOODLAND CONSERVATION CREDITS PROVIDED (ACRES)	0	N/A	N/A	N/A



Dewberry
Engineers Inc.

OWNER/APPLICANT:
TPE MD PR232, LLC
c/o Pivot Energy Renewable Services LLC
1601 Wewatta Street, Suite 700
Denver, CO 80202

CONTACT:
Michelle Simms Israel
(888) 734-3033
msimms@pivotenergy.net

TPE MD PR232, LLC
11309 TIPPETT ROAD
FORT WASHINGTON, MD 20744
PRINCE GEORGES COUNTY
5TH ELECTION DISTRICT
TAX MAP 133-E1
WSSC GRID 2015SEA4

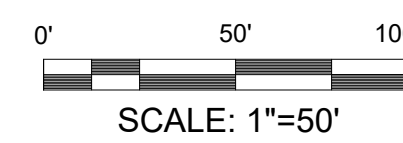
SEAL

PROFESSIONAL CERTIFICATION
I HEREBY CERTIFY THAT THESE DOCUMENTS
WERE PREPARED OR APPROVED BY ME, AND
THAT I AM A DULY LICENSED PROFESSIONAL
LANDSCAPE ARCHITECT UNDER THE LAWS OF THE
STATE OF MARYLAND.

LICENSE NO. 3420
EXPIRATION DATE: 07/12/29



SCALE



NO.	DATE	BY	DESCRIPTION
2	DEC. 2024	DJ	RESP. TO COMMENTS
1	NOV. 2024	DJ	RESP. TO COMMENTS

REVISIONS

DRAWN BY DJ
APPROVED BY KP
CHECKED BY PMS
DATE JULY 24, 2024

TITLE
**TYPE 2 TREE
CONSERVATION PLAN
COLOR PLAN**

DEWBERRY JOB NO. 50181652