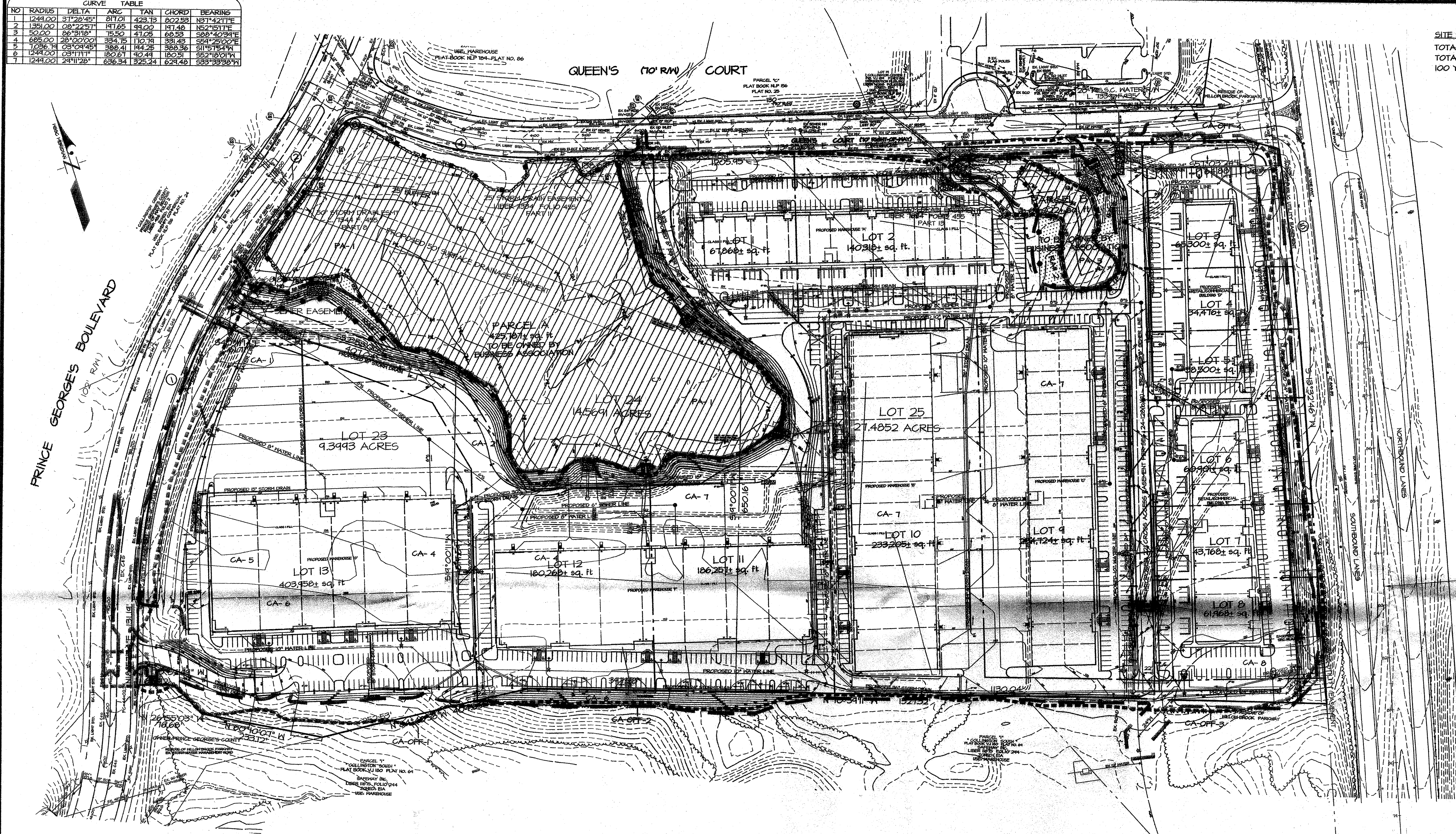
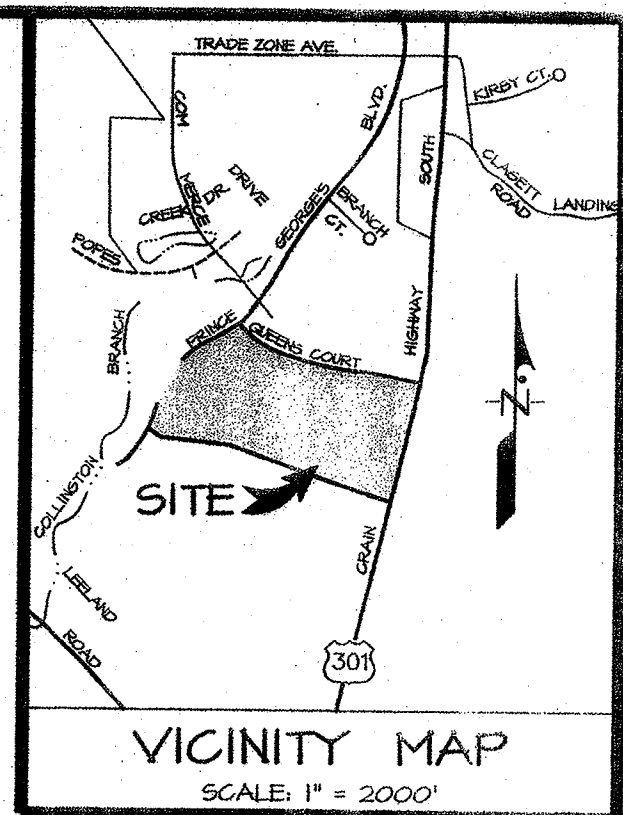


NO.	RADIUS	DELTA	ARC	TAN	CHORD	BEARING
1	1249.00	21°26'45"	811.01	423.13	802.52	N51°42'11"E
2	1391.00	08°22'57"	141.65	39.00	141.46	N52°15'11"E
3	50.00	08°28'18"	75.52	47.05	68.35	S58°40'54"E
4	685.00	28°02'00"	354.75	110.15	381.45	S54°20'04"E
5	1026.14	08°04'45"	358.41	144.25	368.36	S11°51'54"W
6	1249.00	09°11'11"	180.21	30.44	180.51	S52°18'01"W
7	1249.00	28°11'28"	626.34	222.24	624.42	S59°39'59"W



SITE STATISTICS
TOTAL ACRES: 51.45 Ac.
TOTAL WOODLAND COVERAGE: 8.46 Ac.
100 YEAR FLOODPLAIN: 0.00 Ac.



- LEGEND**
- EXISTING BOUNDARY
 - PROPOSED LOT
 - EXISTING CONTOURS
 - EXISTING SEWER
 - EXISTING WATER
 - EXISTING STORM DRAIN
 - EXISTING TREE LINE
 - NONTIDAL WETLAND
 - EX. WETLAND BUFFER (25')
 - LIMITS OF DISTURBANCE PREVIOUS TCEP II APPROVED 8/25/06
 - TREE PROTECTION FENCE
 - TREE PROTECTION SIGNAGE (PRESERVATION)
 - TREE PROTECTION SIGNAGE (REFORESTATION)
 - CLEARING AREA
 - PRESERVATION AREA
 - REFORESTATION AREA

NOTE:
This TCEP II was previously part of TCEP II/67/96.

M-NPPC
Prince George's County Planning Department
Natural Resources Division

APPROVAL
TREE CONSERVATION PLAN
TCEP II / 052 / 06

Approved by: *[Signature]* DATE: 8/25/06

01 *[Signature]* 9/19/06

02

03

04

05

06

APPROVED PLAN

CLEARING AREAS OFFSITE

AREA	ACREAGE
CA #1	0.02
CA #2	0.18
CA #3	0.07
CA #4	0.03
TOTAL	0.30

CLEARING AREAS

AREA	ACREAGE
CA #1	0.10
CA #2	0.42
CA #3	combined with CA #2
CA #4	0.61
CA #5	0.13
CA #6	2.82
CA #7	12.59
CA #8	0.57
CA #9	0.09
TOTAL	17.33

PRESERVATION AREAS

AREA	ACREAGE
PA #1	8.13
PA #2	removed (became CA #1)
PA #3	1.16
TOTAL	9.29

REFORESTATION AREAS

AREA	ACREAGE
RA #1	0.21
RA #2	0.14
RA #3	0.27
TOTAL	0.62

Note-Combined and removed clearing and preservation areas are in accordance with areas approved on TCEP II/052/06.

LOT-BY-LOT WOODLAND CONSERVATION SUMMARY TABLE

LOT	GROSS TRACT AREA	100-YR FLOOD PLAIN (FP)	NET TRACT AREA (NTA)	EXISTING WOODLAND (NTA)	EXISTING WOODLAND (FP)	WOODLAND CLEARED (C-NTA)	WOODLAND CLEARED (C-FP)	WOODLAND PRES.	WOODLAND REF.	WOODLAND RETAINED/NOT CREDITED	WOODLAND RETAINED/ASSUMED CLEARED
1	1.56	NA	1.56	1.13	NA	1.13	NA	NA	NA	NA	NA
2	3.22	NA	3.22	1.40	NA	1.40	NA	NA	NA	NA	NA
3	1.50	NA	1.50	0.88	NA	0.88	NA	NA	NA	NA	NA
4	0.74	NA	0.74	0.39	NA	0.39	NA	NA	NA	NA	NA
5	0.88	NA	0.88	0.39	NA	0.39	NA	NA	NA	NA	NA
6	1.40	NA	1.40	0.37	NA	0.37	NA	NA	NA	NA	NA
7	1.00	NA	1.00	0.01	NA	0.01	NA	NA	NA	NA	NA
8	1.42	NA	1.42	0.36	NA	0.36	NA	NA	NA	NA	NA
9	5.34	NA	5.34	3.01	NA	3.02	NA	NA	NA	NA	NA
10	5.35	NA	5.35	2.71	NA	2.72	NA	NA	NA	NA	NA
11	4.28	NA	4.28	1.96	NA	1.96	NA	NA	NA	NA	NA
12	4.14	NA	4.14	1.16	NA	1.16	NA	NA	NA	NA	NA
13	9.27	NA	9.27	2.97	NA	2.97	NA	NA	NA	NA	NA
P. A	4.77	NA	4.77	8.61	NA	0.50	NA	8.13	0.21	NA	NA
P. B	1.47	NA	1.47	1.23	NA	0.07	NA	1.16	0.41	NA	NA
TOTAL	51.44+-	0.00	51.44+-	26.58	0.00	17.33	0.00	9.29	0.62	0.00	0.00

OWNER / APPLICANT
COLLINGTON CENTER DE, LLC.
c/o Panattoni Maryland, LLC
124 East Pratt Street, Suite 401
Baltimore, MD 21202
ATTN: Robert Murray
PH: 410-685-0000
FAX: 410-685-5880

TCEP SHEET 1 OF 2
PLAT BOOK REP 201 PLAT 12
NESC 2001 SHEET SERIES 202 SE 14 ADG MAP 5653 GRIDS D4-E-1

9-15-11

DATE: 9/15/11

Mike Petrakakis
Qualified Professional
COMAR 08.18.01.01

8/24/11 REVISED PER RESOLUTION POCBP NO. 10-11
2/05/10 REVISED FOR PRELIMINARY PLAN 4-09016
1/20/09 REV. FOR NEW SITE LAYOUT
8/4/06 REV PER MNCPPC EPS COMMENTS DATED 8-8-06
4/17/06 REV PER MNCPPC EPS COMMENTS DATED 4-6-06

PCN: 1721 WOODMERE ROAD, SUITE 300
MITCHELLVILLE, MARYLAND 20721
BEN DYER ASSOCIATES, INC.
Engineers / Surveyors / Planners
TELEPHONE (301) 430-2000
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DRAWN BY: J-44137
DATE: MARCH 2006
DRWG. NO.: 54.011-Z

M.N.C.P.P.C. APPROVALS

PROJECT NAME: COLLINGTON CENTER
PROJECT NUMBER: SDP-5011/01

For Conditions of Approval on Site Plan Over Sheet or Approval Sheet
The Revisions Listed Below Apply to this Sheet.

Approval of	Approval Date	Approval Signature	Approval Title
Director	06/22/06	R.G.	04/26/06

