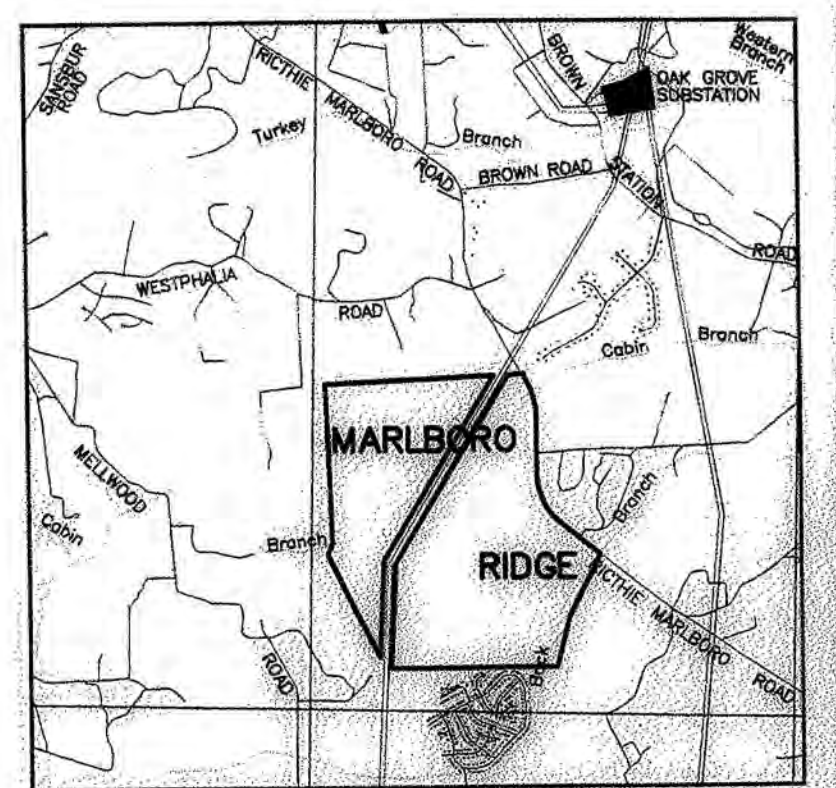


TREE CONSERVATION PLAN TYPE II PHASES 3 & 4 MARLBORO RIDGE



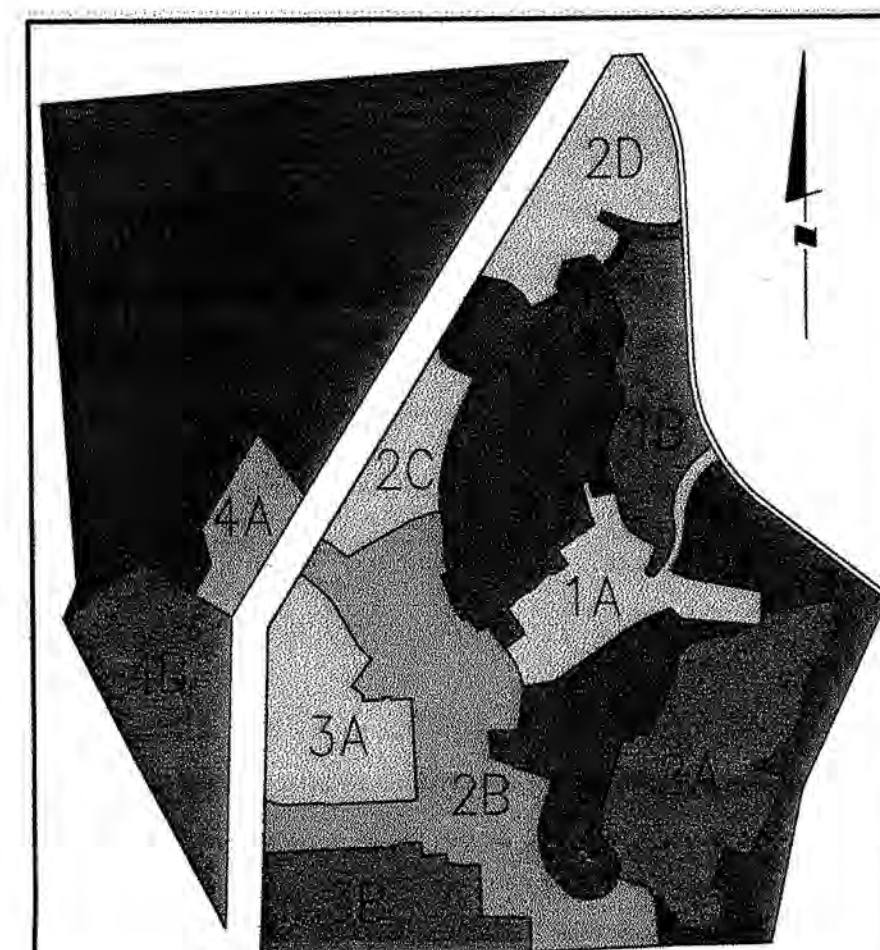
VICINITY MAP
SCALE: 1"=4,000'

INDEX OF SHEETS

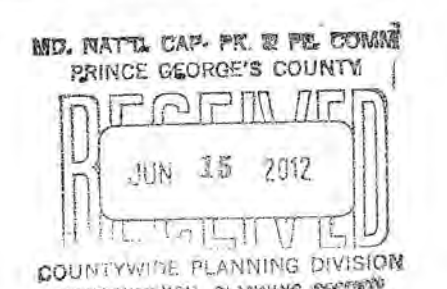
DESCRIPTION	SHEET NO.
COVER SHEET	1
DETAILS	2-3
TCPI PLAN	4-52

LEGEND

PATUENT MANAGEMENT AREA LIMIT	— PMA
FLOODPLAIN	— FP
STREAM	— S
EXISTING CONTOUR	— 96
LOT LINE	—
EXISTING TREELINE	—
MATCHLINE	—
PHASE LINE	—
MITIGATED 1.5 SAFETY FACTOR LINE	— SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	— SSL
TREE PRESERVATION	—
REFORESTATION/AFFORESTATION	—
WOODLAND SAVED (NOT COUNTED)	—
WOODLAND CLEARED IN FLOODPLAIN	—



PHASE MAP
NOT TO SCALE



OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: DSP-09018	
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET	
REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OF	DATE
APPROVED BY	DATE
01 J L STASZ	10/5/05
02 K SHOULARS	9/14/06
03 K SHOULARS	11/15/06
04 K FRITZ	11/16/07
05 K FRITZ	1/15/08
06 K FRITZ	6/1/12

APPROVED PLAN

BSP-09018

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGN:	KGH
DRAWN:	TPC
SCALE:	1" = 300'
JOB NO.:	1414.45009
SHEET NO.:	01 OF 52

LR	AREA (ACRES)
A	1.50
B	0.57
C	0.37
D	0.64
E	0.38
F	0.62
G	2.78
H	0.49
I	0.25
J	0.43
K	0.60
L	0.85
M	2.02
N	0.22
O	0.70
P	0.25
Q	0.94
R	3.34
S	0.47
T	0.28
U	0.77
V	0.91
W	0.40
X	0.93
Y	0.08
Z	0.02
AA	0.30
BB	0.57
CC	0.20
DD	2.70
EE	0.45
FF	2.02
GG	0.20
HH	0.51
II	1.93
JJ	0.15
KK	0.26
TOTAL	30.10 ACRES

TREE PRESERVATION AREAS (PA)

NO.	AREA (ACRES)
1	0.02
2	1.54
3	2.05
4	0.12
5	6.19
6	0.21
7	0.30
8	2.07
9	eliminated
10	0.47
11	1.57
12	0.01
13	0.52
14	0.59
15	eliminated
16	12.35
17	3.61
18	0.67
19	8.76
20	1.67
21	eliminated
22	4.83
23	5.74
24	0.13
25	1.85
26	0.55
27	1.50
TOTAL	57.32 ACRES

THIS TOP REFLECTS TOTAL ON-SITE CONSERVATION OBLIGATION FOR OVERALL DEVELOPMENT. TOP 2 WORKSHEET CALCULATIONS SUBJECT TO REVISION WITH FUTURE PHASES. IT IS THE INTENTION OF THIS PLAN TO REFLECT REQUIRED CONSERVATION OBLIGATION BY FINAL BUILD-OUT ON SITE.

NO PHASE 1 LOTS ARE IMPACTED BY THE 1.5 SAFETY FACTOR LINE ASSOCIATED WITH MARLBORO CLAYS.

NOTES

1. ACREAGE OF TRACT
TOTAL SITE: 588.96 ACRES
AREA OF FLOODPLAIN: 92.28 ACRES
NET TRACT: 496.68 ACRES
PHASES 3 & 4
GROSS TRACT: 5.89 ACRES
NET TRACT: 91.63 ACRES
2. ZONE R-R
3. EXISTING USE: AGRICULTURE
4. THIS PLAN WAS PREPARED FROM THE BEST AVAILABLE INFORMATION AND BASED UPON BEST ENGINEERING JUDGMENT.
5. PROPERTY LINES AS SHOWN HEREON AS TAKEN FROM BOUNDARY SURVEY CONDUCTED BY LOEDERMAN SOLTESZ ASSOCIATES IN THE DATUM OF THE WASHINGTON SUBURBAN SANITARY COMMISSION.
6. EXISTING FEATURES ARE BASED ON AERIAL TOPOGRAPHY AS FLOWN BY CDDI IN MAY 2003.
7. THE PROPERTY IS REFERENCED IN TAX MAP 91 GRIDS B2, B3, C2, D3, D4.
8. THE SWM CONCEPT HAS BEEN APPROVED ON NOVEMBER 20, 2003.
9. PERSONAL STRIPS ARE LOCATED ON THE PROPERTY.
10. 100 YEAR FLOODPLAIN BASED ON FPS #200322 AND #200323, BOTH APPROVED 8/11/03.
11. THE PREDOMINANT SOIL TYPES ARE: BIBB SILT LOAM, SANDY LOAM, WESTPHALIA FINE SANDY LOAM.
12. EQUESTRIAN TRAILS SHOWN ARE CONCEPTUAL IN LAYOUT AND WILL BE FIELD LOCATED TO AVOID TREE REMOVAL AS MUCH AS POSSIBLE.

Woodland Conservation Worksheet for Prince George's County, Maryland	
Zone:	R-R
Gross Tract:	588.96
Floodplain:	92.28
Previously Dedicated Land:	0.00
Net Tract (NTA):	496.68
Property Description or Subdivision Name:	Marlboro Ridge
Break-even Point (conservation acres) =	128.19
Acres of Net Tract clearing permitted w/o reforest.	103.40
Woodland Conservation Requirement Calculations:	
Existing Woodland on Net Tract (acres)	228.59
Existing Woodland in Floodplain (acres)	75.83
Woodland Conservation Threshold (NTA) =	20.00%
Smaller of a or c	99.34
Woodland above WCT	129.25
Plan Number (This must be completed for each phase)	
Plan Phase or Name	Phase 1B Phase 1C Phase 1D Phase 2 Phase 3 & 4 Future Phases Total
Total area in this application (acres)	23.18 23.17 33.30 86.59 147.07 97.52 177.71 588.94
Floodplain area in this application (acres)	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Net Tract area in this application (acres)	23.18 23.17 33.30 86.59 147.07 97.52 177.71 588.94
Woodland on the Net Tract for this phase (acres)	1.99 4.21 2.79 26.61 45.08 36.39 106.50 228.67
Woodland in the Floodplain for this phase	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Woodland Cleared on Net Tract for this phase	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Woodland Cleared in Floodplain for this phase	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Off-site Mitigation provided on this property	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Cumulative acres of Net Tract Woodland cleared	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Cumulative acres of Floodplain woodland cleared	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Smaller of a or c	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Woodland Clearing below WCT	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Replacement for clearing above the WCT (0.25 : 1)	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Replacement for clearing below the WCT (2 : 1)	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Afforestation Threshold (ATF) =	15.00%
Cumulative Woodland Conservation Required	99.46 99.99 101.04 106.26 116.02 118.31 134.03 134.03
Latest phase indicates cumulative requirement through that phase of work	
Woodland Conservation Provided:	
Reforestation	0.83 2.05 5.67 13.12 13.34 22.31 41.87 99.19
Afforestation	0.18 0.62 4.14 5.01 6.89 13.26 8.40 38.50
Area approved for re-forestation	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Credit for Off-site Mitigation on another property	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Off-site Mitigation provided on this property	0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00
Total Woodland Conservation Provided	1.01 2.67 9.81 18.13 20.23 22.31 50.27 137.69
Woodland saved on this phase but not counted	0.79 0.00 0.48 0.08 0.64 0.92 0.75 3.64
Existing Net Tract Woodland in later phases	228.6 222.39 215.6 186.99 141.91 106.52 0 0
Prepared by: KGH 10/11/10	
License Number: 101110	
NOTE: PHASE LINE INDICATES WHICH LOTS ARE INCLUDED IN APPLICATION. THE LDD INDICATES GRADING AND CLEARING NECESSARY TO SUPPORT PHASE. THE PHASE LINE AND THE LDD MAY NOT BE CONSISTENT WITH EACH OTHER INTENTIONALLY.	

SOILS TABLE

Soil Type	Slope	Description
A02-A03-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
A04-Adapted Silty Loam	0-25 Slopes	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
B01-B02-Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is poorly drained. This is a hydric soil. Kw is 0.20, soil is not highly erodible.
C02-C03-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
C04-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D01-D02-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D03-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D04-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D05-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D06-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D07-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D08-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D09-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D10-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D11-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D12-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D13-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D14-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D15-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D16-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D17-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D18-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D19-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D20-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D21-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D22-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D23-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D24-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D25-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D26-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D27-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D28-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D29-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D30-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D31-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D32-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D33-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D34-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D35-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D36-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D37-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D38-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D39-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D40-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D41-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D42-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D43-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D44-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D45-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D46-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D47-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D48-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D49-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D50-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D51-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.
D52-Adapted Fine Sandy Loam	2-25 Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Kw is 0.32, soil is not highly erodible.

LOCATION MAP

SCALE: 1"=300'

GRAPHIC SCALE (FEET)
300 150 0 300 600

MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-287-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

ESE Land Planning
Engineering
Land Surveying

ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

MAP	20, 26	GRID	C13 & D12-13
TAX MAP	PAGE 91, GRID B2, B3, C2, D3, D4	ZONING CATEGORY:	R-R
REVISED PER RESOLUTION CONDITIONS	ESE OCT. 10		
REVISED PER PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE AUG. 09		
REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G	BPW 1/2/08		
ADDRESSED PER MNCPPC COMMENTS	BCG 5/30/06		
ADDRESSED PER MNCPPC COMMENT FOR SIGNATURE	BCG 4/10/06		
PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCG 12/20/05		
REVISED	BT	DATE	

COPYRIGHT AOC THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
MAP 20, 26	GRID C13 & D12-13
TAX MAP	PAGE 91, GRID B2, B3, C2, D3, D4
M-NCPPC 200' SHEET	205 SE 9, 10
205 SE 9, 10	206 SE 9, 10
WSSC 200' SHEET	205 SE 9, 10
205 SE 9, 10	206 SE 9, 10

PHASES 3 & 4



10.11.2010

TREE CONSERVATION PLAN TYPE II

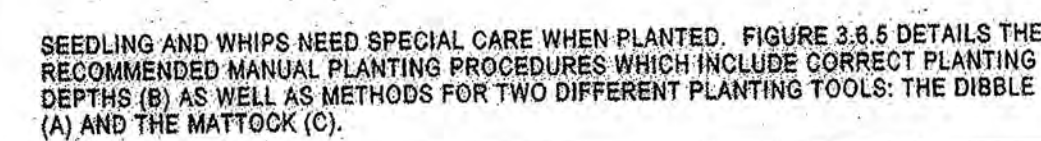
MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGN:	KGH
DRAWN:	TPC
SCALE:	1" = 300'
JOB NO.:	1414.45009
SHEET NO.:	01 OF 52

SIGNIFICANT TREE TABLE

TREE #	DBH	SPECIES	REMARKS / FINAL CONDITION	DISPOSITION	TREE #	DBH	SPECIES	REMARKS / FINAL CONDITION	DISPOSITION	TREE #	DBH	SPECIES	REMARKS / FINAL CONDITION	DISPOSITION	TREE #	DBH	SPECIES	REMARKS / FINAL CONDITION	DISPOSITION
1.47"		Pin Oak	Good	Removed	131.43"		Tulip Tree	Good	Saved	281.28"		Linden	Good	Removed	391.32"		Tulip Tree	Good	Saved
2.54"		Tulip Tree	Good	Saved	132.34"		Hickory	Fair	Saved	282.30"		White Pine	Good	Removed	392.31"		Tulip Tree	Fair, 2 Stem	Saved
3.45"		Red Maple	Fair	Saved	133.32"		Tulip Tree	Good	Saved	283.30"		Southern Red Oak	Good	Saved	393.44"		Red Oak	Fair, 4 Stem	Saved
4.46"		Tulip Tree	Good	Saved	134.40"		Tulip Tree	Good	Saved	284.38"		Linden	Good	Saved	394.35"		Tulip Tree	Good	Saved
5.38"		Sweet Gum	Fair	Saved	135.45"		Tulip Tree	Good	Saved	285.46"		Linden	Good	Saved	395.31"		Tulip Tree	Good	Saved
6.30"		Tulip Tree	Good	Saved	136.33"		Tulip Tree	Fair	Saved	286.28"		White Pine	Good	Removed	396.34"		Tulip Tree	Good	Saved
7.42"		White Oak	Good	Saved	137.38"		Sycamore	Poor	Saved	287.32"		Silver Maple	Poor	Saved	397.30"		Tulip Tree	Fair, Poison Ivy	Saved
8.50"		Tulip Tree	Good	Removed	138.37"		Tulip Tree	Good	Saved	288.38"		Sweet Gum	Good	Saved	398.31"		Tulip Tree	Fair, 2 Stem	Saved
9.31"		Tulip Tree	Good	Removed	139.37"		Tulip Tree	Fair	Saved	289.30"		Silver Maple	Good	Removed	399.33"		Tulip Tree	Good	Saved
10.37"		Sycamore	Fair	Removed	140.54"		White Oak	Fair	Saved	290.32"		Black Walnut	Fair	Removed	400.31"		Tulip Tree	Good	Saved
11.30"		Tulip Tree	Good	Removed	141.43"		Black Tupelo	Fair	Saved	291.30"		Mulberry	Fair, 2 stem, ivy	Saved	401.40"		Red Oak	Fair, 2 Stem	Saved
12.34"		Tulip Tree	Good	Removed	142.55"		Sycamore	Fair	Saved	292.41"		Black Walnut	Good	Removed	402.31"		Tulip Tree	Fair, 2 Stem	Saved
13.30"		Tulip Tree	Good	Removed	143.30"		Sycamore	Fair	Saved	293.32"		Black Walnut	Good	Removed	403.37"		White Oak	Good	Saved
14.32"		Tulip Tree	Fair	Removed	144.35"		Sycamore	Fair	Removed	294.32"		Red Maple	Good	Removed	404.31"		Tulip Tree	Good	Saved
15.32"		Tulip Tree	Fair	Removed	145.30"		Red Maple	Good	Saved	295.32"		Black Walnut	Good	Saved	405.33"		Beech	Good	Saved
16.38"		Black Oak	Fair	Removed	146.33"		Tulip Tree	Good	Saved	296.38"		Red Oak	Good	Saved	406.31"		Tulip Tree	Good	Saved
17.30"		Black Oak	Good	Saved	147.33"		Tulip Tree	Good	Saved	297.41"		Red Maple	Good	Saved	407.32"		Beech	Good	Saved
18.30"		White Oak	Good	Saved	148.38"		Tulip Tree	Good	Saved	298.33"		Red Maple	Poor	Saved	408.30"		Red Oak	Good	Saved
19.33"		Black Oak	Good	Saved	149.31"		Tulip Tree	Fair	Removed	299.49"		Beech	Good	Saved	409.47"		Beech	Good	Saved
20.48"		Tulip Tree	Good	Saved	150.31"		Sycamore	Fair	Removed	300.42"		Red Maple	Good	Saved	410.30"		Tulip Tree	Good	Saved
21.34"		Black Oak	Fair	Saved	151.31"		Sycamore	Fair	Removed	301.33"		Red Maple	Good	Saved	411.30"		Tulip Tree	Good	Saved
22.46"		Tulip Tree	Good	Saved	152.31"		Sycamore	Fair	Removed	302.38"		Silver Maple	Fair	Saved	412.30"		Tulip Tree	Good	Saved
23.41"		Tulip Tree	Good	Saved	153.33"		Tulip Tree	Good	Removed	303.32"		Silver Maple	Good	Removed	413.30"		Tulip Tree	Good	Saved
24.37"		Tulip Tree	Good	Removed	154.34"		Tulip Tree	Good	Removed	304.42"		Tulip Tree	Good	Saved	414.34"		Tulip Tree	Fair	Saved
25.31"		Tulip Tree	Good	Saved	155.31"		Tulip Tree	Poor	Removed	305.34"		Tulip Tree	Good	Saved	415.37"		Tulip Tree	Good	Saved
26.34"		Sycamore	Fair	Saved	156.38"		Tulip Tree	Good	Saved	306.34"		Tulip Tree	Good	Saved	416.32"		Tulip Tree	Good	Saved
27.36"		Tulip Tree	Good	Saved	157.31"		Sweet Gum	Good	Saved	307.34"		Tulip Tree	Good	Saved	417.31"		Red Oak	Fair	Saved
28.32"		Tulip Tree	Good	Saved	158.37"		Sycamore	Poor	Saved	308.32"		Tulip Tree	Good	Saved	418.31"		Tulip Tree	Good	Saved
29.32"		White Oak	Good	Saved	159.32"		Sycamore	Fair	Saved	309.31"		Tulip Tree	Good	Saved	419.30"		Tulip Tree	Good	Saved
30.31"		Tulip Tree	Good	Saved	160.30"		Sycamore	Good	Saved	310.34"		White Oak	Good	Saved	420.34"		White Oak	Good	Saved
31.32"		Beech	Good	Saved	161.46"		Sycamore	Fair	Saved	311.38"		Tulip Tree	Good	Removed	421.38"		Tulip Tree	Good	Saved
32.35"		Red Maple	Good	Saved	162.46"		Red Maple	Fair	Removed	312.45"		Tulip Tree	Fair	Removed	422.30"		Red Oak	Good	Saved
33.35"		Tulip Tree	Good	Saved	163.40"		Tulip Tree	Poor	Saved	313.30"		Tulip Tree	Good	Removed	423.34"		Beech	Good	Saved
34.32"		Tulip Tree	Fair	Saved	164.37"		Tulip Tree	Poor, twin	Saved	314.38"		Tulip Tree	Good	Saved	424.38"		Tulip Tree	Good	Saved
35.33"		Beech	Good	Saved	165.42"		Tulip Tree	Fair, twin	Saved	315.38"		Tulip Tree	Good	Saved	425.32"		Beech	Good	Saved
36.30"		Beech	Good	Saved	166.32"		Tulip Tree	Good	Saved	316.38"		Tulip Tree	Good	Saved	426.32"		Red Oak	Good	Saved
37.33"		Tulip Tree	Good	Saved	167.38"		Red Maple	Good	Saved	317.31"		Tulip Tree	Good	Removed	427.30"		Red Oak	Good	Saved
38.32"		Tulip Tree	Good	Saved	168.30"		Tulip Tree	Good	Saved	318.30"		White Oak	Good	Removed	428.38"		Red Maple	Good	Saved
39.30"		Beech	Good	Saved	169.34"		Tulip Tree	Good	Saved	319.35"		Tulip Tree	Good	Saved	429.33"		Red Maple	Good	Saved
40.34"		Tulip Tree	Good	Saved	170.32"		Tulip Tree	Good, twin	Saved	320.33"		Tulip Tree	Good	Saved	430.31"		Tulip Tree	Good	Saved
41.30"		Black Gum	Good	Saved	171.35"		Tulip Tree	Good	Saved	321.37"		Tulip Tree	Good	Saved	431.30"		Red Oak	Good	Saved
42.32"		Tulip Tree	Good	Saved	172.30"		Tulip Tree	Fair, 2 stem	Removed	322.40"		Sycamore	Poor	Saved	432.30"		Beech	Fair	Saved
43.30"		Sycamore	Fair	Saved	173.41"		Red Maple	Poor	Removed	323.52"		Silver Maple	Good	Saved	433.33"		Sweet Gum	Poor	Saved
44.30"		Sweet Gum	Good	Saved	174.51"		Red Maple	Good	Removed	324.31"		Sycamore	Good	Saved	434.32"		Silver Maple	Fair, Poison Ivy	Saved
45.31"		Red Oak	Fair	Saved	175.32"		Tulip Tree	Good	Saved	325.33"		River Birch	Good	Saved	435.30"		Sycamore	Poor, Poison Ivy	Saved
46.33"		Red Oak	Good	Saved	176.30"		Tulip Tree	Good	Saved	326.48"		Tulip Tree	Fair	Saved	436.38"		Tulip Tree	Fair, Poison Ivy	Saved
47.42"		Tulip Tree	Good	Saved	177.42"		Tulip Tree	Fair, Kudzu	Saved	327.48"		Red Maple	Good	Saved	437.32"		Red Maple	Fair, Poison Ivy	Saved
48.37"		Tulip Tree	Good	Saved	178.32"		Tulip Tree	Good	Saved	328.38"		Tulip Tree	Fair	Saved	438.38"		Tulip Tree	Fair, Green Brier	Saved
49.30"		Sweet Gum	Good	Saved	179.32"		Sycamore	Poor	Saved	329.37"		Red Maple	Fair	Saved	439.32"		Tulip Tree	Good	Saved
50.30"		Red Maple	Fair	Saved	180.35"		Tulip Tree	Fair	Saved	330.37"		Northern Red Oak	Poor	Saved	440.30"		Tulip Tree	Fair	Saved
51.48"		Beech	Good	Saved	181.32"		Tulip Tree	Fair, Poison Ivy	Saved	331.38"		Tulip Tree	Fair, 1 stem	Saved	441.30"		Sweet Gum	Poor	Saved
52.35"		Tulip Tree	Good	Saved	182.35"		Tulip Tree	Good	Saved	332.45"		Sycamore	Fair, 3 Stem	Saved	442.37"		Sweet Gum	Fair, 3 stem	Saved
53.30"		Sweet Gum	Good	Saved	183.32"		Tulip Tree	Good	Removed	333.30"		Northern Red Oak	Good	Saved	443.30"		Sycamore	Fair, 3 stem	Saved
54.31"		Tulip Tree	Good	Saved	184.32"		Tulip Tree	Good	Removed	334.31"		Northern Red Oak	Poor	Saved	444.30"		Sweet Gum	Fair, Poison Ivy	Saved
55.30"		Tulip Tree	Good	Saved	185.34"		Tulip Tree	2 Stem, Fair	Saved	335.30"		Northern Red Oak	Good	Saved	445.38"		Tulip Tree	Good	Saved
56.31"		Tulip Tree	Good	Saved	186.31"		Tulip Tree	Fair	Removed	336.38"		Northern Red Oak	Good	Saved	446.32"		Tulip Tree	Fair, 2 stem	Saved
57.54"		Tulip Tree	Fair	Saved	187.34"		Tulip Tree	Fair	Saved	337.30"		Red Maple	Good	Saved	447.36"		Tulip Tree	Fair, 2 stem	Saved
58.31"		Tulip Tree	Fair	Saved	188.49"		Tulip Tree	Fair, Kudzu	Saved	338.32"		Northern Red Oak	Good	Saved	448.37"		Tulip Tree	Fair, 2 stem	Saved
59.35"		Tulip Tree	Good	Saved	189.51"		Sycamore	3 stem, Fair	Saved	339.52"		Silver Maple	Fair, Poison Ivy, 2 Stem	Saved	449.30"		Tulip Tree	Fair, 2 stem	Saved
60.34"		Tulip Tree	Good	Saved	190.38"		Tulip Tree	Good	Removed	340.30"		Red Maple	Good	Saved	450.31"		Red Maple	Good	Saved
61.32"		Tulip Tree	Good	Saved	191.32"		Red Oak	Good	Removed	341.30"		White Oak	Fair	Saved	451.35"		Red Maple	Good	Saved
62.30"		Sycamore	Fair	Saved	192.35"		Tulip Tree	Good	Removed	342.31"		White Oak	Poor	Saved	452.37"		Tulip Tree	Fair, 2 stem	Saved
63.35"		Tulip Tree	Good	Saved	193.30"		Tulip Tree	Fair	Removed	343.30"		Tulip Tree	Good	Saved	453.32"		Tulip Tree	Good	Saved
64.44"		Tulip Tree	Good	Saved	194.32"		Tulip Tree	Fair	Removed	344.38"		Northern Red Oak	Good	Saved	454.30"		Tulip Tree	Fair, Poison Ivy	Saved
65.40"		Tulip Tree	Good	Saved	195.32"		Tulip Tree	Poor	Removed	345.32"		Northern Red Oak	Good	Saved	455.32"		Tulip Tree	Good	Saved
66.30"		Tulip Tree	Good	Saved	196.32"		Tulip Tree	Good	Removed	346.32"		American Beech	Good	Saved	456.32"		Tulip Tree	Good	Saved
67.30"		Tulip Tree	Good	Saved	197.32"		Sycamore	Fair	Removed	347.30"		Tulip Tree	Good	Saved	457.40"		Tulip Tree	Fair, 2 stem	Saved
68.34"		Silver Maple	Good	Saved	198.40"		American Elm	Good	Removed	348.30"		Tulip Tree	Good	Saved	458.33"		Tulip Tree	Good	Saved
69.30"		Tulip Tree	Good	Saved	199.34"		Tulip Tree	Fair, 2 stem	Removed	349.31"		Tulip Tree	Poor	Saved	459.31"		Tulip Tree	Good	Saved
70.34"		Red Oak	Good	Saved	200.32"		Willow Oak	Good	Removed	350.30"		Tulip Tree	Poor	Saved	460.40"		Tulip Tree	Fair, 2 stem	Saved
71.34"		Red Oak	Good	Saved	201.30"		Tulip Tree	Good	Removed	351.31"		Beech	Poor	Saved	461.31"		Tulip Tree	Fair, 2 Stem	Saved
72.30"		Red Oak	Good, leaning	Saved	202.30"		Tulip Tree	Good	Removed	352.35"		Beech	Fair	Saved	462.32"		Red Oak	Good	Saved
73.45"		Tulip Tree	Good	Saved	203.31"		Locust	Poor	Saved	353.30"		Beech	Good	Saved	463.38"		Tulip Tree	Good	Saved
74.30"		Red Oak	Good	Saved	204.30"		Sweetgum	Good	Removed	354.32"		Northern Red Oak	Good	Saved	464.32"		Tulip Tree	Fair	Saved
75.37"		Red Oak	Fair	Saved	205.40"		Black Locust	Fair	Removed	355.38"		Tulip Tree	Fair	Saved	465.32"		Black Walnut	Fair	Saved
76.37"		White Oak	Good	Saved	206.32"		Black Locust	Poor	Removed	356.33"		Tulip Tree	Good	Saved	466.38"		Sweetgum	Fair	Removed
77.30"		Beech	Good	Saved	207.31"		Sweetgum	Good	Removed	357.31"		Tulip Tree	Good	Saved	467.38"		Tulip Tree	Poor, trunk damage	Removed
78.42"		White Oak	Good	Saved	208.33"		Willow Oak	Good	Saved	358.30"		Tulip Tree	Good	Saved	468.38"		Tulip Tree	Good	Saved
79.30"		Tulip Tree	Good	Saved	209.30"		Tulip Tree	Good	Saved	359.33"		Tulip Tree	Good	Saved	469.38"		Tulip Tree	Fair, twin stem	Saved
80.30"		Tulip Tree	Good	Saved	210.38"		Sweetgum	Good	Saved	360.38"		Tulip Tree	Fair	Saved	470.30"		Tulip Tree	Good	Saved
81.30"		Sycamore	Good	Saved	211.38"		Tulip Tree	Fair, 2 stem, ivy	Saved	361.38"		Tulip Tree	Fair	Saved	471.30"		Tulip Tree	Good	Saved
82.38"		Red Oak	Good	Saved	212.44"		Tulip Tree	Good	Saved	362.38"		Tulip Tree	Fair	Saved	472.32"		Tulip Tree	Good	Saved
83.45"		Silver Maple	Good	Saved	213.30"		Tulip Tree	Good	Saved	363.32"		Tulip Tree	Poor	Saved	473.32"		Tulip Tree	Good	Saved
84.30"		Tulip Tree	Good	Saved	214.36"		Tulip Tree	Good	Saved	364.35"		Northern Red Oak	Poor	Saved	474.30"		Tulip Tree	Good	Saved
85.30"		Tulip Tree	Good	Saved	215.37"														

SEEDLING PLANTING METHODS

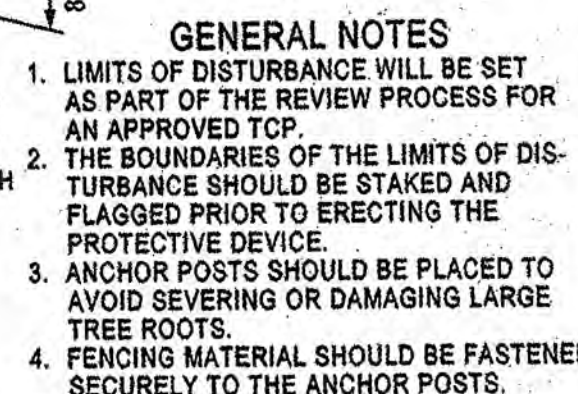


PLANT LIST/RATIO FOR SEEDLINGS

NOTES:
1000 SEEDLINGS REQUIRED PER ACRE OF REFORESTATION/AFFORESTATION
USE BARE ROOT WHIPS TO FULFILL PLANTING REQUIREMENTS

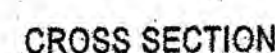
NOTES

1000 SEEDLINGS REQUIRED PER ACRE OF REFORESTATION/AFFORESTATION
USE BARE ROOT WHIPS TO FULFILL PLANTING REQUIREMENTS



TREE PROTECTIVE DEVICE
 FILTER CLOTH ON WIRE MESH

TPD-ES
OPTION

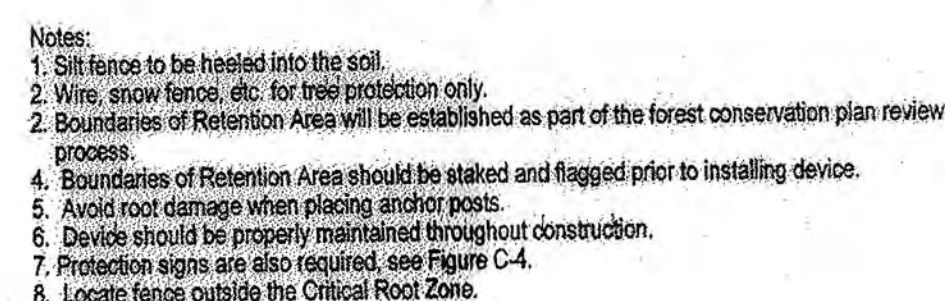


GENERAL NOTES

1. LIMITS OF DISTURBANCE WILL BE SET AS PART OF THE REVIEW PROCESS FOR AN APPROVED TOP.
2. THE BOUNDARIES OF THE LIMITS OF DISTURBANCE SHOULD BE STAKED AND FLAGGED PRIOR TO ERECTING THE PROTECTIVE DEVICE.
3. FLAG POINTS SHOULD BE PLACED TO AVOID SEVERING OR DAMAGING LARGE TREE ROOTS.
4. THE TOP OF SLOPE OR TOE OF SLOPE SHOULD ALWAYS BE OUTSIDE OF THE LIMITS OF DISTURBANCE.
5. ALL STANDARD MAINTENANCE FOR EARTH DIKE AND SWALES APPLY TO THESE DETAILS.
6. ALL STANDARD RECLAMATION PRACTICES FOR EARTH DIKES AND SWALES SHALL APPLY TO THESE DETAILS.

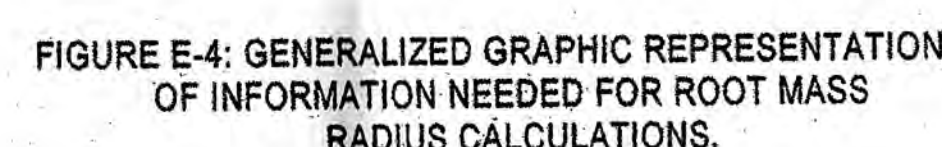
TREE PROTECTIVE DEVICE

TAD 58



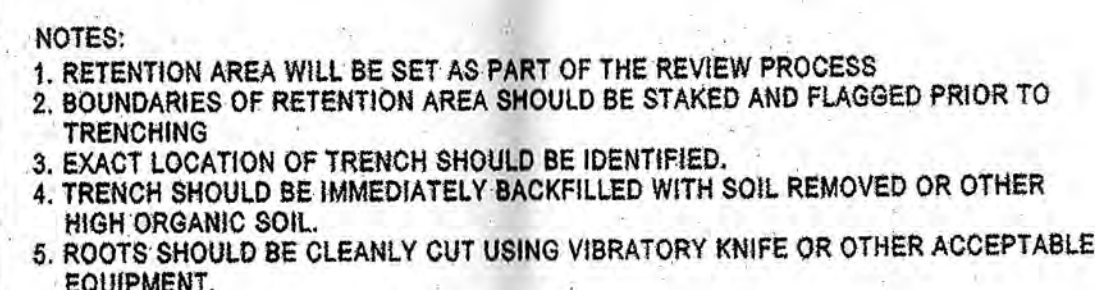
Silt Fence and Tree Protection

Figure
C-8



E-9

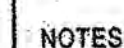
FIGURE J-1



SOURCE: CITY OF GAITHERSBURG, MD: CITY TREE MANUAL AND THE MD DNR FOREST CONSERVATION MANUAL 1991

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:

- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

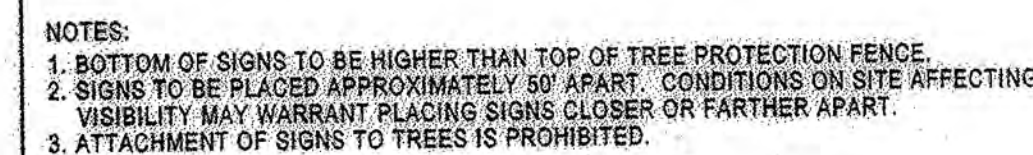


1. THE SIGNS NOTIFY CONSTRUCTION WORKERS AND FUTURE RESIDENTS OF THE NEWLY PLANTED MATERIAL, IMPROVING THE TREES' SURVIVAL RATES.
2. SIGNS MAY BE ADAPTED BY RESIDENTS FOR IDENTIFICATION OF FOREST RETENTION AREAS IN LONG TERM.

Source: Adapted from Forest Conservation manual, 1991

REFORESTATION AND AFFORESTATION AREA SIGNS

Figure C-21



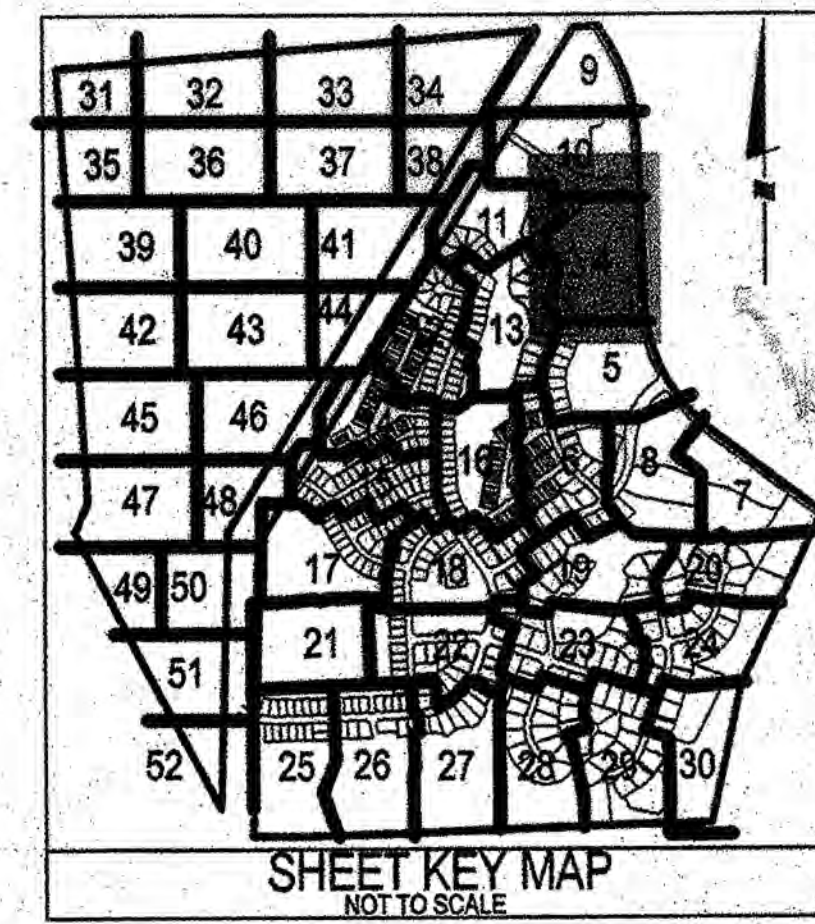
CONSTRUCTION SIGNS

FIGURE
D-4



SCALE: 1" = 30'

LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	-96-
PROPOSED CONTOUR	-96-
LOT LINE	-
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	-
EARTH/ROCK/VALE	-
STORM DRAIN	SSD
SLOPE STABILITY LINE	SSL
PHASE LINE	-
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	WD
CLEARING IN FLOODPLAIN	CF
OFF-SITE CLEARING	OC
MARLBORO CLAY LIMITS	ML
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RES
SPECIMEN TREE PROT. SIGN	STP



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: J&L LLC Limited Partnership
ADDRESS: 4504 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-306-2000
ATTENTION: Tom Matysa

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: DSP-09018	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
JL STASZ	10/05/05
01 K. SHOLARS	9/14/06
02 K. SHOLARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	

APPROVED PLAN	
APPROVED BY	DATE
JL STASZ	10/05/05
01 K. SHOLARS	9/14/06
02 K. SHOLARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	

LS
Loiderman
Soltesz Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656
www.LSAAssociates.net

REVISIONS	
NO.	DATE
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
2	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
3	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
4	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
5	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
6	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C

DATE	
DATE: SEPTEMBER 2005	CAD STANDARDS VERSION: V8-2000
DESIGNED: BCG	TECHNICIAN: ANC
CHECKED: WKD	

PHASES 3 & 4
PHASE 2

STATE OF MARYLAND
REGISTERED
LANDSCAPE ARCHITECT
JAMES H. STASZ
No. 1074

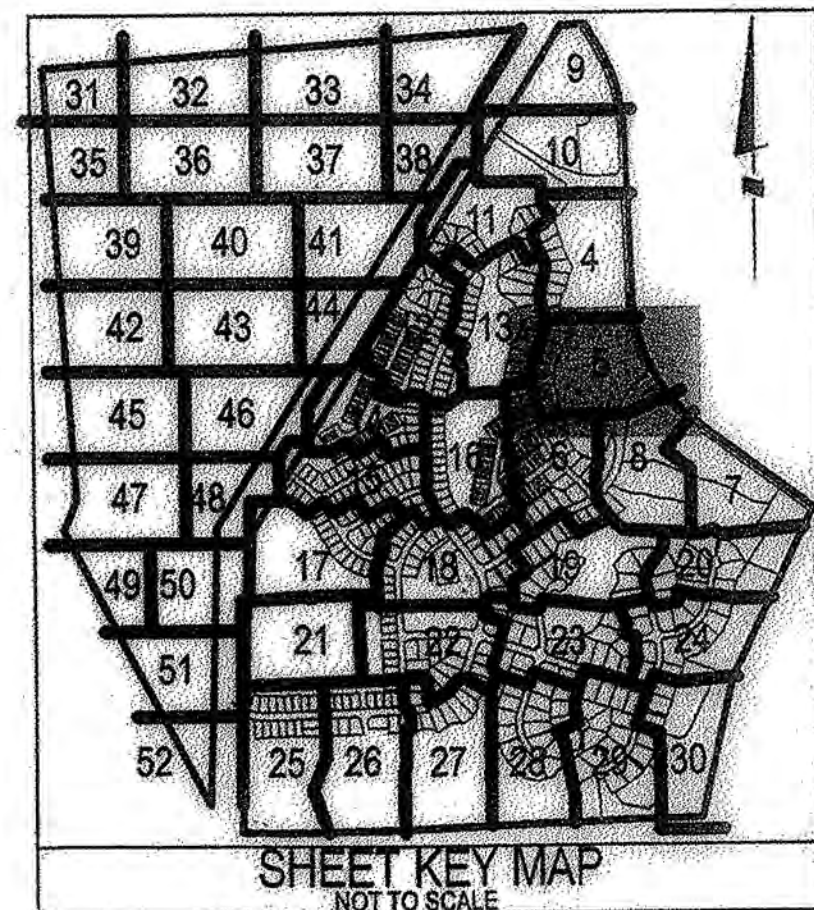
MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-287-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

DSP-09018

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

SHEET 4 OF 52
PROJECT NO. 0641-09-00



LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMAL
FLOODPLAIN	FP
STREAM	---
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	-96-
PROPOSED CONTOUR	-96-
LOT LINE	---
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	---
EARTHSHAKE	---
STORM DRAIN	---
SLOPE STABILITY LINE	SSL
PHASE LINE	---
SPECIMEN TREE	---
TREE PRESERVATION	---
REFORESTATION/AFFORESTATION	---
WOODLAND (NOT COUNTED)	---
CLEARING IN FLOODPLAIN	---
OFF-SITE CLEARING	---
MARLBORO CLAY LIMITS	---
WOODLAND PRES. SIGN	---
REFORESTATION SIGN	---
SPECIMEN TREE PROT. SIGN	---

SCALE 1" = 30'

APPLICANT:

FIRM: Toli MD V Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-308-2000
 ATTENTION: Tom Metya

GRAPHIC SCALE (FEET)

DSP-09018

M-NCPPC
 PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT
 ENVIRONMENTAL PLANNING SECTION
 APPROVAL
 TREE CONSERVATION PLAN
 TCPII / 83 / 05

APPROVED BY	DATE
JLSTAGE	10/05
01 K. SHOLARS	9/4/06
02 K. SHOLARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	

M-NCPPC APPROVALS

PROJECT NAME: MARLBORO RIDGE
 PROJECT NUMBER: DSP-09018

For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet

Approval	Signature	Date
01	JLSTAGE	10/05
02	K. SHOLARS	9/4/06
03	K. FRITZ	11/15/06
04		
05		

APPROVED PLAN



TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

1" = 30'

SHEET

5

OF

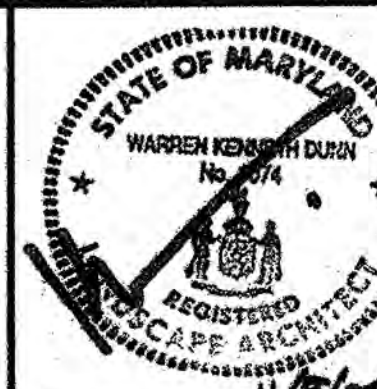
52

PROJECT NO.

0841-09-00

PHASES 3 & 4

PHASE 2



MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND DEPTH OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-357-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

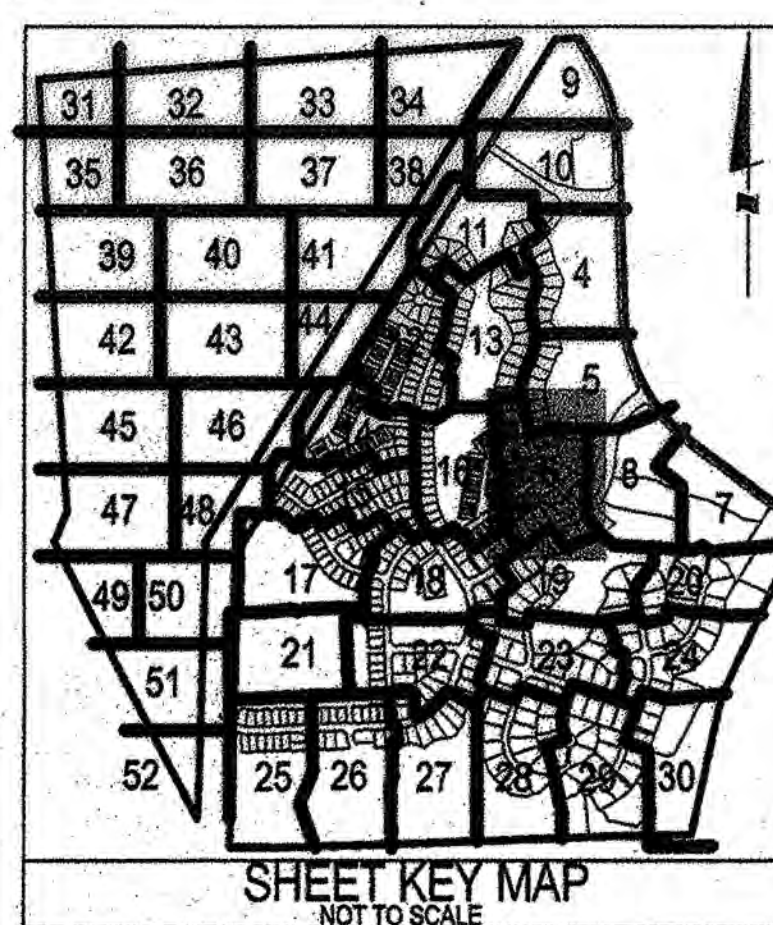
NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

NO.	DATE	BY	DATE	NO.	DATE	BY	DATE
1	SEPTEMBER 2005	BOG		2	SEPTEMBER 2005	BOG	
3	SEPTEMBER 2005	BOG		4	SEPTEMBER 2005	BOG	
5	SEPTEMBER 2005	BOG		6	SEPTEMBER 2005	BOG	
7	SEPTEMBER 2005	BOG		8	SEPTEMBER 2005	BOG	
9	SEPTEMBER 2005	BOG		10	SEPTEMBER 2005	BOG	
11	SEPTEMBER 2005	BOG		12	SEPTEMBER 2005	BOG	
13	SEPTEMBER 2005	BOG		14	SEPTEMBER 2005	BOG	
15	SEPTEMBER 2005	BOG		16	SEPTEMBER 2005	BOG	
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91	SEPTEMBER 2005	BOG		92	SEPTEMBER 2005	BOG	
93	SEPTEMBER 2005	BOG		94	SEPTEMBER 2005	BOG	
95	SEPTEMBER 2005	BOG		96	SEPTEMBER 2005	BOG	
97	SEPTEMBER 2005	BOG		98	SEPTEMBER 2005	BOG	
99	SEPTEMBER 2005	BOG		100	SEPTEMBER 2005	BOG	

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SCALE: 1" = 30'

LEGEND

PATIENT MANAGEMENT AREA LIMIT	PP
FLOODPLAIN	SB
STREAM	WL
STREAM BUFFER	WB
WETLAND	96
WETLAND BUFFER	LOD
EXISTING CONTOUR	SSL
PROPOSED CONTOUR	SSL
LOT LINE	SSL
LIMIT OF DISTURBANCE	SSL
EXISTING TREELINE	SSL
EARTHSHAKE/SWALE	SSL
STORM DRAIN	SSL
SLOPE STABILITY LINE	SSL
PHASE LINE	SSL
SPECIMEN TREE	SSL
TREE PRESERVATION	SSL
REFORESTATION/AFFORESTATION	SSL
WOODLAND (NOT COUNTED)	SSL
CLEARING IN FLOODPLAIN	SSL
OFF-SITE CLEARING	SSL
MARLBORO CLAY LIMITS	SSL
WOODLAND PRES. SIGN	SSL
REFORESTATION SIGN	SSL
SPECIMEN TREE PROT. SIGN	SSL

M-NCPPC APPROVALS			
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION		PROJECT NAME: MARLBORO RIDGE	
APPROVAL TREE CONSERVATION PLAN TCPII / 83 / 05		PROJECT NUMBER: 000-0000-000-00018	
APPROVED BY	DATE	APPROVED BY	DATE
JLSTASZ	10/05/05	APPROVED BY	DATE
01 K. SHOLLARS	8/14/05	APPROVED BY	DATE
02 K. SHOLLARS	11/15/06	APPROVED BY	DATE
03 K. FRITZ	11/16/07	APPROVED BY	DATE
04		APPROVED BY	DATE
05		APPROVED BY	DATE

APPLICANT:
 FIRM: Toll MD V Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-308-2000
 ATTENTION: Tom Matysa

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

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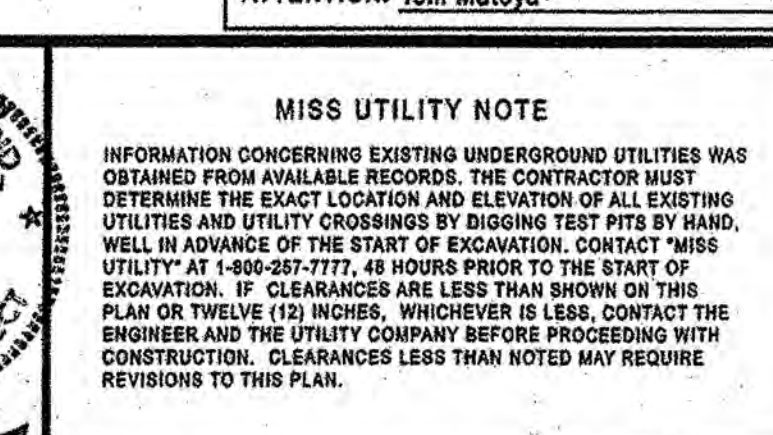
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DATE	DESIGNED BY	CAD STANDARDS VERSION	REVISIONS	DATE	CHECKED BY
SEPTEMBER 2005	BCG	V8 - 2000			WKO
7/17/06	BCG		1. PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4		
8/30/06	BCG		2. PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2		
4/10/06	BCG		3. PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D		
12/20/05	BCG		4. ADDRESS PER M-NCPPC COMMENTS		
	BCG		5. ADDRESS PER M-NCPPC COMMENT FOR SIGNATURE		
	BCG		6. PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C		

PHASES 3 & 4
PHASE 2

MISS UTILITY NOTE
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GRAPHIC SCALE (FEET)
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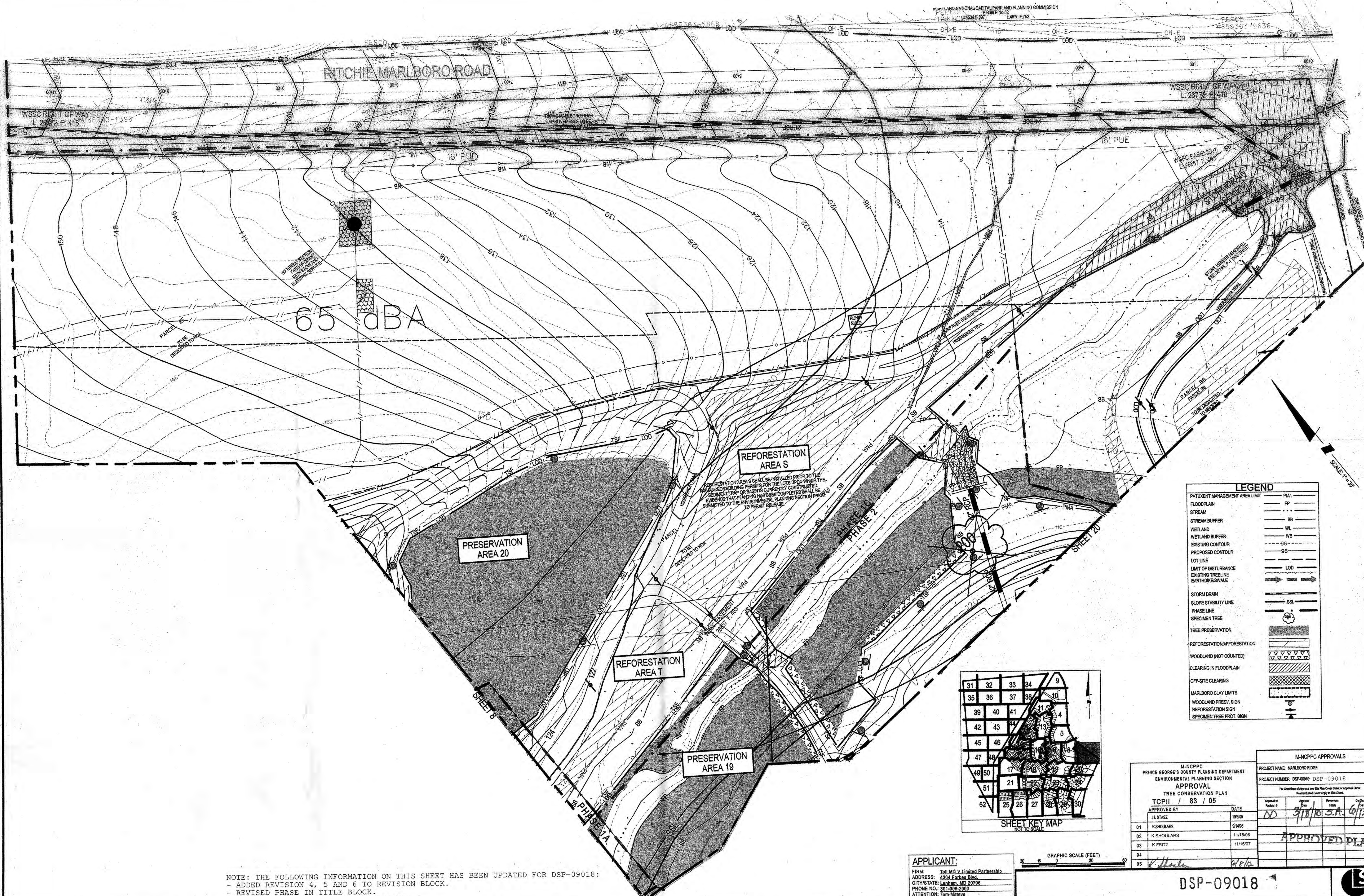
DSP-09018

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

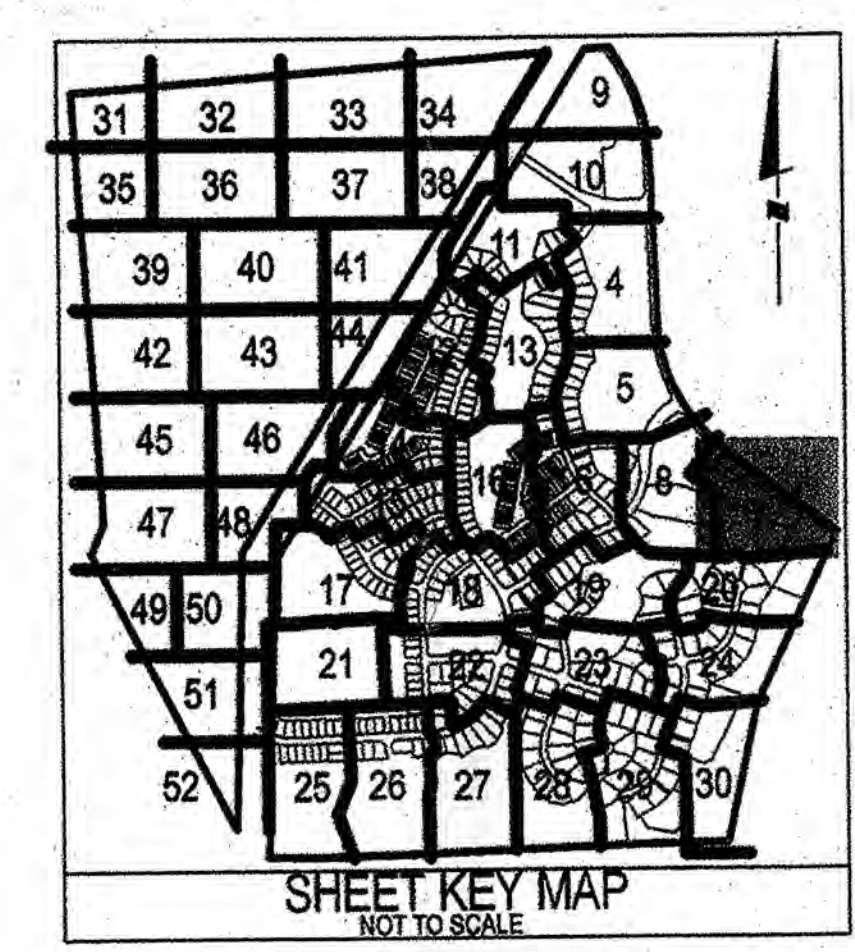
PROJECT NO.
 0641-09-00

SHEET
 6
 OF
 52



LEGEND

PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	ST
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	95
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHDIKE/SWALE	EDS
STORM DRAIN	SSD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	WNC
CLEARING IN FLOODPLAIN	CLF
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	MLC
WOODLAND PRESERV. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS



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 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
 FIRM: Toll MD V Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-395-2000
 ATTENTION: Tom Matsys

M-NCPPC PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION APPROVAL TREE CONSERVATION PLAN TCP# 83 / 05		M-NCPPC APPROVALS PROJECT NAME: MARLBORO RIDGE PROJECT NUMBER: DSP-09018 For Conditions of Approval see the Plan Cover Sheet or Approval Sheet (Printed Land Sales Apply to This Sheet)	
APPROVED BY	DATE	APPROVED BY	DATE
J. STAZ	10/05	DD	3/18/10
01 K. SHOLARS	9/14/06	3.A.	6/12/12
02 K. SHOLARS	11/15/06	APPROVED PLAN	
03 K. FRITZ	11/16/07		
04			
05			

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PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4 ESE AUG. '09		PREVIOUSLY APPROVED PHASES 1A-D, TO INCLUDE PHASE 2 BCG 7/17/06	
PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D BCG 5/30/09		M-NCPPC 20P SHEET 205 SE 9, 10 206 SE 9, 10	
ADDRESSED PER MNCPPC COMMENTS BCG 4/10/06		WSSC 20P SHEET 205 SE 9, 10 206 SE 9, 10	
ADDRESSED MNCPPC COMMENT FOR SIGNATURE BCG 12/20/05		REVISIONS BY DATE	
PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C NO.		DATE: SEPTEMBER 2005 DESIGNED: BCG CAD STANDARDS VERSION: V8-2000 TECHNICIAN: ANC CHECKED: WKD	

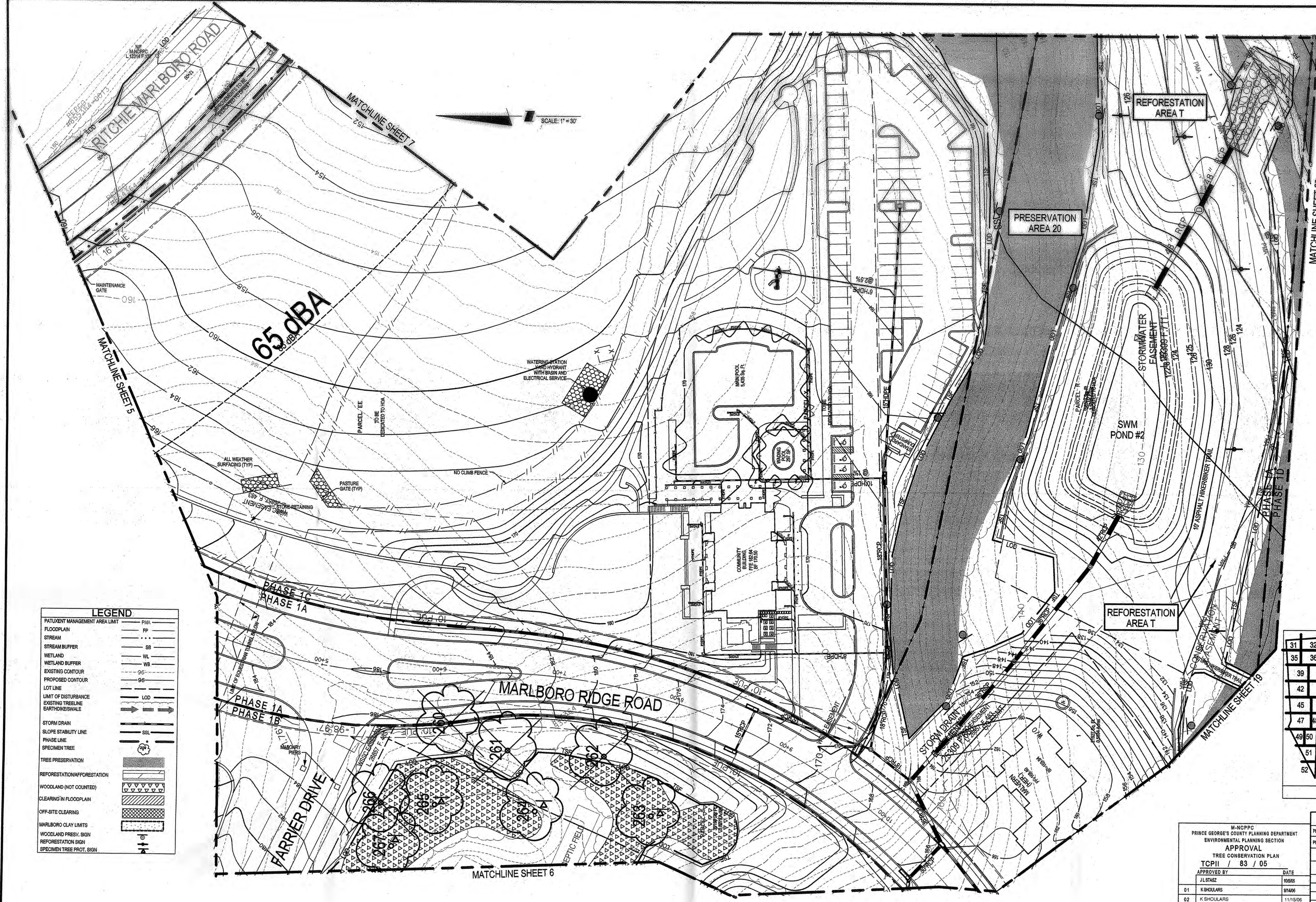
PHASES 3 & 4
PHASE 2

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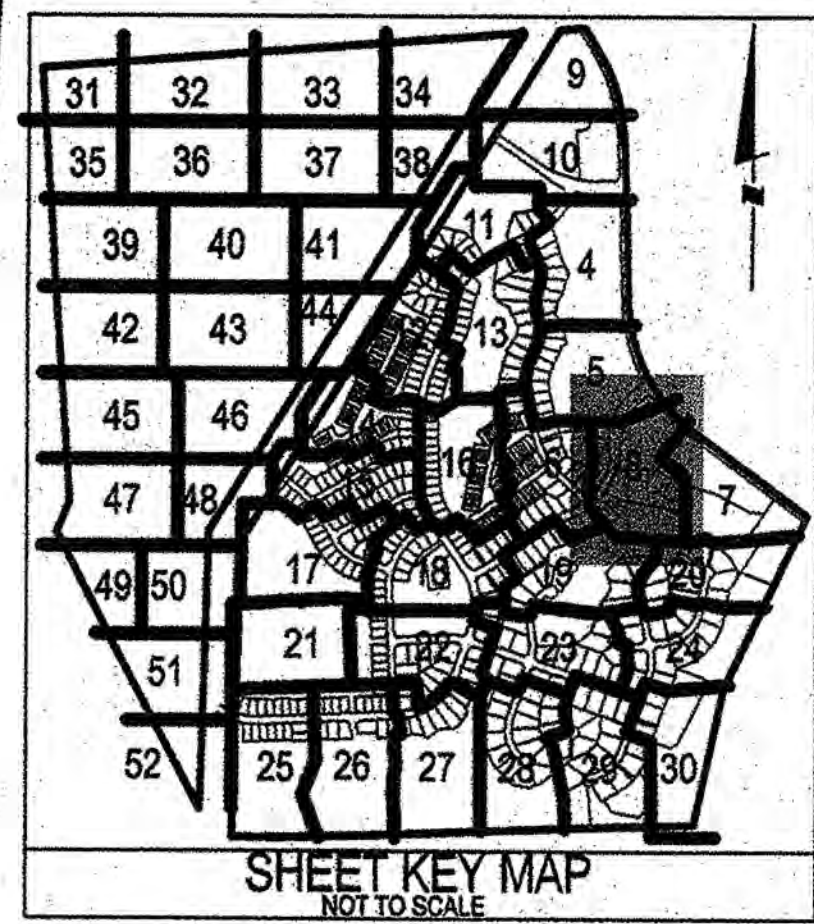
TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

PROJECT NO. 0641-09-00



LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SS
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTH/SWALE	ESW
STORM DRAIN	SSD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	W
CLEARING IN FLOODPLAIN	CF
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	ML
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS



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- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: T&L MD V Limited Partnership
ADDRESS: 4804 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-396-2000
ATTENTION: Tom Matyska

M-NCPPC APPROVALS	
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT	
ENVIRONMENTAL PLANNING SECTION	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
JLSTASZ	10/05
01 K SHOULARS	9/4/06
02 K SHOULARS	11/15/06
03 K FRITZ	11/16/07
04	
05	

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: 09-09018	
For Conditions of Approval see Site Plan, Contour Sheet or Approval Sheet	
Approved or Rejected	Approval Date
DD	9/18/10
Signature	5.A. 6/12/12
APPROVED PLAN	

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REVISIONS	
NO.	DATE
1	SEPTEMBER 2005
2	SEPTEMBER 2005
3	SEPTEMBER 2005
4	SEPTEMBER 2005
5	SEPTEMBER 2005
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46	SEPTEMBER 2005
47	SEPTEMBER 2005
48	SEPTEMBER 2005
49	SEPTEMBER 2005
50	SEPTEMBER 2005
51	SEPTEMBER 2005
52	SEPTEMBER 2005

PHASES 3 & 4

PHASE 2

MISS UTILITY NOTE

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STATE OF MARYLAND

REGISTERED PROFESSIONAL ARCHITECT

10/24

DSP-09018

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE

MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

GRAPHIC SCALE (FEET)

0 10 20 30

APPLICANT:

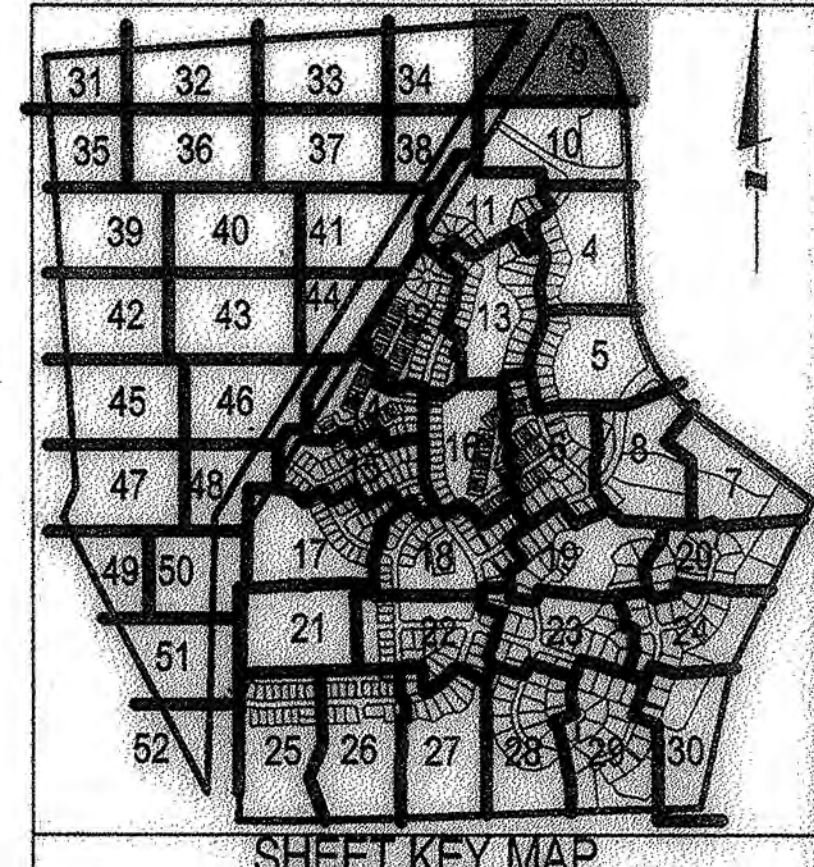
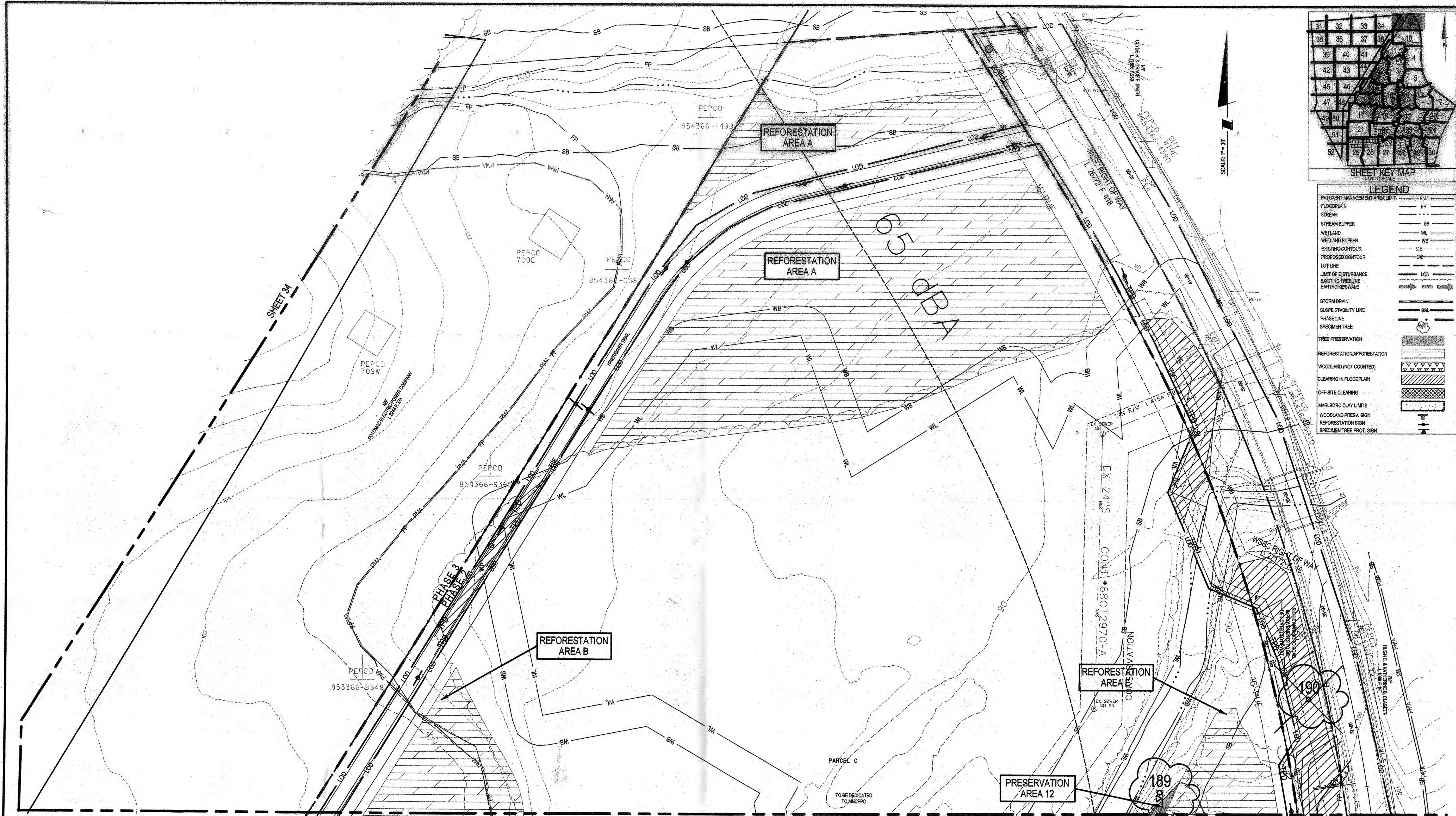
T&L MD V Limited Partnership
4804 Forbes Blvd.
Lanham, MD 20706
301-396-2000
Tom Matyska

REVISIONS

NO.	DATE
1	SEPTEMBER 2005
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3	SEPTEMBER 2005
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46	SEPTEMBER 2005
47	SEPTEMBER 2005
48	SEPTEMBER 2005
49	SEPTEMBER 2005
50	SEPTEMBER 2005
51	SEPTEMBER 2005
52	SEPTEMBER 2005

PROJECT NO.

0641-09-00



LEGEND

PATIENT MANAGEMENT AREA LIMIT	PMAL
FLOODPLAIN	FP
STREAM	ST
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHQUAKE	EQ
STORM DRAIN	SD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	WD
CLEARING IN FLOODPLAIN	CF
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	ML
WOODLAND PRESV. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: 2011 MD V Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-306-2000
ATTENTION: Tom Matyska

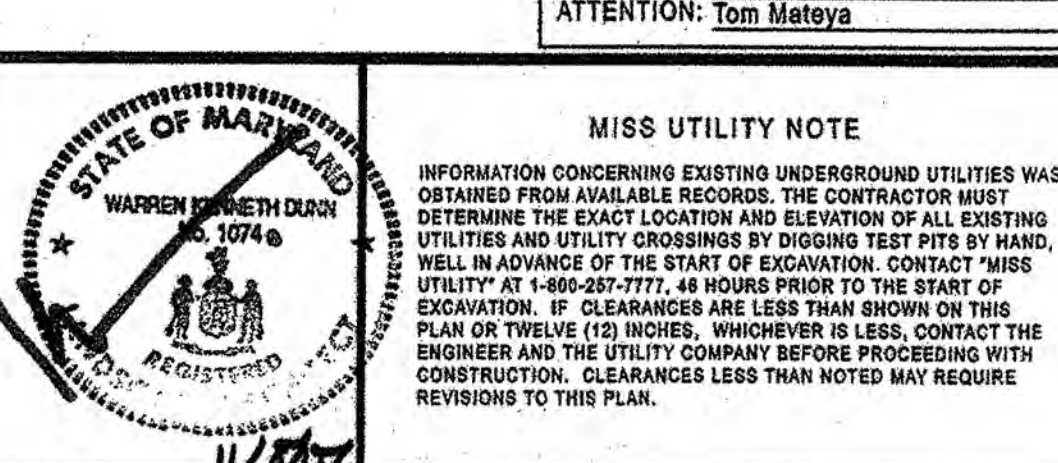
M-NCPPC APPROVALS			
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION			
APPROVAL			
TREE CONSERVATION PLAN			
TCPII / 83 / 05			
APPROVED BY	DATE	APPROVED BY	DATE
JL STASZ	10/05/05	JL STASZ	10/05/05
01 K. SHOUALARS	9/14/06	01 K. SHOUALARS	9/14/06
02 K. SHOUALARS	11/15/06	02 K. SHOUALARS	11/15/06
03 K. FRITZ	11/16/07	03 K. FRITZ	11/16/07
04		04	
05		05	

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NO.	REVISIONS	DATE	BY	DATE
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	12/20/05	BCG	
2	ADDRESSED M-NCPPC COMMENT FOR SIGNATURE	4/10/06	BCG	
3	ADDRESSED PER M-NCPPC COMMENTS	5/30/06	BCG	
4	PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D	7/17/06	BCG	
5	PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2			
6	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4			

DATE: SEPTEMBER 2005
DESIGNED: BCG
CHECKED: WKO

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TAX MAP PHASE 1, GRID 28 B1, C2, D3, D4		ZONING CATEGORY: R-R		M-NCPPC 200' SHEET 205 SE 9, 10 206 SE 9, 10	
M-NCPPC 200' SHEET 205 SE 9, 10 206 SE 9, 10		M-NCPPC 200' SHEET 205 SE 9, 10 206 SE 9, 10		M-NCPPC 200' SHEET 205 SE 9, 10 206 SE 9, 10	



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INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

GRAPHIC SCALE (FEET)
0 10 20 30

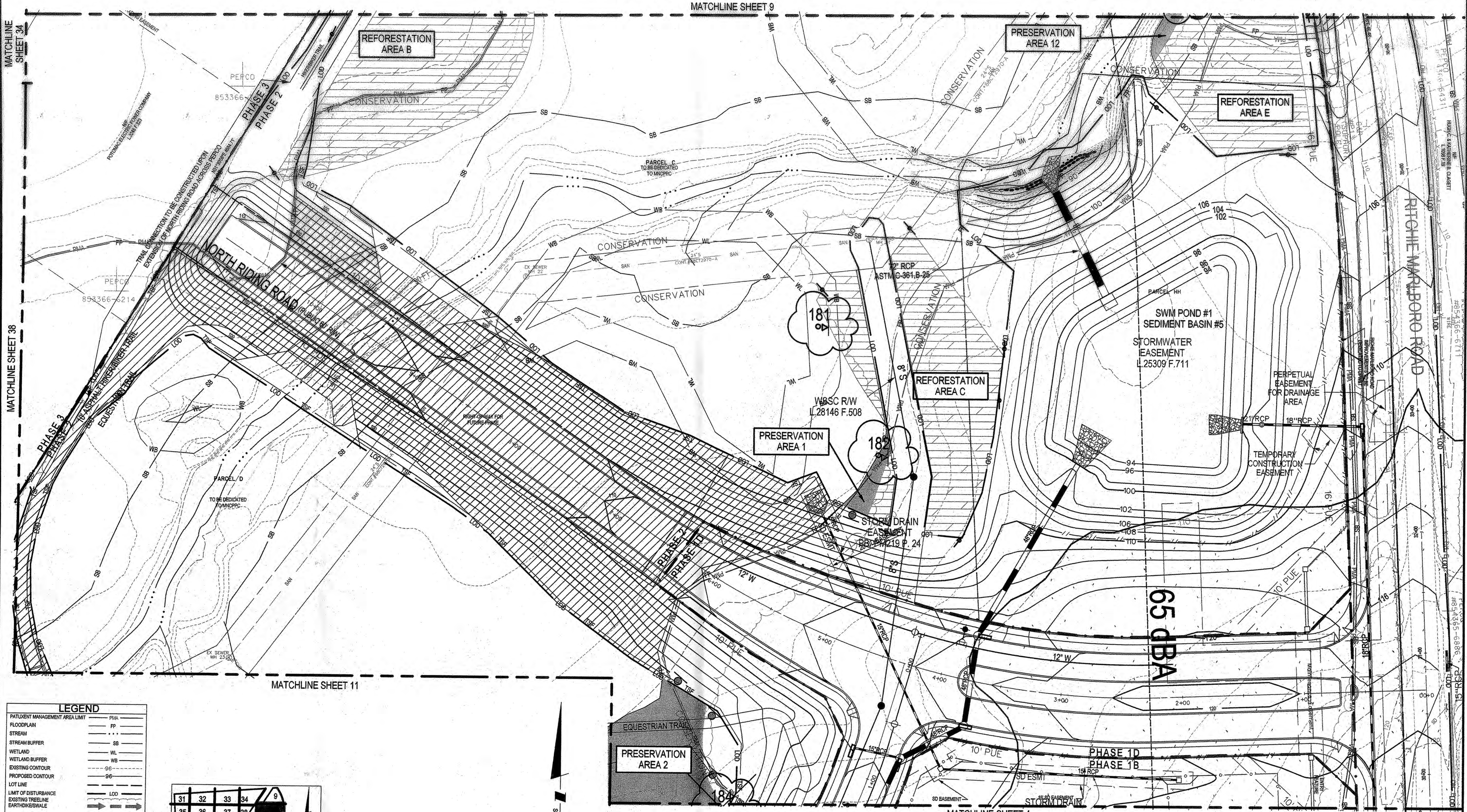
DSP-09018

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

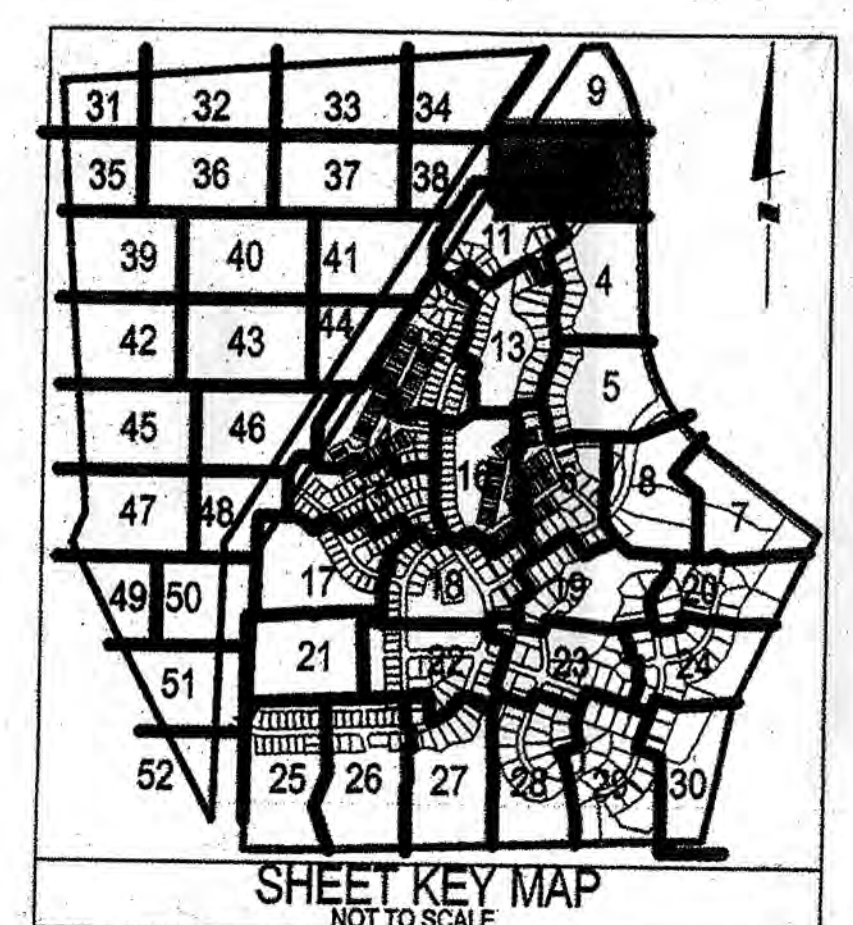
APPROVED PLAN

PROJECT NO.
0541-08-00



LEGEND

PATIENT MANAGEMENT AREA LIMIT	PIA
FLOODPLAIN	FP
STREAM	---
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	---
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	---
EARTHWORKS/PAVE	---
STORM DRAIN	SS
SLOPE STABILITY LINE	SSL
PHASE LINE	---
SPECIMEN TREE	---
TREE PRESERVATION	---
REFORESTATION/AFORESTATION	---
WOODLAND (NOT COUNTED)	---
CLEARING IN FLOODPLAIN	---
OFF-SITE CLEARING	---
MARLBORO CLAY LIMITS	---
WOODLAND PRES. SIGN	---
REFORESTATION SIGN	---
SPECIMEN TREE PROT. SIGN	---



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: T&L M&V Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-306-2000
ATTENTION: Tom Matys

M-NCPPC APPROVALS			
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION			
APPROVAL			
TREE CONSERVATION PLAN			
TCPII / 83 / 05			
APPROVED BY	DATE	APPROVED BY	DATE
JL STASZ	10/05/05	K SHOULARS	9/14/06
01 K SHOULARS	11/15/06	03 K FRITZ	11/16/07
04		05	

Loiederman
Lanham
Frederick
Wildorf
Leonsdown
Chantilly

LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656

6 PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE	AUG. 109
5 PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2	BCG	7/17/06
4 PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D	BCG	4/10/06
3 ADDRESSED PER MNCPPC COMMENTS	BCG	12/20/05
2 ADDRESSED PER MNCPPC COMMENT FOR SIGNATURE	BCG	12/20/05
1 PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCG	12/20/05

DATE: SEPTEMBER 2005	CAD STANDARDS VERSION: VB-2000
DESIGNED: BCG	TECHNICIAN: ANC
CHECKED: WKO	

PHASES 3 & 4
PHASE 2

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CHANGES BY SHADING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-247-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

DSP-09018

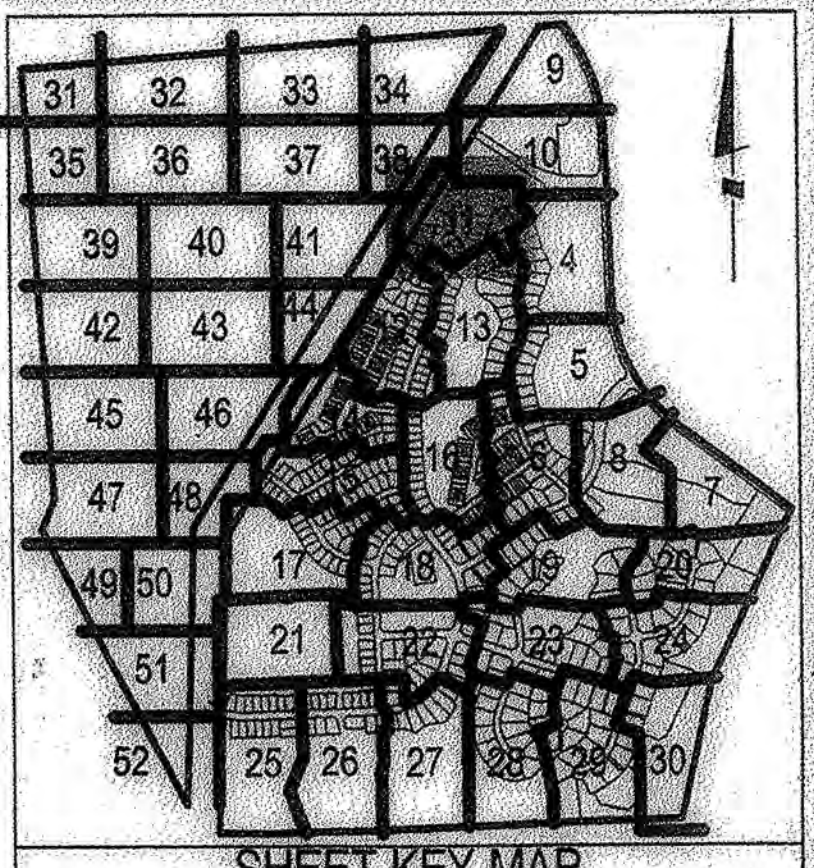
TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

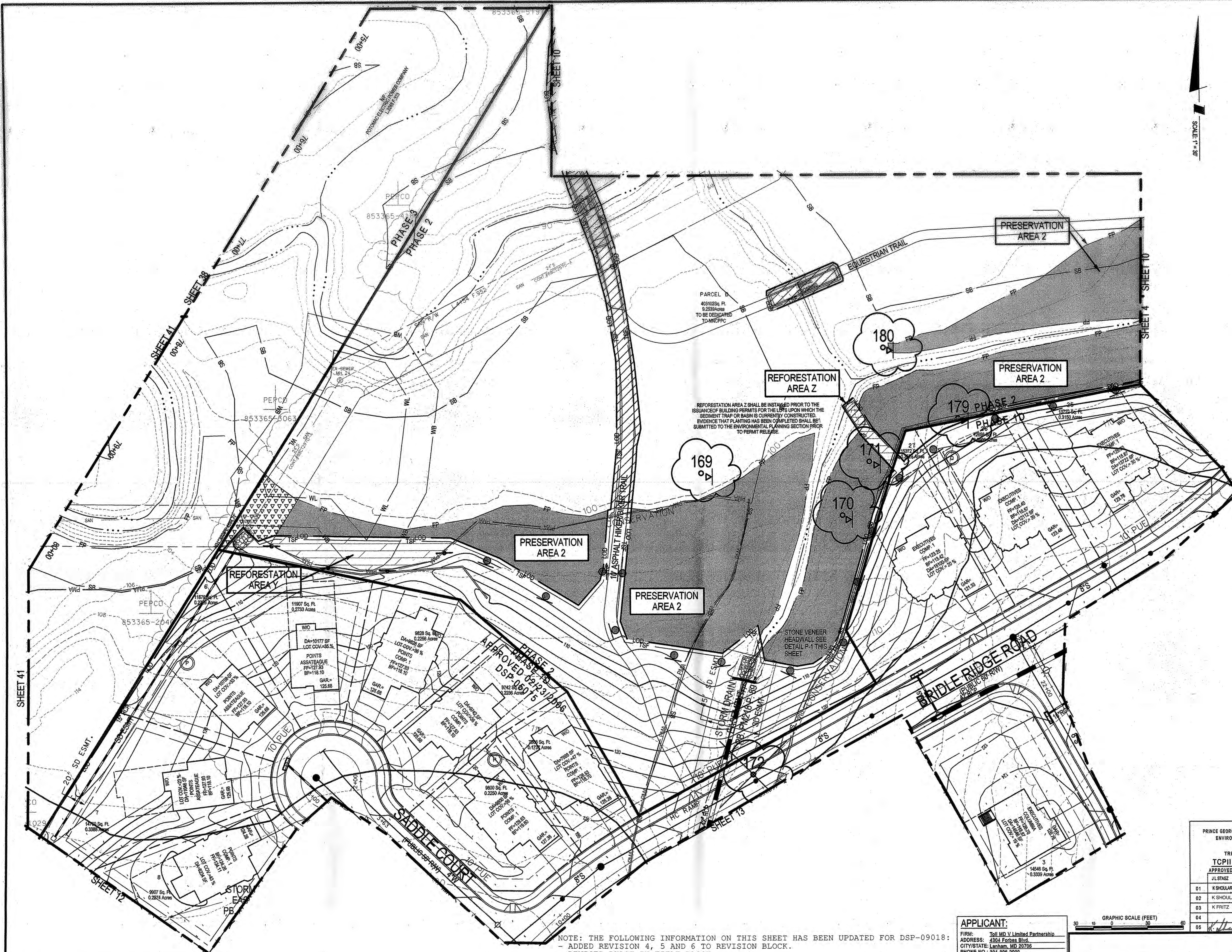
APPROVED PLAN

GRAPHIC SCALE (FEET)
0 10 20 30

PROJECT NO.
0641-09-00

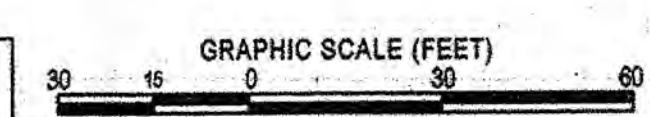


LEGEND	
PATIENT MANAGEMENT AREA LIMIT	FM/A
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	50'
PROPOSED CONTOUR	90'
LOT LINE	---
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	---
EARTH/SWALE	---
STORM DRAIN	---
SLOPE STABILITY LINE	SSL
PHASE LINE	---
SPECIMEN TREE	---
TREE PRESERVATION	---
REFORESTATION/AFFORESTATION	---
WOODLAND (NOT COUNTED)	---
CLEARING IN FLOODPLAIN	---
OFF-SITE CLEARING	---
MARLBORO CLAY LIMITS	---
WOODLAND PRES. SIGN	---
REFORESTATION SIGN	---
SPECIMEN TREE PROT. SIGN	---



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: J.M. V. Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-305-2000
ATTENTION: Tom Malone



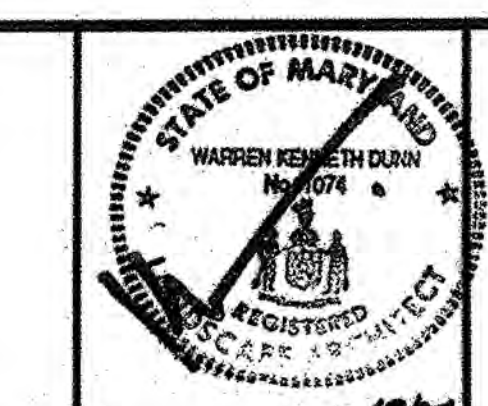
M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: 06P-00016 DSP-09018	
For Conditions of Approval see Site Plan Cover Sheet of Approval Sheet.	
Approved by	Date
JL STASZ	10/05/05
01 K. SHOLARS	9/14/06
02 K. SHOLARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	
APPROVED PLAN	

Leiderman
Soltesz Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656
www.LSAssociates.net

REVISIONS	
NO.	DATE
1	12/20/05
2	4/10/06
3	8/30/06
4	7/17/06
5	7/17/06
6	8/10/06

TAX MAP	
MAP 20.26	GRID 82
GRID 82	GRID 82
ZONING CATEGORY: R-R	

M-NCPPC 200' SHEET	
206 SE 9, 10	206 SE 9, 10
206 SE 9, 10	206 SE 9, 10
206 SE 9, 10	206 SE 9, 10



MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY COVERINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-281-7777, 4 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

PHASES 3 & 4
PHASE 2

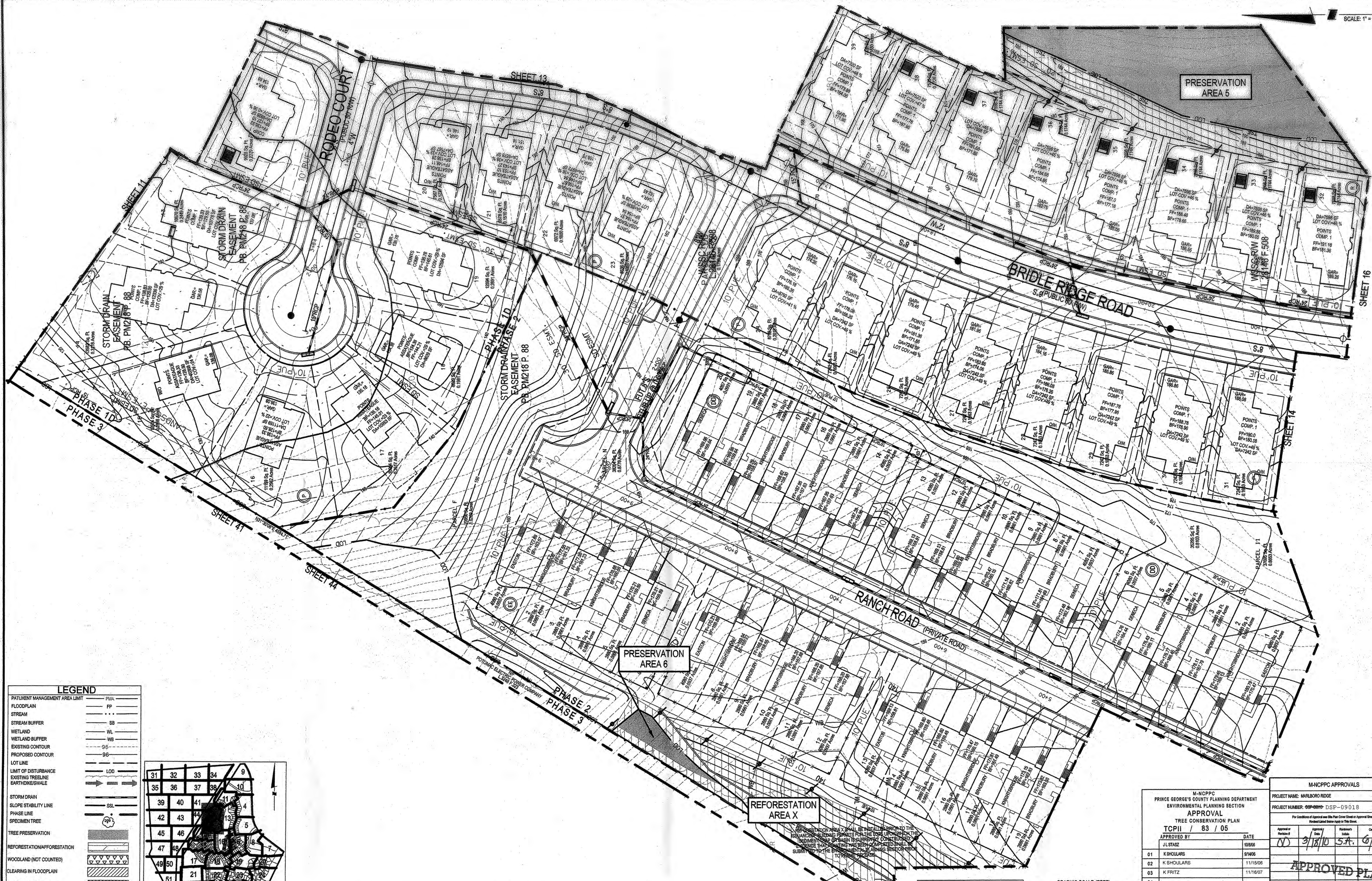
TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DSP-09018

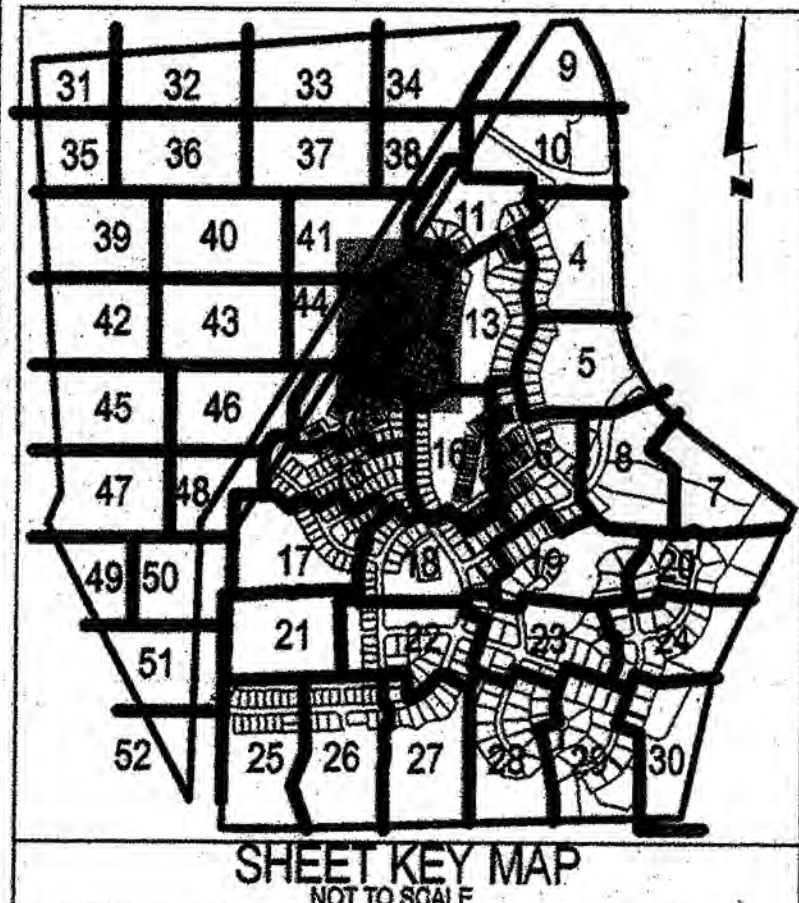
11
OF
52

PROJECT NO.
0641-08-00



LEGEND

- PATIENT MANAGEMENT AREA LIMIT
- FLOODPLAIN
- STREAM
- STREAM BUFFER
- WETLAND
- WETLAND BUFFER
- EXISTING CONTOUR
- PROPOSED CONTOUR
- LOT LINE
- LIMIT OF DISTURBANCE
- EXISTING TREELINE
- EARTHWORKS
- STORM DRAIN
- SLOPE STABILITY LINE
- PHASE LINE
- SPECIMEN TREE
- TREE PRESERVATION
- REFORESTATION/AFORRESTATION
- WOODLAND (NOT COUNTED)
- CLEARING IN FLOODPLAIN
- OFF-SITE CLEARING
- MARLBORO CLAY LIMITS
- WOODLAND PRES. SIGN
- REFORESTATION SIGN
- SPECIMEN TREE PROT. SIGN



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
 FIRM: TOLL M.D.V. Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: LANHAM, MD 20708
 PHONE NO.: 301-392-2000
 ATTENTION: Tom Matys

M-NCPPC APPROVALS

PROJECT NAME: MARLBORO RIDGE
 PROJECT NUMBER: DSP-09018

APPROVAL
 TREE CONSERVATION PLAN
 TCPP / 83 / 05

APPROVED BY	DATE
J. L. STASZ	10/26/06
K. SHOLARS	9/14/06
K. SHOLARS	11/15/06
K. FRITZ	11/16/07
K. L. H. H.	6/12/12

APPROVED PLAN

DSP-09018

Rockville
 Lanham
 Frederick
 Waldorf
 Leonardtown
 Chantilly

LANHAM OFFICE
 4266 Forbes Boulevard
 Lanham, MD 20706
 t. 301.794.7555 f. 301.794.7656

www.LSAAssociates.net

6	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE	AUG. '03
5	PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2	BCG	7/17/06
4	PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D	BCG	6/30/06
3	ADDRESSED PER M-NCPPC COMMENTS	BCG	4/10/06
2	ADDRESSED M-NCPPC COMMENT FOR SIGNATURE	BCG	12/20/05
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BY	DATE
DATE:	SEPTEMBER 2005	CAP STANDARDS VERSION:	V8 - 2000
DESIGNED:	BCG	TECHNICIAN:	ANC
CHECKED:	WKG		

PHASES 3 & 4
PHASE 2

MISS UTILITY NOTE
 INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-877-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

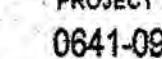
STATE OF MARYLAND
 HARMON KENNETH BIRD
 REGISTERED PROFESSIONAL ENGINEER
 No. 11207

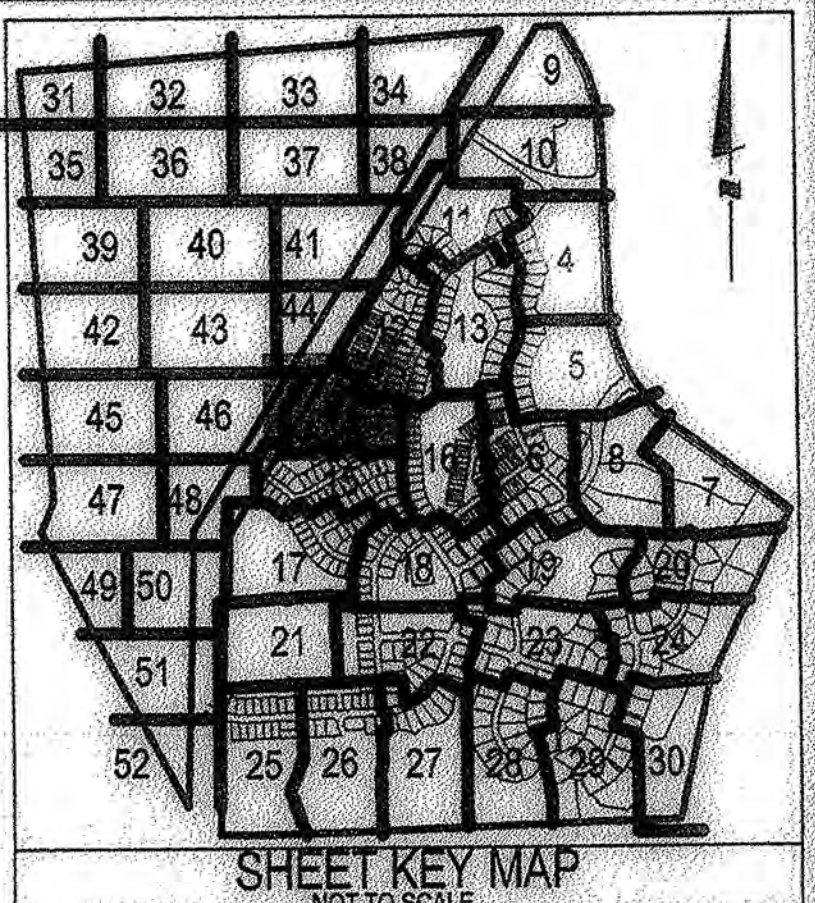
TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

SHEET 12 OF 52

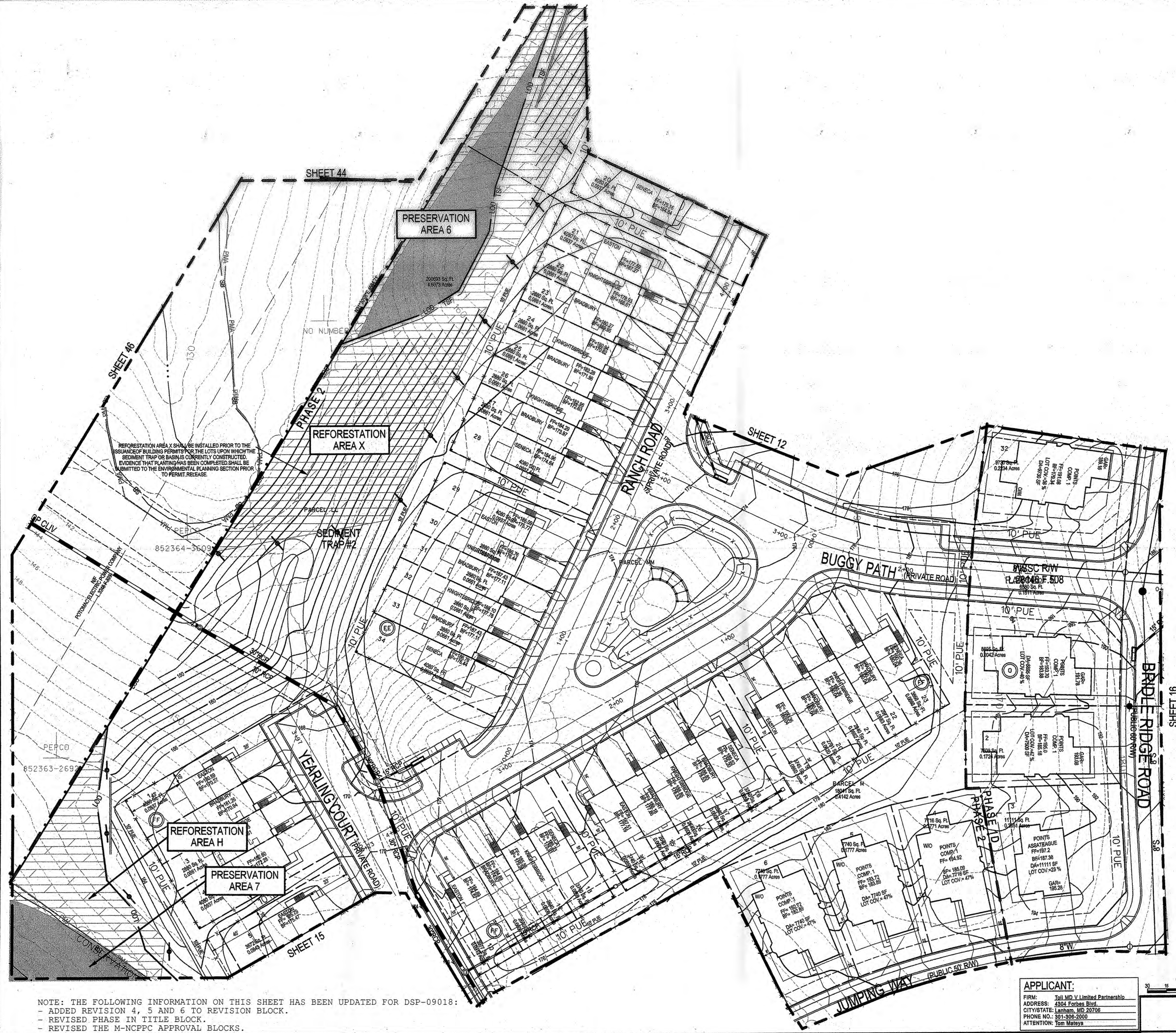
PROJECT NO. 0641-09-00





LEGEND

PATIENT MANAGEMENT AREA LIMIT	PMX
FLOODPLAIN	FP
STREAM	---
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	---
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	---
EARTHSHAKE	---
STORM DRAIN	---
SLOPE STABILITY LINE	SSL
PHASE LINE	---
SPECIMEN TREE	---
TREE PRESERVATION	---
REFORESTATION/AFFORESTATION	---
WOODLAND (NOT COUNTED)	---
CLEARING IN FLOODPLAIN	---
OFF-SITE CLEARING	---
MARLBORO CLAY LIMITS	---
WOODLAND PRES. SIGN	---
REFORESTATION SIGN	---
SPECIMEN TREE PROT. SIGN	---



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 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
 FIRM: TOLL MD V Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-309-2000
 ATTENTION: Tom Mateysa

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: 09-09018 DSP-09018	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
JL STASZ	10/05
01 K SHOULARS	9/14/06
02 K SHOULARS	11/15/06
03 K FRITZ	11/16/07
04	
05	6/8/12
APPROVED PLAN	

LANHAM OFFICE
 4266 Forbes Boulevard
 Lanham, MD 20706
 T. 301.794.7555 F. 301.794.7656

REVISIONS

NO.	DATE	DESCRIPTION	BY	DATE
1	SEPTEMBER 2005	240 STANDARDS VERSION	W8	2000
2	SEPTEMBER 2005	240 STANDARDS VERSION	W8	2000
3	SEPTEMBER 2005	240 STANDARDS VERSION	W8	2000
4	SEPTEMBER 2005	240 STANDARDS VERSION	W8	2000
5	SEPTEMBER 2005	240 STANDARDS VERSION	W8	2000
6	SEPTEMBER 2005	240 STANDARDS VERSION	W8	2000

PHASES 3 & 4
PHASE 2

MISS UTILITY NOTE
 INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-857-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

DESIGNED: BCG
 CHECKED: W8D

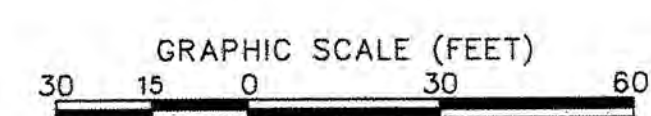
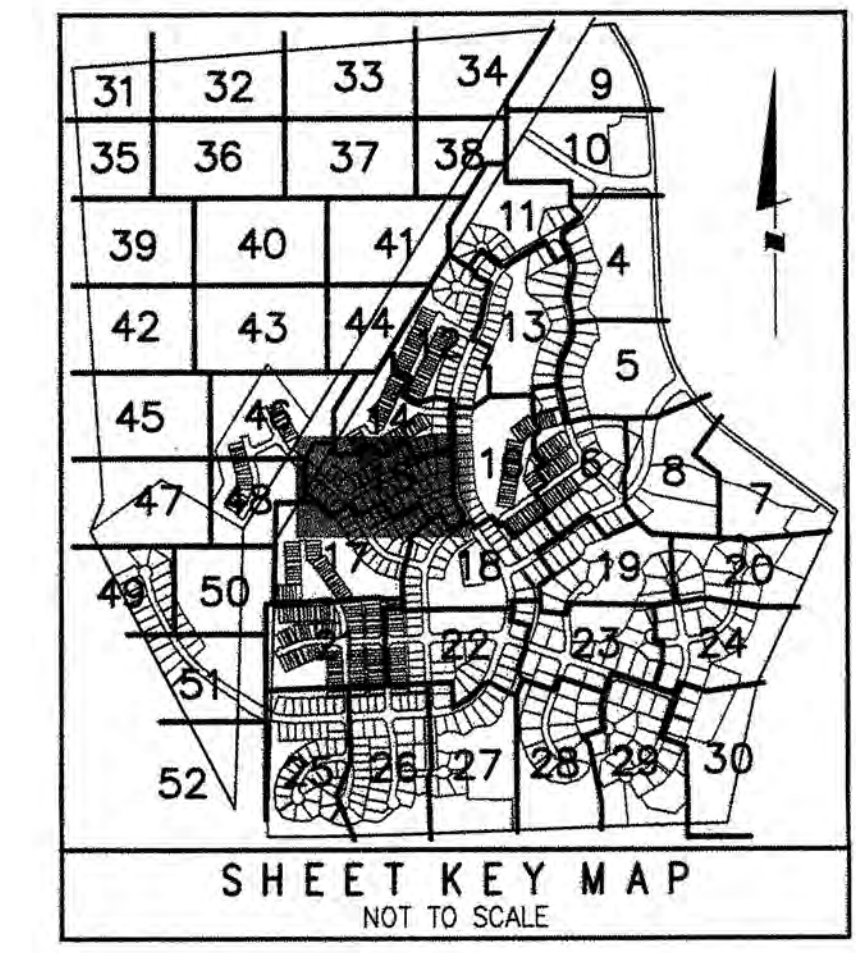
DATE: SEPTEMBER 2005
 TECHNICIAN: W8D

PROJECT NO.: 0641-09-00



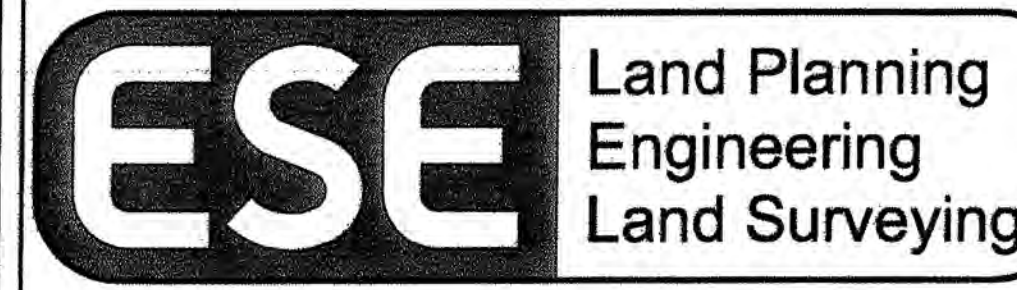
SCALE: 1" = 30'

LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	TSF
EARTH/ROCK SWALE	TSF
TREE SAVE FENCE	TSF
STORM DRAIN	TSF
PHASE LINE	200
SPECIMEN TREE	200
MATCHLINE	200
TREE PRESERVATION	200
REFORESTATION/AFFORESTATION	200
WOODLAND SAVED (NOT COUNTED)	200
WOODLAND CLEARED IN FLOODPLAIN	200
OFF-SITE CLEARING	200
MARLBORO CLAY LIMITS	200
WOODLAND PRES. SIGN	200
REFORESTATION SIGN	200
SPECIMEN TREE PROT. SIGN	200



OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
APPROVED BY	DATE
01 J L STASZ	10/5/05
02 K SHOULARS	9/14/06
03 K SHOULARS	11/15/06
04 K FRITZ	11/16/07
05 K FRITZ	1/15/08



ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

6	REVISED PER RESOLUTION CONDITIONS	ESE	OCT. '10
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE	AUG. '09
4	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G	BPW	1/2/08
3	ADDRESSED PER MNCPPC COMMENTS	BCO	5/30/06
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCO	4/10/06
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCO	12/20/05
NO.	REVISIONS	BY	DATE

COPYRIGHT ADC THE MAP PEOPLE
PERMITTED USE NUMBER 20411157
MAP 20.26 GRID C13 & D12-13
TAX MAP
PAGE 91, GRID B2, B3, C2, D3, D4
M-NCPPC 200' SHEET
200 SE 9, 10
206 SE 9, 10
WSSC 200' SHEET
205 SE 9, 10
206 SE 9, 10

PHASES 3 & 4



MISS UTILITY NOTE

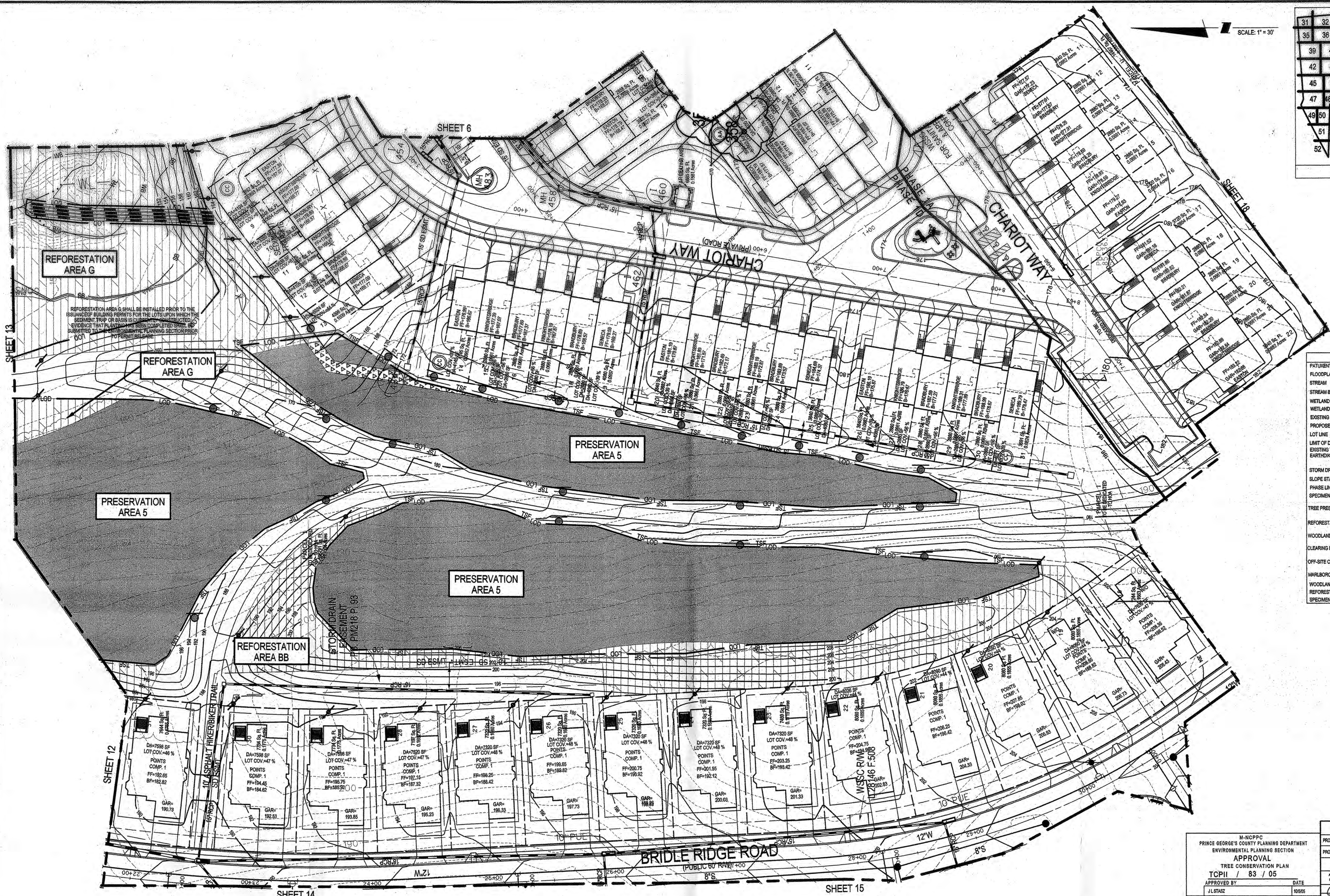
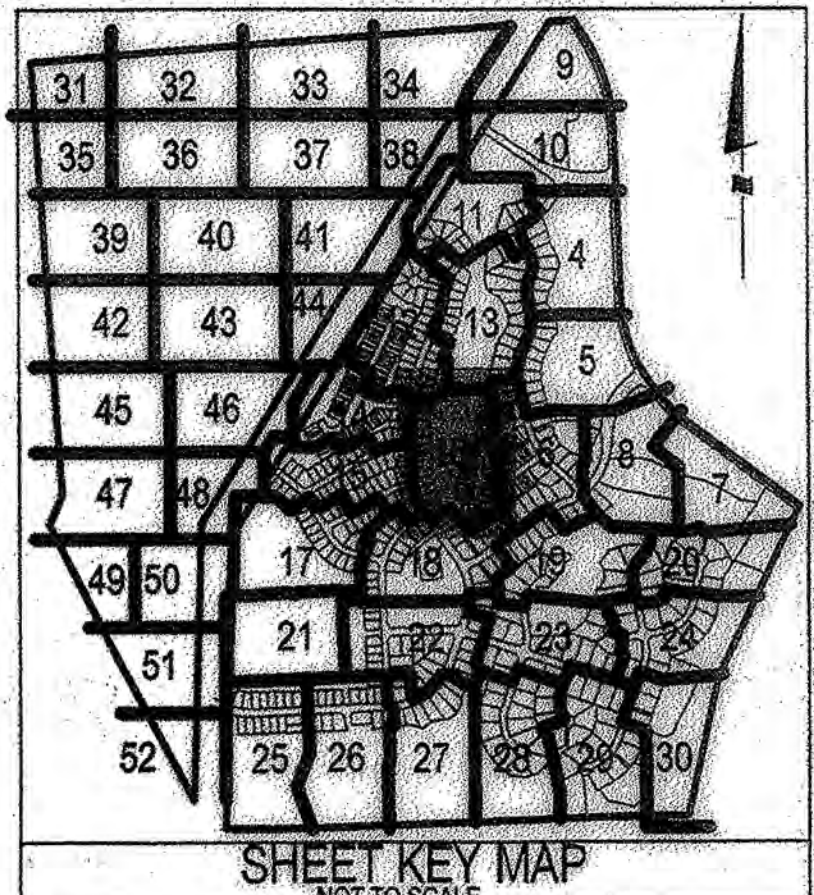
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TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTRIC DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGN:	KGH
DRAWN:	TPC
SCALE:	1"=30'
JOB NO.:	1414.45009
SHEET NO.:	15 OF 52

SCALE: 1" = 30'



LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PPA
FLOODPLAIN	FP
STREAM	ST
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHQUAKE	EQ
STORM DRAIN	SD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	W
CLEARING IN FLOODPLAIN	CF
OFF-SITE CLEARING	OC
MARLBORO CLAY LIMITS	ML
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: Toll MD V Limited Partnership
ADDRESS: 4324 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-308-2000
ATTENTION: Tom Matysa

M-NCPPC APPROVALS	
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT	
ENVIRONMENTAL PLANNING SECTION	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
J. STAZ	10/06/05
01 K. SHOLARS	9/14/05
02 K. SHOLARS	11/05/06
03 K. FRITZ	11/06/07
04	
05	

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: DSP-09018	
For Conditions of Approval, See Plan Cover Sheet or Approval Sheet	
Approval of	Approval of
00	00
01	01
02	02
03	03
04	04
05	05

DSP-09018

Rockville
Lanham
Frederick
Waldorf
Leonardtown
Chantilly

Loiederman
Soltesz Associates, Inc.

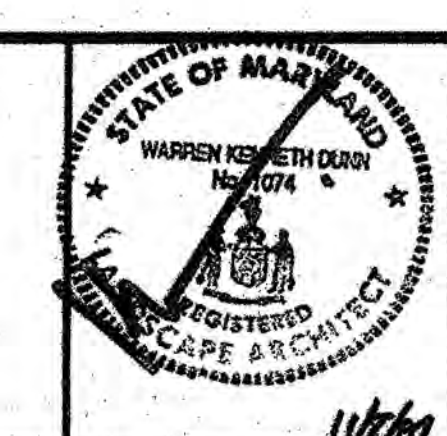
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656

Engineering
Planning
Surveying
Environmental Sciences

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PERMITTED USE NUMBER 041165	
MAP 2028	
C13 & D13-12	
ZONING CATEGORY:	
R.R.	
M-NCPPC 200' SHEET	
205 SE 9, 10	
206 SE 9, 10	
WSSC 200' SHEET	
205 SE 9, 10	
206 SE 9, 10	
DATE: SEPTEMBER 2005	
CAD STANDARDS VERSION: V8.2000	
TECHNICIAN: ANC	
CHECKED: WKD	

PHASES 3 & 4
PHASE 2



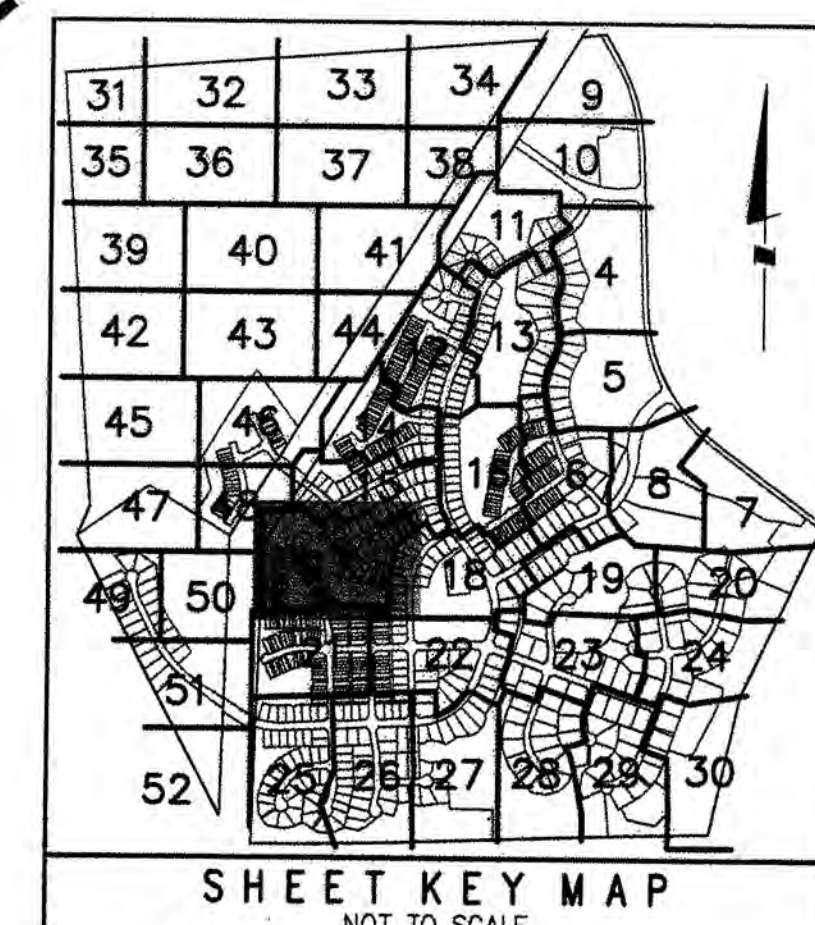
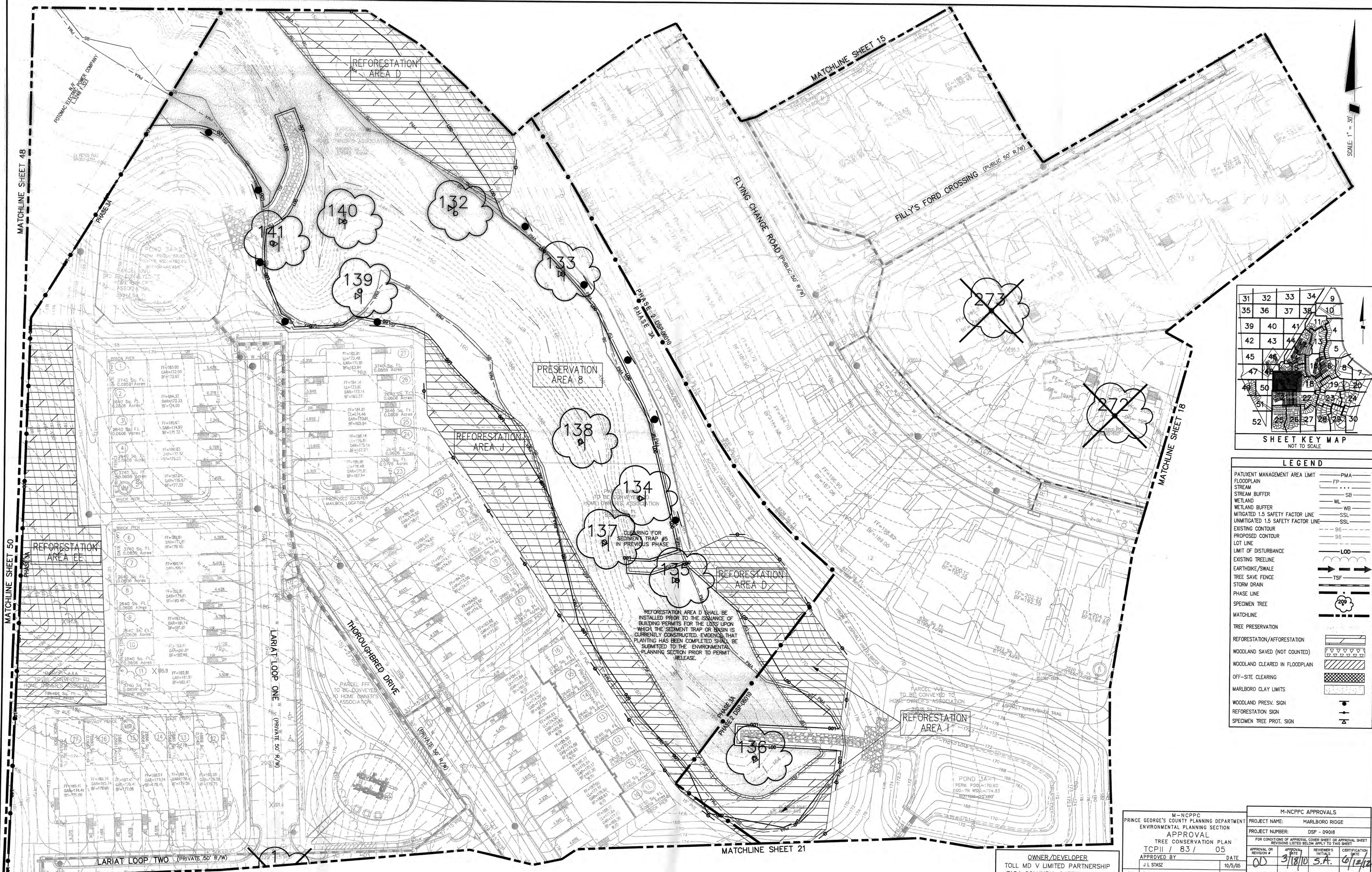
MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY OBTAINING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

PROJECT NO.
0641-09-00

SHEET
16
OF
52



LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	LOD
EARTHSHAKE/SWALE	TSF
TREE SAVE FENCE	TSF
STORM DRAIN	TSF
PHASE LINE	TSF
SPECIMEN TREE	TSF
MATCHLINE	TSF
TREE PRESERVATION	TSF
REFORESTATION/AFFORESTATION	TSF
WOODLAND SAVED (NOT COUNTED)	TSF
WOODLAND CLEARED IN FLOODPLAIN	TSF
OFF-SITE CLEARING	TSF
MARLBORO CLAY LIMITS	TSF
WOODLAND PRES. SIGN	TSF
REFORESTATION SIGN	TSF
SPECIMEN TREE PROT. SIGN	TSF

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
01 J. L. STASZ	10/5/05
02 K. SHOLARS	9/14/06
03 K. FRITZ	11/15/06
04 K. FRITZ	11/16/07
05 K. Shoulars	6/8/12
APPROVED PLAN	

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

GRAPHIC SCALE (FEET)
30 15 0 30 60

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.



PHASES 3 & 4

COPYRIGHT AND THE MAP PEOPLE
PERMITTED USE NUMBER 2041157
MAP 20.26 GRID C13 & D12-13
TAX MAP
PAGE 91, GRID B2, B3, C2, D3, D4
M-NCPPC 200' SHEET
205 SE 9, 10
206 SE 9, 10
WSSC 200' SHEET
205 SE 9, 10
206 SE 9, 10

NO.	REVISIONS	DATE	BY
6	REVISED PER RESOLUTION CONDITIONS	ESE OCT. '10	
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE AUG. '09	
4	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA C	BPW 1/2/08	
3	ADDRESSED PER MNCPPC COMMENTS	BCG 5/30/06	
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCG 4/10/06	
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCG 12/20/05	

Land Planning
Engineering
Land Surveying

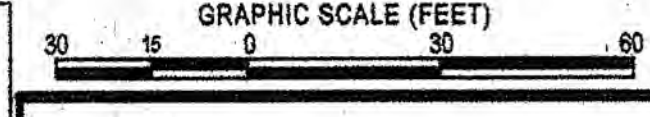
ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870



LEGEND			
PATIENT MANAGEMENT AREA LIMIT	PPM	WETLAND BUFFER	WB
FLOODPLAIN	FP	EXISTING CONTOUR	96
STREAM	ST	PROPOSED CONTOUR	96
STREAM BUFFER	SB	LOT LINE	LOD
WETLAND	WL	LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL	TREE PRESERVATION	TP
TREE PROTECTION DEVICE	TPD	REFORESTATION/AFFORESTATION	RA
STORM DRAIN	SD	WOODLAND (NOT COUNTED)	WNC
SLOPE STABILITY LINE	SSL	CLEARING FLOODPLAIN	CF
PHASE LINE	PL	OFF-SITE CLEARING	OSC
		MARLBORO CLAY LIMITS	MCL

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: TOLL MOUNTAIN LIMITED PARTNERSHIP
ADDRESS: 4384 Forbes Blvd.
CITY/STATE: LANHAM, MD 20706
PHONE NO.: 301-306-2200
ATTENTION: Tom Matys



M-NCPPC PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION APPROVAL TREE CONSERVATION PLAN TCPII / 83 / 05		PROJECT NAME: MARLBORO RIDGE PROJECT NUMBER: DSP-09018	
APPROVED BY	DATE	APPROVED BY	DATE
JL STASZ	10/06	K SHOLARS	9/10/06
01 K SHOLARS	9/10/06	03 K FRITZ	11/16/07
02 K SHOLARS	11/15/06		
03 K FRITZ	11/16/07		
04			
05			

APPROVED PLAN

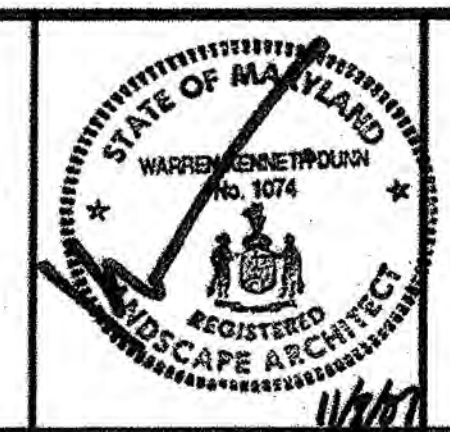
DSP-09018

Lolederman
Solesz Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656
www.LSAssociates.net

6	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE	AUG. '05
5	PREVIOUSLY APPROVED PHASES 1A-D, TO INCLUDE PHASE 2	BCG	7/17/06
4	PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D	BCG	5/30/06
3	ADDRESSED PER MNCPPC COMMENTS	BCG	4/10/06
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCG	12/20/05
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCG	

DATE: SEPTEMBER 2005	CAD STANDARDS VERSION: V8-2000
DESIGNED: BCG	TECHNICIAN: ANC
CHECKED: WKO	

PHASES 3 & 4
PHASE 2

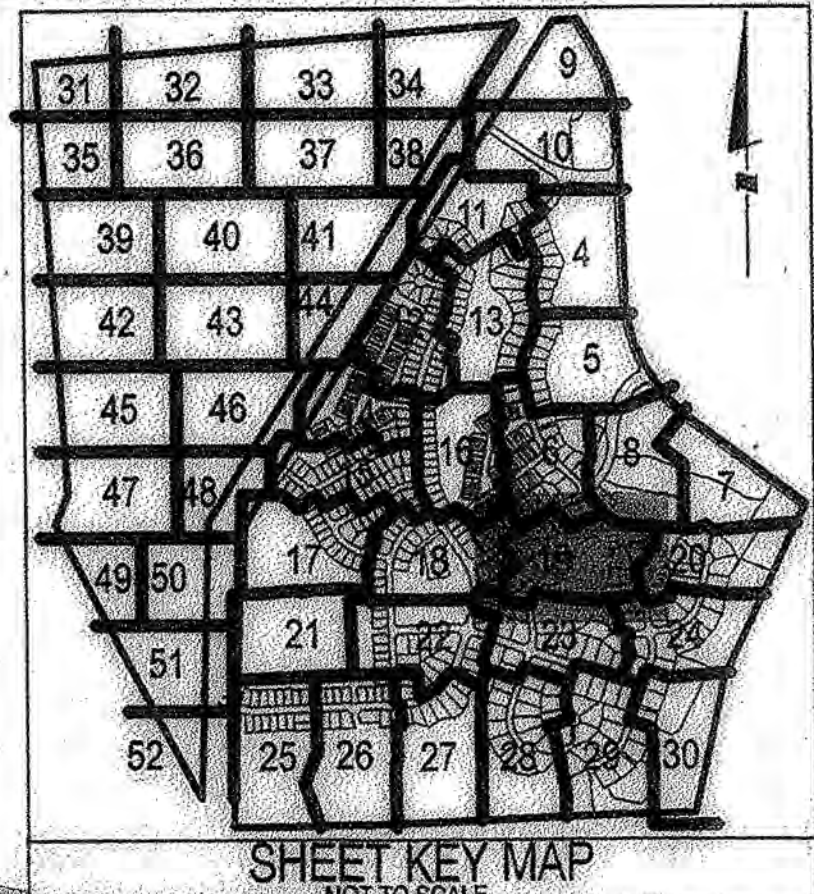
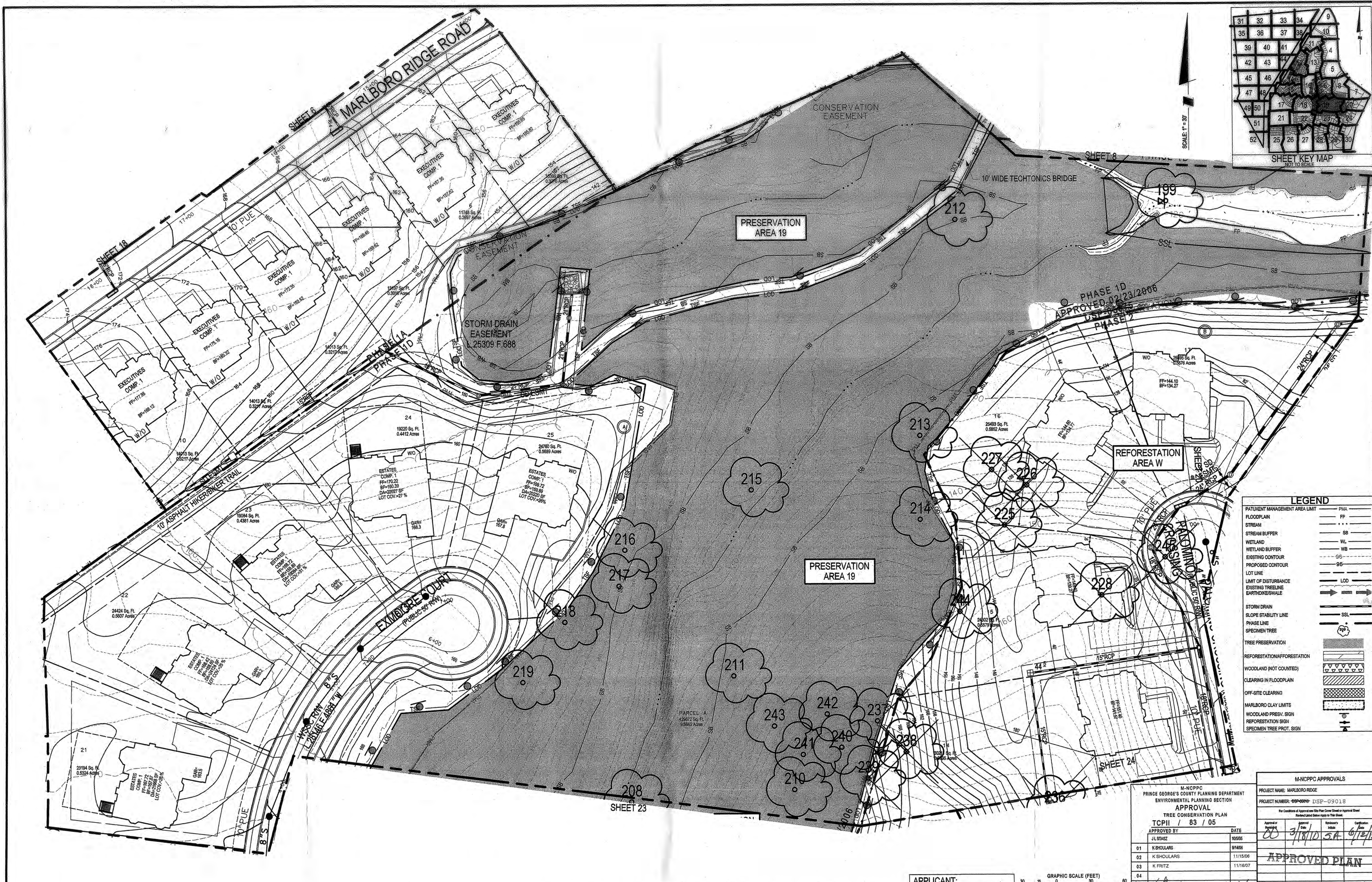


MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND DEPTH OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF THE UTILITY COMPANY LIES THAT THERE ARE NO UTILITIES AT TWELVE (12) INCHES, WHOEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

SHEET	18
OF	52
PROJECT NO.	0641-09-00



SCALE 1" = 30'

LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PHMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	95
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	LOD
EARTHSHAKE	LOD
STORM DRAIN	SSD
SLOPE STABILITY LINE	SSL
PHASE LINE	SSL
SPECIMEN TREE	SSL
TREE PRESERVATION	SSL
REFORESTATION/AFFORESTATION	SSL
WOODLAND (NOT COUNTED)	SSL
CLEARING IN FLOODPLAIN	SSL
OFF-SITE CLEARING	SSL
MARLBORO CLAY LIMITS	SSL
WOODLAND PRES. SIGN	SSL
REFORESTATION SIGN	SSL
SPECIMEN TREE PROT. SIGN	SSL

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
FIRM: TOLL M.D.V. Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO: 301-508-2020
ATTENTION: Tom Mateva

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: 09SP-09018	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
JL STAGE	10/05/05
01 K. SHOLLARS	9/14/05
02 K. SHOLLARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	

APPROVED PLAN

DSP-09018

LS Loiederman
Soltész Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656
www.LSAssociates.net

REVISIONS	
NO.	DATE
1	SEPTEMBER 2005
2	SEPTEMBER 2005
3	SEPTEMBER 2005
4	SEPTEMBER 2005
5	SEPTEMBER 2005
6	SEPTEMBER 2005

REVISIONS	
NO.	DATE
1	SEPTEMBER 2005
2	SEPTEMBER 2005
3	SEPTEMBER 2005
4	SEPTEMBER 2005
5	SEPTEMBER 2005
6	SEPTEMBER 2005

REVISIONS	
NO.	DATE
1	SEPTEMBER 2005
2	SEPTEMBER 2005
3	SEPTEMBER 2005
4	SEPTEMBER 2005
5	SEPTEMBER 2005
6	SEPTEMBER 2005

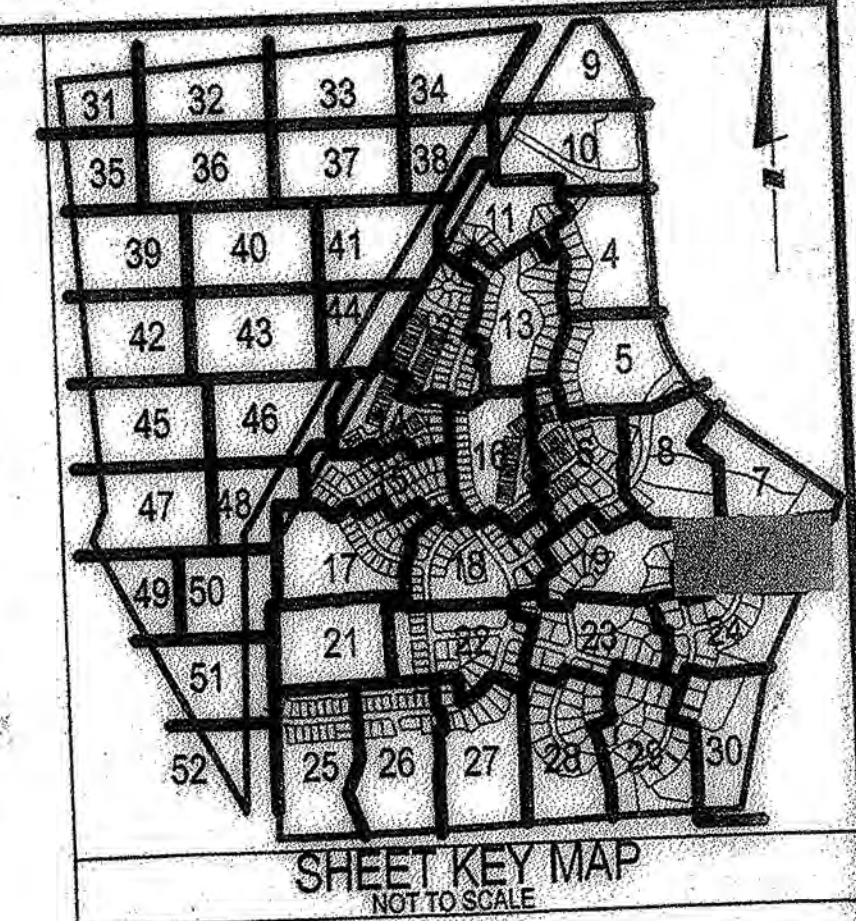


MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT THIS UTILITY AT 1-800-867-7777, 24 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

PROJECT NO. 0641-09-00

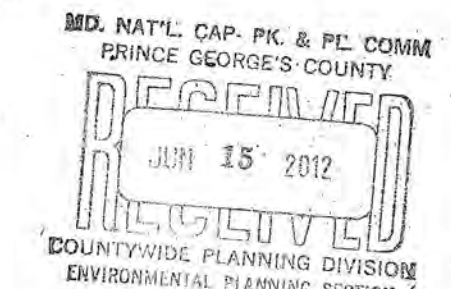


SCALE: 1" = 30'



LEGEND

PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	WB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	LOD
EARTHQUAKE SWALE	LOD
STORM DRAIN	SSL
SLOPE STABILITY LINE	SSL
PHASE LINE	SSL
SPECIMEN TREE	SSL
TREE PRESERVATION	SSL
REFORESTATION/AForestation	SSL
WOODLAND (NOT COUNTED)	SSL
CLEARING IN FLOODPLAIN	SSL
OFF-SITE CLEARING	SSL
MARLBORO CLAY LIMITS	SSL
WOODLAND PRES. SIGN	SSL
REFORESTATION SIGN	SSL
SPECIMEN TREE PROT. SIGN	SSL



M-NCPPC APPROVALS

PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT
ENVIRONMENTAL PLANNING SECTION
APPROVAL
TREE CONSERVATION PLAN
TCPII / 83 / 05

APPROVED BY	DATE
JL STAS	10/05
01 K. SHOUKARS	11/15/06
02 K. SHOUKARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	

APPLICANT:
FIRM: Toll MD V Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO: 301-506-2000
ATTENTION: Tom Mateys

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND DEPTH OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY OBTAINING TEST PITS BY HAND, UTILITIES AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR THIRTY (30) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

PHASES 3 & 4
PHASE 2

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

Loiederman Soltesz Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706

NO.	DESCRIPTION	DATE	BY	DATE	BY
6	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	7/17/06	BCG	7/17/06	BCG
5	PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2	6/20/06	BCG	6/20/06	BCG
4	PREVIOUSLY APPROVED PHASES 1A, AND 1B & 1C, TO INCLUDE 1D	4/10/06	BCG	4/10/06	BCG
3	ADDRESSED PER MNCPPC COMMENTS	12/20/05	BCG	12/20/05	BCG
2	ADDRESSED PER MNCPPC COMMENT FOR SIGNATURE				
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C				

PROJECT NO: 0841-09-00
SHEET 20
OF 52

MATCHLINE SHEET 50

MATCHLINE SHEET 51

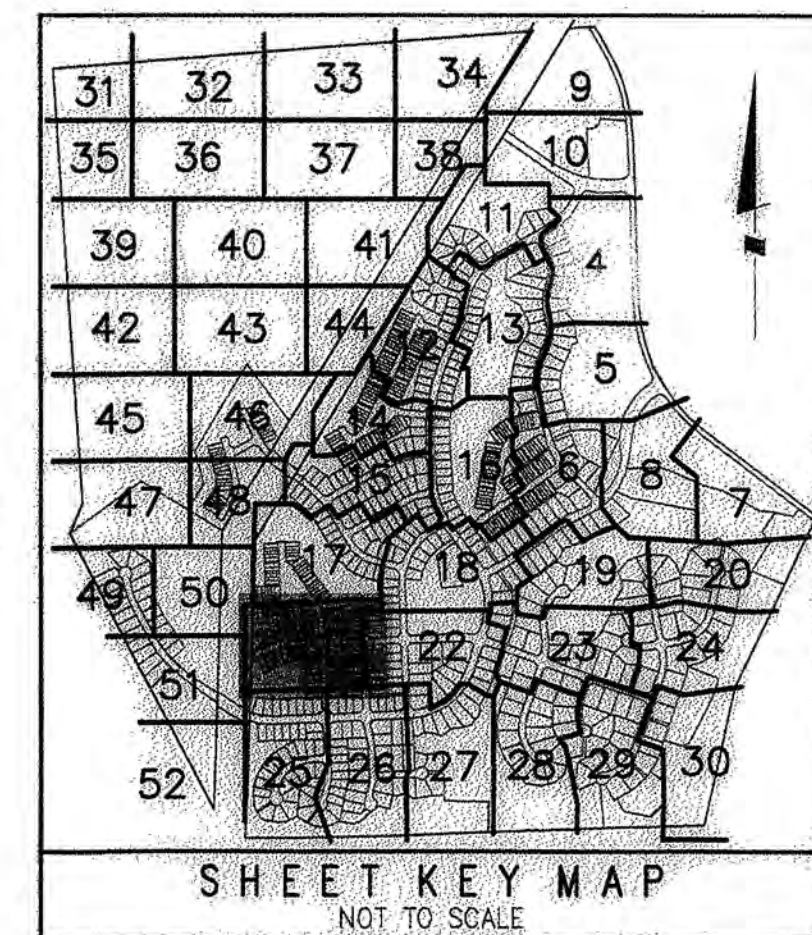
MATCHLINE SHEET 17

MATCHLINE SHEET 18

MATCHLINE SHEET 22

MATCHLINE SHEET 26

MATCHLINE SHEET 25



SHEET KEY MAP
NOT TO SCALE

LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	—PMA—
FLOODPLAIN	—FP—
STREAM	—SB—
STREAM BUFFER	—SB—
WETLAND	—WL—
WETLAND BUFFER	—WB—
MITIGATED 1.5 SAFETY FACTOR LINE	—SSL—
UNMITIGATED 1.5 SAFETY FACTOR LINE	—SSL—
EXISTING CONTOUR	—SB—
PROPOSED CONTOUR	—SB—
LOT LINE	—LOD—
LIMIT OF DISTURBANCE	—LOD—
EXISTING TREELINE	—TSF—
EARTHSHAKE/SWALE	—TSF—
TREE SAVE FENCE	—TSF—
STORM DRAIN	—TSF—
PHASE LINE	—TSF—
SPECIMEN TREE	—TSF—
MATCHLINE	—TSF—
TREE PRESERVATION	—TSF—
REFORESTATION/AFFORESTATION	—TSF—
WOODLAND SAVED (NOT COUNTED)	—TSF—
WOODLAND CLEARED IN FLOODPLAIN	—TSF—
OFF-SITE CLEARING	—TSF—
MARLBORO CLAY LIMITS	—TSF—
WOODLAND PRES. SIGN	—TSF—
REFORESTATION SIGN	—TSF—
SPECIMEN TREE PROT. SIGN	—TSF—

REFORESTATION AREA K
SHALL BE INSTALLED
PRIOR TO THE ISSUANCE
OF BUILDING PERMITS FOR
THE LOTS UPON WHICH
THE SEDIMENT TRAP OR
BASIN IS CURRENTLY
CONSTRUCTED.
EVIDENCE THAT PLANTING HAS
BEEN COMPLETED SHALL BE
SUBMITTED TO THE
ENVIRONMENTAL PLANNING
SECTION TO PERMIT
SECTION RELEASE.

PRESERVATION
AREA 11

CLEARING FOR SEDIMENT
BASIN/TRAP/OUTFALLS

REFORESTATION
AREA K

PRESERVATION
AREA 11

REFORESTATION
AREA K

ESE Land Planning
Engineering
Land Surveying

ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4670

NO.	REVISIONS	DATE
6	REVISED PER RESOLUTION CONDITIONS	ESE OCT. '10
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE AUG. '09
4	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G	BPW 1/2/08
3	ADDRESSED PER MNCPPC COMMENTS	BCC 5/30/06
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCC 4/10/06
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCC 12/20/05

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TAX MAP PAGE 81, GRID B2, B3, C2, D3, D4	M-CPPC 2007 SHEET 205 SE 9, 10 206 SE 9, 10
WSSC 2007 SHEET 205 SE 9, 10 206 SE 9, 10	

PHASES 3 & 4



MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS
OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST
DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING
UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND,
WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS
UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF
EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS
PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE
ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH
REVISIONS TO THIS PLAN.

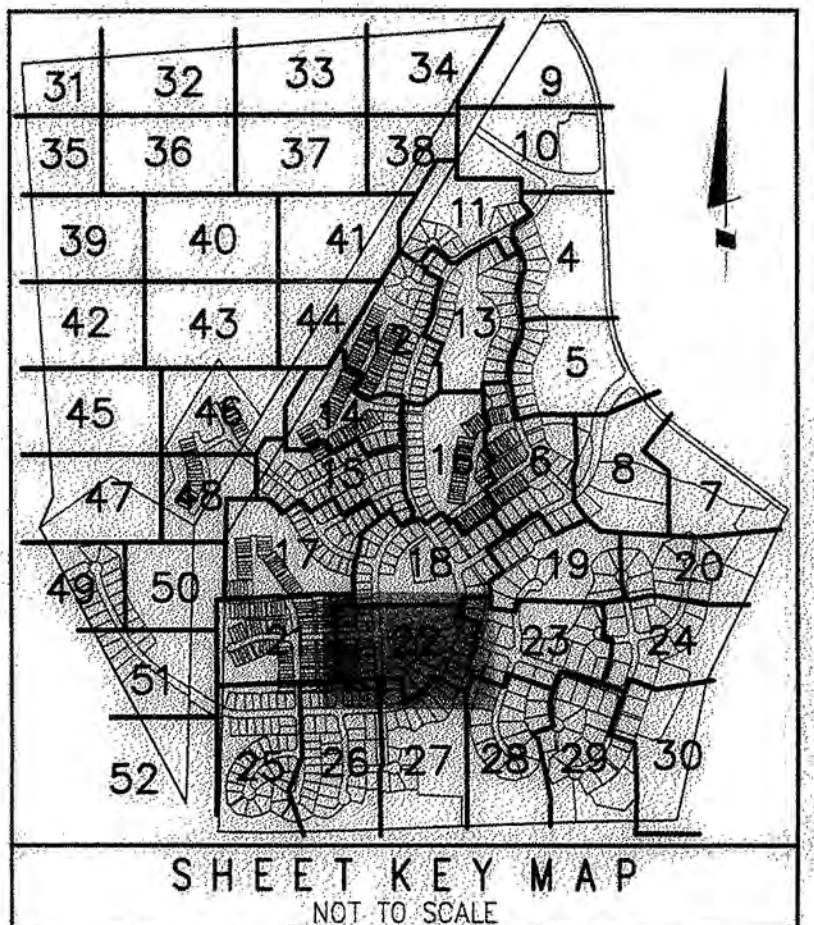
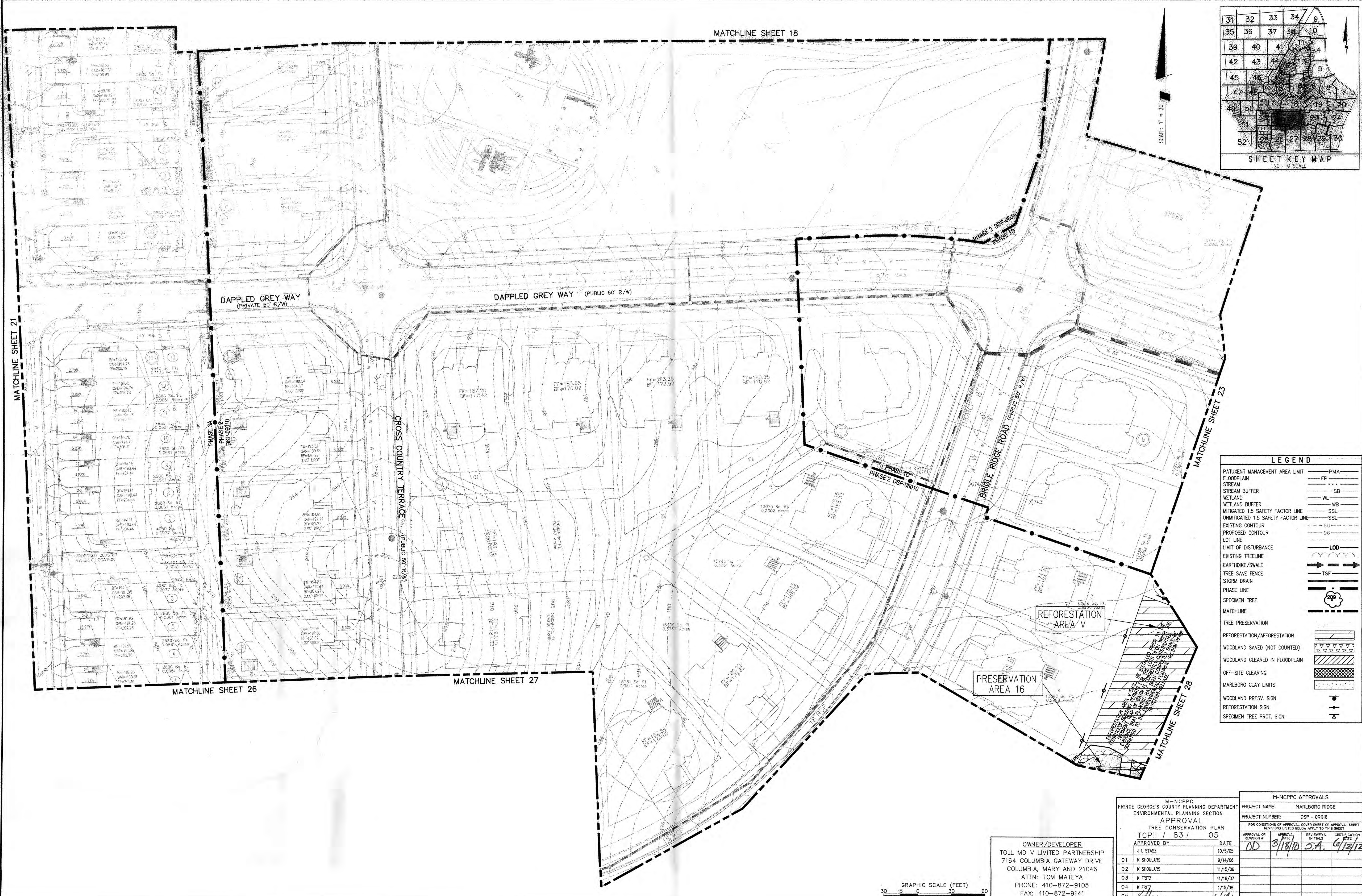
TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGN:	KGH
DRAWN:	TPC
SCALE:	1"=30'
JOB NO.:	1414.45009
SHEET NO.:	21 OF 52

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

M-CPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
APPROVED BY	DATE
01 J. L. STASZ	10/5/05
02 K. SHOLLARS	9/14/06
03 K. SHOLLARS	11/15/06
04 K. FRITZ	11/16/07
05 K. FRITZ	1/15/08



LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	95
PROPOSED CONTOUR	95
LOT LINE	LOO
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHDOKE/SWALE	EDS
TREE SAVE FENCE	TSF
STORM DRAIN	SD
PHASE LINE	PL
SPECIMEN TREE	ST
MATCHLINE	ML
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND SAVED (NOT COUNTED)	WS
WOODLAND CLEARED IN FLOODPLAIN	WC
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	ML
WOODLAND PRESV. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET	
APPROVAL OR REVISION #	DATE
APPROVED BY	DATE
01 K STASZ	10/5/05
02 K SHOLLARS	9/14/06
03 K SHOLLARS	11/15/06
04 K FRITZ	11/16/07
05 K FRITZ	1/15/08
06 K FRITZ	6/12/12

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

GRAPHIC SCALE (FEET)
30 15 0 15 30 60

MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION, CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGN:	KGH
DRAWN:	TPC
SCALE:	1"=30'
JOB NO.:	1414.45009
SHEET NO.:	22 OF 52



Land Planning
Engineering
Land Surveying

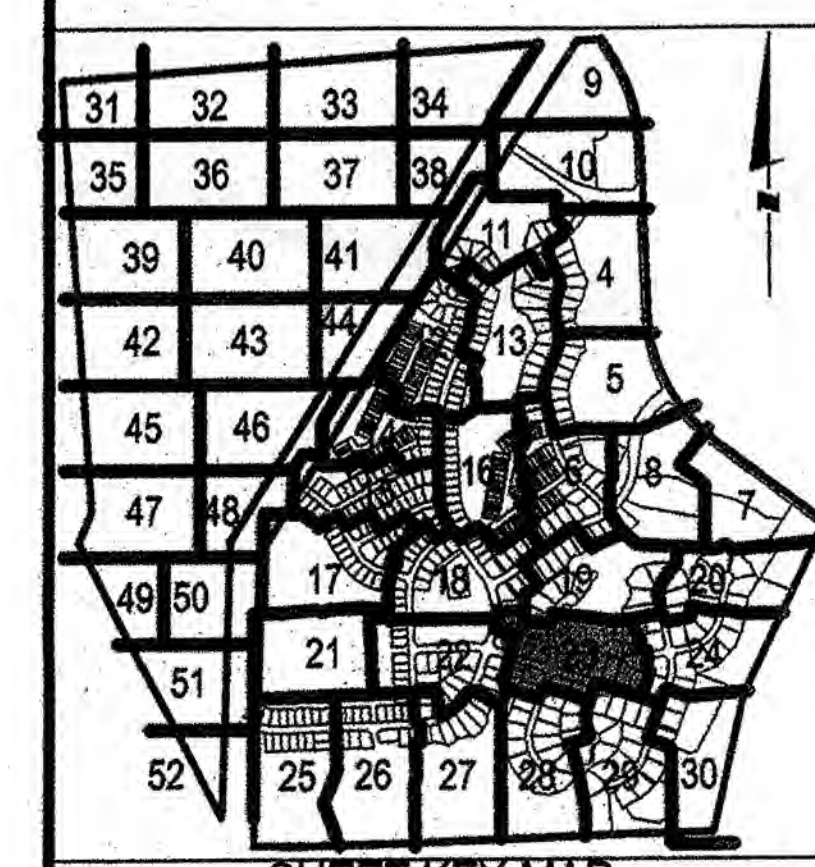
ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

COPYRIGHT AND THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
MAP	20, 26
GRID	C13 & D12-13
TAX MAP	PAGE 91, GRID B2, B3, C2, D3, D4
M-NCPPC 200' SHEET	205 SE 9, 10
WSSC 200' SHEET	205 SE 9, 10
BY	DATE
1	REVISED PER RESOLUTION CONDITIONS
2	REVISED PER PREVIOUS APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4
3	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G
4	ADDRESSED PER MNCPPC COMMENTS
5	ADDRESSED MNCPPC COMMENT FOR SIGNATURE
6	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
7	REVISIONS

PHASES 3 & 4



10.11.2010



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

PATIENT MANAGEMENT AREA LIMIT		WETLAND BUFFER		EXISTING TREELINE		TREE PRESERVATION		CLEARING FLOODPLAIN		WOODLAND PRES. SIGN	
PM	---	WB	---	TPD	---	REFORESTATION SIGN	---	OFF-SITE CLEARING	---	SPECIMEN TREE PROT. SIGN	---
FP	---	96	---	STORM DRAIN	---	WOODLAND (NOT COUNTED)	---	MARLBORO CLAY LIMITS	---	SPECIMEN TREE	---
SS	---	LOT LINE	---	SLOPE STABILITY LINE	---						
WL	---	LIMIT OF DISTURBANCE	---	PHASE LINE	---						

APPLICANT:
FIRM: T&L MD V Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-306-2000
ATTENTION: Tom Matava

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND DEPTH OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-367-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

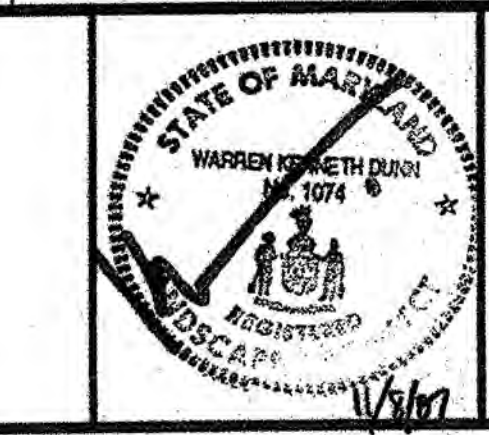
M-NCPPC APPROVALS	
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
JL STASZ	10/05/05
01 K SHOLARS	01/06/06
02 K SHOLARS	11/15/06
03 K FRITZ	11/16/07
04	
05	
PROJECT NUMBER: 004-00000-DSP-09018	
For Conditions of Approval see the Plan, Cover Sheet or Approval Sheet	
Approval or Revision #	Approval Date
01	3/18/10
02	5/1/12
03	6/12/12
04	
05	

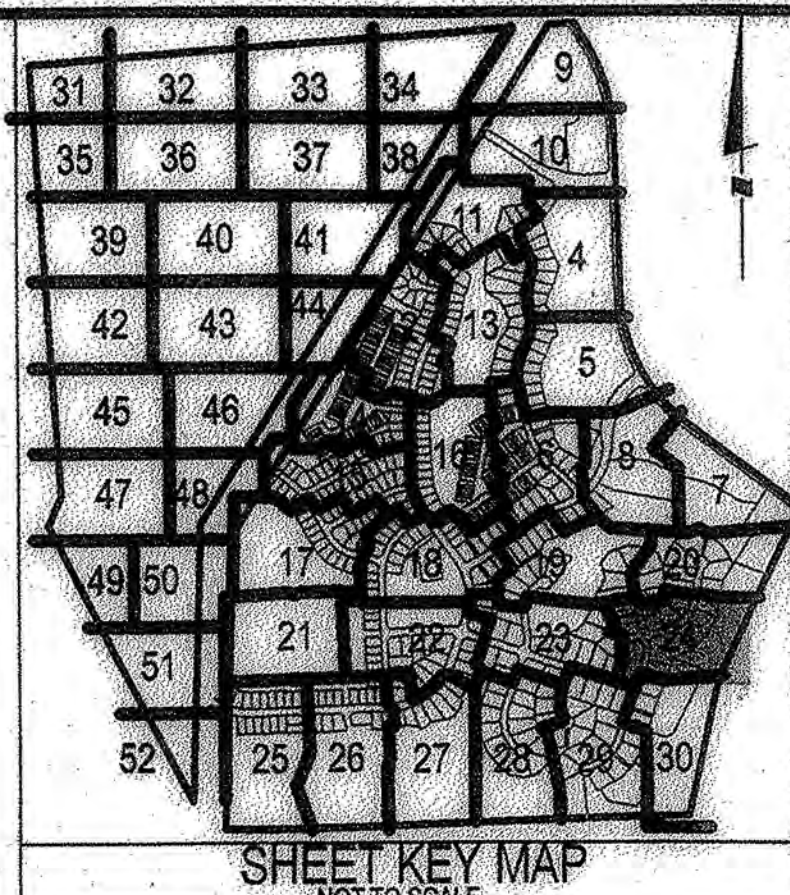
Loiederman
Soltész Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656
www.LSAssociates.net

6	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESD	AUG. 109
5	PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2	BCG	7/17/06
4	PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D	BCG	6/30/05
3	ADDRESSED PER M-NCPPC COMMENTS	BCG	4/10/05
2	ADDRESSED M-NCPPC COMMENT FOR SIGNATURE	BCG	12/20/05
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BY	DATE
NO.	REVISIONS		
DATE:	SEPTEMBER 2005	CAD STANDARDS VERSION:	VS-2000
DESIGNED:	BCG	TECHNICIAN:	ANC
		CHECKED:	WKD

COPYRIGHT AND THE MAP PEOPLE PERMITTED USE NUMBER 00011111	
MAP	0002
DATE	08/03/2013-12
ZONING CATEGORY:	
R-R	
TAX MAP	
PAGE 91, GRID B2, BL 02, 03, 04	
44-00000-000 SHEET	
205 SE 8, 10	
205 SE 9, 10	
WSSC 200' SHEET	
205 SE 8, 10	
205 SE 9, 10	

PHASES 3 & 4	
PHASE 2	





LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMAL
FLOODPLAIN	FP
STREAM	ST
WETLAND BUFFER	WB
WETLAND	WL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHWORK/SWALE	ESW
STORM DRAIN	SSD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	WNC
CLEARING IN FLOODPLAIN	CLF
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	MCL
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RES
SPECIMEN TREE PROT. SIGN	STPS

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

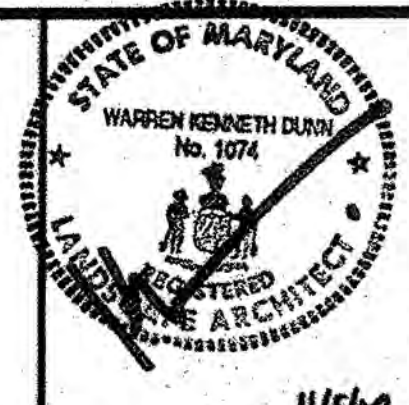
APPLICANT:
FIRM: JLL MD V Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-308-2000
ATTENTION: Tom Matys

M-NCPPC APPROVALS	
PROJECT NAME: MARLBORO RIDGE	
PROJECT NUMBER: DSP-09018	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
J. L. STASZ	10/3/05
01 K. SHOLARS	8/14/06
02 K. SHOLARS	11/15/06
03 K. FRITZ	11/16/07
04	
05	

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Soltesz Associates, Inc.
LANHAM OFFICE
4266 Forbes Boulevard
Lanham, MD 20706
t. 301.794.7555 f. 301.794.7656
www.LSAssociates.net

REVISIONS	
NO.	DATE
1	SEPTEMBER 2005
2	SEPTEMBER 2005
3	SEPTEMBER 2005
4	SEPTEMBER 2005
5	SEPTEMBER 2005
6	SEPTEMBER 2005

PHASES 3 & 4	
- PHASE 2 -	



MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY COVERINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT THE UTILITY AT 1-800-287-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

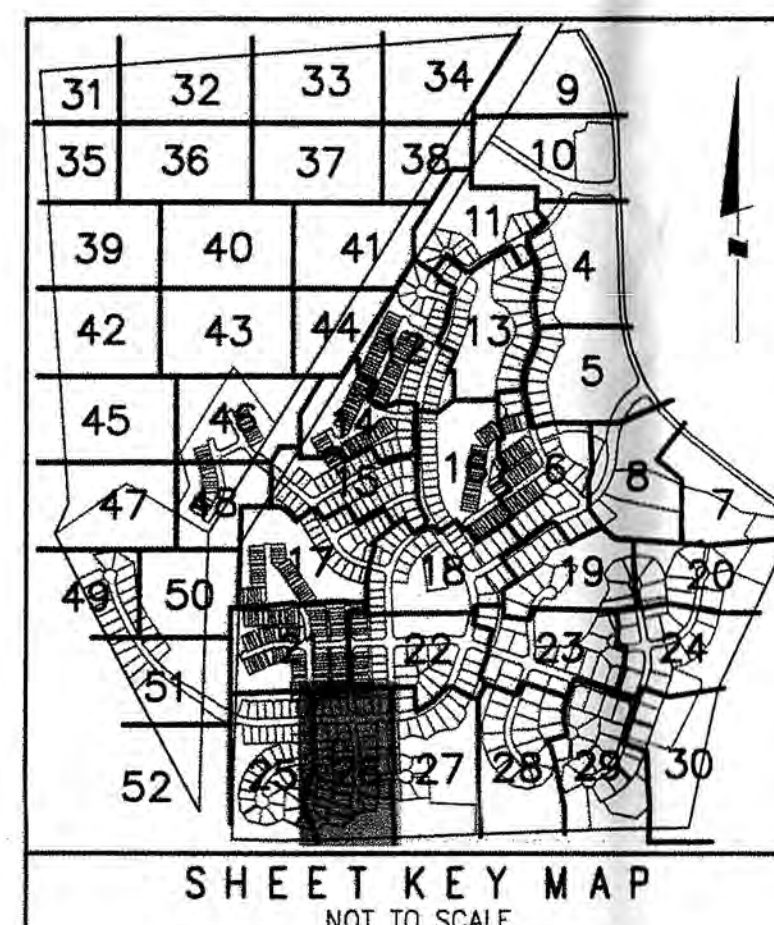
MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

SHEET 24 OF 52

PROJECT NO. 0841-09-00



LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	EX
PROPOSED CONTOUR	PR
LOT LINE	LO
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ET
EARTH/SWALE	ES
TREE SAVE FENCE	TSF
STORM DRAIN	SD
UNMITIGATED 1.5 SF LINE	SSL
MITIGATED 1.5 SF LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
MATCHLINE	ML
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RF
WOODLAND SAVED (NOT COUNTED)	WS
WOODLAND CLEARED IN FLOODPLAIN	WC
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	MC
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RES
SPECIMEN TREE PROT. SIGN	STP



MATCHLINE SHEET 25

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

M-NCPPC				M-NCPPC APPROVALS			
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT				PROJECT NAME: MARLBORO RIDGE			
ENVIRONMENTAL PLANNING SECTION				PROJECT NUMBER: DSP - 09018			
APPROVAL				FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET			
TREE CONSERVATION PLAN				REVISIONS LISTED BELOW APPLY TO THIS SHEET			
TCPIII / 83 / 05				APPROVAL OF REVISION #			
APPROVED BY				DATE		REVIEWER'S INITIALS	
J L STASZ				10/5/05		CERTIFICATION	
01	K SHOULARS			9/14/06		3/18/10	
02	K SHOULARS			11/15/06		SA	
03	K FRITZ			11/16/07		4/12/10	
04	K FRITZ			1/15/08			
05	K. FRITZ			5/15/08			

GRAPHIC SCALE (FEET)
30 15 0 30 60

ESE Land Planning
Engineering
Land Surveying

ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

COPYRIGHT ADO THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
MAP: 20, 26	GRID: C13 & D12-13
PAGE: 91	GRID: B2, B3, C2, D3, D4
DATE: OCT. 10	DATE: OCT. 10
REVISED PER RESOLUTION CONDITIONS	ESE
PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE
REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA 6	BNW
ADDRESSED PER MNCPPC COMMENTS	BCD
ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCD
PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCD
REVISIONS	BY
NO.	DATE
6	10/10/05
5	10/10/05
4	10/10/05
3	10/10/05
2	10/10/05
1	10/10/05

PHASES 3 & 4

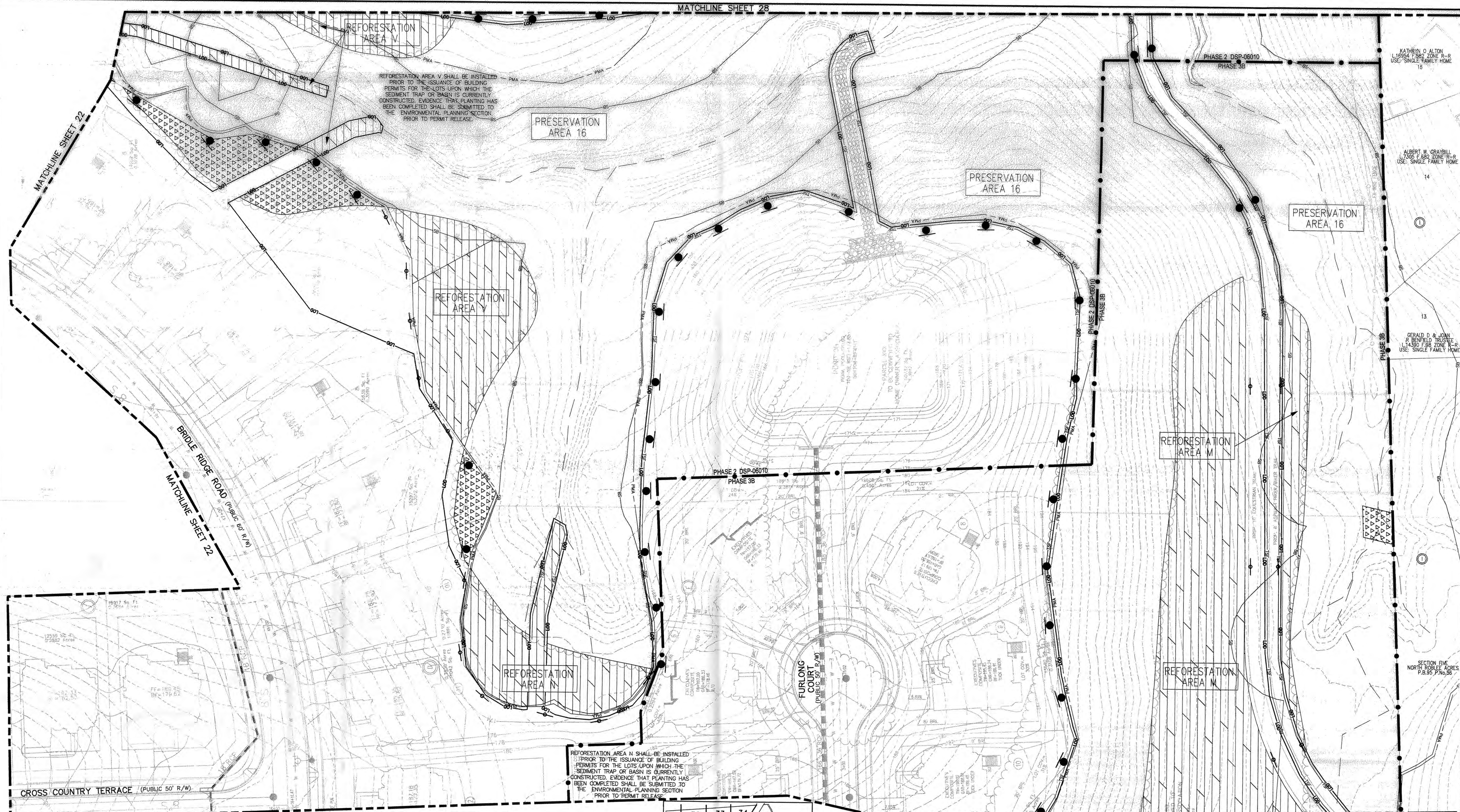


MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

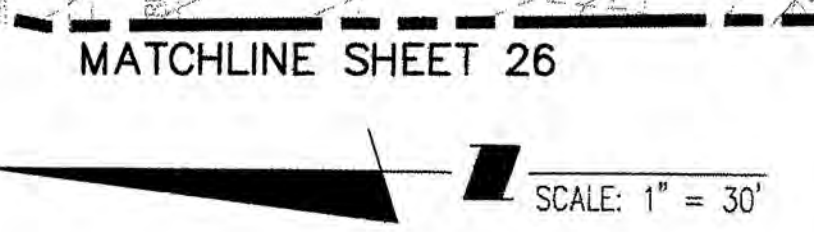
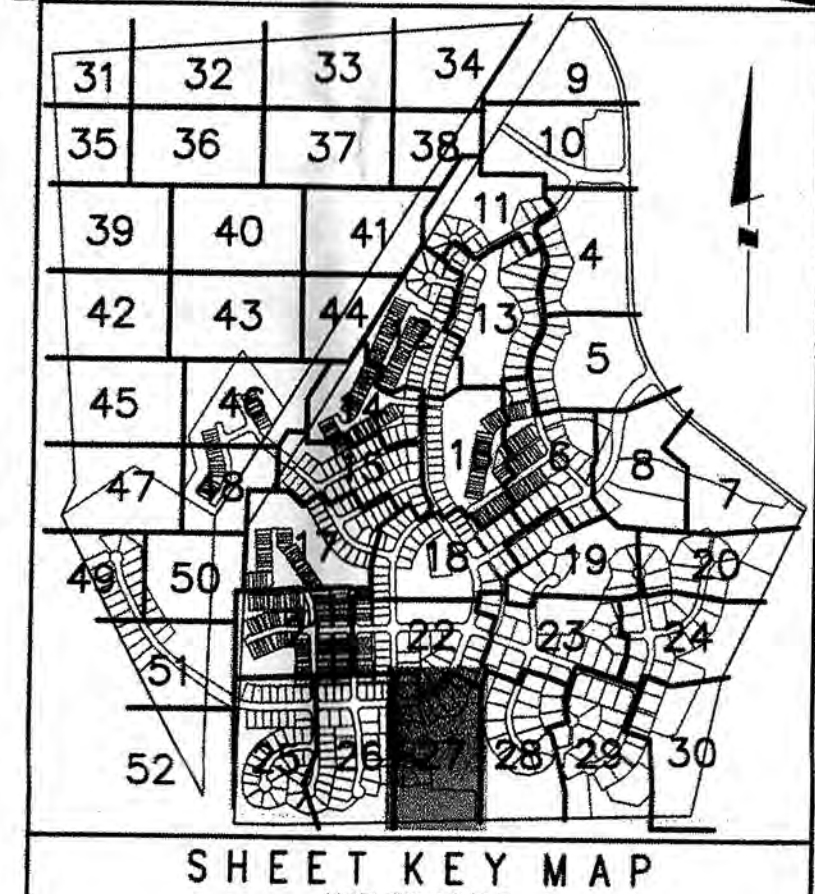
MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE: AUGUST 2009
DESIGN: KGH
DRAWN: TPC
SCALE: 1" = 30'
JOB NO.: 1414-45009
SHEET NO.: 26 OF 52



PATIENT MANAGEMENT AREA LIMIT	
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	WB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	95
PROPOSED CONTOUR	95
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	LOD
EARTHSHAKE/SWALE	LOD
TREE SAVE FENCE	TSF
STORM DRAIN	SSL
UNMITIGATED 1.5 SF LINE	SSL
MITIGATED 1.5 SF LINE	SSL
PHASE LINE	SSL

SPECIMEN TREE	
MATCHLINE	
TREE PRESERVATION	
REFORESTATION/AFFORESTATION	
WOODLAND SAVED (NOT COUNTED)	
WOODLAND CLEARED IN FLOODPLAIN	
OFF-SITE CLEARING	
MARLBORO CLAY LIMITS	
WOODLAND PRESV. SIGN	
REFORESTATION SIGN	
SPECIMEN TREE PROT. SIGN	



OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
01 J. L. STASZ	10/5/05
02 K. SHOLARS	9/14/06
03 K. FRITZ	11/15/06
04 K. FRITZ	1/15/08
05 K. FRITZ	6/12/08

M-NCPPC APPROVALS	
APPROVED BY:	DATE
J. L. STASZ	10/5/05
K. SHOLARS	9/14/06
K. FRITZ	11/15/06
K. FRITZ	1/15/08
K. FRITZ	6/12/08



Land Planning
Engineering
Land Surveying

ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

REVISIONS	
NO.	REVISIONS
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
2	ADDRESSING MNCPPC COMMENTS
3	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G
4	REVISED PRESERVATION AREAS 1 & 2, TO INCLUDE PHASES 3 & 4
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4
6	REVISED PER RESOLUTION CONDITIONS

TAX MAP	
PAGE 91, GRID B2, B3, C2, D3, D4	
M-NCPPC 200' SHEET	
205 SE 9, 10	
206 SE 9, 10	
WSSC 200' SHEET	
205 SE 9, 10	
206 SE 9, 10	

ZONING CATEGORY:	
R-R	

PHASES 3 & 4

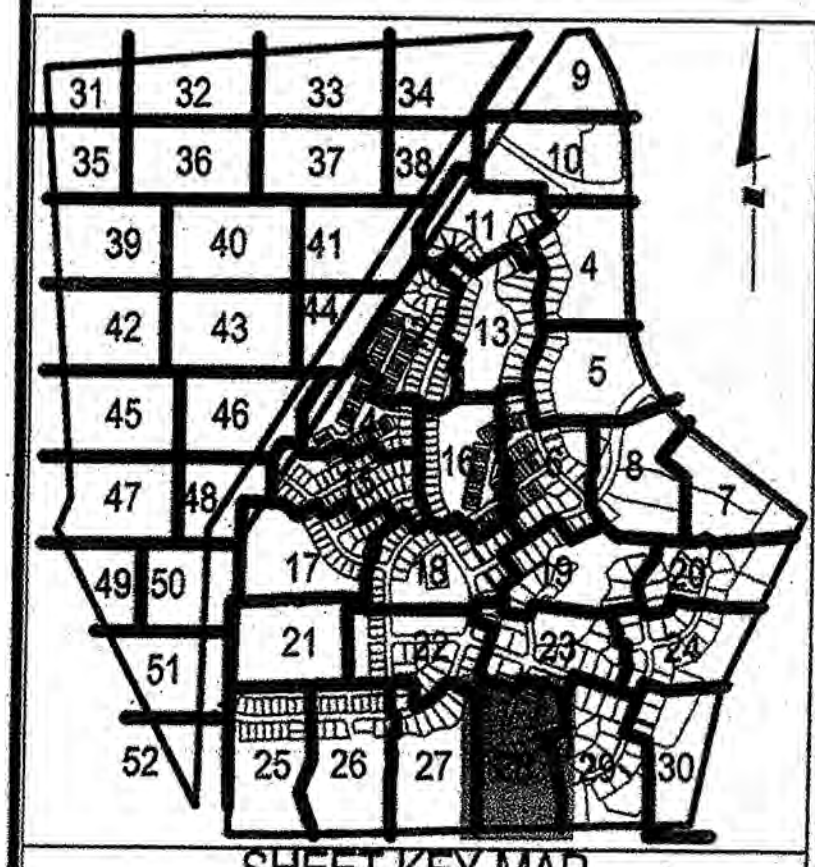
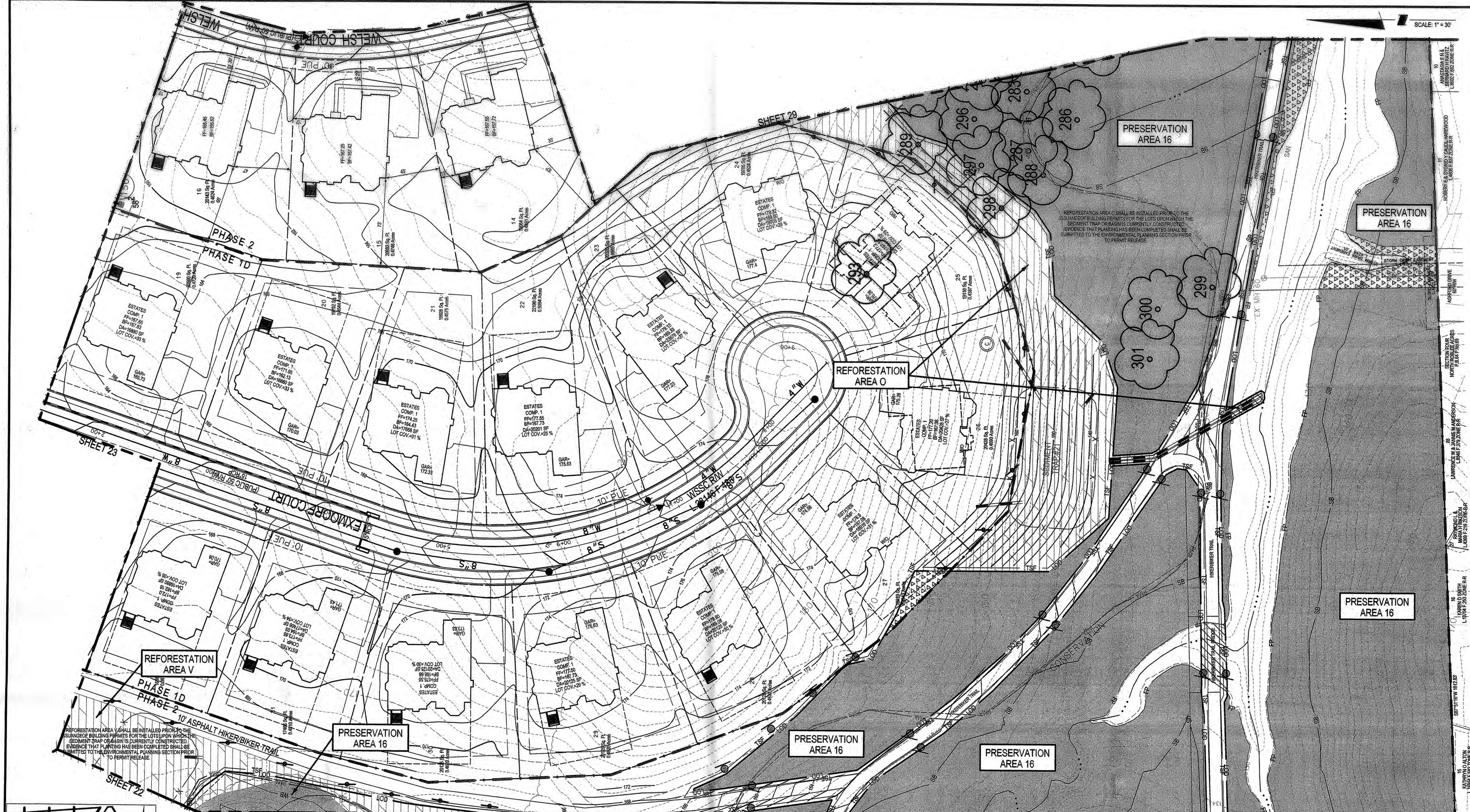


MISS UTILITY NOTE
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TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE: AUGUST 2009
DESIGN: KGH
DRAWN: TPC
SCALE: 1"=30'
JOB NO.: 1414.45009
SHEET NO.: 27 OF 52



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

LEGEND			
PATIENT MANAGEMENT AREA LIMIT	PPM	WETLAND BUFFER	WB
FLOODPLAIN	FP	EXISTING CONTOUR	96
STREAM	SS	PROPOSED CONTOUR	96
STREAM BUFFER	SB	LOT LINE	LOD
WETLAND	WL	LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETD	EXISTING TREELINE	ETD
TREE PROTECTION DEVICE	TPD	REFORESTATION/AFFORESTATION	
STORM DRAIN	SD	WOODLAND PRES. SIGN	
SLOPE STABILITY LINE	SSL	REFORESTATION SIGN	
PHASE LINE	PL	SPECIMEN TREE PROT. SIGN	
TREE PRESERVATION		SPECIMEN TREE	
REFORESTATION/AFFORESTATION		WOODLAND PRES. SIGN	
WOODLAND (NOT COUNTED)		REFORESTATION SIGN	
		SPECIMEN TREE PROT. SIGN	
		SPECIMEN TREE	

APPLICANT:
FIRM: Toll M.D.V. Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-308-2000
ATTENTION: Tom Malysa



M-NCPPC APPROVALS			
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION APPROVAL TREE CONSERVATION PLAN TCPII / 83 / 05			
APPROVED BY	DATE	APPROVED BY	DATE
JLSTASZ	10/5/05	JLSTASZ	10/5/05
01 K SHOLARS	9/14/06	01 K SHOLARS	9/14/06
02 K SHOLARS	11/15/06	02 K SHOLARS	11/15/06
03 K FRITZ	11/15/07	03 K FRITZ	11/15/07
04		04	
05		05	

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Soltész Associates, Inc.
LANHAM OFFICE
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www.LSAssociates.net

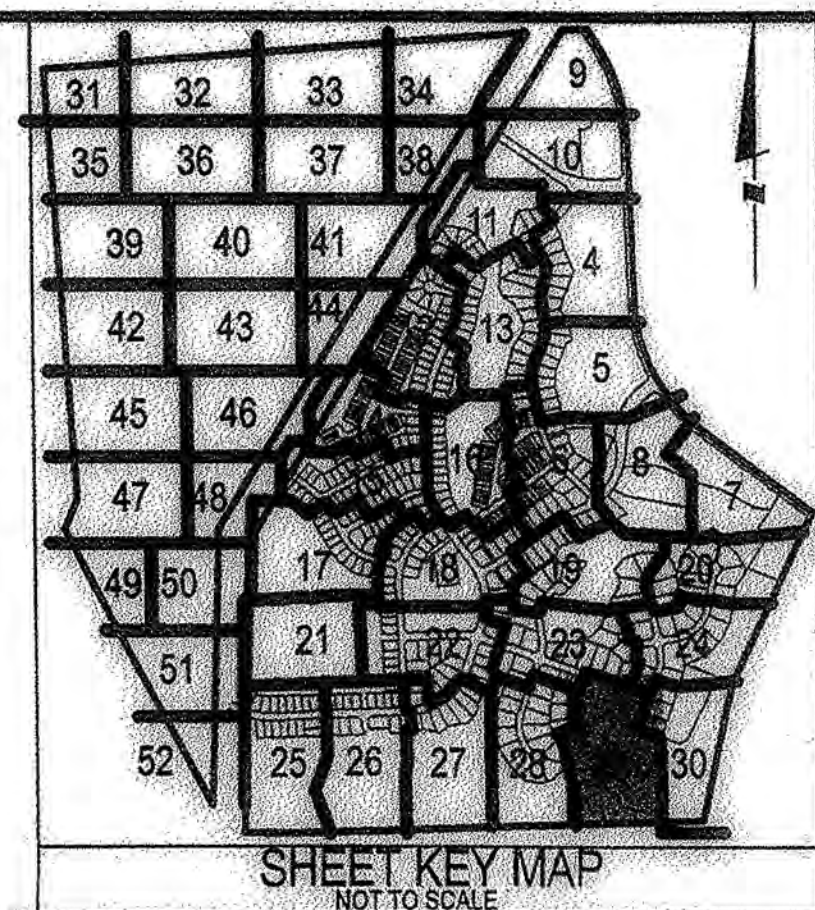
REVISIONS			
NO.	DATE	BY	DATE
1	SEPTEMBER 2005	BCG	
2		BCG	
3		BCG	
4		BCG	
5		BCG	
6		BCG	
7		BCG	
8		BCG	
9		BCG	
10		BCG	
11		BCG	
12		BCG	
13		BCG	
14		BCG	
15		BCG	
16		BCG	
17		BCG	
18		BCG	
19		BCG	
20		BCG	
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45		BCG	
46		BCG	
47		BCG	
48		BCG	
49		BCG	
50		BCG	
51		BCG	
52		BCG	

PHASES 3 & 4
- PHASE 2 -

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY EXCAVATING TEST PITS BY HAND, UTILITY AT 140-207-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II
MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND
SHEET 28 OF 52
PROJECT NO. 0641-09-00

LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHWORKS	EW
STORM DRAIN	SD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/FORESTATION	RF
WOODLAND (NOT COUNTED)	WO
CLEARING IN FLOODPLAIN	CF
OFF-SITE CLEARING	OC
MARLBORO CLAY LIMITS	ML
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STP



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

Loiederman Soltesz Associates, Inc.
 Lanham Office
 4266 Forbes Boulevard
 Lanham, MD 20706
 t. 301.794.7555 f. 301.794.7656
 www.LSAsociates.net

DATE: SEPTEMBER 2005	CAD STANDARDS VERSION: V8-2000	CHECKED: WKO
DESIGNED: BCG	TECHNICIAN: ANC	
1. PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	BCG	7/17/06
2. PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2	BCG	5/3/06
3. PREVIOUSLY APPROVED PHASES 1A, AND 1B & 1C, TO INCLUDE 1D	BCG	4/10/06
4. ADDRESS PER MNCPPC COMMENTS	BCG	12/20/05
5. ADDRESS MNCPPC COMMENT FOR SIGNATURE	BY	DATE
6. PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C		

MAP: 20.26	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12
DATE: 2005	GRID: C13 & D13-12

APPLICANT:
 FIRM: Toll MD V Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-306-2000
 ATTENTION: Tom Malya

MISS UTILITY NOTE
 INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-337-7777. 48 HOURS PRIOR TO THE START OF EXCAVATION, IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN ON TWELVE (12) WORKS, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

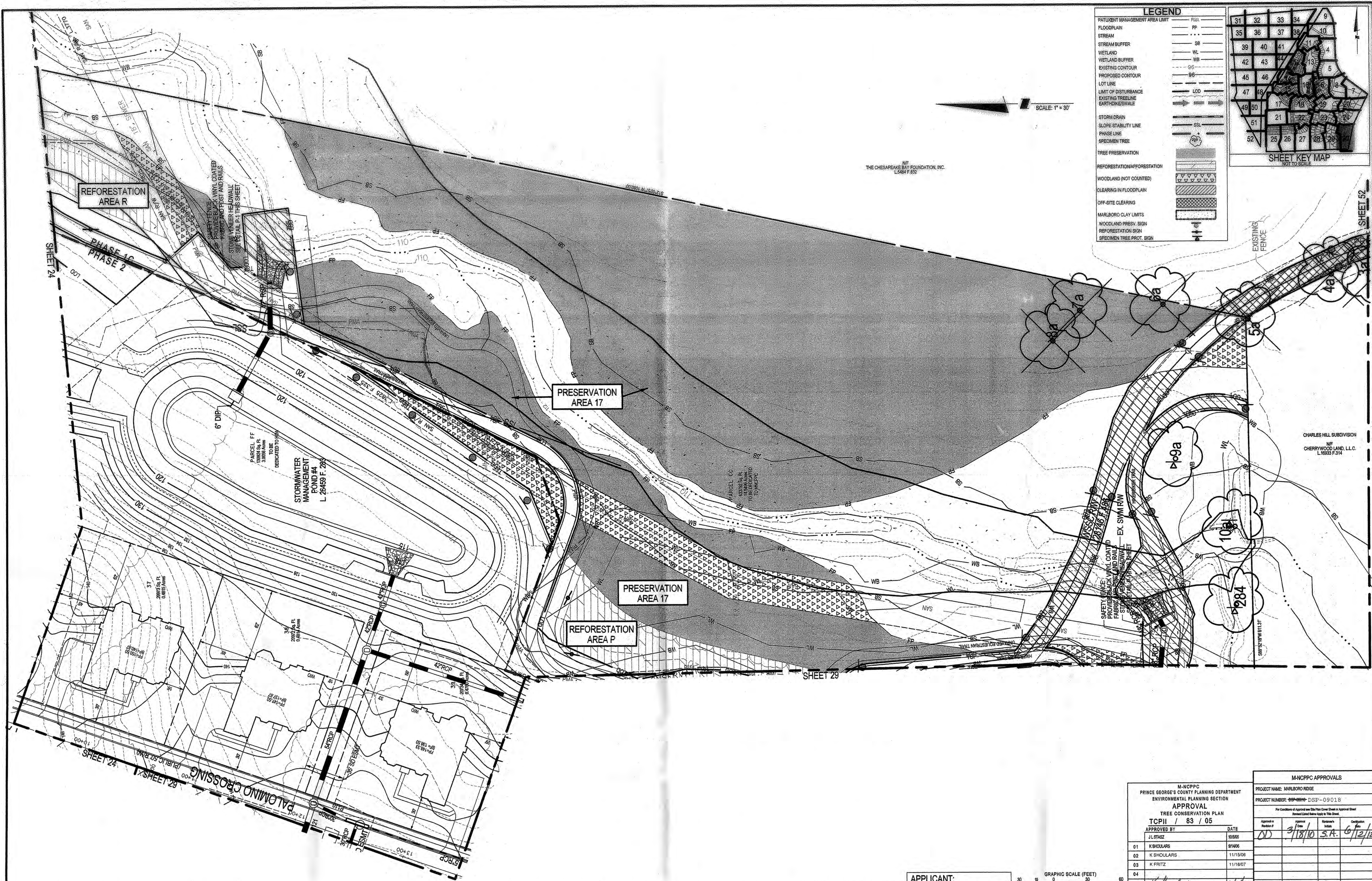
M-NCPPC APPROVALS PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION APPROVAL TREE CONSERVATION PLAN TCPII / 83 / 05		PROJECT NAME: MARLBORO RIDGE PROJECT NUMBER: DSP-09018 For Conditions of Approval and Site Plan Cover Sheet or Approval Sheet
APPROVED BY	DATE	
JLSTASZ	10/05/05	
01 K SHOULARS	9/14/06	
02 K SHOULARS	11/15/06	
03 K FRITZ	11/16/07	
04		
05		

GRAPHIC SCALE (FEET)
 0 10 20 30

PHASES 3 & 4
PHASE 2

MARBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

PROJECT NO.
 0641-09-00



NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:

- ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
- REVISED PHASE IN TITLE BLOCK.
- REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:

FIRM: Toll MD V Limited Partnership
ADDRESS: 4304 Forbes Blvd.
CITY/STATE: Lanham, MD 20706
PHONE NO.: 301-306-2000
ATTENTION: Tom Mateya

MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESSER THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE CITY OF CHICAGO BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

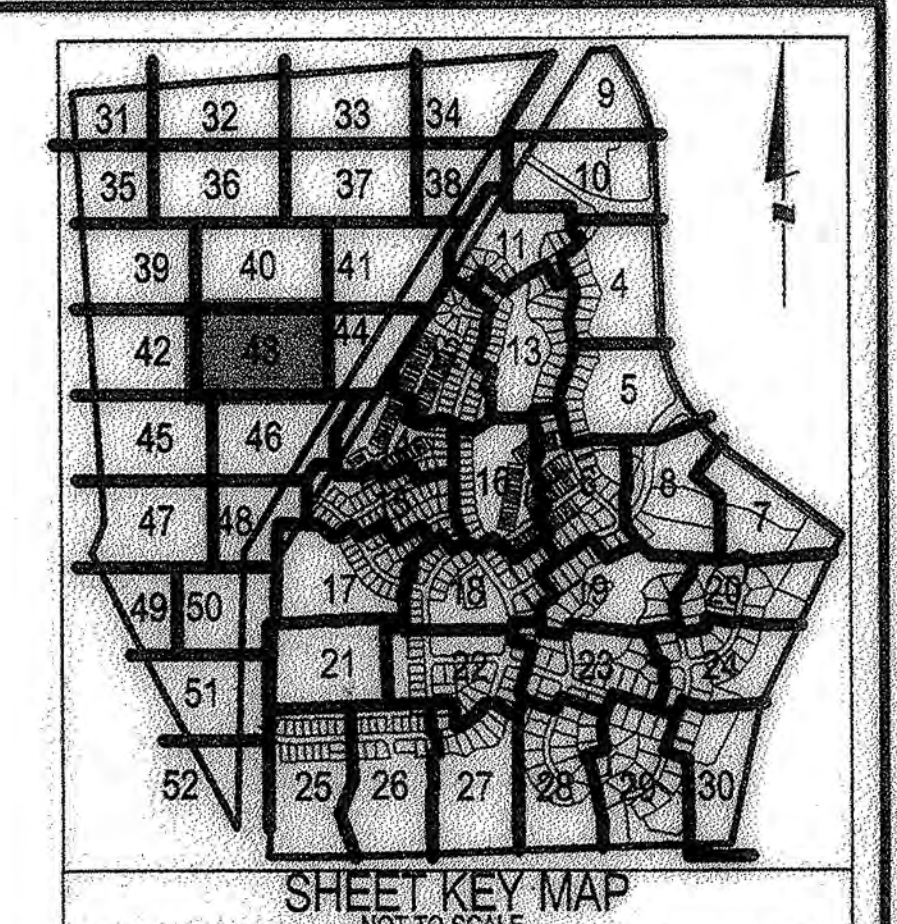
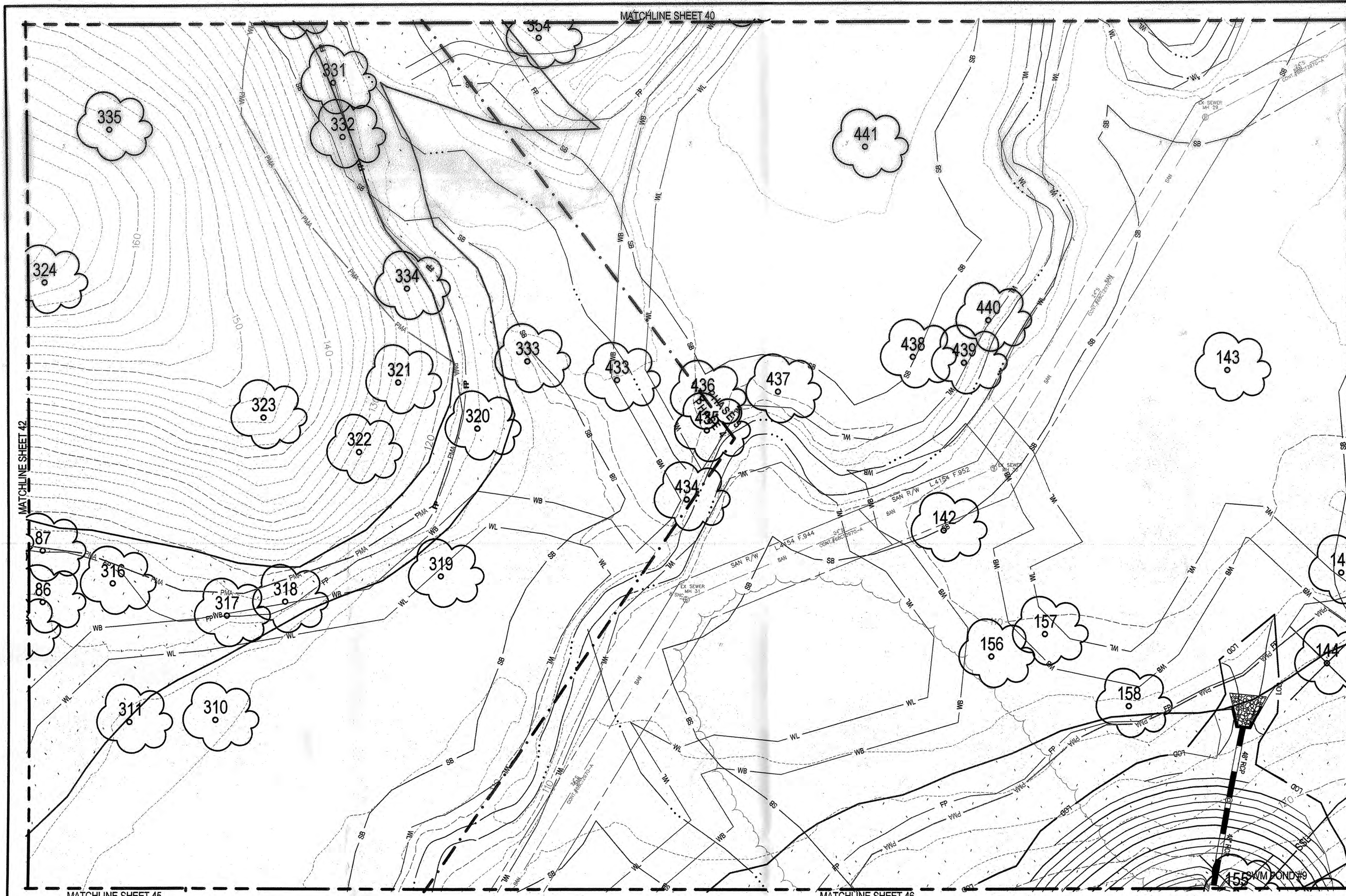
TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

ONE INCH = 30'

ET $\frac{30}{52}$

PROJECT NO.
0641-09-00



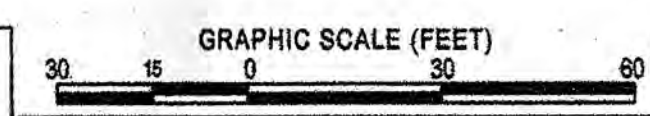
LEGEND

PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	ST
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	SE
PROPOSED CONTOUR	PE
LOT LINE	LO
LIMIT OF DISTURBANCE	LCD
EXISTING TREELINE	ET
EARTH/ROCK/VALE	ER
STORM DRAIN	SD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	WO
CLEARING IN FLOODPLAIN	CF
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	ML
WOODLAND PRESERV. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS

MATCHLINE SHEET 42 MATCHLINE SHEET 40 MATCHLINE SHEET 44 MATCHLINE SHEET 45 MATCHLINE SHEET 46

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
 FIRM: TOLL M.D. V. Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-308-2000
 ATTENTION: Tom Mateys



M-NCPPC APPROVALS			
PROJECT NAME: MARLBORO RIDGE			
PROJECT NUMBER: DSP-09018			
For Conditions of Approval see the Plan Sheet or Approval Sheet			
Approval or Revision #	Approved Date	Reviewer's Initials	Certification Date
01	10/05/06		6/12/12
02	11/15/06		
03	11/16/07		
04			
05			

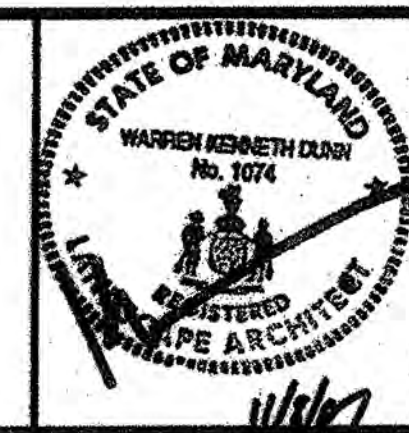
Loiederman Soltesz Associates, Inc.
 Rockville
 Lanham
 Frederick
 Waldorf
 Leonardtown
 Chantilly

LANHAM OFFICE
 4266 Forbes Boulevard
 Lanham, MD 20706
 t. 301.794.7555 f. 301.794.7656

www.LSAssociates.net

COPYRIGHT AND MAP PEOPLE			
PERMITTED USE NUMBER 2041157			
MAP 2028 GRID 016.1013.12			
NO.	DATE	BY	DATE
1	SEPTEMBER 2005	BOG	205 SE 9, 10
2		BOG	206 SE 9, 10
3		BOG	206 SE 9, 10
4		BOG	206 SE 9, 10
5		BOG	206 SE 9, 10
6		BOG	206 SE 9, 10
7		BOG	206 SE 9, 10
8		BOG	206 SE 9, 10
9		BOG	206 SE 9, 10
10		BOG	206 SE 9, 10
11		BOG	206 SE 9, 10
12		BOG	206 SE 9, 10
13		BOG	206 SE 9, 10
14		BOG	206 SE 9, 10
15		BOG	206 SE 9, 10
16		BOG	206 SE 9, 10
17		BOG	206 SE 9, 10
18		BOG	206 SE 9, 10
19		BOG	206 SE 9, 10
20		BOG	206 SE 9, 10
21		BOG	206 SE 9, 10
22		BOG	206 SE 9, 10
23		BOG	206 SE 9, 10
24		BOG	206 SE 9, 10
25		BOG	206 SE 9, 10
26		BOG	206 SE 9, 10
27		BOG	206 SE 9, 10
28		BOG	206 SE 9, 10
29		BOG	206 SE 9, 10
30		BOG	206 SE 9, 10
31		BOG	206 SE 9, 10
32		BOG	206 SE 9, 10
33		BOG	206 SE 9, 10
34		BOG	206 SE 9, 10
35		BOG	206 SE 9, 10
36		BOG	206 SE 9, 10
37		BOG	206 SE 9, 10
38		BOG	206 SE 9, 10
39		BOG	206 SE 9, 10
40		BOG	206 SE 9, 10
41		BOG	206 SE 9, 10
42		BOG	206 SE 9, 10
43		BOG	206 SE 9, 10
44		BOG	206 SE 9, 10
45		BOG	206 SE 9, 10
46		BOG	206 SE 9, 10
47		BOG	206 SE 9, 10
48		BOG	206 SE 9, 10
49		BOG	206 SE 9, 10
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51		BOG	206 SE 9, 10
52		BOG	206 SE 9, 10

PHASES 3 & 4
PHASE 2



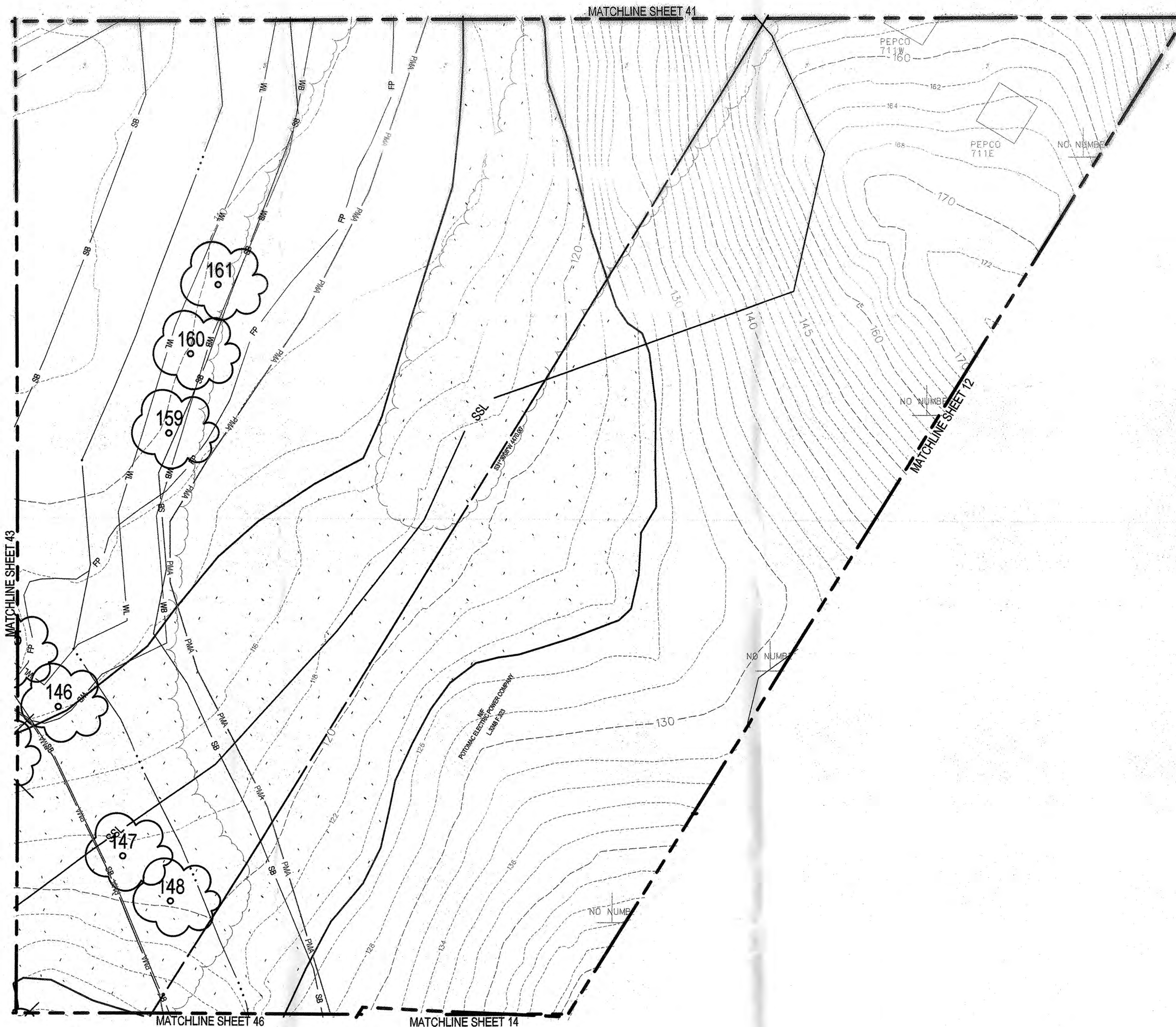
MISS UTILITY NOTE
 INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST OBTAIN THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT THE UTILITY AT 1-800-255-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

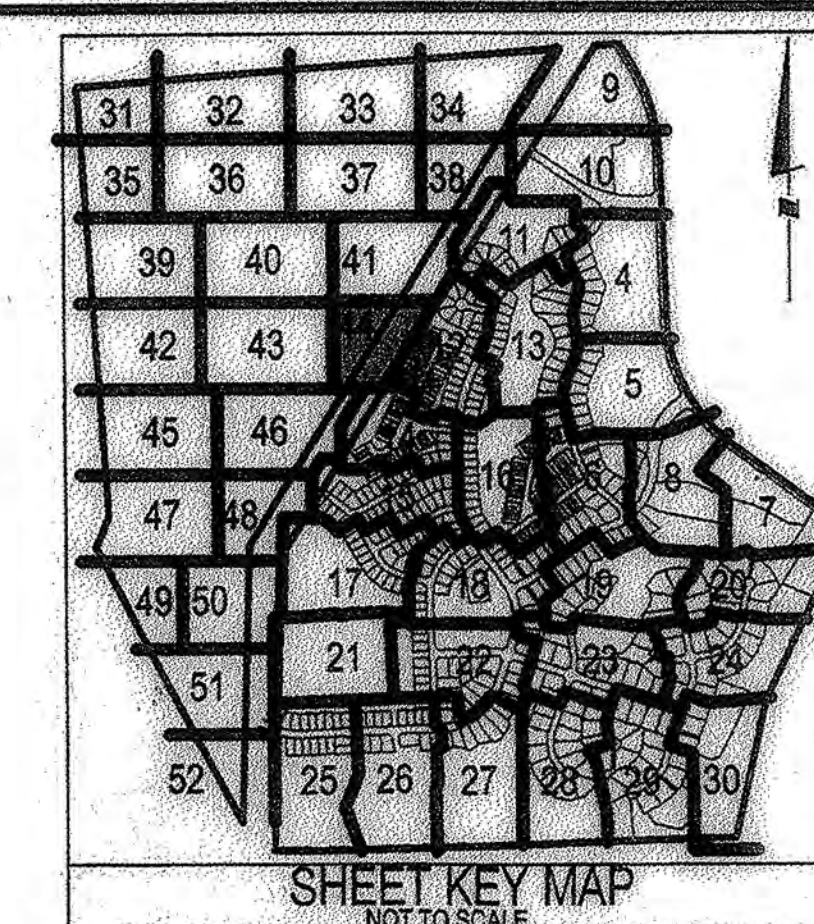
MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

SHEET 43 OF 52

PROJECT NO. 0641-09-00



SCALE: 1" = 30'

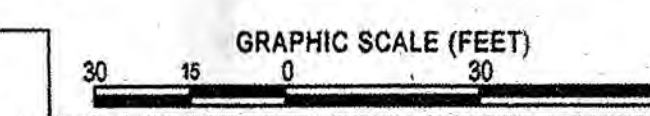


LEGEND

PATIENT MANAGEMENT AREA LIMIT	PMAL
FLOODPLAIN	FP
STREAM	ST
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTH/DIKE/SWALE	EDS
STORM DRAIN	SD
SLOPE STABILITY LINE	SSL
PHASE LINE	PL
SPECIMEN TREE	ST
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND (NOT COUNTED)	WNC
CLEARING IN FLOODPLAIN	CLF
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	ML
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STPS

NOTE: THE FOLLOWING INFORMATION ON THIS SHEET HAS BEEN UPDATED FOR DSP-09018:
 - ADDED REVISION 4, 5 AND 6 TO REVISION BLOCK.
 - REVISED PHASE IN TITLE BLOCK.
 - REVISED THE M-NCPPC APPROVAL BLOCKS.

APPLICANT:
 FIRM: TOLL MD V Limited Partnership
 ADDRESS: 4304 Forbes Blvd.
 CITY/STATE: Lanham, MD 20706
 PHONE NO.: 301-308-2000
 ATTENTION: Tom Matysa



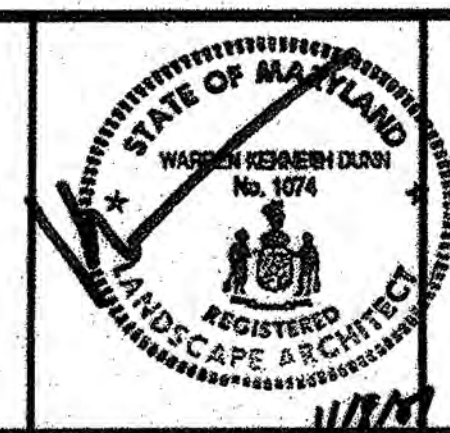
M-NCPPC APPROVALS			
PROJECT NAME: MARLBORO RIDGE			
PROJECT NUMBER: DSP-09018			
APPROVAL TREE CONSERVATION PLAN			
TCPII / 83 / 05			
APPROVED BY	DATE	REVISION	DATE
JL STASZ	10/05/05		
01 K SHOULARS	9/14/06		
02 K SHOULARS	11/15/06		
03 K FRITZ	11/16/07		
04			
05			

LS Loiederman Soltesz Associates, Inc.
 4266 Forbes Boulevard
 Lanham, MD 20706
 t. 301.794.7555 f. 301.794.7656
 www.LSAssociates.net

NO.	REVISIONS	DATE	BY	DATE
6	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4		ESB	AUG. '03
5	PREVIOUSLY APPROVED PHASES 1A-1D, TO INCLUDE PHASE 2		ESB	AUG. '03
4	PREVIOUSLY APPROVED PHASE 1A, AND 1B & 1C, TO INCLUDE 1D	7/17/06	BOG	
3	ADDRESSED PER MNCPPC COMMENTS	5/30/06	BOG	
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	4/10/06	BOG	
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	12/20/05	BOG	

COPYRIGHT AND THE MAP PEOPLE PERMITTED USE NUMBER 2041157	MAP 20.05	GRID - 018 & 019-12
100 MAP	PAGE 91, GRID B2, B3, C2, C3, D4	ZONING CATEGORY: R.R.
M-NCPPC 207 SHEET	205 SE 9, 10	
WBOC 207 SHEET	205 SE 9, 10	

PHASES 3 & 4
PHASE 2



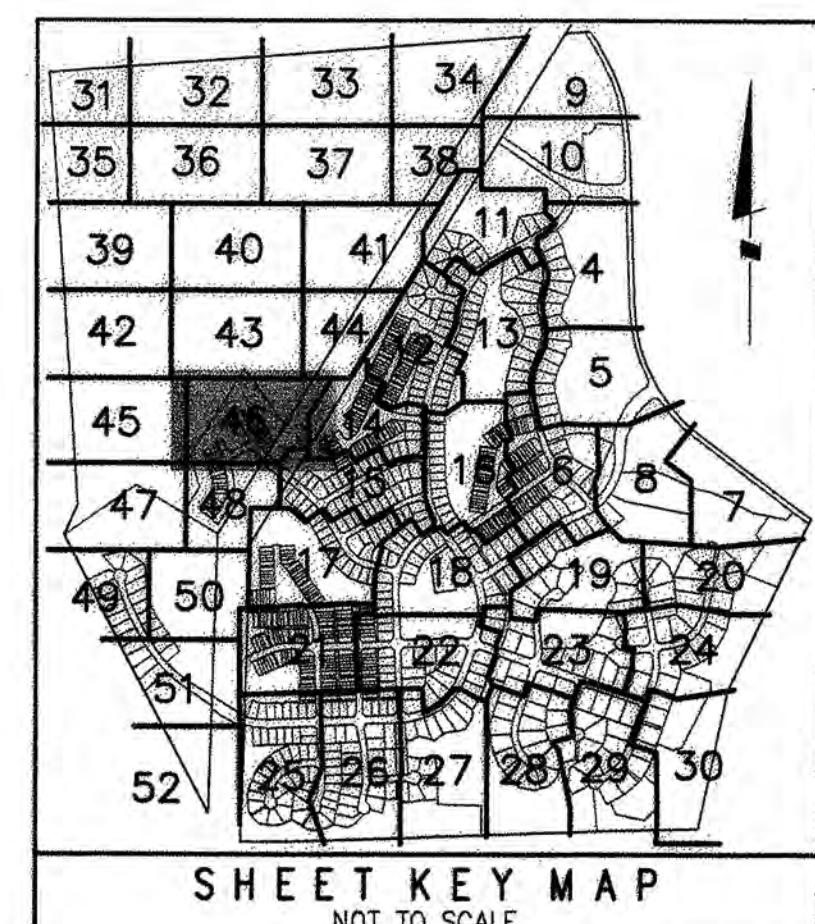
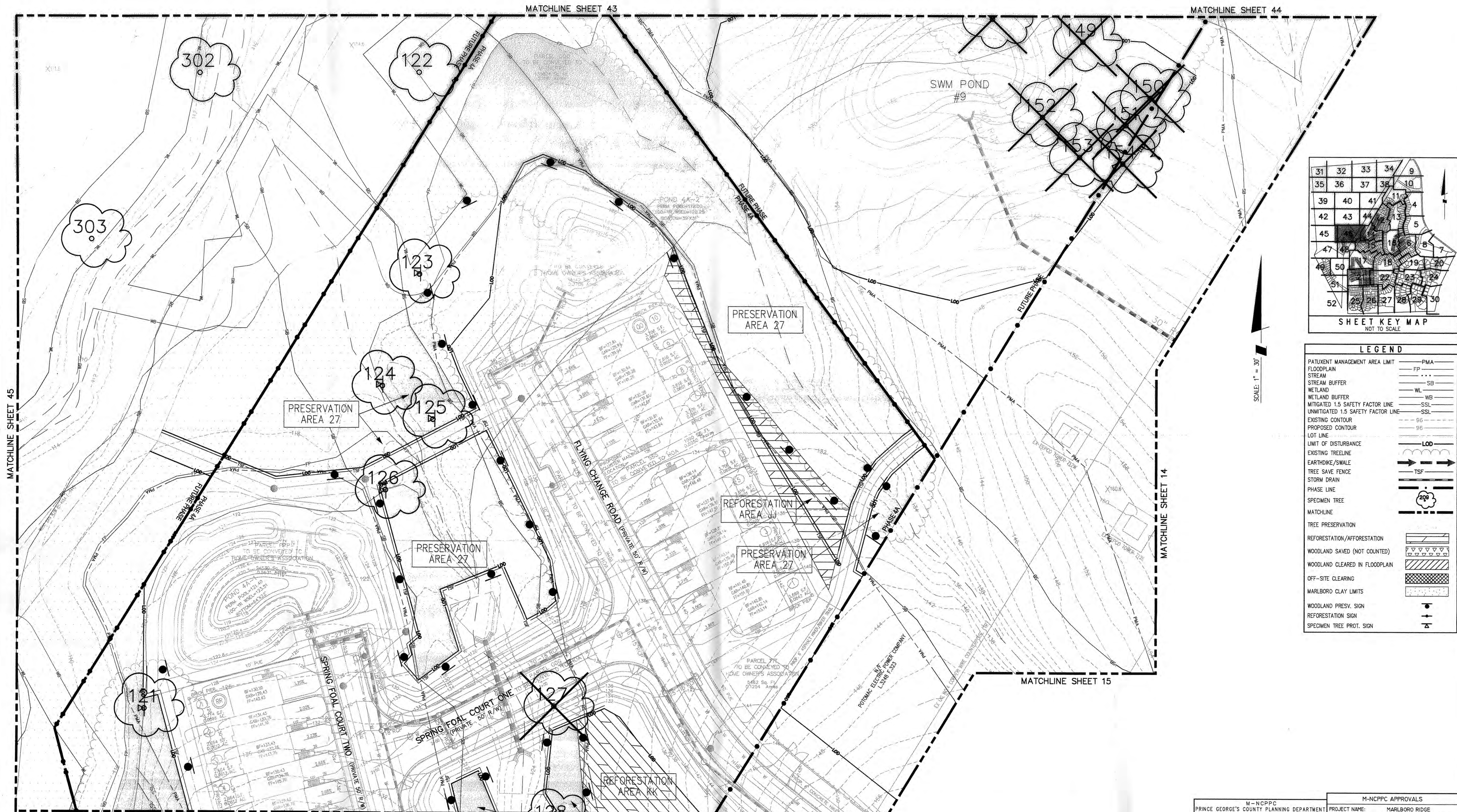
MISS UTILITY NOTE
 INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-255-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

SHEET 44 OF 52

PROJECT NO. 0841-09-00



LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHSHAKE/SWALE	ESW
TREE SAVE FENCE	TSF
STORM DRAIN	SD
PHASE LINE	PL
SPECIMEN TREE	ST
MATCHLINE	ML
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND SAVED (NOT COUNTED)	WS
WOODLAND CLEARED IN FLOODPLAIN	WC
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	ML
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STP

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET	
APPROVAL OR REVISION #	DATE
1	10/5/05
2	9/14/06
3	11/15/06
4	11/16/07
5	1/15/08
6	6/12/12

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

GRAPHIC SCALE (FEET)
30 15 0 30 60

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND. WELL IN ADVANCE OF THE START OF EXCAVATION, CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

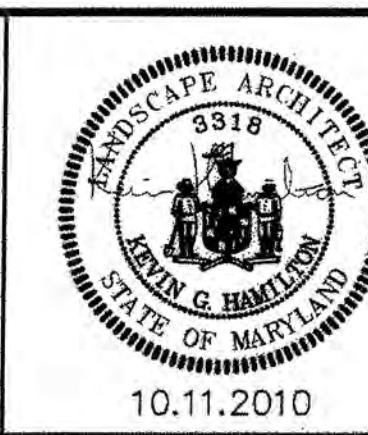
DATE: AUGUST 2009
DESIGN: KGH
DRAWN: TPC
SCALE: 1"=30'
JOB NO.: 1414.45009
SHEET NO.: 46 OF 52



ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

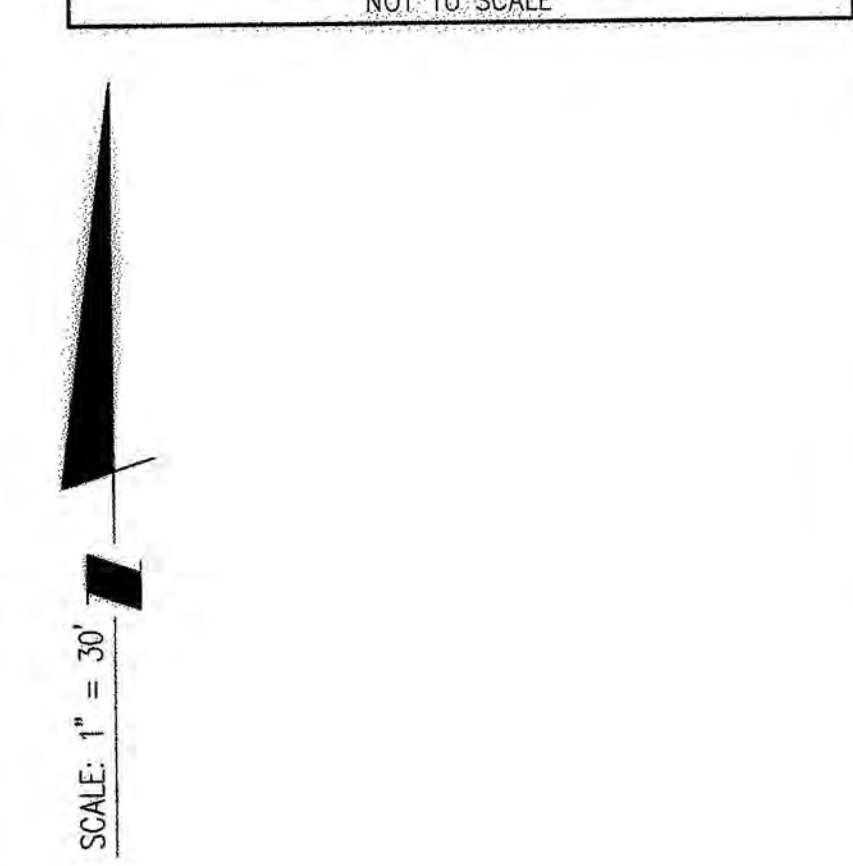
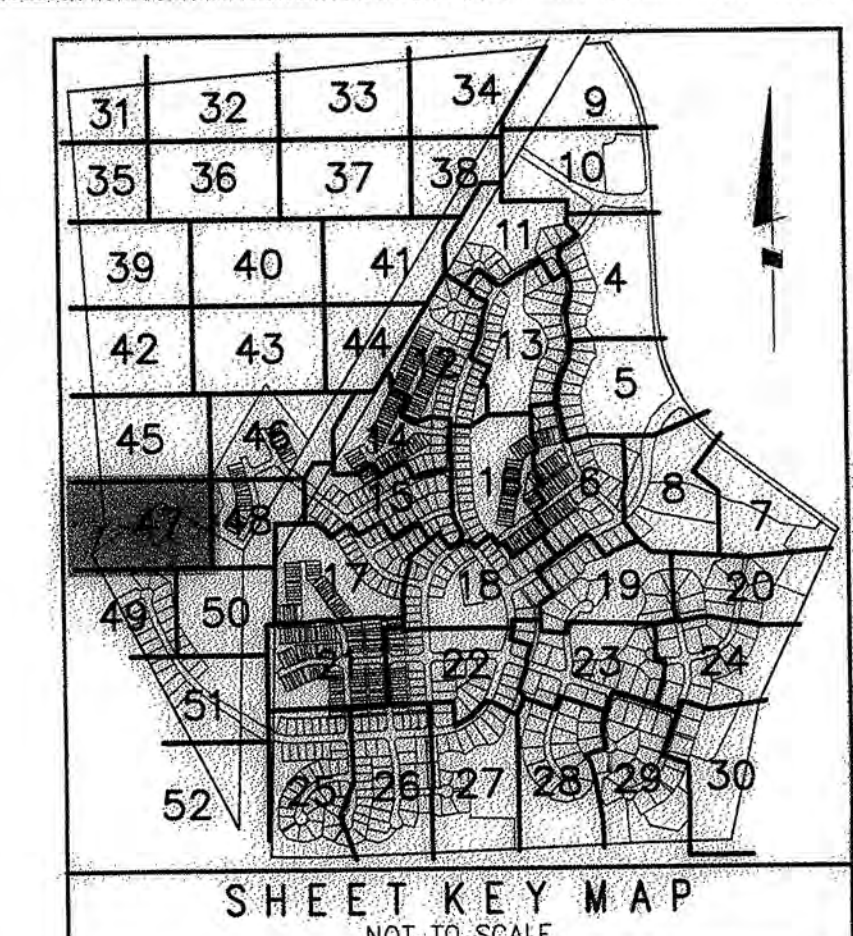
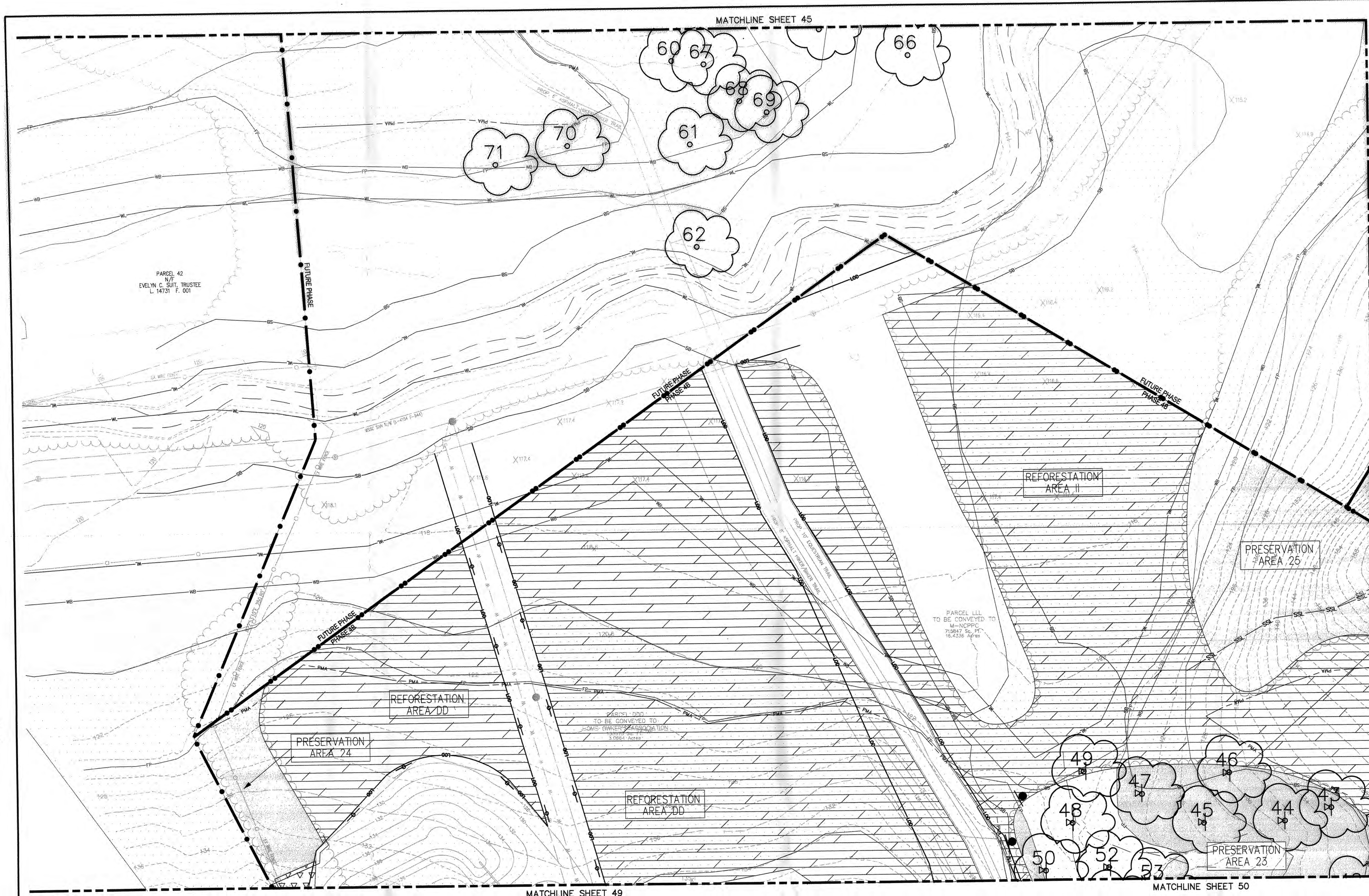
REVISIONS	
NO.	REVISIONS
1	REVISED PER RESOLUTION CONDITIONS
2	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4
3	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G
4	ADDRESSED PER MNCPPC COMMENTS
5	ADDRESSED MNCPPC COMMENT FOR SIGNATURE
6	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C

TAX MAP	
MAP NO.	20, 26
GRID	C13 & D12-13
PAGE	91, GRID B2, B3, C2, D3, D4
M-NCPPC 2007 SHEET	205 SE 9, 10
WSSC 2007 SHEET	205 SE 9, 10
DATE	12/20/05
BY	DATE

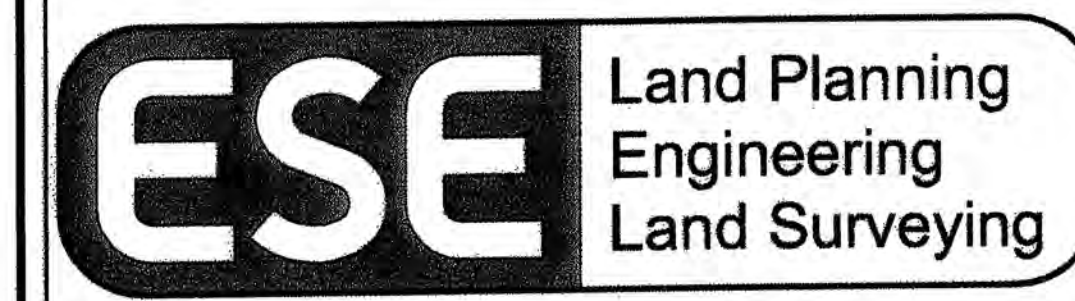


10.11.2010

PHASES 3 & 4



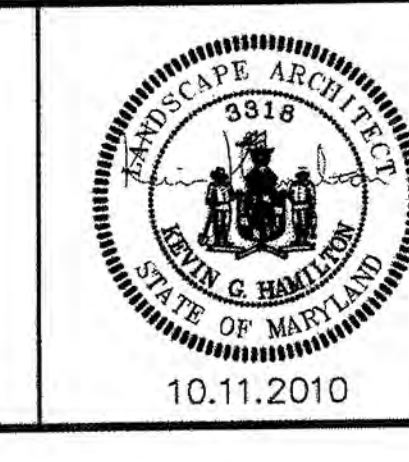
LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	TSF
EARTH/DIKE/SWALE	TSF
TREE SAVE FENCE	TSF
STORM DRAIN	TSF
PHASE LINE	TSF
SPECIMEN TREE	209
MATCHLINE	---
TREE PRESERVATION	---
REFORESTATION/AFFORESTATION	---
WOODLAND SAVED (NOT COUNTED)	---
WOODLAND CLEARED IN FLOODPLAIN	---
OFF-SITE CLEARING	---
MARLBORO CLAY LIMITS	---
WOODLAND PRES. SIGN	---
REFORESTATION SIGN	---
SPECIMEN TREE PROT. SIGN	---



ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

REVISED PER RESOLUTION CONDITIONS		NO.	DATE
1	REVISED PER RESOLUTION CONDITIONS	1	10/11/10
2	REVISED PER RESOLUTION CONDITIONS	2	10/11/10
3	REVISED PER RESOLUTION CONDITIONS	3	10/11/10
4	REVISED PER RESOLUTION CONDITIONS	4	10/11/10
5	REVISED PER RESOLUTION CONDITIONS	5	10/11/10
6	REVISED PER RESOLUTION CONDITIONS	6	10/11/10
7	REVISED PER RESOLUTION CONDITIONS	7	10/11/10
8	REVISED PER RESOLUTION CONDITIONS	8	10/11/10
9	REVISED PER RESOLUTION CONDITIONS	9	10/11/10
10	REVISED PER RESOLUTION CONDITIONS	10	10/11/10

COPYRIGHT ADC THE MAP PEOPLE		NO.	DATE
1	COPYRIGHT ADC THE MAP PEOPLE	1	10/11/10
2	COPYRIGHT ADC THE MAP PEOPLE	2	10/11/10
3	COPYRIGHT ADC THE MAP PEOPLE	3	10/11/10
4	COPYRIGHT ADC THE MAP PEOPLE	4	10/11/10
5	COPYRIGHT ADC THE MAP PEOPLE	5	10/11/10
6	COPYRIGHT ADC THE MAP PEOPLE	6	10/11/10
7	COPYRIGHT ADC THE MAP PEOPLE	7	10/11/10
8	COPYRIGHT ADC THE MAP PEOPLE	8	10/11/10
9	COPYRIGHT ADC THE MAP PEOPLE	9	10/11/10
10	COPYRIGHT ADC THE MAP PEOPLE	10	10/11/10



PHASES 3 & 4

MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE

MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE: AUGUST 2009

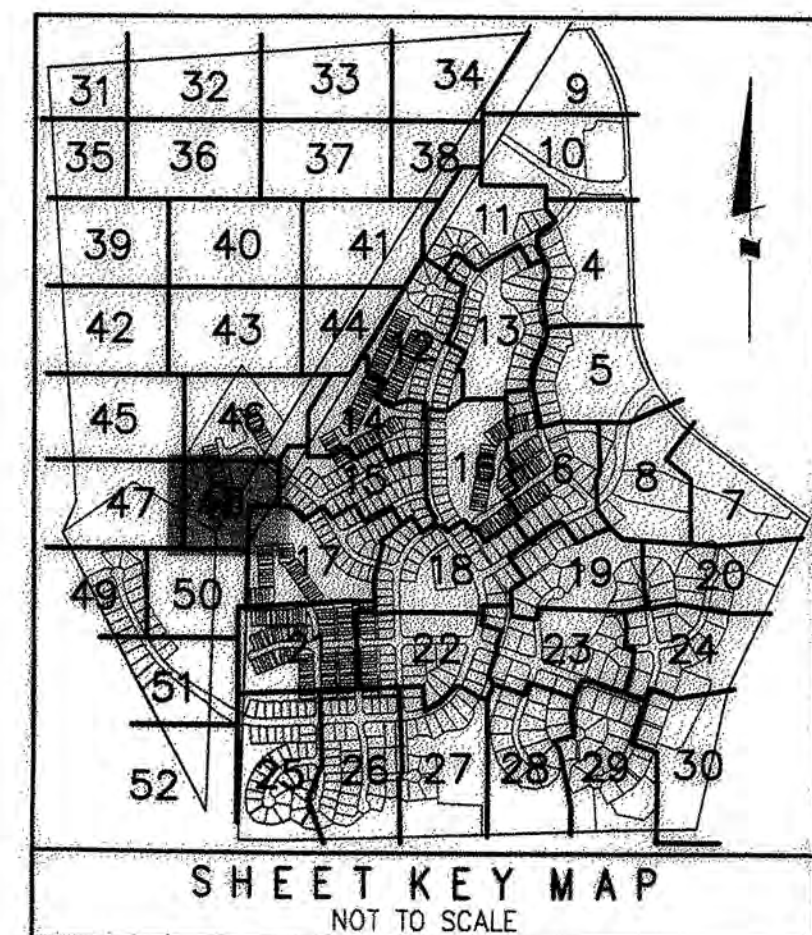
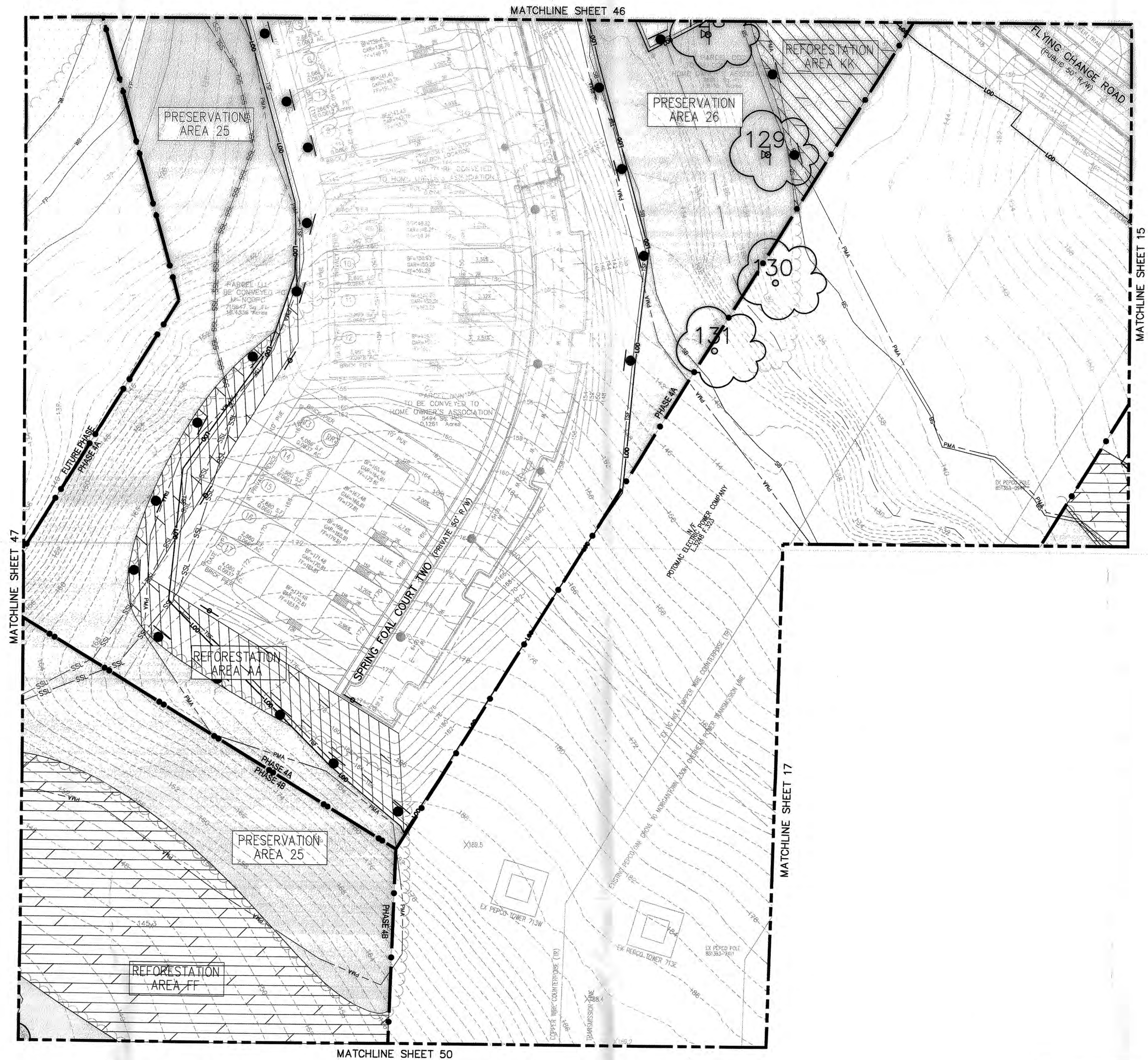
DESIGN: KGH

SCALE: 1"=30'

JOB NO.: 1414.45009

SHEET NO.: 47 OF 52

M-NCPPC APPROVALS	
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT	PROJECT NAME: MARLBORO RIDGE
ENVIRONMENTAL PLANNING SECTION	PROJECT NUMBER: DSP - 09018
APPROVAL	FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET
TREE CONSERVATION PLAN	REVISIONS LISTED BELOW APPLY TO THIS SHEET
TCPII / 83 / 05	
APPROVED BY	DATE
J. L. STASZ	10/5/05
01 K. SHOLARS	9/14/06
02 K. SHOLARS	11/15/06
03 K. FRITZ	11/16/07
04 K. FRITZ	1/15/08
05 K. FRITZ	6/1/12



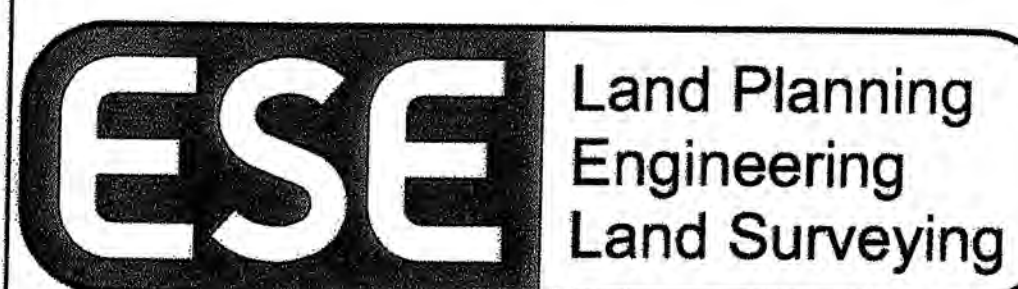
LEGEND	
PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOO
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	TSF
EARTHDIKE/SWALE	TSF
TREE SAVE FENCE	TSF
STORM DRAIN	TSF
PHASE LINE	TSF
SPECIMEN TREE	TSF
MATCHLINE	TSF
TREE PRESERVATION	TSF
REFORESTATION/AFFORESTATION	TSF
WOODLAND SAVED (NOT COUNTED)	TSF
WOODLAND CLEARED IN FLOODPLAIN	TSF
OFF-SITE CLEARING	TSF
MARLBORO CLAY LIMITS	TSF
WOODLAND PRES. SIGN	TSF
REFORESTATION SIGN	TSF
SPECIMEN TREE PROT. SIGN	TSF

SCALE: 1" = 30'

GRAPHIC SCALE (FEET)

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
01	3/18/10
02	3/18/10
03	3/18/10
04	3/18/10
05	3/18/10



ESE Consultants Inc.
7164 Columbia Gateway Dr.
Columbia, MD 21046
TEL: (410) 381-3095
FAX: (410) 872-4870

COPYRIGHT AND THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
NO.	REVISIONS
1	REVISED PER RESOLUTION CONDITIONS
2	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4
3	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G
4	ADDRESSED PER MNCPPC COMMENTS
5	ADDRESSED MNCPPC COMMENT FOR SIGNATURE
6	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C

TAX MAP	
MAP	GRID
20, 26	C13 & D12-13
PAGE 91, GRID B2, B3, C2, D3, D4	ZONING CATEGORY: R-R
M-NCPPC 200' SHEET	205 SE 9, 10
WSSC 200' SHEET	205 SE 9, 10
205 SE 9, 10	205 SE 9, 10

PHASES 3 & 4



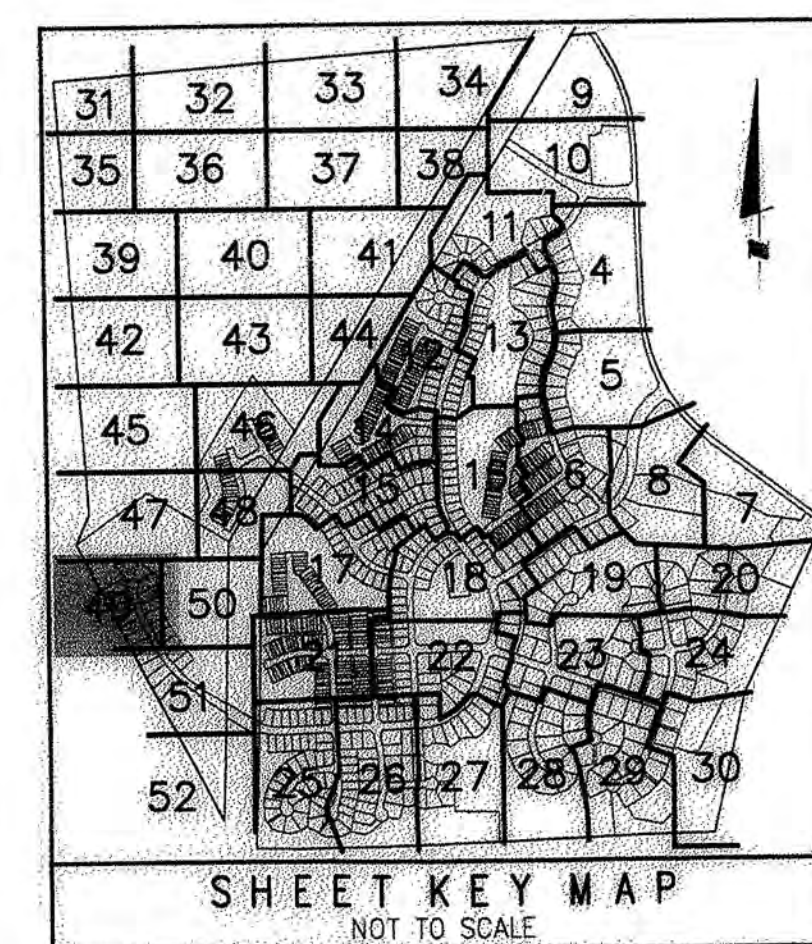
MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

TREE CONSERVATION PLAN TYPE II
MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE: AUGUST 2009
DESIGN: KGH
DRAWN: TPC
SCALE: 1"=30'
JOB NO.: 1414.45009
SHEET NO.: 48 OF 52

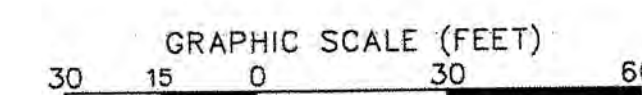


SCALE: 1" = 30'



LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	...
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	95
PROPOSED CONTOUR	96
LOT LINE	---
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	---
EARTHDOKE/SWALE	---
TREE SAVE FENCE	TSF
STORM DRAIN	---
PHASE LINE	---
SPECIMEN TREE	---
MATCHLINE	---
TREE PRESERVATION	---
REFORESTATION/AFFORESTATION	---
WOODLAND SAVED (NOT COUNTED)	---
WOODLAND CLEARED IN FLOODPLAIN	---
OFF-SITE CLEARING	---
MARLBORO CLAY LIMITS	---
WOODLAND PRESV. SIGN	---
REFORESTATION SIGN	---
SPECIMEN TREE PROT. SIGN	---

MATCHLINE SHEET 51



OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

MISS UTILITY NOTE

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PHASES 3 & 4

COPYRIGHT ADC THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
MAP 20, 26	GRID C13 & D12-13
TAX MAP PAGE 91, GRID B2, B3, C2, C3, D4	ZONING CATEGORY: R-R
M-NCPPC 200' SHEET 205 SE 9, 10 206 SE 9, 10	
WSSO 200' SHEET 205 SE 9, 10 206 SE 9, 10	

NO.	REVISIONS	BY	DATE
6	REVISED PER RESOLUTION CONDITIONS	ESE	OCT. '10
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE	AUG. '09
4	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G	BPW	1/2/08
3	ADDRESSED PER MNCPPC COMMENTS	BCC	5/30/08
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCC	4/10/08
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCC	12/20/07

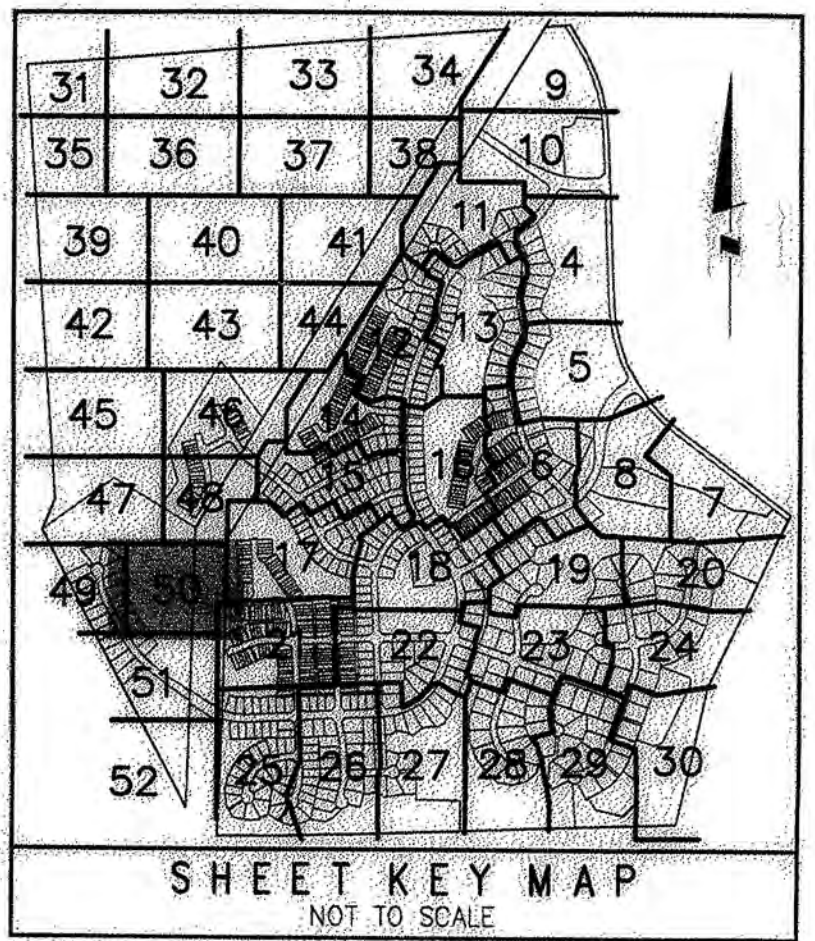
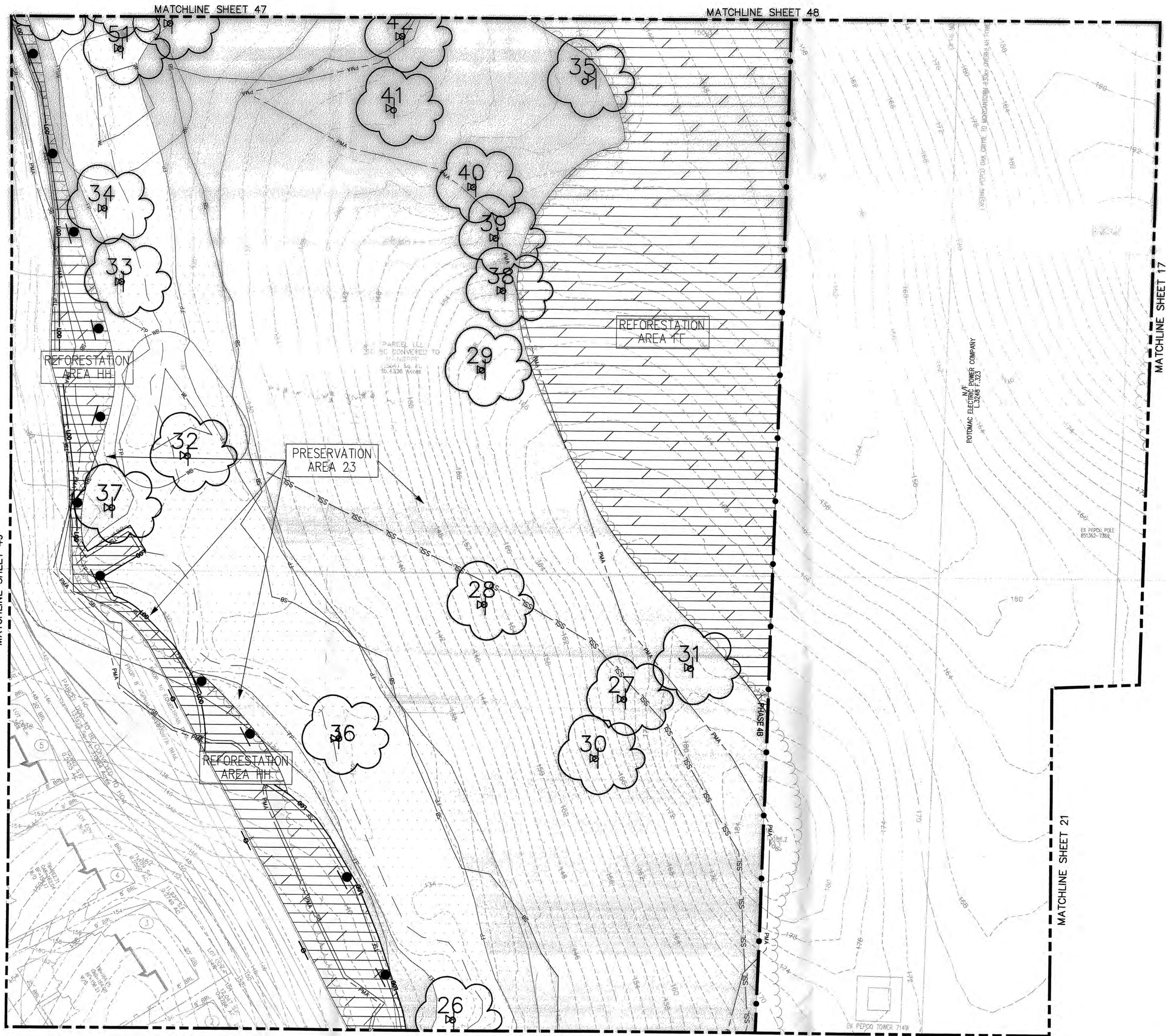


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TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGN:	KGH
DRAWN:	TPC
SCALE:	1"=30'
JOB NO.:	1414.45009
SHEET NO.:	49 OF 52

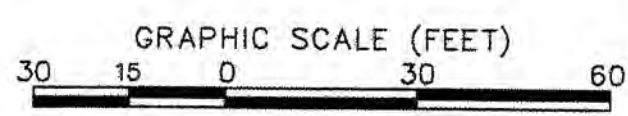


LEGEND

PATUXENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	96
PROPOSED CONTOUR	96
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	ETL
EARTHDOKE/SWALE	EDS
TREE SAVE FENCE	TSF
STORM DRAIN	SD
PHASE LINE	PL
SPECIMEN TREE	ST
MATCHLINE	ML
TREE PRESERVATION	TP
REFORESTATION/AFFORESTATION	RA
WOODLAND SAVED (NOT COUNTED)	WS
WOODLAND CLEARED IN FLOODPLAIN	WC
OFF-SITE CLEARING	OSC
MARLBORO CLAY LIMITS	MLC
WOODLAND PRES. SIGN	WPS
REFORESTATION SIGN	RS
SPECIMEN TREE PROT. SIGN	STP

OWNER/DEVELOPER
 TOLL MD V LIMITED PARTNERSHIP
 7164 COLUMBIA GATEWAY DRIVE
 COLUMBIA, MARYLAND 21046
 ATTN: TOM MATEYA
 PHONE: 410-872-9105
 FAX: 410-872-9141

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
01	3/18/10
02	3/18/10
03	3/18/10
04	3/18/10
05	3/18/10



ESE Land Planning
 Engineering
 Land Surveying

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COPYRIGHT ADC THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
MAP	GRID
20, 26	C13 & D12-13
ZONING CATEGORY: R-R	
NO.	REVISIONS
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE
3	ADDRESSED PER MNCPPC COMMENTS
4	REVISOR PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4
6	REVISED PER RESOLUTION CONDITIONS
BY	DATE
BOG	12/20/05
BOG	4/10/06
BOG	5/30/06
BOG	1/22/08
BOG	AUG. '09
ESE	OCT. '10

PHASES 3 & 4

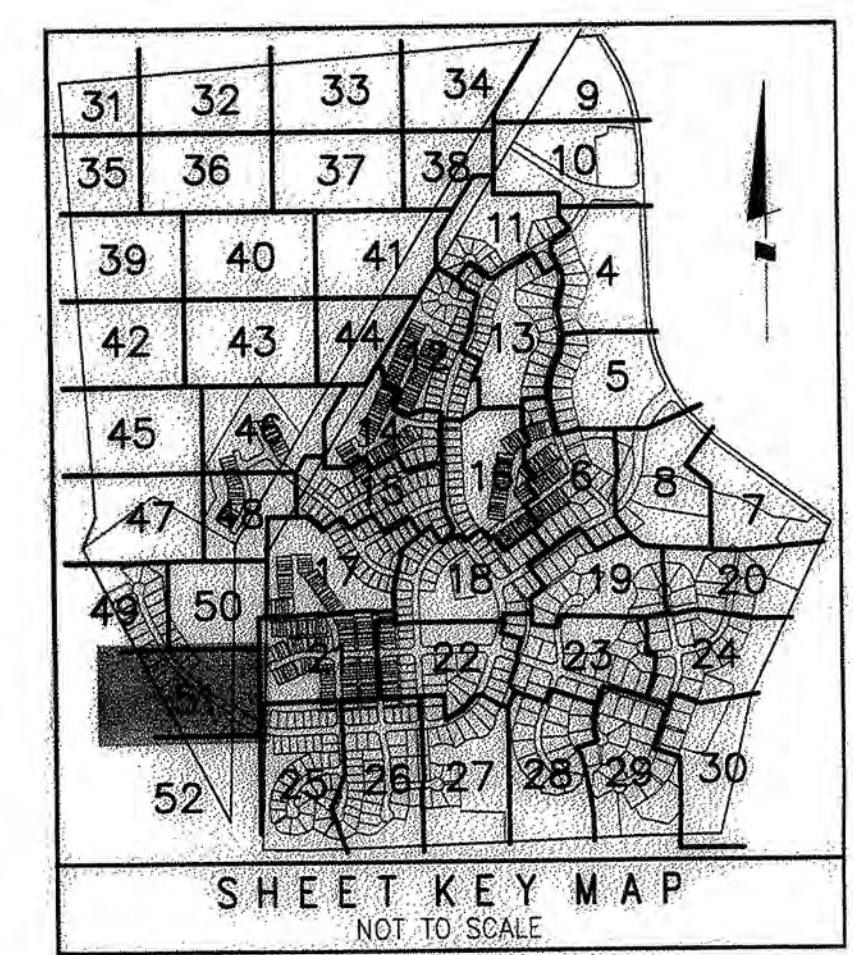
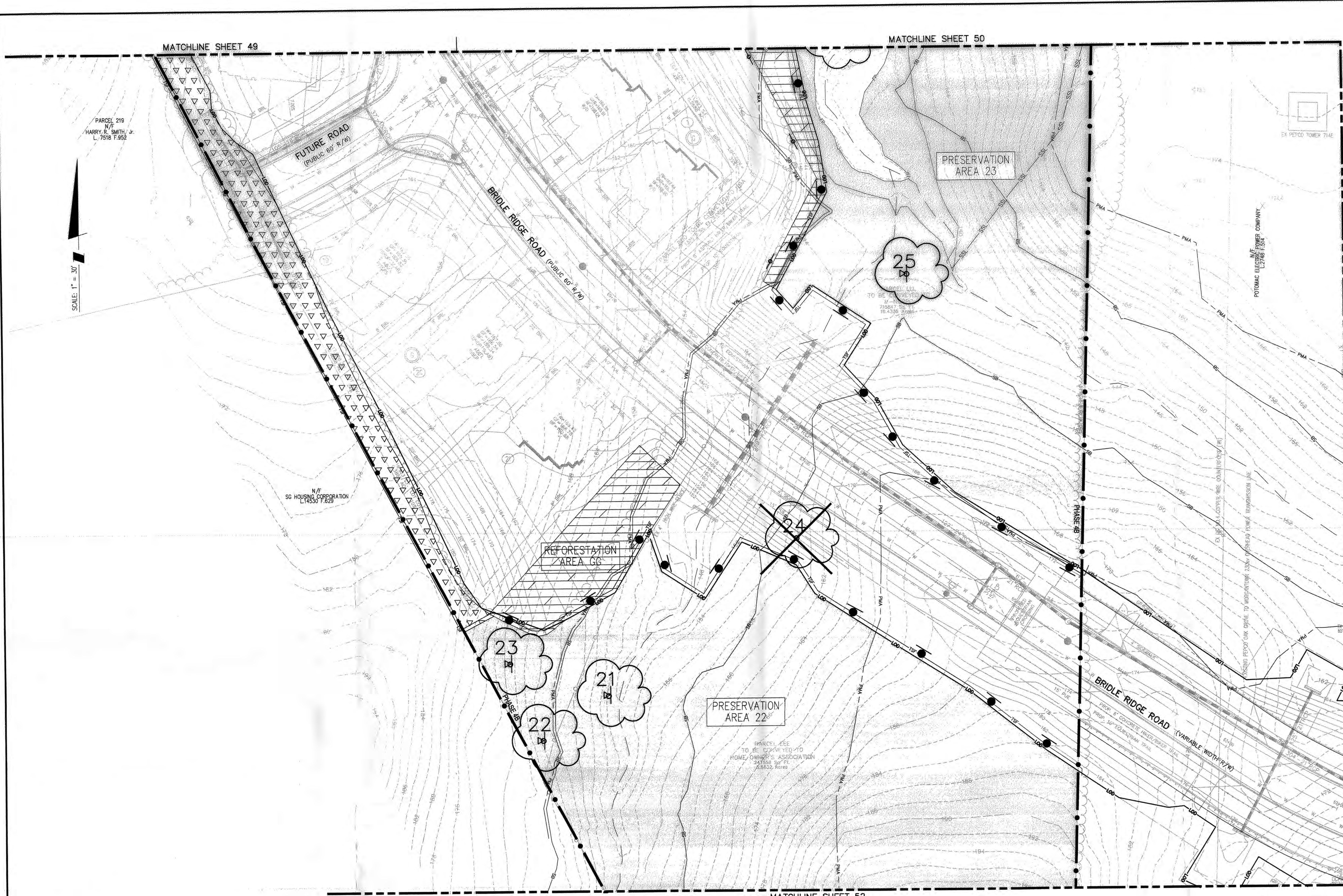


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TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
 MELWOOD (15TH) ELECTION DISTRICT
 PRINCE GEORGE'S COUNTY, MARYLAND

DATE: AUGUST 2009
 DESIGN: KGH
 SCALE: 1"=30'
 JOB NO.: 1414.45009
 SHEET NO.: 50 OF 52

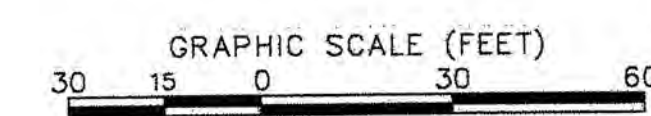


LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	SB
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	95
PROPOSED CONTOUR	95
LOT LINE	LOD
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	TSF
EARTHDIKE/SWALE	TSF
TREE SAVE FENCE	TSF
STORM DRAIN	SD
PHASE LINE	200
SPECIMEN TREE	200
MATCHLINE	
TREE PRESERVATION	
REFORESTATION/AFFORESTATION	
WOODLAND SAVED (NOT COUNTED)	
WOODLAND CLEARED IN FLOODPLAIN	
OFF-SITE CLEARING	
MARLBORO CLAY LIMITS	
WOODLAND PRES. SIGN	
REFORESTATION SIGN	
SPECIMEN TREE PROT. SIGN	

M-NCPPC APPROVALS	
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT ENVIRONMENTAL PLANNING SECTION	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 83 / 05	
APPROVED BY	DATE
J L STASZ	10/5/05
01 K SHOULARS	9/14/06
02 K SHOULARS	11/15/06
03 K FRITZ	11/16/07
04 K FRITZ	1/15/08
05 <i>L. Shaw</i>	6/8/12

M-NCPPC APPROVALS			
PROJECT NAME:		MARLBORO RIDGE	
PROJECT NUMBER:		DSP - 09018	
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET			
APPROVAL OR REVISION #	APPROVAL DATE	REVIEWER'S INITIALS	CERTIFICATION DATE
00	3/18/10	S.A.	6/12/12

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141



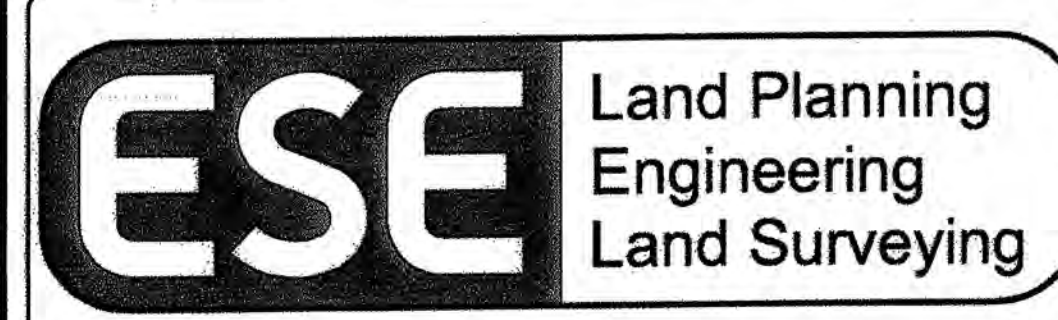
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TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE:	AUGUST 2009
DESIGNER:	KGH
DRAWN:	TPC
SCALE:	1"=30'
JOB NO.:	1414.45009
SHEET NO.:	51 OF 52



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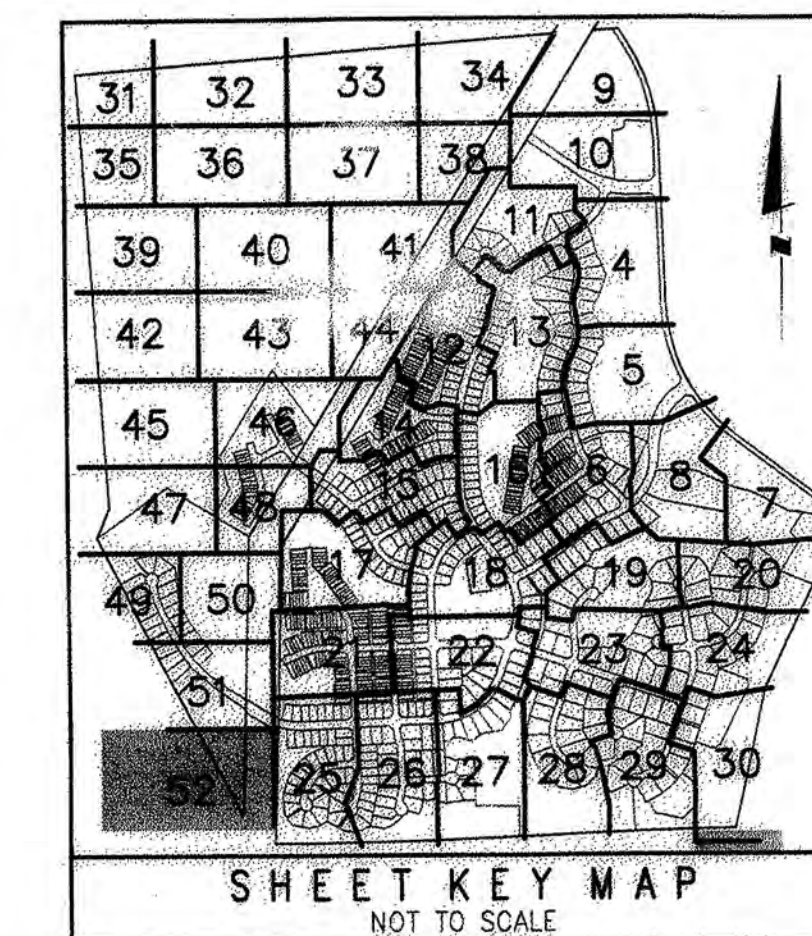
COPYRIGHT ADC THE MAP PEOPLE PERMITTED USE NUMBER 20411157	
MAP 20_26	GRID C13 & D12-13
TAX MAP	ZONING CATEGORY: R-R
PAGE 91, GRID B2, B3, C2, D3, D4	
M-NCPPC 200' SHEET	
200 SE 8, 10	
200 SE 9, 10	
WSSC 200' SHEET	
200 SE 8, 10	
200 SE 9, 10	
NO.	REVISIONS
6	REVISED PER RESOLUTION CONDITIONS
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4
4	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G
3	ADDRESSED PER MNCPPC COMMENTS
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C
BY:	DATE
ESE	OCT. '10
ESE	AUG. '09
BPW	1/2/08
BCG	5/30/06
BCG	4/10/06
BCG	12/28/05

PHASES 3 & 4



10.11.2010

MATCHLINE SHEET 51



SCALE: 1" = 30'

LEGEND	
PATIENT MANAGEMENT AREA LIMIT	PMA
FLOODPLAIN	FP
STREAM	...
STREAM BUFFER	SB
WETLAND	WL
WETLAND BUFFER	WB
MITIGATED 1.5 SAFETY FACTOR LINE	SSL
UNMITIGATED 1.5 SAFETY FACTOR LINE	SSL
EXISTING CONTOUR	
PROPOSED CONTOUR	
LOT LINE	
LIMIT OF DISTURBANCE	LOD
EXISTING TREELINE	
EARTHDOKE/SWALE	
TREE SAVE FENCE	
STORM DRAIN	
PHASE LINE	
SPECIMEN TREE	
MATCHLINE	
TREE PRESERVATION	
REFORESTATION/AFFORESTATION	
WOODLAND SAVED (NOT COUNTED)	
WOODLAND CLEARED IN FLOODPLAIN	
OFF-SITE CLEARING	
MARLBORO CLAY LIMITS	
WOODLAND PRESV. SIGN	
REFORESTATION SIGN	
SPECIMEN TREE PROT. SIGN	

PRESERVATION AREA 22

N/F
SG HOUSING CORPORATION
L14630 F.629N/F POWER COMPANY
POTOMAC ELECTRIC
48 F.514

MATCHLINE SHEET 30

WILD HORSE COURT

MATCHLINE SHEET 25

OWNER/DEVELOPER
TOLL MD V LIMITED PARTNERSHIP
7164 COLUMBIA GATEWAY DRIVE
COLUMBIA, MARYLAND 21046
ATTN: TOM MATEYA
PHONE: 410-872-9105
FAX: 410-872-9141

GRAPHIC SCALE (FEET)
30 15 0 30 60

M-NCPPC APPROVALS	
PROJECT NAME:	MARLBORO RIDGE
PROJECT NUMBER:	DSP - 09018
FOR CONDITIONS OF APPROVAL COVER SHEET OR APPROVAL SHEET REVISIONS LISTED BELOW APPLY TO THIS SHEET	
APPROVAL OR REVISION #	DATE
APPROVED BY	DATE
J L STASZ	10/5/05
01 K SHOULARS	9/14/06
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03 K FRITZ	11/16/07
04 K FRITZ	1/15/08
05 K FRITZ	6/8/10

ESE Land Planning
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NO.	REVISIONS	BY	DATE
6	REVISED PER RESOLUTION CONDITIONS	ESE	OCT. '10
5	PREVIOUSLY APPROVED PHASES 1 & 2, TO INCLUDE PHASES 3 & 4	ESE	AUG. '09
4	REVISED PRESERVATION AREAS 4 & 5 AND REFORESTATION AREA G	BPW	1/2/08
3	ADDRESSED PER MNCPPC COMMENTS	BCG	5/30/08
2	ADDRESSED MNCPPC COMMENT FOR SIGNATURE	BCG	4/10/08
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCG	12/20/05

MAP	GRID	TAX MAP	ZONING CATEGORY:
20, 26	C13 & D12-13	PAGE 91, GRID B2, B3, C2, D3, D4	R-R
M-NCPPC 200' SHEET			
205 SE 9, 10			
206 SE 9, 10			
WSSC 200' SHEET			
205 SE 9, 10			
206 SE 9, 10			

PHASES 3 & 4



MISS UTILITY NOTE
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TREE CONSERVATION PLAN TYPE II

MARLBORO RIDGE
MELWOOD (15TH) ELECTION DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND

DATE: AUGUST 2009
DESIGN: KGH
SCALE: 1"=30'
JOB NO.: 1414.45009
SHEET NO.: 52 OF 52