TREE CONSERVATION PLAN TYPE II
PHASE 5
MARLBORO RIDGE

REFORESTATION / AFFORESTATION AREAS (R/AA)	
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	0.51
I	0.24
J	0.39
K	0.73
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
LL	0.40
MM	0.16
NN	0.95
OO	0.81
PP	0.97
TOTAL=33.49 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	1.49
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
28	0.95
29	0.82
30	2.30
31	0.53
32	0.35
33	1.90
34	10.93
35	0.17
36	0.01
TOTAL=75.20 ACRES	

LEGEND

- PATUXENT MANAGEMENT AREA LIMIT — PMA
- FLOODPLAIN — FP
- STREAM
- EXISTING CONTOUR — 96
- LOT LINE
- EXISTING TREELINE
- MATCH-LINE
- PHASE LINE
- UNMITIGATED 1.5 SAFETY FACTOR LINE — SSL
- MITIGATED 1.5 SAFETY FACTOR LINE — SSL
- UNMITIGATED 65 dBA Ldn NOISE CONTOUR — 65 dBA
- TREE PRESERVATION
- REFORESTATION/AFFORESTATION
- WOODLAND SAVED (NOT COUNTED)
- WOODLAND CLEARED IN FLOODPLAIN

THIS TCP REFLECTS TOTAL ON-SITE CONSERVATION OBLIGATION FOR OVERALL DEVELOPMENT. TCP 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 5 LOTS ARE IMPACTED BY THE 1.5 SAFETY FACTOR LINE ASSOCIATED WITH MARLBORO CLAYS

NOTES

1. ACREAGE OF TRACT
   TOTAL SITE
   GROSS TRACT: . . . . . 588.96 ACRES
   AREA OF FLOODPLAIN . . . . . 92.32 ACRES
   NET TRACT . . . . . 496.64 ACRES
   PHASE 5
   GROSS TRACT: . . . . . 85.14 ACRES
   AREA OF FLOODPLAIN. . . . . 20.09 ACRES
   NET TRACT . . . . . 65.05 ACRES
2. ZONE R-R
3. EXISTING USE: AGRICULTURE
4. THIS PLAN WAS PREPARED FROM THE BEST AVAILABLE INFORMATION AND BASED UPON BEST ENGINEERING JUDGEMENT.
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 GDC 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. PERENNIAL STREAMS 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 LAND, 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.
13. NO MARLBORO CLAY MITIGATED FACTOR OF SAFETY LINE OCCURS IN ANY PORTION OF PHASE 5 AS DEMONSTRATED BY THE SLOPE STABILITY ANALYSIS PREPARED BY GEO-TECHNOLOGY ASSOCIATES, INC. ON MAY 26, 2017 AND AS VERIFIED AND APPROVED BY PRINCE GEORGE'S COUNTY DEPARTMENT OF PERMITTING, INSPECTIONS AND ENFORCEMENT ON JUNE 14, 2017.

Woodland Conservation Worksheet for Prince George's County, Maryland

Zone:	R-R		
Gross Tract:	588.96		Include acreages only in columns
Floodplain:	92.32		for which there is a corresponding zone.
Previously Dedicated Land:	0.00		
Net Tract (NTA):	496.64	0.00	0.00

Property Description or Subdivision Name: Marlboro Ridge

Break-even Point (preservation acres) =	125.18
Acres of Net Tract clearing permitted w/o reforestion=	103.41

Woodland Conservation Requirement Calculations:

Existing Woodland on Net Tract (acres)		228.59							
Existing Woodland in Floodplain (acres)		75.93							
Woodland Conservation Threshold (NTA) =	20.00%	99.33							
Smaller of a or c		99.33							
Woodland above WCT		129.26							
Plan Number: (This must be completed for each phase)		DSP-04088	DSP-05035	DSP-05035	DSP-05075	DSP -06010	DSP-09018	DSP-07058	Future	
Plan Phase or Name:		Phase 1A	Phase 1B	Phase 1C	Phase 1D	Phase 2	Phase 3 & 4	Phase 5	Phases	Total
Total area in this application (acres)		23.18	23.17	33.29	86.99	147.07	97.52	85.14	92.60	588.96
Floodplain area in this application (acres)		0.06	0.00	9.61	1.22	19.96	5.89	20.09	35.49	92.32
Net Tract area in the application (acres)		23.12	23.17	23.68	85.77	127.11	91.63	65.05	57.11	496.64
Woodland on the Net Tract for this phase (acres)		1.99	4.21	6.79	28.61	45.08	36.39	53.00	52.50	228.57
Woodland in the Floodplain for this phase		0.06	0.00	5.49	0.33	15.72	2.02	19.95	31.92	75.49
Woodland Cleared on Net Tract for this phase		0.37	2.16	0.66	15.41	31.27	13.25	34.77	28.12	126.00
Woodland Cleared in Floodplain for this phase		0.02	0.00	0.72	0.34	2.00	0.00	2.09	0.00	5.17
Off-site Woodland Clearing (1:1)		0.00	0.00	0.18	0.00	0.00	0.00	0.00	0.00	0.18
Off-site Mitigation provided on this property		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Cummulative acres of Net Tract Woodland cleared		0.37	2.53	3.19	18.60	49.87	63.11	97.88	126.00	
Cummulative acres of Floodplain woodland cleared		0.02	0.02	0.74	1.08	3.08	3.08	5.17	5.17	
Smaller of d or e		0.37	2.53	3.19	18.60	49.87	63.11	97.88	126.00	
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)		0.09	0.63	0.80	4.65	12.47	15.78	24.47	31.50	
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 (AFT) =	15.00%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Cumulative Woodland Conservation Required		99.44	99.98	101.05	105.24	115.05	118.37	129.15	136.18	

Latest phase indicates cumulative requirement through that phase of work.

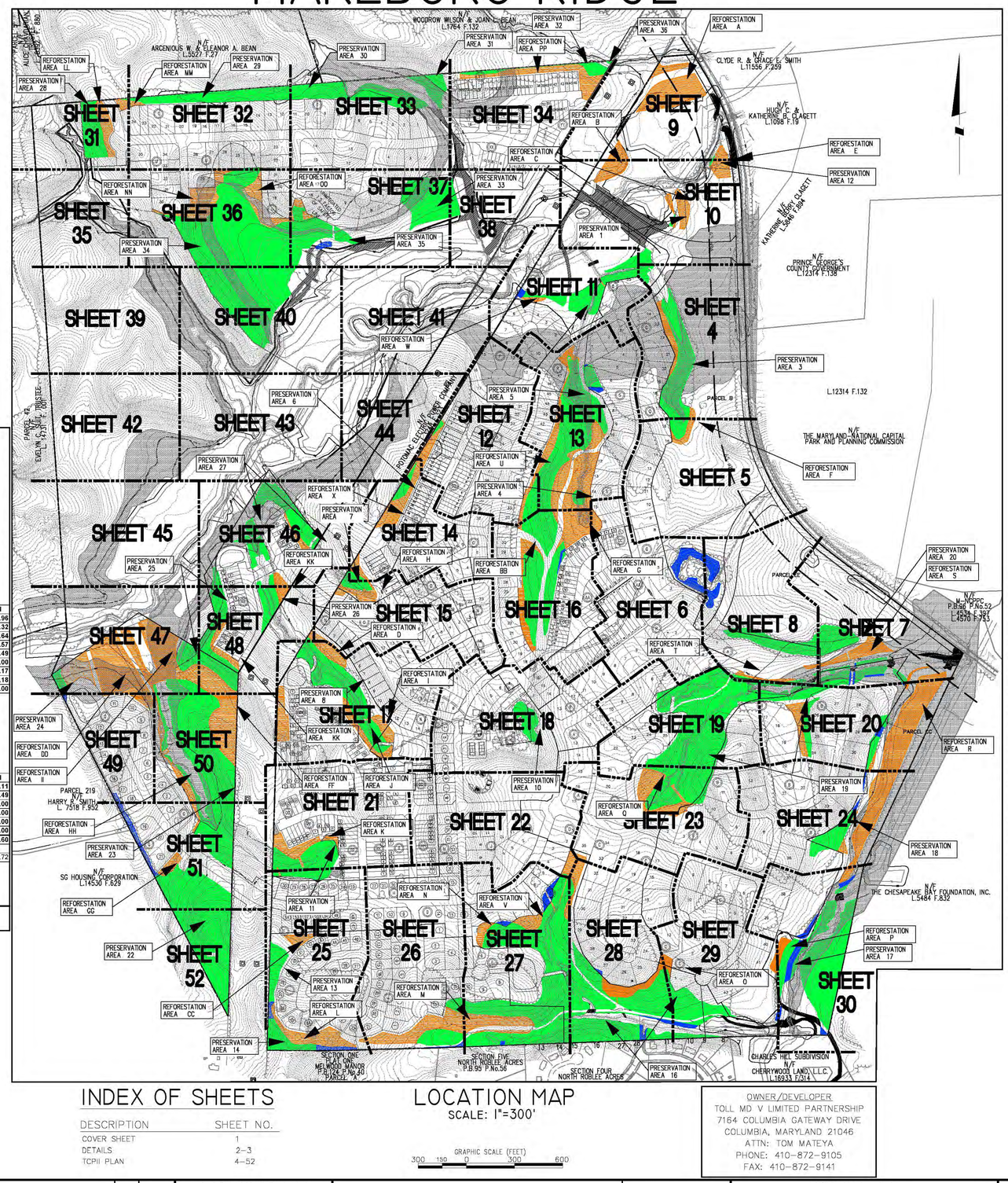
Woodland Conservation Provided:									Total
Preservation	0.83	2.05	5.67	13.12	13.34	22.23	17.96	23.91	99.11
Reforestation	0.18	0.62	4.15	5.01	6.89	13.35	3.29	4.00	37.49
Afforestation									0.00
Area approved for fee-in-lieu									0.00
Credit for Off-site Mitigation on another property									0.00
Off-site Mitigation provided on this property									0.00
Total Woodland Conservation Provided	1.01	3.68	13.50	31.63	51.86	87.44	108.69	136.60	136.60
Woodland saved on this phase but not counted	0.79	0.00	0.46	0.08	0.47	0.91	0.00	0.00	2.72
Existing Net Tract Woodland in later phases	226.6	222.39	215.6	186.99	141.91	105.52	52.79		

Prepared by: Kevin Hamilton 8/9/17
License Number: 3318 Signature Date

NOTE: PHASE LINE INDICATES WHICH LOTS ARE INCLUDED IN APPLICATION. THE LOD INDICATES GRADING AND CLEARING NECESSARY TO SUPPORT PHASE. THE PHASE LINE AND THE LOD MAY NOT BE CONSISTENT WITH EACH OTHER INTENTIONALLY.

SOILS TABLE

Soil Type	Slope	Description
AdB2—Adelphia Fine Sandy Loam	2–5% Slopes, Moderately Eroded	This soil is moderately well drained. This is not a hydric soil. Ke is 0.32, soil is not highly erodible.
AhA—Adelphia Silt Loam	0–2% Slopes	This soil is moderately well drained. This is not a hydric soil. Ke is 0.32, soil is not highly erodible.
Bn—Bibb Sandy Loam		This soil is poorly drained. This is a hydric soil. Ke is 0.20, soil is not highly erodible.
Bo—Bibb Silt Loam		This soil is poorly drained. This is a hydric soil. Ke is 0.28, soil is not highly erodible.
CmB2—Collington Fine Sandy Loam	2–5% Slopes, Moderately Eroded	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.28, soil is not highly erodible.
CmC2—Collington Fine Sandy Loam	5–10% Slopes, Moderately Eroded	Farmland of statewide importance. This soil is well drained. This is not a hydric soil. Ke is 0.28, soil is not highly erodible.
CmD3—Collington Fine Sandy Loam	10–15% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.28, soil is not highly erodible.
Fa—Fallsington Sandy Loam		Prime farmland if drained. This is a hydric soil. Ke is 0.24, soil is not highly erodible.
HaD3—Howell Clay Loam	10–20% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.43, soil is highly erodible.
HeB2—Howell Silt Loam	2–5% Slopes, Moderately Eroded	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.43, soil is highly erodible.
HwC2—Howell Silt Loam	5–10% Slopes, Moderately Eroded	Farmland of statewide importance. This soil is well drained. This is not a hydric soil. Ke is 0.43, soil is highly erodible.
IoA—Iuka Silt Loam, Local Alluvium	0–2% Slopes	All areas are prime farmland. This soil is moderately well drained. This is not a hydric soil. Ke is 0.37, soil is not highly erodible.
IoB—Iuka Silt Loam, Local Alluvium	2–5%	All areas are prime farmland. This soil is moderately well drained. This is not a hydric soil. Ke is 0.37, soil is not highly erodible.
Jo—Johnston Silt Loam		This soil is very poorly drained. This is a hydric soil. Ke is 0.20, soil is not highly erodible.
MrB2—Marr Fine Sandy Loam	2–5% Slopes, Moderately Eroded	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.32, soil is not highly erodible.
MrC3—Marr Fine Sandy Loam	5–10% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.32, soil is not highly erodible.
MtD2—Marr Fine Sandy Loam	10–15% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.32, soil is not highly erodible.
MtE—Marr Fine Sandy Loam	15–35% Slopes	This soil is well drained. This is not a hydric soil. Ke is 0.32, soil is not highly erodible.
MvA—Matapeake Silt Loam	0–2% Slopes	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.45, soil is highly erodible.
Mw—Mixed Alluvial Land		This soil is poorly drained. This is a hydric soil. Ke is 0.28, soil is not highly erodible.
OcA—Ochlockonee Sandy Loam, Local Alluvium	0–2% Slopes	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.20, soil is not highly erodible.
OdB—Ochlockonee Sandy Loam, Local Alluvium	2–5% Slopes	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.20, soil is not highly erodible.
SaE—Sandy Land	Steep	This soil is somewhat excessively drained. This is not a hydric soil. Ke is 0.17, soil is not highly erodible.
SkC2—Sassafras Sandy Loam	5–10% Slopes, Moderately Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.28, soil is not highly erodible.
SnA—Shrewsbury Fine Sandy Loam	0–2% Slopes	Farmland of statewide importance. This soil is poorly drained. This is a hydric soil. Ke is 0.32, soil is not highly erodible.
WaB2—Westphalia Fine Sandy Loam	2–5% Slopes, Moderately Eroded	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WaC2—Westphalia Fine Sandy Loam	5–10% Slopes, Moderately Eroded	Farmland of statewide importance. This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WaC3—Westphalia Fine Sandy Loam	5–10% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WaD3—Westphalia Fine Sandy Loam	10–20% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WbB2—Westphalia Very Fine Sandy Loam	0–5% Slopes, Moderately Eroded	All areas are prime farmland. This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WbD2—Westphalia Very Fine Sandy Loam	10–20% Slopes, Moderately Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WeC3—Westphalia-Evesboro Complex	5–10% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WeD3—Westphalia-Evesboro Complex	10–20% Slopes, Severely Eroded	This soil is well drained. This is not a hydric soil. Ke is 0.49, soil is highly erodible.
WoB2—Woodstown Sandy Loam	2–5% Slopes, Moderately Eroded	All areas are prime farmland. This is not a hydric soil. Ke is 0.24, soil is not highly erodible.

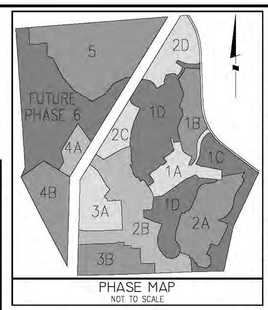


INDEX OF SHEETS

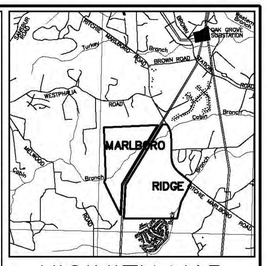
DESCRIPTION	SHEET NO.
COVER SHEET	1
DETAILS	2–3
TCPII PLAN	4–52

LOCATION MAP
SCALE: 1"=300'

GRAPHIC SCALE (FEET)
300 150 0 300 600



PHASE MAP
NOT TO SCALE



VICINITY MAP
SCALE: 1"=4000'

MARLBORO RIDGE PHASES 1–5 LOT DESIGNATION CHART

FILE NO.	PHASE & DESCRIPTION	SINGLE FAMILY DETACHED LOTS			TOWNHOUSE	% SMALL & TH LOTS
		SMALL LOT	OTHER	PERIMETER		
DSP-04088	VILLAGE OF CLAGETT FARM, PHASE I, PART A		A 1–13 Q 1–5, 7 R 1–13		AA 1–10 BB 1–22	50.0%
		TOTAL 0	TOTAL 32	TOTAL 0	TOTAL 32	TOTAL 64
DSP-05035	VILLAGE OF CLAGETT FARM, PHASES 1B & 1C	N/A	N/A	N/A	N/A	N/A
DSP-05075	MARLBORO RIDGE, PHASE 1D	K 7 L 1 L 18–19 O 1–2 P 1–4 P 8–12 P 18 P 20–32 R 14–45	A 14–25 B 1 C 18–35 D 1–2 U 1 M 1, 23 O 3 S 5–7 P 13–17,19 Q 8–27 R 47 S 1–16		AA 11–24 CC 1–31	56.3%
		TOTAL 62	TOTAL 83	TOTAL 0	TOTAL 45	TOTAL 190
DSP-06010	MARLBORO RIDGE, PHASE II	G 47–54 H 1–30 K 7 L 2–7,9,11 L 13,15,16 M 2,3,5–7 M 8,10,13,14 M 18–18, N 20–21 N 1–15 O 5–8 O 11–13,16	G 1–20 C 1–17 P 3–14 P 9–11 K 2–13 K 3–6,17 L 8,10,12 M 14,17 M 4,8,11,12 M 15,19,22 O 4,9,10 O 14,15		DD 1–20 EE 1–34 FF 1–23	60.5%
		TOTAL 87	TOTAL 107	TOTAL 0	TOTAL 77	TOTAL 271
DSP-09018	MARLBORO RIDGE, PHASE 3 & 4	E 6	E 1–5 F 7–13 F 1–8 F 12–40 G 1–21		GG 1–8 HH 1–13 II 1–13 JJ 1–8 KK 1–13 LL 1–27 MM 1–17 NN 1–14 OO 1–15 PP 1–24 QQ 1–10 RR 1–17	72.0%
		TOTAL 1	TOTAL 70	TOTAL 0	TOTAL 179	TOTAL 250
DSP-07058	MARLBORO RIDGE, PHASE 5	T 5,7,18,23	T 1–4,6,8–17 T 19–22,24 U 1–35		XX 1–10 YY 1–52	54.5%
		TOTAL 4	TOTAL 55	TOTAL 0	TOTAL 62	TOTAL 121
	CUMULATIVE PERCENTAGE OF SMALL LOTS & TOWNHOUSES					61.3%
		TOTAL 154	TOTAL 347	TOTAL 0	TOTAL 395	TOTAL 896

TCPII REVISION TRACKING TABLE

REVISION NO.	DSP	PURPOSE OF REVISION	TCPII SHEETS AFFECTED BY REVISION
00	DSP–04088	ORIGINAL APPROVAL FOR PHASE 1A	ALL SHEETS
01	DSP–05035	TO INCLUDE PHASES 1B & 1C ON PREVIOUSLY APPROVED PHASE 1A TCPII PLAN	ALL SHEETS
02	DSP–05075	TO INCLUDE PHASE 1D ON PREVIOUSLY APPROVED PHASE 1A, 1B & 1C TCPII PLAN	ALL SHEETS
03A	DSP–06010	TO INCLUDE PHASE 2 ON PREVIOUSLY APPROVED PHASE 1A, 1B, 1C, & 1D TCPII PLAN	ALL SHEETS
04	STAFF LEVEL REVIEW	TO UPDATE REFORESTATION AREA G AND PRESERVATION AREAS 4 & 5 FOR REVISED GRADING AT BRIDGE CROSSING	1 & 13
03B	DSP–05075–01	TO ADJUST LOT LINES	7, 8, 19 & 20
05	DSP–09018	TO INCLUDE PHASES 3 & 4 ON PREVIOUSLY APPROVED PHASE 1A, 1B, 1C, 1D, & 2 TCPII PLAN	ALL SHEETS
6A	DSP–06010–04	TO ADJUST LOT LINES AND REVISED LIMITS OF PHASE 2	15, 17, 18, 22 & 26
6B	DSP–07058	TO INCLUDE PHASE 5 ON PREVIOUSLY APPROVED PHASE 1, 2, 3 & 4 TCPII PLAN	ALL SHEETS
07	DSP–09018–03	TO UPDATE PRESERVATION AND REFORESTATION AREAS DUE TO REVISED RETAINING WALLS	1, 17, 21 & 25
08	STAFF LEVEL REVIEW	TO REMOVE WOODLAND SAVED (NOT COUNTED) AREA FROM LOTS 33 & 34, BLOCK B	1 & 24
09	DSP–05075–04	TO REVISE LOT 25, BLOCK AA TO OPEN SPACE PARCEL PP	1 & 6
10	DSP–06010–05	TO ADJUST LOT LINES	1, 14–15 & 17–18
11	DSP–09018–04	TO ADJUST LOT LINES IN PHASE 3B WEST	1, 25 & 26
12	DSP–07058–01	TO ADJUST LOT LINES IN PHASE 5	1–3, 31–34, 36–38

M-NCPPC 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
03A	K FRITZ	11/16/07
04	K FRITZ	1/15/08
03B	K FRITZ	3/13/08
05	K SHOULARS	6/8/12
6A	C SCHNEIDER	11/5/12
6B	MEGAN K. REISER	5/24/16
07	MEGAN K. REISER	9/11/14
08	MEGAN K. REISER	12/31/14
09	MEGAN K. REISER	6/17/15
10	MEGAN K. REISER	10/26/15
11	MEGAN K. REISER	7/28/16
12	Megan K. Reiser	8/30/17
13		
14		

THIS BLOCK IS FOR OFFICIAL USE ONLY
QR label on it confirms that this plan meets conditions of final approval by the Planning Board, its designee or the District Council.
M-NCPPC APPROVAL
PROJECT NAME: MARLBORO RIDGE
PROJECT NUMBER: DSP - 07058 - 01
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet. Revision number(s) must be included in the Project Number.

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

ESE Land Planning Engineering Land Surveying
ESE Consultants Inc.
7164 Columbia Gateway Dr.
Suite 230
Columbia, MD 21046
TEL: (410) 872-9105
FAX: (410) 872-9141

NO.	REVISIONS	BY	DATE
12	REVISED LOT LINES IN PHASE 5	ESE	10/26/16
11	REVISED LOT LINES IN PHASE 3B WEST	ESE	12/20/15
10	REVISED LOT LINES IN PHASE 2B NORTH	ESE	6/19/15
9	REVISED LOT DESIGNATION TO OPEN SPACE PARCEL DESIGNATION	ESE	JAN. '15
8	REMOVED WOODLAND SAVED (NOT COUNTED) FROM LOTS 33B & 34B	ESE	DEC. '14
7	UPDATED PRESERVATION AND REFORESTATION AREAS DUE TO REV Rw	ESE	SEPT. '13
6B	PREVIOUSLY APPROVED PHASES 1, 2, 3 & 4, TO INCLUDE PHASE 5	ESE	10/18/10
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	1/7/08
	ADDRESSED PER MNCP&PC COMMENTS	BCG	5/30/06
	ADDRESSED MNCCP&PC COMMENT FOR SIGNATURE	BCG	4/10/06
1	PREVIOUSLY APPROVED PHASE 1A TO INCLUDE PHASE 1B & 1C	BCG	12/20/05

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PERMITTED USE NUMBER 20411157

MAP 20, 26	GRID C13 & D12–13
TAX MAP PAGE 91, GRID B2	ZONING CATEGORY: R–R
M–NCPPC 200' SHEET 206 SE 10	
WSSC 200' SHEET 206 SE 10	

PHASE 5

KEVIN G. HAMILTON 3318 REGISTERED PROFESSIONAL ENGINEER STATE OF MARYLAND
8/9/17

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: OCTOBER 2015
DESIGN: KGH DRAWN: KKP
SCALE: 1" = 300'
JOB NO.: 1414;45009
SHEET NO.: 01 OF 52