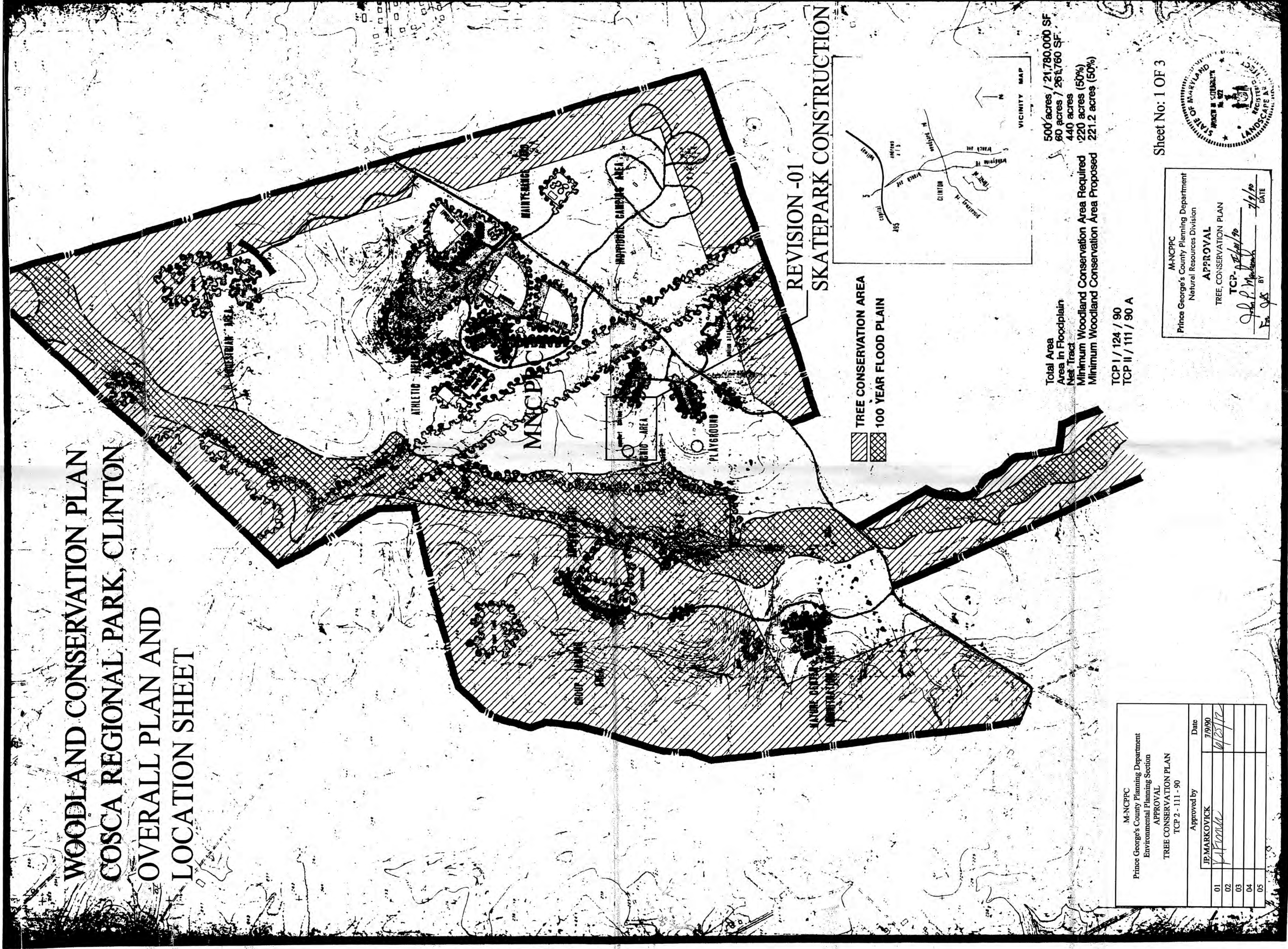


WOODLAND CONSERVATION PLAN COSCA REGIONAL PARK, CLINTON OVERALL PLAN AND LOCATION SHEET



M-NCPPC Prince George's County Planning Department Environmental Planning Section		APPROVAL		Date	
TREE CONSERVATION PLAN		TCP 2 - 111 - 90			
Approved by					
JP MARKOVICK					
01					
02					
03					
04					
05					

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

APPROVAL

TREE CONSERVATION PLAN

TCP- 2-111-90

DATE 7/1/90

BY [Signature]

Sheet No: 1 OF 3



CLINTON REGIONAL PARK WAS RENAMED COSCA REGIONAL PARK



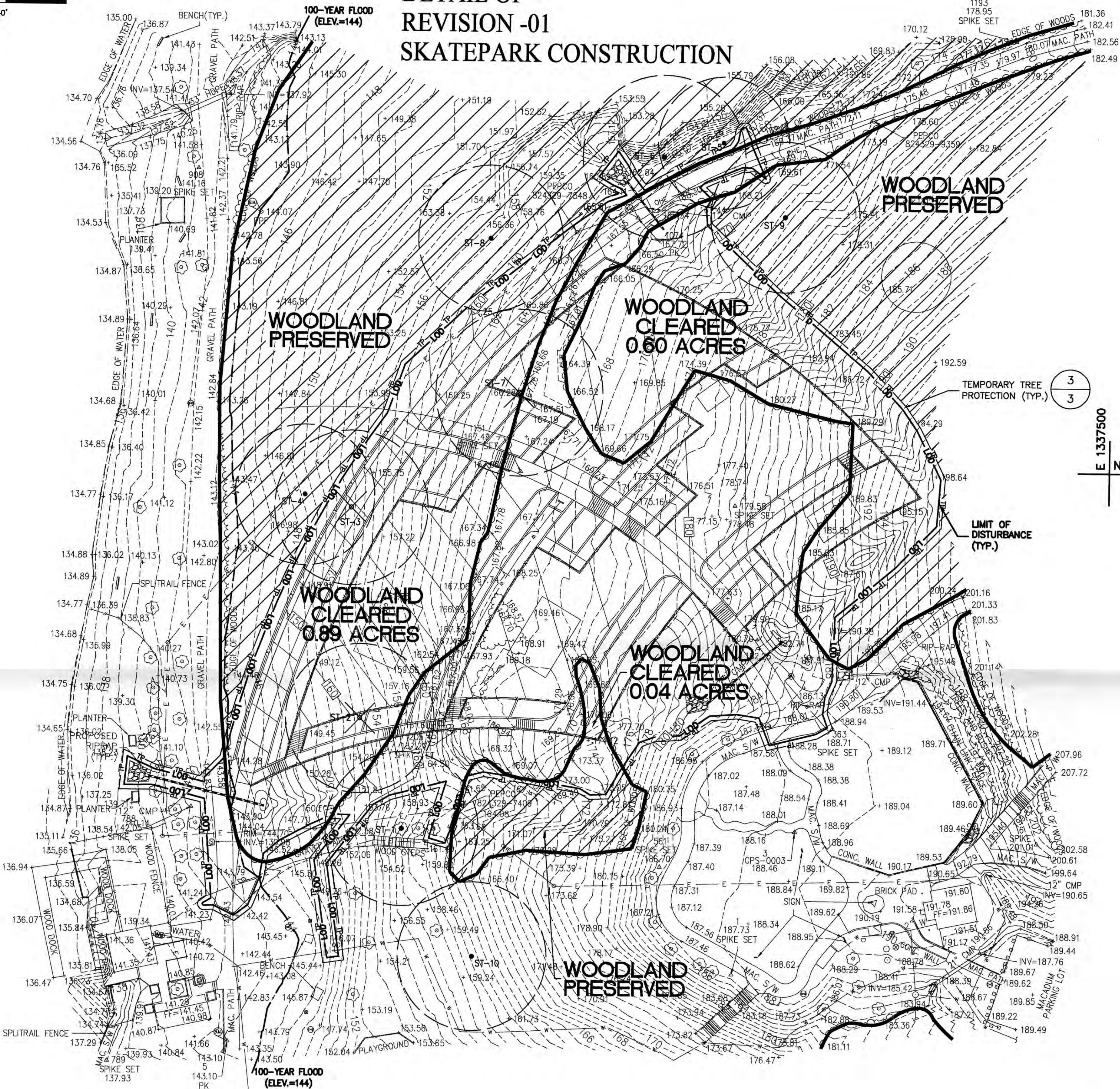
0 20 40 80
SCALE: 1" = 40'

MD STATE PLANE
NAD 83/91

E 1336700
N 390150

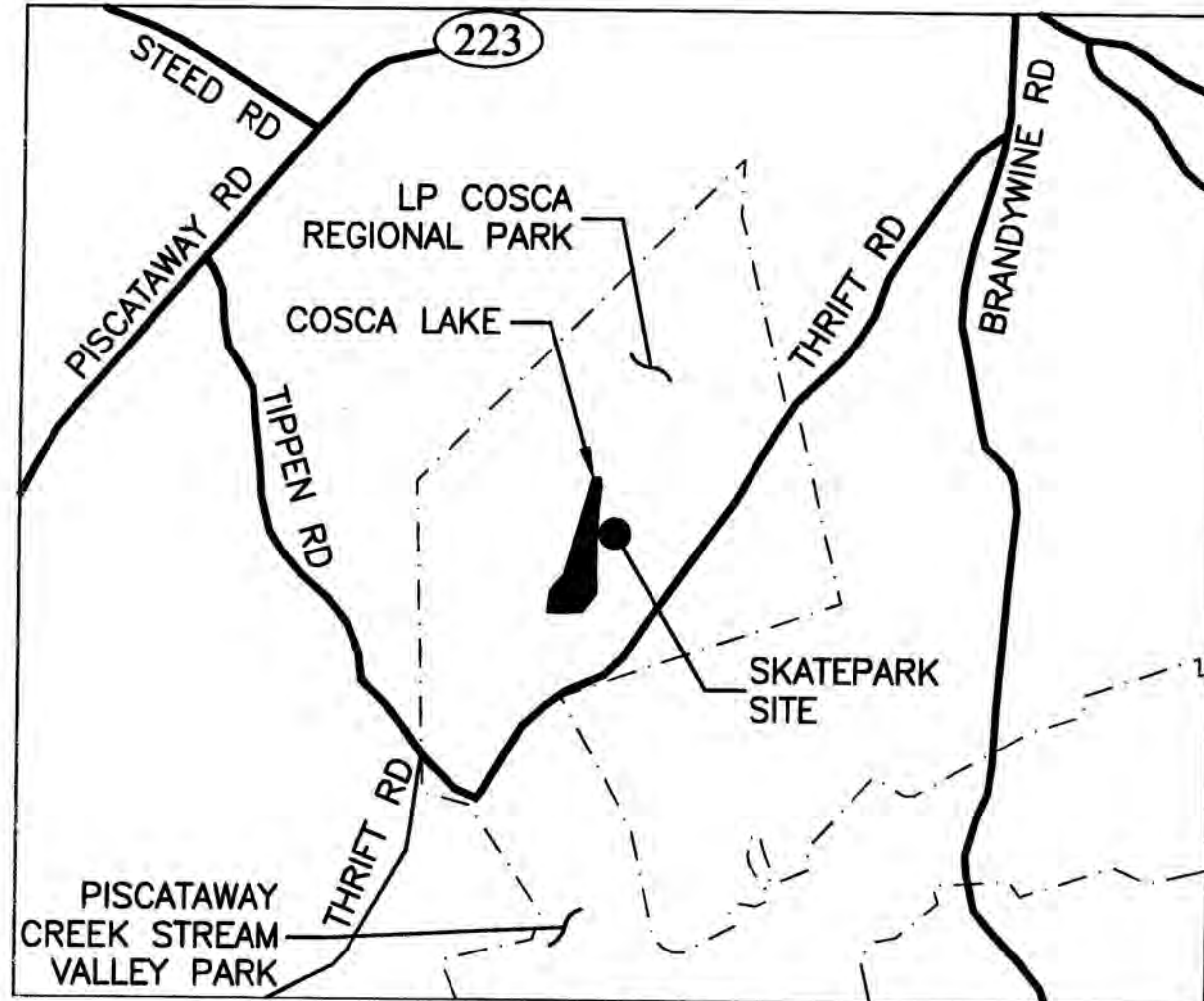
E 1336700
N 389800

DETAIL OF REVISION -01 SKATEPARK CONSTRUCTION



LEGEND

- POWER POLE
- WATER METER
- WATER MANHOLE
- TRASH CAN
- SIGN
- CLEANOUT
- POST
- SANITARY SEWER
- UNKNOWN MANHOLE
- BARBEQUE
- GUYWIRE ANCHOR
- BENCHMARK
- SPOT ELEVATION
- TREE
- CHAIN LINK FENCE
- WOOD FENCE
- CONCRETE CURB
- MAJOR CONTOUR
- MINOR CONTOUR
- UNDERGROUND ELECTRIC LINE
- OVERHEAD ELECTRIC LINE
- STORM DRAIN PIPE
- CENTERLINE OF CREEK
- EDGE OF WATER
- PROPERTY LINE
- 100-YEAR FLOOD
- EXISTING WOODLAND
- LIMIT OF DISTURBANCE
- TEMPORARY TREE PROTECTION FENCE
- SPECIMEN TREE AND CRITICAL ROOT ZONE
- WOODLAND PRESERVATION AREA (WPA)



VICINITY MAP
SCALE: 1" = 2,500'

NOTE

SEE SHEET NO. 3 OF 3 FOR STANDARD TYPE 2 TREE CONSERVATION PLAN GENERAL NOTES AND DETAILS.

Standard Woodland Conservation Worksheet for Prince George's County Non-governmental Projects				
SECTION I-Establishing Site Information- (Enter acres for each zone)				
Zone:	O-S			
Gross Tract:	500.00			
Floodplain:	80.00			
Previously Dedicated Land:				
Net Tract (NTA):	440.00	0.00	0.00	
SECTION II-Determining Requirements (Enter acres for each corresponding column)				
	Column A	Column B	Column C	Column D
	WCT/AFT %	Net Tract	Floodplain (1:1)	Off-Site Impacts (1:1)
Existing Woodland			41.00	12.85
Woodland Conservation Threshold (WCT) =	50.00%		220.00	
Smaller of 13 or 14			220.00	
Woodland above WCT			191.00	
Woodland cleared			1.50	0.00
Woodland cleared above WCT (smaller of 16 or 17)			1.50	
Clearing above WCT (0.25 : 1) replacement requirement			0.00	
Woodland cleared below WCT			0.00	
Clearing below WCT (2:1 replacement requirement)			0.00	
Afforestation Threshold (AFT) =	10.00%		0.00	
Off-site WCA being provided on this property			0.00	
Woodland Conservation Required			220.00	
SECTION III-Meeting the Requirements				
Woodland Preservation			221.20	
Afforestation / Reforestation			0.00	
Natural Regeneration			0.00	
Specimen/Historic Tree Credit (CRZ area * 2.0)	0.00	0.00		
Forest Enhancement Credit (Area * 1.25)	0.00	0.00		
Area approved for fee-in-lieu/PFA			0.00	\$0.00
Area approved for fee-in-lieu/non-PFA			0.00	\$0.00
Credits for Off-site Conservation on another property			0.00	
Off-site WCA (preservation) being provided on this property			0.00	
Off-site WCA (afforestation) being provided on this property			0.00	
Total Woodland Conservation Provided			221.20	
Area of woodland not cleared		409.50	acres	
Woodland retained not part of requirements:		188.30	acres	
Prepared by:	N. Miller			
	4/26/12			

No.	Common Name	Scientific Name	Dbh (in)	Crown Class	Condition Rating	Condition Comments	Disposition
1	Yellow poplar	Liriodendron tulipifera	34	Dominant	Good		Save
2	Yellow poplar	Liriodendron tulipifera	33	Dominant	Good		Remove
3	Yellow poplar	Liriodendron tulipifera	34	Dominant	Good		Remove
4	Yellow poplar	Liriodendron tulipifera	31	Dominant	Good		Save
5	Yellow poplar	Liriodendron tulipifera	29	Dominant	Fair	Flak of streambank erosion	Save
6	Yellow poplar	Liriodendron tulipifera	36	Dominant	Good		Save
7	Yellow poplar	Liriodendron tulipifera	37	Dominant	Fair	Major lateral lean with structural fault; Wound at about 20 feet	Remove
8	Yellow poplar	Liriodendron tulipifera	32	Dominant	Good		Save
9	Yellow poplar	Liriodendron tulipifera	33	Dominant	Good		Save
10	Yellow poplar	Liriodendron tulipifera	33	Dominant	Good		Save

NOTE: SPECIMEN TREES WERE SURVEY LOCATED USING GPS WITH DIFFERENTIAL CORRECTION.

NOTIFY MISS UTILITY OF MARYLAND AT 1-800-257-777 TWO (2) BUSINESS DAYS PRIOR TO COMMENCING EXCAVATION AND BEFORE THE START OF ANY DEMOLITION WORK.

PROPERTY DESCRIPTION

COSCA REGIONAL PARK IS LOCATED IN SOUTHERN PRINCE GEORGES COUNTY. THE PARK IS A TOTAL OF 500 ACRES AND IS MOSTLY WOODED. COSCA LAKE RUNS ROUGHLY NORTH TO SOUTH THROUGH THE PARK. A PEPCO HIGH-TRANSMISSION POWER LINE AND RIGHT-OF-WAY TRAVERSE THE PARK ROUGHLY SOUTHEAST TO NORTHWEST. THE PROJECT SITE IS LOCATED NORTHWEST AND ADJACENT TO A PREVIOUSLY DEVELOPED PORTION OF THE PARK INCLUDING AMENITIES SUCH AS A PLAYGROUND, PICNIC AREAS, PAVILIONS, PARKING, AND A BATHHOUSE. THE PROJECT SITE IS ABOUT 100 FEET EAST OF THE SHORELINE OF COSCA LAKE, NORTHEAST OF THE EXISTING BATHHOUSE.

THE PROJECT SITE SLOPES EAST TO WEST FROM AN ELEVATION OF ABOUT 170 FEET TO ABOUT 130 FEET.

A TCP I (124/90) AND TCP II (111/90A) WERE PREVIOUSLY APPROVED FOR COSCA PARK.

NARRATIVE

ACCORDING TO AERIAL IMAGERY, COSCA REGIONAL PARK IS PREDOMINANTLY FORESTED EXCEPT FOR THE OPEN WATER OF COSCA LAKE (EST. 17.5 AC), THE PEPCO POWER LINE RIGHT-OF-WAY THAT TRANSECTS THE PROPERTY NORTHWEST TO SOUTHEAST (EST. 25.5 AC), AND CANOPY GAPS THAT HAVE BEEN CREATED FOR RECREATIONAL FIELDS, PLAYGROUNDS, AND PARK OPERATIONAL FACILITIES (EST. 38 AC). THE REST OF THE PARK PROPERTY, APPROXIMATELY 424 +/- ACRES, IS FORESTED.

SPECIMEN TREES TO BE REMOVED WILL BE LIMITED TO THOSE NECESSARY FOR CONSTRUCTION OF A NEW SKATEPARK.

SITE ADDRESS

11000 THRIFT ROAD
CLINTON, MD 20735
PARCEL 108
TAX ACCOUNT NO. 0909002
PROPERTY OWNER: M-NCPPC
A=474.06 AC., L02854 F160
TAX MAP/GRID: 125-A3
WSSC GRID: 214SE05

QUALIFIED PROFESSIONAL CERTIFICATION

This plan complies with the current requirements of Subtitle 25 and the Woodland and Wildlife Conservation Technical Manual.

Signed: N. Miller Date: 4/26/12

Lee Miller, Certified DNR Forest Professional, 12420 Milestone Center Drive, Suite 150, Germantown, MD 20876; 301-820-3000; Lee.Miller@URS.com



M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP 2 - 111 - 90

Approved by: JP MARKOVICK Date: 7/9/90

01	JP MARKOVICK	7/9/90
02	K. K. K.	6/25/12
03		
04		
05		

REVISIONS

SUBMIT FOR EPS REVIEW:
5/20/2011
ADDRESS 6/28/11 REVIEW
COMMENTS: 4/25/2012

Date: 04/25/2012

Dwn: SJN Checked: LM

Scale: 1" = 40'

Project/File No: 2_TCP II.dwg

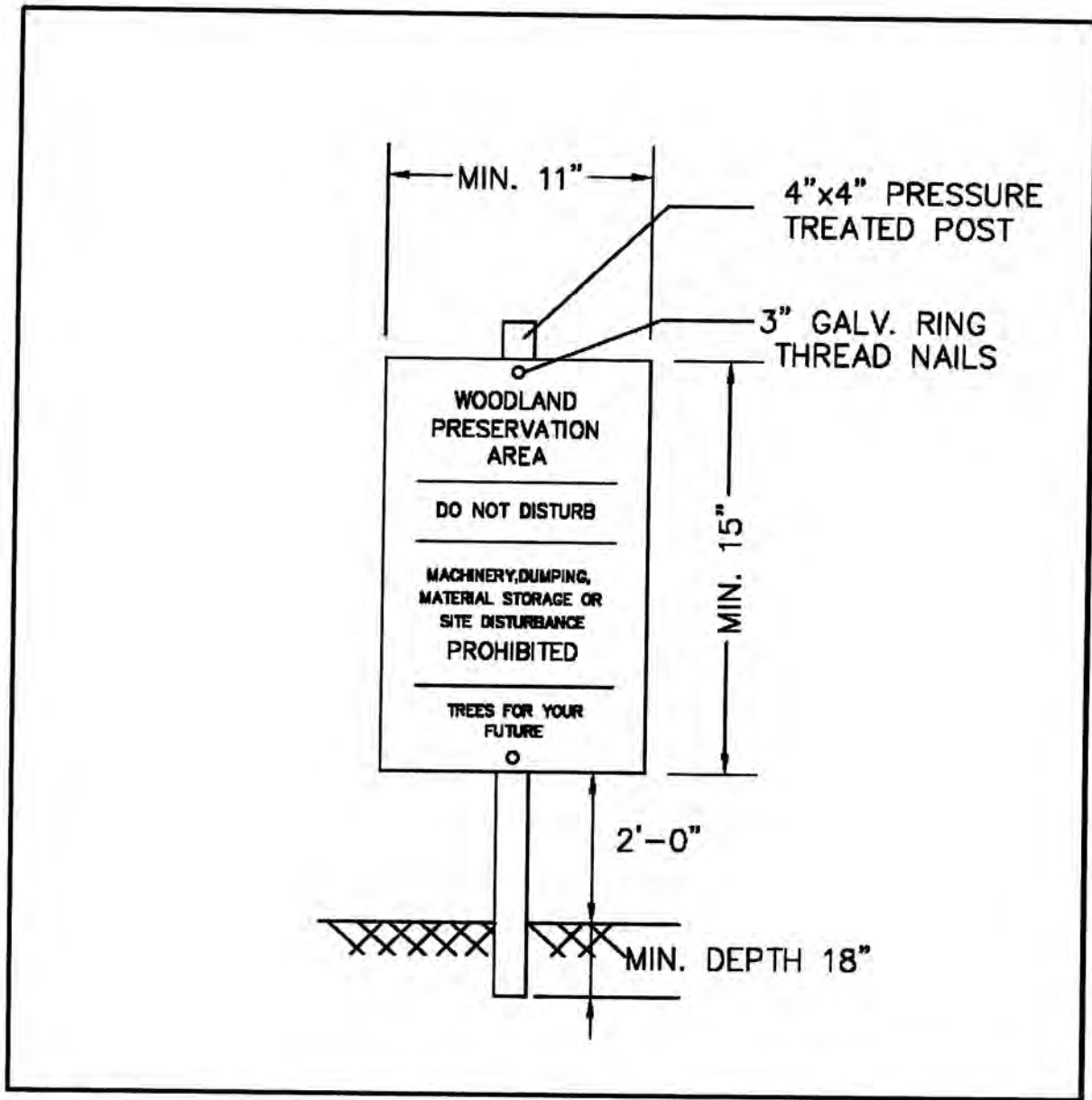
Sheet No: 2 OF 3

TREE CONSERVATION PLAN TYPE 2

COSCA REGIONAL PARK
SKATEPARK
ELECTION DISTRICT 09
PRINCE GEORGE'S COUNTY, MARYLAND

12420 Milestone Center Dr., Suite 150
Germantown, MD 20876
301-820-3000
Fax: 301-820-3009

URS



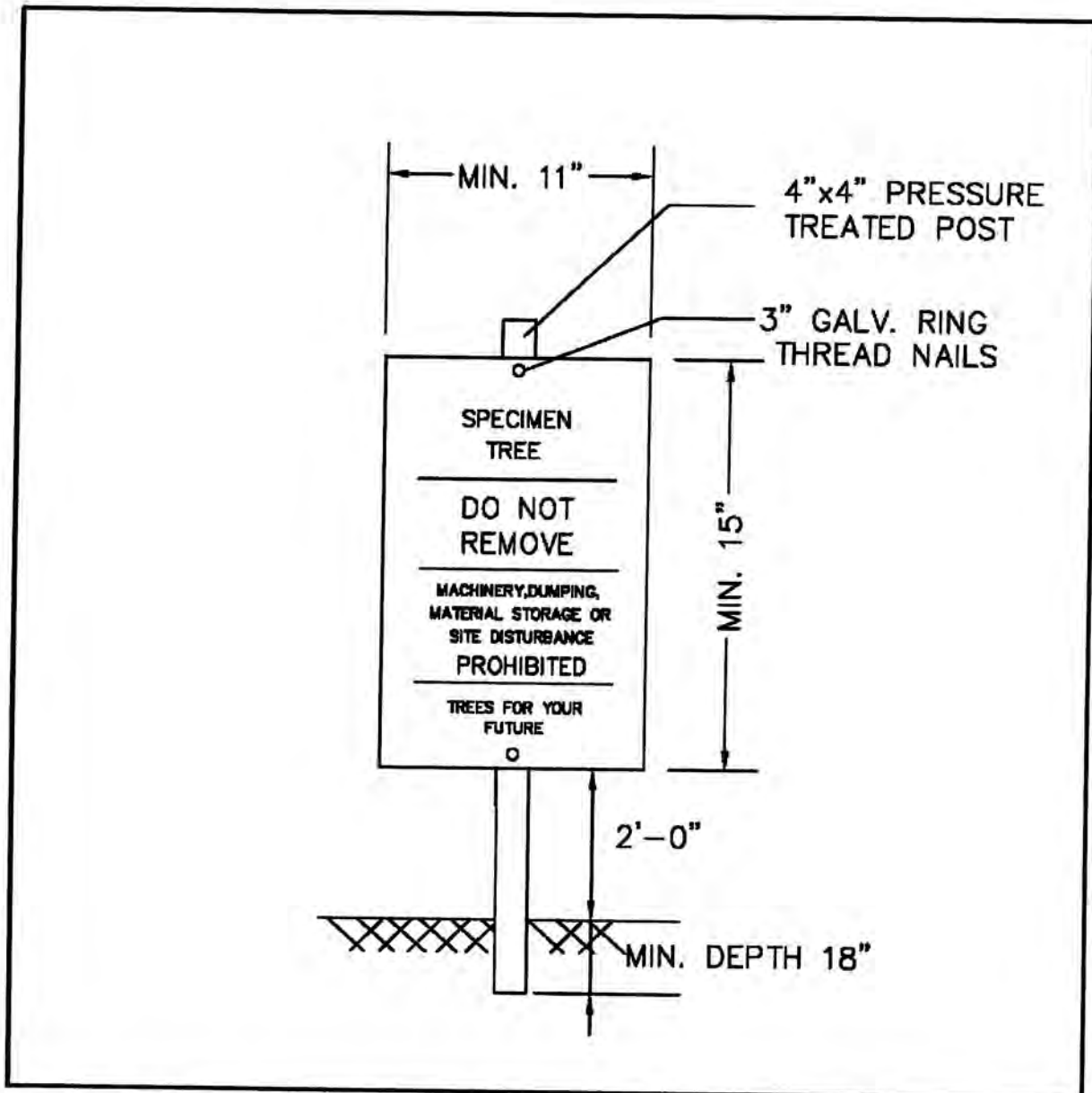
- NOTES:
1. ATTACHMENT OF SIGNS TO TREES IS PROHIBITED.
 2. SIGNS SHOULD BE PROPERLY MAINTAINED.
 3. AVOID INJURY TO ROOTS WHEN PLACING POSTS FOR THE SIGNS.
 4. SIGNS SHOULD BE POSTED TO BE VISIBLE TO ALL CONSTRUCTION PERSONNEL FROM ALL DIRECTIONS.
 5. SIGNS SHOULD BE INSTALLED AT SAME TIME AS TREE PROTECTION DEVICE.
 6. LOCATE SIGNS APPROXIMATELY EVERY 50 FEET ALONG FENCING.
 7. SIGNS SHOULD BE IN PLACE IMMEDIATELY FOLLOWING STAKE OUT OF L.O.D., AND REMAIN IN PLACE IN PERPETUITY.

WOODLAND PRESERVATION AREA SIGN

August 2010

A-4, DET-1

1 WOODLAND PRESERVATION AREA SIGN
3



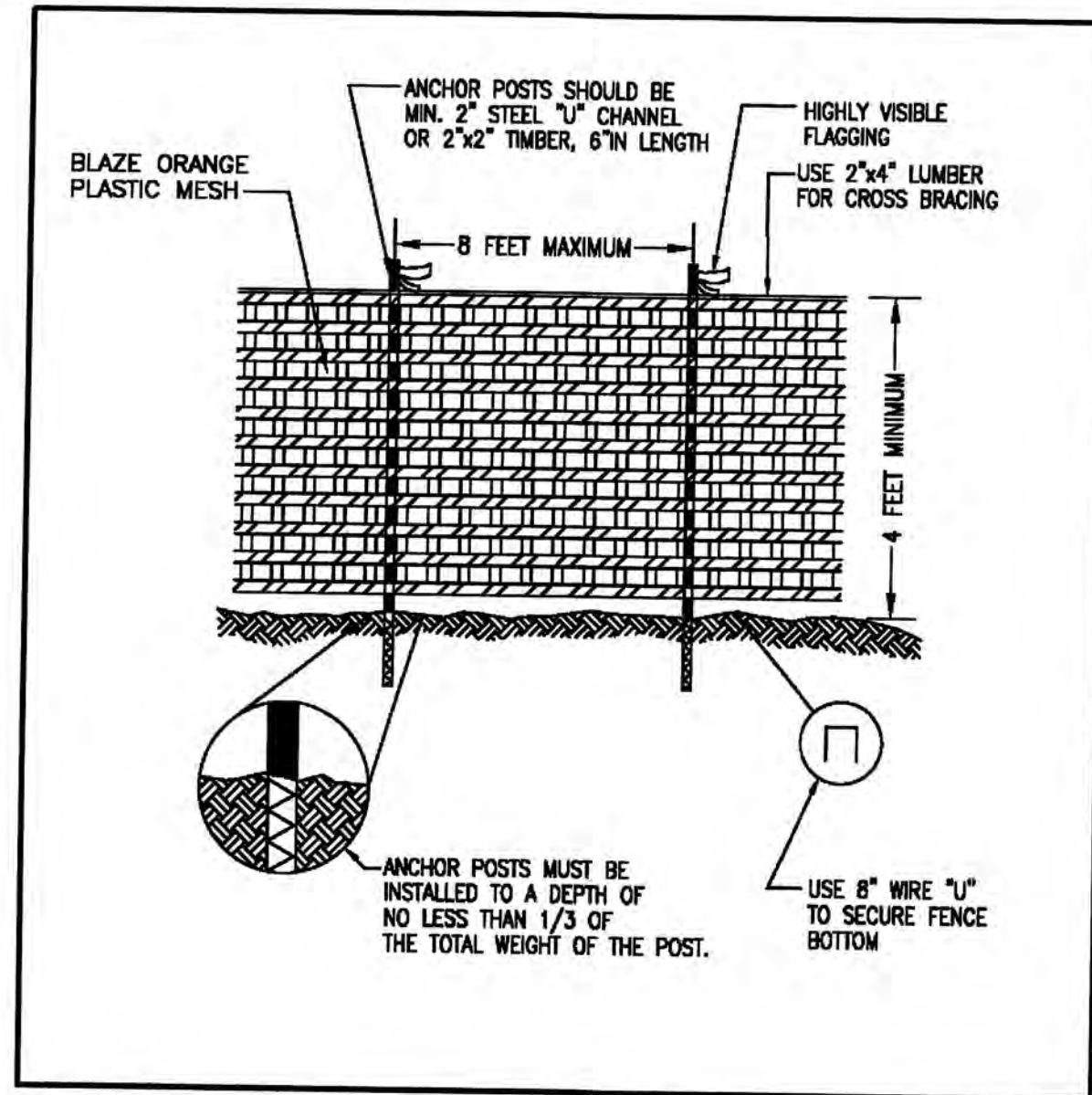
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 3. AVOID INJURY TO ROOTS WHEN PLACING POSTS FOR THE SIGNS.
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 5. SIGNS SHOULD BE INSTALLED AT SAME TIME AS TREE PROTECTION DEVICE.
 6. LOCATE SIGNS APPROXIMATELY EVERY 50 FEET ALONG FENCING.
 7. SIGNS SHOULD BE IN PLACE IMMEDIATELY FOLLOWING STAKE OUT OF L.O.D., AND REMAIN IN PLACE IN PERPETUITY.

SPECIMEN TREE SIGN

August 2010

A-4, DET-3

2 SPECIMEN TREE SIGN
3



NOTES: (MUST BE INCLUDED WITH DETAIL)

1. FOREST PROTECTION DEVICE ONLY.
2. RETENTION AREA WILL BE SET AS PART OF THE REVIEW PROCESS.
3. BOUNDARIES OF RETENTION AREA SHOULD BE STAKED AND FLAGGED PRIOR TO INSTALLING DEVICES.
4. AVOID ROOT DAMAGE WHEN PLACING ANCHOR POSTS.
5. DEVICE SHOULD BE PROPERLY MAINTAINED DURING CONSTRUCTION
6. PROTECTIVE SIGNAGE IS ALSO REQUIRED.

TYPE 1 (TEMPORARY) TREE PROTECTION FENCE DETAIL
FOR WOODLAND PRESERVATION AREAS

August 2010

A-4, DET-4

3 TEMPORARY TREE PROTECTION FENCE
3

STANDARD TYPE 2 TREE CONSERVATION PLAN GENERAL NOTES

1. THIS PLAN IS SUBMITTED TO FULFILL THE WOODLAND CONSERVATION REQUIREMENTS FOR A GRADING PERMIT. IF THIS GRADING PERMIT EXPIRES, THEN THIS TCP2 ALSO EXPIRES AND IS NO LONGER VALID.
2. CUTTING OR CLEARING OF WOODLAND NOT IN CONFORMANCE WITH THIS PLAN OR WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE PLANNING DIRECTOR OR DESIGNEE SHALL BE SUBJECT TO A \$9.00 PER SQUARE FOOT MITIGATION FEE.
3. A PRE-CONSTRUCTION MEETING IS REQUIRED PRIOR TO THE ISSUANCE OF GRADING PERMITS. THE DEPARTMENT OF PUBLIC WORKS AND TRANSPORTATION OR THE DEPARTMENT OF ENVIRONMENTAL RESOURCES, AS APPROPRIATE, SHALL BE CONTACTED PRIOR TO THE START OF ANY WORK ON THE SITE TO CONDUCT A PRE-CONSTRUCTION MEETING WHERE IMPLEMENTATION OF WOODLAND CONSERVATION MEASURES SHOWN ON THIS PLAN WILL BE DISCUSSED IN DETAIL.
4. THE DEVELOPER OR BUILDER OF THE LOTS OR PARCELS SHOWN ON THIS PLAN SHALL NOTIFY FUTURE BUYERS OF ANY WOODLAND CONSERVATION AREAS THROUGH THE PROVISION OF A COPY OF THIS PLAN AT TIME OF CONTRACT SIGNING. FUTURE PROPERTY OWNERS ARE ALSO SUBJECT TO THIS REQUIREMENT.
5. THE OWNERS OF THE PROPERTY SUBJECT TO THIS TREE CONSERVATION PLAN ARE SOLELY RESPONSIBLE FOR CONFORMANCE TO THE REQUIREMENTS CONTAINED HEREIN.
6. THE PROPERTY IS AN M-NCPPC PARK AS DEFINED IN THE APPROVED GENERAL PLAN AND IS ZONED RESERVED OPEN SPACE.
7. THE PROPERTY IS ADJACENT TO THRIFT ROAD WHICH IS A DESIGNATED HISTORIC ROADWAY.
8. THE SITE IS NOT ADJACENT TO A ROADWAY CLASSIFIED AS ARTERIAL OR GREATER.
9. THIS PLAN IS GRANDFATHERED UNDER CB-27.14.2010, SECTION 25-117 (G).
10. ALL WOODLANDS DESIGNATED ON THIS PLAN FOR PRESERVATION ARE THE RESPONSIBILITY OF THE PROPERTY OWNER. THE WOODLAND AREAS SHALL REMAIN IN A NATURAL STATE. THIS INCLUDES THE CANOPY TREES AND UNDERSTORY VEGETATION. A REVISED TREE CONSERVATION PLAN IS REQUIRED PRIOR TO CLEARING WOODLAND AREAS THAT ARE NOT SPECIFICALLY IDENTIFIED TO BE CLEARED ON THE APPROVED TCP2.
11. TREE AND WOODLAND CONSERVATION METHODS SUCH AS ROOT PRUNING SHALL BE CONDUCTED AS NOTED ON THIS PLAN.
12. THE LOCATION OF ALL TEMPORARY TREE PROTECTION FENCING (TPFS) SHOWN ON THIS PLAN SHALL BE FLAGGED OR STAKED IN THE FIELD PRIOR TO THE PRE-CONSTRUCTION MEETING. UPON APPROVAL OF THE LOCATIONS BY THE COUNTY INSPECTOR, INSTALLATION OF THE TPFS MAY BEGIN.
13. ALL TEMPORARY TREE PROTECTION FENCING REQUIRED BY THIS PLAN SHALL BE INSTALLED PRIOR TO COMMENCEMENT OF CLEARING AND GRADING OF THE SITE AND SHALL REMAIN IN PLACE UNTIL THE BOND IS RELEASED FOR THE PROJECT. FAILURE TO INSTALL AND MAINTAIN TEMPORARY OR PERMANENT TREE PROTECTIVE DEVICES IS A VIOLATION OF THIS TCP2.
14. WOODLAND PRESERVATION AREAS SHALL BE POSTED WITH SIGNAGE AS SHOWN ON THE PLANS AT THE SAME TIME AS THE TEMPORARY TPF INSTALLATION. THESE SIGNS MUST REMAIN IN PERPETUITY. THE DEVELOPER AND/OR BUILDER IS RESPONSIBLE FOR THE COMPLETE PRESERVATION OF ALL FORESTED AREAS SHOWN ON THE APPROVED PLAN TO REMAIN UNDISTURBED. ONLY TREES OR PARTS THEREOF DESIGNATED BY THE COUNTY AS DEAD, DYING, OR HAZARDOUS MAY BE REMOVED.
15. THE DEVELOPER AND/OR BUILDER IS RESPONSIBLE FOR THE COMPLETE PRESERVATION OF ALL FORESTED AREAS SHOWN ON THE APPROVED PLAN TO REMAIN UNDISTURBED. ONLY TREES OR PARTS THEREOF DESIGNATED BY THE COUNTY AS DEAD, DYING, OR HAZARDOUS MAY BE REMOVED.
16. A TREE IS CONSIDERED HAZARDOUS IF A CONDITION IS PRESENT WHICH LEADS A CERTIFIED ARBORIST OR LICENSED TREE EXPERT TO BELIEVE THAT THE TREE OR A PORTION OF THE TREE HAS A POTENTIAL TO FALL AND STRIKE A STRUCTURE, PARKING AREA, OR OTHER HIGH USE AREA AND RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE.
17. DURING THE INITIAL STAGES OF CLEARING AND GRADING, IF HAZARDOUS TREES ARE PRESENT, OR TREES ARE PRESENT THAT ARE NOT HAZARDOUS BUT ARE LEANING INTO THE DISTURBED AREA, THE PERMITEE SHALL REMOVE SAID TREES USING A CHAIN SAW. CORRECTIVE MEASURES REQUIRING THE REMOVAL OF THE HAZARDOUS TREE OR PORTIONS THEREOF SHALL REQUIRE AUTHORIZATION BY THE COUNTY INSPECTOR. ONLY AFTER APPROVAL BY THE INSPECTOR MAY THE TREE BE CUT BY CHAINSAW TO NEAR THE EXISTING GROUND LEVEL. THE STUMP SHALL NOT BE REMOVED OR COVERED WITH SOIL, MULCH OR OTHER MATERIALS THAT WOULD INHIBIT SPROUTING.
18. IF A TREE OR TREES BECOME HAZARDOUS PRIOR TO BOND RELEASE FOR THE PROJECT, DUE TO STORM EVENTS OR OTHER SITUATIONS NOT RESULTING FROM AN ACTION BY THE PERMITEE, PRIOR TO REMOVAL, A CERTIFIED ARBORIST OR A LICENSED TREE EXPERT MUST CERTIFY THAT THE TREE OR THE PORTION OF THE TREE IN QUESTION HAS A POTENTIAL TO FALL AND STRIKE A STRUCTURE, PARKING AREA, OR OTHER HIGH USE AREA AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE. IF A TREE OR PORTIONS THEREOF ARE IN IMMINENT DANGER OF STRIKING A STRUCTURE, PARKING AREA, OR OTHER HIGH USE AREA AND MAY RESULT IN PERSONAL INJURY OR PROPERTY DAMAGE THEN THE CERTIFICATION IS NOT REQUIRED AND THE PERMITEE SHALL TAKE CORRECTIVE ACTION IMMEDIATELY. THE CONDITION OF THE AREA SHALL BE FULLY DOCUMENTED THROUGH PHOTOGRAPHS PRIOR TO CORRECTIVE ACTION BEING TAKEN. THE PHOTOS SHALL BE SUBMITTED TO THE INSPECTOR FOR DOCUMENTATION OF THE DAMAGE. IF CORRECTIVE PRUNING MAY ALLEVIATE A HAZARDOUS CONDITION, THE CERTIFIED ARBORIST OR A LICENSED TREE EXPERT MAY PROCEED WITHOUT FURTHER AUTHORIZATION. THE PRUNING MUST BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE APPROPRIATE ANSI A-300 PRUNING STANDARDS. THE CONDITION OF THE AREA SHALL BE FULLY DOCUMENTED THROUGH PHOTOGRAPHS PRIOR TO CORRECTIVE ACTION BEING TAKEN. THE PHOTOS SHALL BE SUBMITTED TO THE INSPECTOR FOR DOCUMENTATION OF THE DAMAGE. DEBRIS FROM THE TREE REMOVAL OR PRUNING THAT OCCURS WITHIN 35 FEET OF THE WOODLAND EDGE MAY BE REMOVED AND PROPERLY DISPOSED OF BY RECYCLING, CHIPPING OR OTHER ACCEPTABLE METHODS. ALL DEBRIS THAT IS MORE THAN 35 FEET FROM THE WOODLAND EDGE SHALL BE CUT UP TO ALLOW CONTACT WITH THE GROUND, THUS ENCOURAGING DECOMPOSITION. THE SMALLER MATERIALS SHALL BE PLACED INTO BRUSH PILES THAT WILL SERVE AS WILDLIFE HABITAT. TREE WORK TO BE COMPLETED WITHIN A ROAD RIGHT-OF-WAY REQUIRES A PERMIT FROM THE MARYLAND DEPARTMENT OF NATURAL RESOURCES UNLESS THE TREE REMOVAL IS SHOWN WITHIN THE APPROVED LIMITS OF DISTURBANCE ON A TCP2. THE WORK IS REQUIRED TO BE CONDUCTED BY A LICENSED TREE EXPERT.
19. WORK ON THIS PROJECT WILL BE INITIATED IN SEVERAL PHASES. ALL TEMPORARY TOPS REQUIRED FOR A GIVEN PHASE SHALL BE INSTALLED PRIOR TO ANY DISTURBANCE WITHIN THAT PHASE OF WORK.

NOTIFY MISS UTILITY OF MARYLAND AT 1-800-257-777 TWO (2) BUSINESS DAYS PRIOR TO COMMENCING EXCAVATION AND BEFORE THE START OF ANY DEMOLITION WORK.

12420 Milestone Center Dr., Suite 150
Germantown, MD 20876
301-820-3000
Fax: 301-820-3009

URS

TREE
CONSERVATION
PLAN TYPE 2

COSCA REGIONAL PARK
SKATEPARK
ELECTION DISTRICT 09
PRINCE GEORGE'S COUNTY, MARYLAND

REVISIONS

SUBMIT FOR EPS REVIEW:
5/20/2011
ADDRESS 6/28/11 REVIEW
COMMENTS: 4/25/2012

Date: 04/25/2012

Dwn: SJN
Checked: LM

Scale:

NOT TO SCALE

Project/File No:

3 TCP II.dwg

Sheet No:

3 OF 3

M-NCPPC Prince George's County Planning Department Environmental Planning Section APPROVAL TREE CONSERVATION PLAN TCP 2 - 111 - 90	
Approved by	Date
JP MARKOVICK	7/9/90
01	6/25/12
02	
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