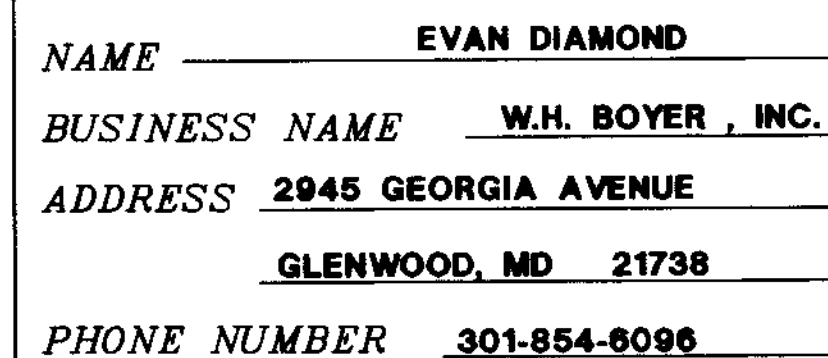


1. Extensive research failed to produce any evidence or documentation of on-site memorial trees.
2. Larger caliper stock (1 1/2" to 2" caliper) or transplants shall be used for the highly visible internal woodland ponds and the stormwater management basins. These plants shall be incorporated onto this plan when they become available.
3. All reforestation and preservation areas shall be bonded and enforced according to the county they are located in.
4. If, in the future, the Parks department clears additional woodland, preservation is to be located elsewhere.



Scale:
1" = 150'

Date:
JULY 31, 1998

PG.-TCP 1 of 21

Great Oaks Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
**TCP II
PRINCE GEORGE'S
COUNTY**

CHK
Architects and
Planners, Inc.
1300 Spring Street
Suite 500
Silver Spring, MD 21104
301 588 4800
fax 301 650 2255

LSA
Loiederman
Soltesz
Associates
Civil Engineers
Land Planners
4266 Forbes Boulevard
Lanham, MD 20706
301 794 7555
fax 301 794 7656

ParkerRodriguez,
Inc.
Landscape Architect
102 South Alfred Street
Alexandria, Virginia 22314
703 548-5010

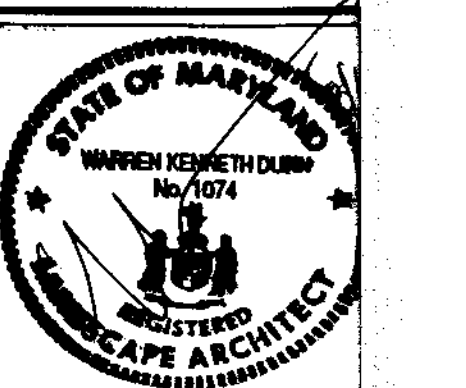
**The Traffic
Group, Inc.**
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40 W. Chesapeake Ave.
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410 583 8405

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301 588 8580

**O'Malley, Miles,
Nylen & Gilmor**
Attorneys at Law
11785 Beltsville Drive, 10th Fl.
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'
Date:
JULY 31, 1998

No.	Revision	By	Date
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			



LEGEND

TREE PRESERVATION AREA	
TREE AFFORESTATION OR REFORESTATION AREA	
PROPOSED TREE LINE	
EXISTING TREE LINE	
TEMP. TREE PROTECTION DEVICE (TYPE I)	
TEMP. TREE PROTECTION DEVICE (TYPE II)	
LIMITS OF DISTURBANCE	
FLOODPLAIN	
WETLANDS/ WATERS OF THE U.S.	
STREAM BED	
CONSERVATION EASEMENT	
25' WETLAND BUFFER	
Tree Replantation / Retention sign	
PROP. STORMDRAIN	
PROP. SEWER	
PROP. WATER	
PROP. UNDERGROUND UTILITIES	
EARTHLIKE TPD (TYPE I)	
EXISTING EARTHLIKE TPD	

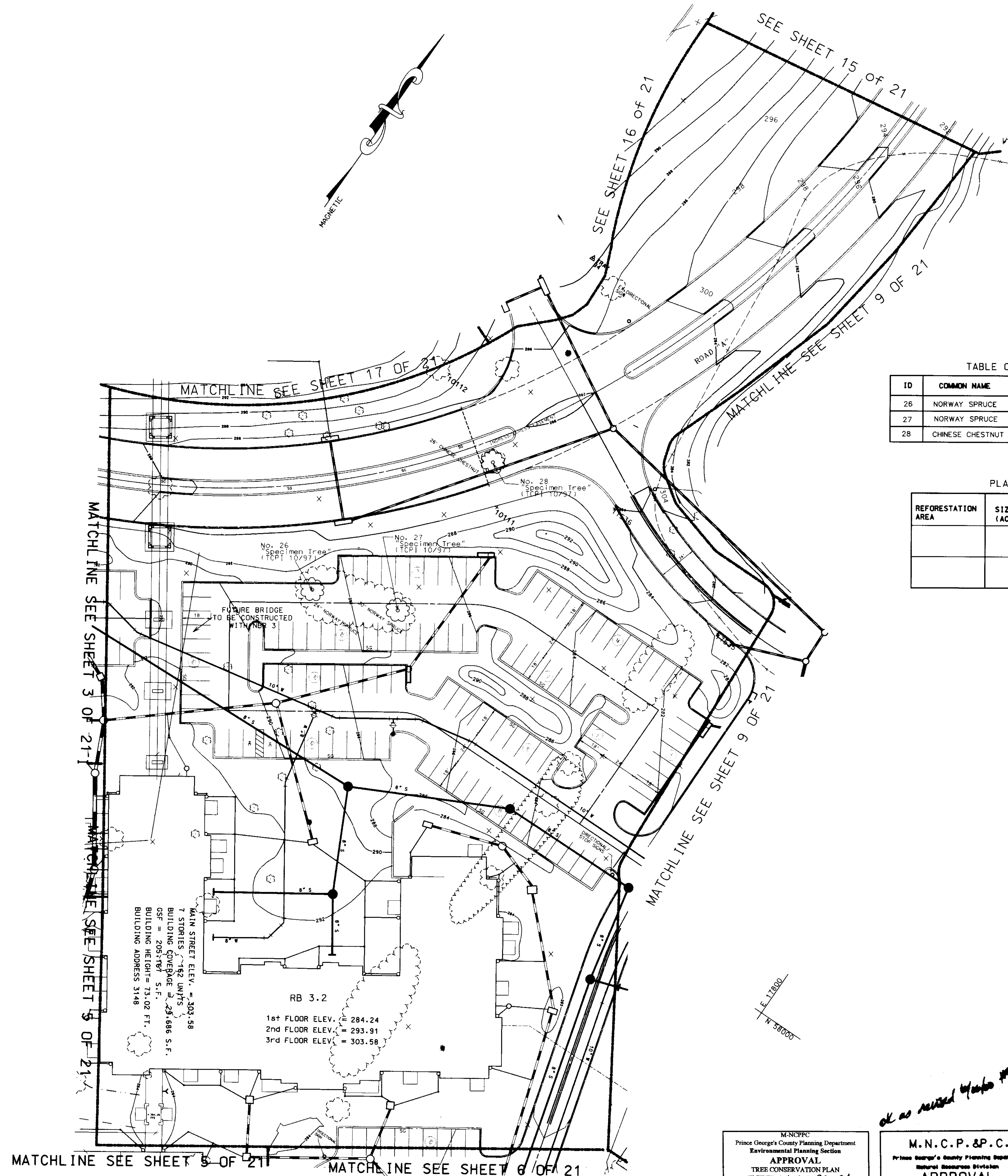


TABLE OF SPECIMEN TREES - TCP SHT. 2 OF 21

ID	COMMON NAME	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
26	NORWAY SPRUCE	24"	CLEARED	
27	NORWAY SPRUCE	30"	CLEARED	
28	CHINESE CHESTNUT	26"	CLEARED	

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 2 OF 21

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
		NOTE: NONE ON THIS SHEET		

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 2 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
		NOTE: NONE ON THIS SHEET	

WOODLAND CONSERVATION SUMMARY -
TCP SHT. 3 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	0
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0
Reforestation	0
Afforestation	0

CO-APPLICANTS:
SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MR. SCOTT HAYWARD
TELEPHONE: (410) 242-2680 (Ext. 8562)
FAX (410) 737-8862

M.N.C.P.C.
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP II 1/220198-01
Approved by: Date: 7/21/98

M.N.C.P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TCP - 2/220198-01
H. Silver Miles 7/21/98

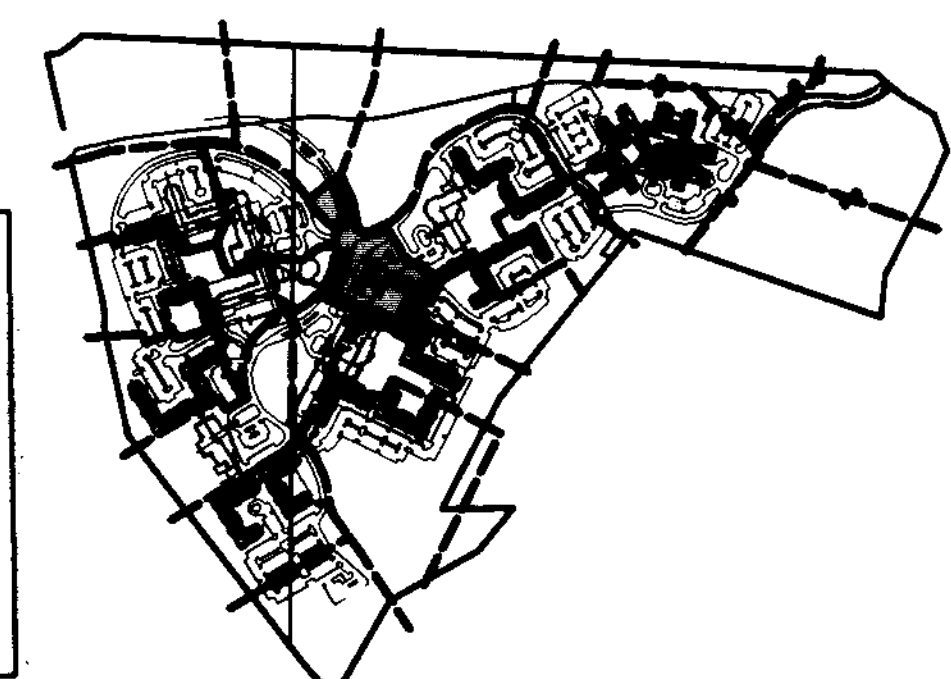


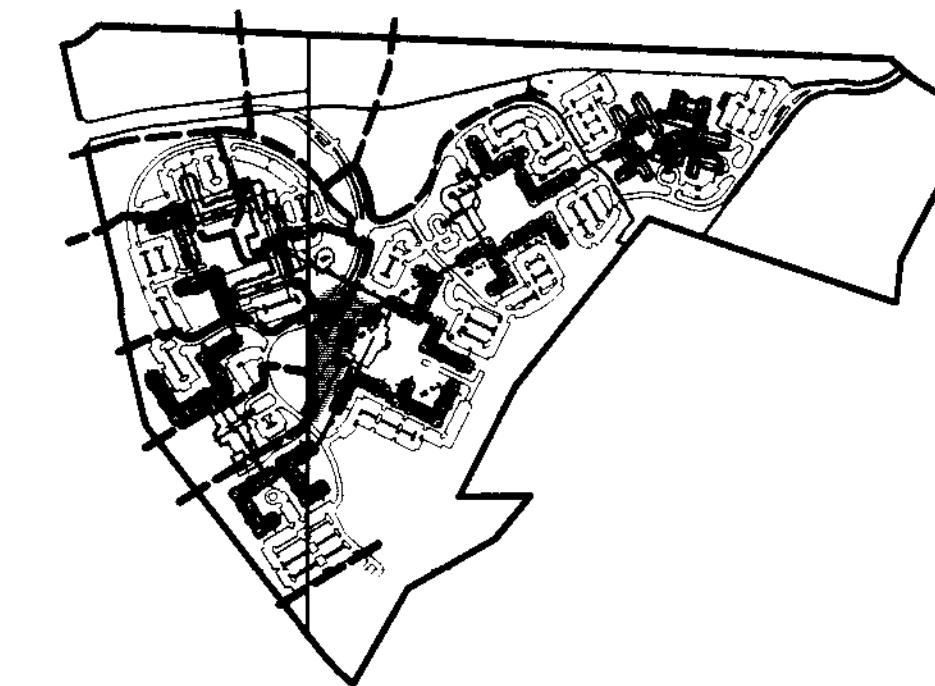
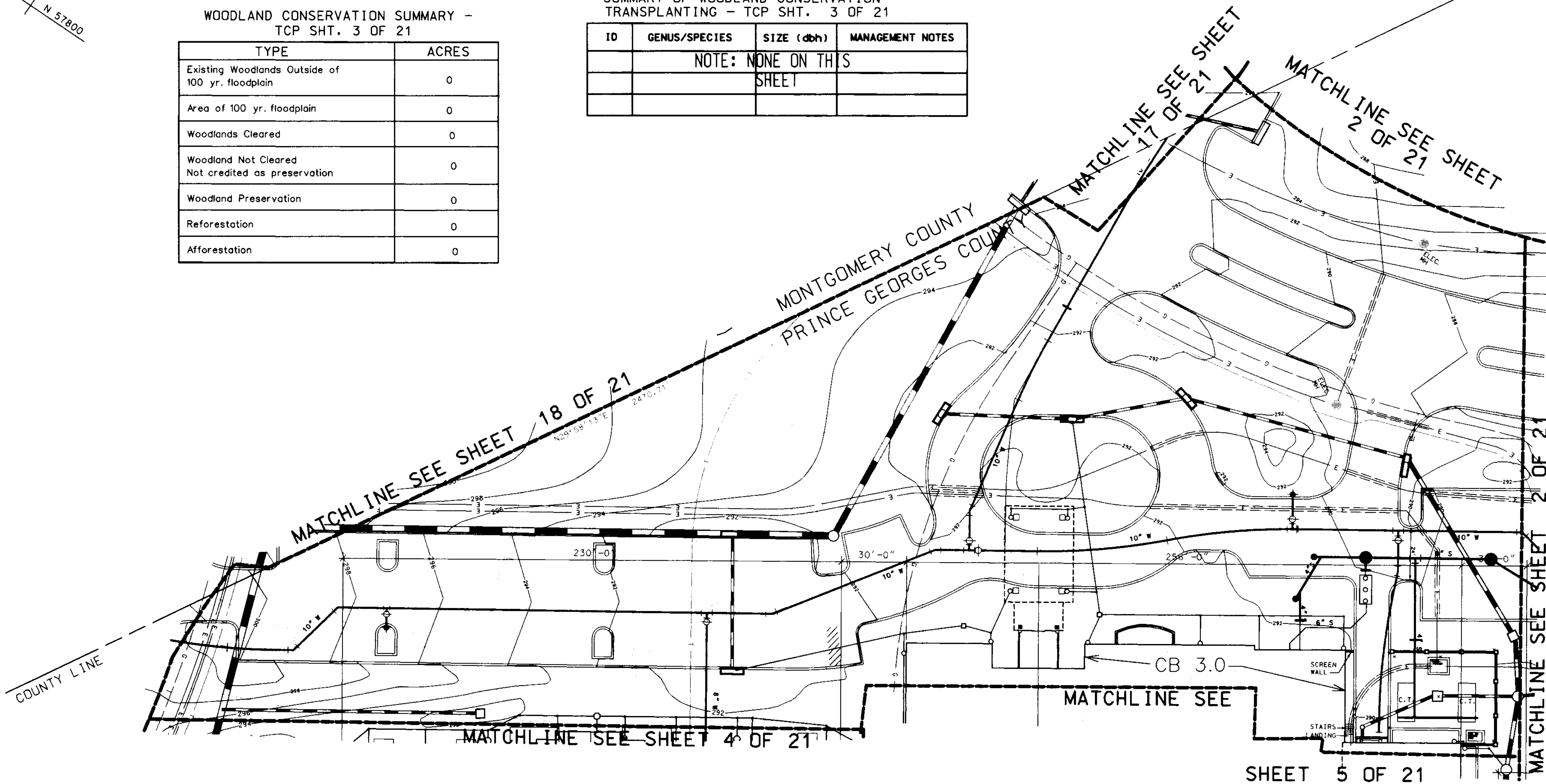
TABLE OF SPECIMEN TREES - TCP SHT. 3 OF 21				
ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
		NOTE: NONE ON THIS SHEET		

WOODLAND CONSERVATION PLANTING SCHEDULE TCP SHT. 3 OF 21				
REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
		NOTE: NONE ON THIS SHEET		

WOODLAND CONSERVATION SUMMARY - TCP SHT. 3 OF 21	
TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	0
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0
Reforestation	0
Afforestation	0

SUMMARY OF WOODLAND CONSERVATION TRANSPLANTING - TCP SHT. 3 OF 21			
ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
		NOTE: NONE ON THIS SHEET	

E 15600
N 51800



LEGEND

TREE PRESERVATION AREA=	
TREE AFFORESTATION OR REFORESTATION AREA=	
PROPOSED TREE LINE=	
EXISTING TREE LINE=	
TEMP. TREE PROTECTION DEVICE= (TYPE I)	
TEMP. TREE PROTECTION DEVICE= (TYPE II)	
LIMITS OF DISTURBANCE=	
FLOODPLAIN	
WETLANDS/ WATERS OF THE U.S.	
STREAM BED	
CONSERVATION EASEMENT	
25' WETLAND BUFFER	
Tree Reforestation / Retention sign	
PROP. STORMDRAIN	
PROP. SEWER	
PROP. WATER	
PROP. UNDERGROUND UTILITIES	
EARTHDIKE TPO (TYPE III)	
EXISTING EARTHDIKE TPO	

Great Oaks Redevelopment

3900 Gracefield Road

Developer:
Senior Campus Development, LLC
Contract Purchaser:
Silver Oaks Campus, LLC
Operator:
Senior Campus Services, LLC

Drawing Title:
TCP II
PRINCE GEORGE'S COUNTY

CHK
Architects and Planners, Inc.
1300 Spring Street
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fax 301 650 2255

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Silver Spring, MD 20910
301 588 8580

O'Malley, Miles, Nylan & Gilmore

Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:

1" = 30'

Date:
JULY 31, 1998

Revision - 03: Limited to Sheets 1, 3, 4 and 21 of TCPB to allow for release of Building Permit 14838-2001-COU for the construction of Building 3.1. All other TCPB revisions to be completed prior to the release of additional building permits.
K.I. Finch 6/19/2002
K.I. Finch EPS/CWPD

M.N.C.P.C. Prince George's County Planning Department Environmental Planning Section	
APPROVAL TREE CONSERVATION PLAN TCPB 1122 198-04	
Approved by	Date
01	
02	
03	K.I. Finch 4/21/04
04	
05	
06	

M.N.C.P.C. APPROVAL TREE CONSERVATION PLAN TCPB 1122 198-04 4/21/04	
---	--

CO-APPLICANTS:

SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
709 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MR. STEVE MONTGOMERY
TELEPHONE: (410) 242-2880 (Ext. 8562)
FAX (410) 737-8862

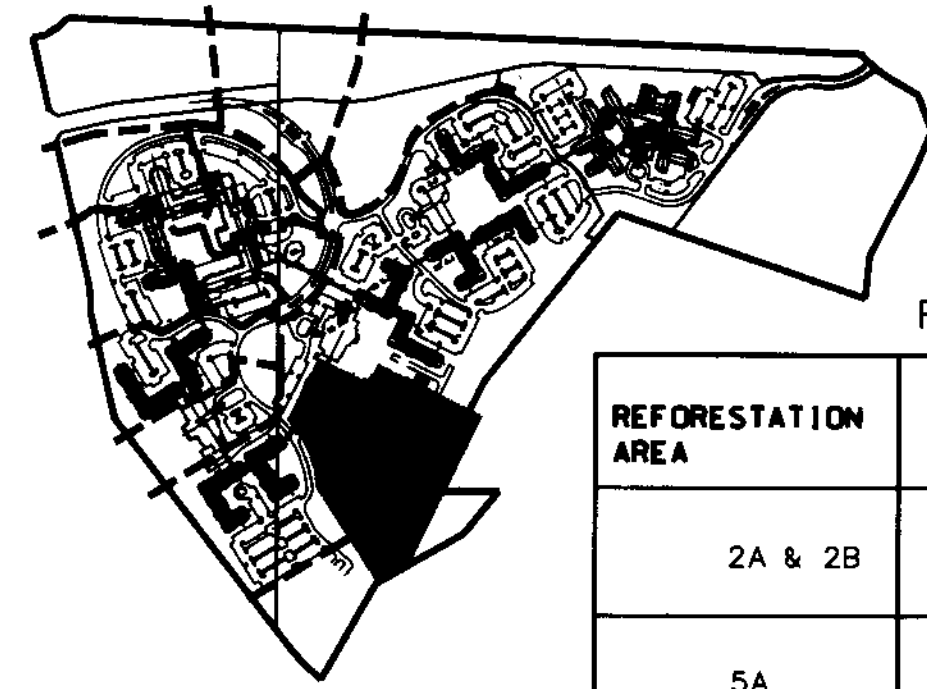


TABLE OF SPECIMEN TREES - TCP SHT. 4 OF 21				
ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
				NOTE: NONE ON THIS SHEET

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 4 OF 21

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	WHIPS	PLANTING PROPOSED
				CALIPER SIZE
2A & 2B	0.49	490	304	62 TOTAL - FOR 1,047 L.F. OF PERIMETER PLANTING. PROVIDE (41)-1.5" CAL TREES & (21)-2" TO 2.5" CAL TREES = 186 SEEDLINGS.
5A	0.45	450	348	34 TOTAL - FOR 572 L.F. OF PERIMETER PLANTING. PROVIDE (21)-1.5" CAL TREES AND (13)-2" TO 2.5" CAL TREES = 102 SEEDLINGS.
4A	0.3	300	243	19 - FOR 320 L.F. OF PERIMETER PLANTING W/ 1.5" CAL = 57 SEEDLINGS.

REFORESTATION AREA 0.45 AC.
Area 5

WOODLAND CONSERVATION SUMMARY -
TCP SHT. 4 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	6.73
Area of 100 yr. floodplain	0.13
Woodlands Cleared	3.48
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	3.25
Reforestation	1.24
Natural Regeneration	0.1

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 4 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
			NOTE: NONE ON THIS SHEET

NOTE: REFORESTATION HAS BEEN DETERMINED TO BE ACCEPTABLE OVER PRIVATE UTILITY LINES ON THIS SITE.

LEGEND

TREE PRESERVATION AREA	
TREE AFForestation OR REFORESTATION AREA	
PROPOSED TREE LINE	
EXISTING TREE LINE	
TEMP. TREE PROTECTION DEVICE (TYPE I)	
TEMP. TREE PROTECTION DEVICE (TYPE II)	
LIMITS OF DISTURBANCE	
FLOODPLAIN	
WETLANDS/ WATERS OF THE U.S.	
STREAM BED	
CONSERVATION EASEMENT	
25' WETLAND BUFFER	
Tree Reforestation / Restoration sign	
PROP. STORMDRAIN	
PROP. SEWER	
PROP. WATER	
PROP. UNDERGROUND UTILITIES	
EARTHQUAKE TPO (TYPE I)	
EXISTING EARTHQUAKE TPO	

NATURAL REGENERATION AREA 0.3 AC.
(PART OF AREA 1)

NOTE: UPON REMOVAL OF THE EXISTING EARTH DIKE, CONTRACTOR SHALL DISC OR TILL ANY DISTURBED AREAS TO ALLOW FOR NATURAL REGENERATION PROCESS TO CONTINUE IN THIS AREA.

PRESERVATION AREA 1.0 AC.
Area 1
(THIS SHEET = 0.35 AC.)

REFORESTATION AREA 0.44 AC.
Area 2A

EX. FENCING TO BE REMOVED

EX. S.D. TO BE REMOVED

SWM ESMNT

PRESERVATION AREA 1.0 AC.
Area 1
(THIS SHEET = 2.4 AC.)

REFORESTATION AREA 0.45 AC.
Area 5

REFORESTATION AREA 0.3 AC.
Area 4A

MATCHLINE SEE SHEET 5 OF 21

MATCHLINE SEE SHEET 3 OF 21

MATCHLINE SEE SHEET 19 OF 21

MATCHLINE SEE SHEET 7 OF 21

M-NCPD
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP# 120196-04
Approved by: *[Signature]* Date: 9/2/04

Revision - 03: Limited to Sheets 1, 3, 4 and 21 of TCP# 120196-04 for the construction of Building 3.1. All other TCP# revisions to be completed prior to the release of additional building permits.
[Signature] 9/19/2002
K.T. Finch EPS/CWPD

M.N.C.P. & P.C.
APPROVAL
TREE CONSERVATION PLAN
TCP# 120196-04
Approved by: *[Signature]* Date: 10/15/03

Great Oaks
Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
TCP II
PRINCE GEORGE'S
COUNTY

CHK
Architects and
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1300 Spring Street
Suite 500
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fax 301 660 2255

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102 South Alfred Street
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703 548 5010

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410 583 8405

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Silver Spring, MD 20910
301 588 6580

O'Malley, Miles,
Nylen & Gilmore
Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'
Date:
JULY 31, 1998

No.	Revision:	By	Date
1	REV. FOR NO. 1	JMC	5/2/02
2	REVISED PER MD	PTT	3/12/02
3	REVISED PER MD	RHG	6/13/01

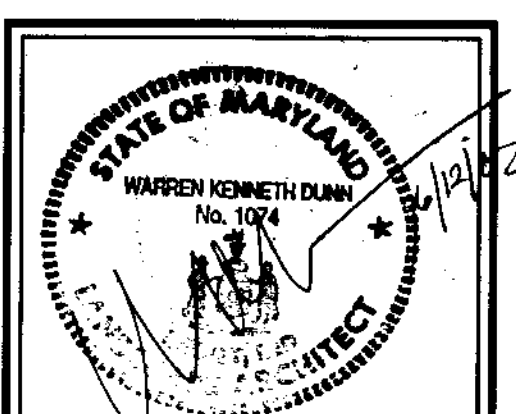


TABLE OF SPECIMEN TREES - TCP SHT. 5 OF 21				
ID	COMMON NAME	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
5A	VIRGINIA PINE	22"	CLEARED	

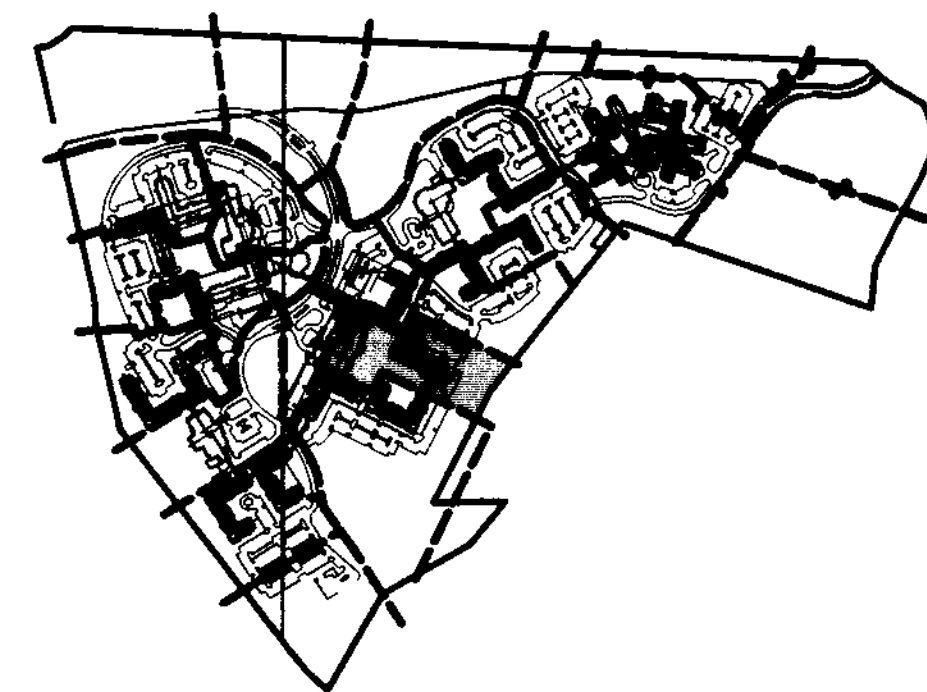
WOODLAND CONSERVATION PLANTING SCHEDULE TCP SHT. 5 OF 21				
REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
5A	0.33	330	270	20 TOTAL - FOR 330 L.F. OF PERIMETER PLANTING PROVIDE (13)-1.5" CAL TREES & (7)-2" TO 2.5" CAL TREES - 60 SEEDLINGS.

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 5 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
	NOTE: NONE ON THIS SHEET		

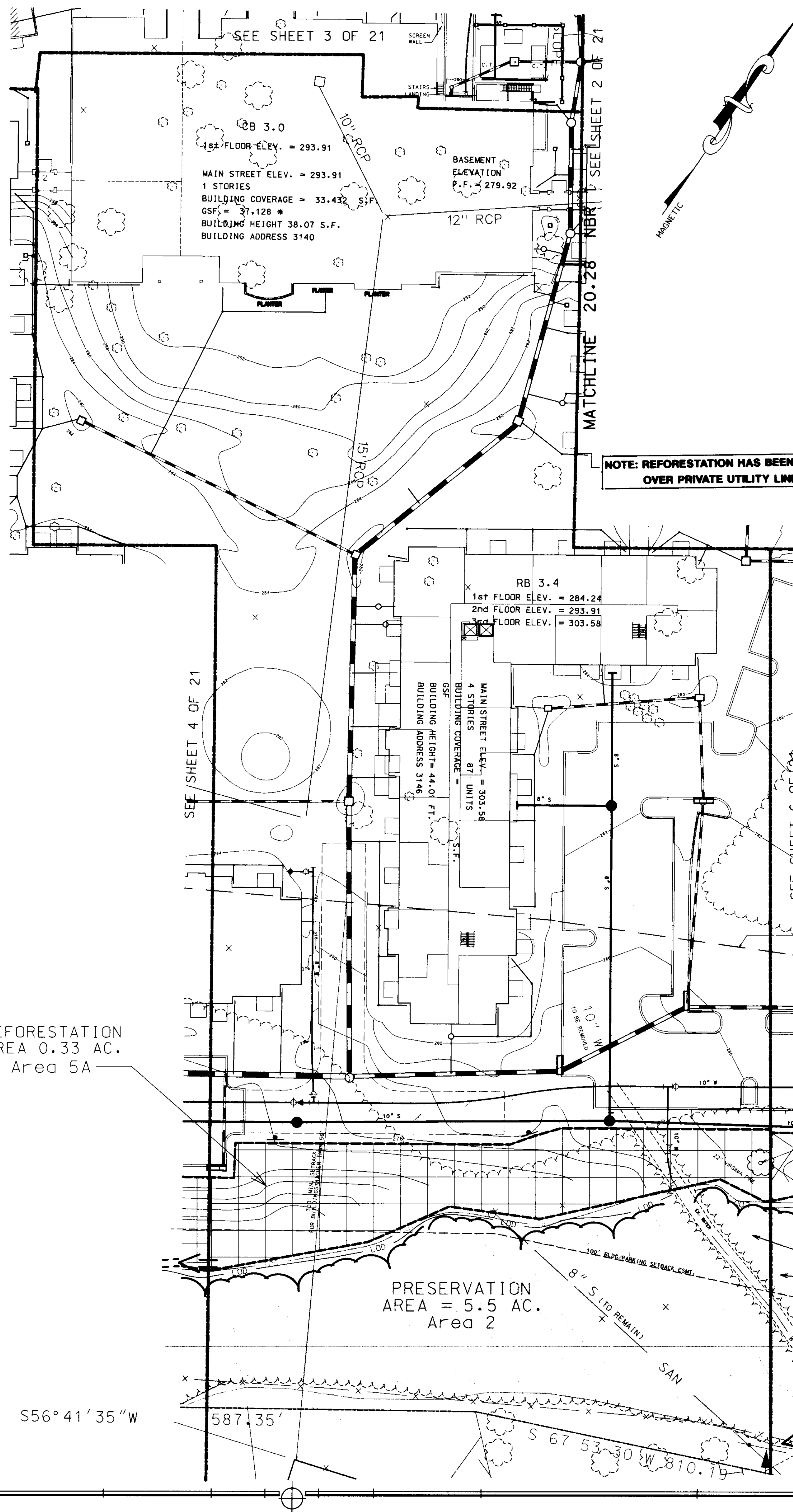
WOODLAND CONSERVATION SUMMARY -
TCP SHT. 5 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	1.1
Area of 100 yr. floodplain	0
Woodlands Cleared	0.63
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0.57 (PART OF AREAS 12 & 14)
Reforestation	0.33
Natural Regeneration	0



CO-APPLICANTS:

SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
709 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MR. SCOTT HAYWARD
TELEPHONE: (410) 242-2880 (Ext. -8562)
FAX: (410) 737-8862



NOTE: REFORESTATION HAS BEEN DETERMINED TO BE ACCEPTABLE
OVER PRIVATE UTILITY LINES, ON THIS SITE.

LEGEND

TREE PRESERVATION AREA=	[Symbol]
TREE AFFORESTATION OR REFORESTATION AREA=	[Symbol]
PROPOSED TREE LINE=	[Symbol]
EXISTING TREE LINE=	[Symbol]
TEMP. TREE PROTECTION DEVICE=	[Symbol]
TEMP. TREE PROTECTION DEVICE=	[Symbol]
LIMITS OF DISTURBANCE=	[Symbol]
FLOODPLAIN	[Symbol]
WETLANDS/ WATERS OF THE U.S.	[Symbol]
STREAM BED	[Symbol]
CONSERVATION EASEMENT	[Symbol]
25' WETLAND BUFFER	[Symbol]
Tree Reforestation / Retention sign	[Symbol]
PROP. STORMDRAIN	[Symbol]
PROP. SEWER	[Symbol]
PROP. WATER	[Symbol]
PROP. UNDERGROUND UTILITIES	[Symbol]
EARTHLIKE TPO (TYPE III)	[Symbol]
EXISTING EARTHLIKE TPO	[Symbol]

No. 5
"Specimen Tree"
(TCP 1/10/97)

PRESERVATION
AREA = 5.5 AC.
Area 2

PRESERVATION
AREA = 0.40 AC.
Area 4

Prince George's County Planning Department Environmental Planning Section	
APPROVAL	
TREE CONSERVATION PLAN	
TCP 1/20/98-04	
Approved by	Date
[Signature]	7/21/98

M.N.C.P. & P.C.	
Prince George's County Planning Department	
APPROVAL	
TREE CONSERVATION PLAN	
TCP - [Signature]	

Great Oaks Redevelopment

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Road

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Contract Purchaser:
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Campus, LLC
Operator:
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Drawing Title:
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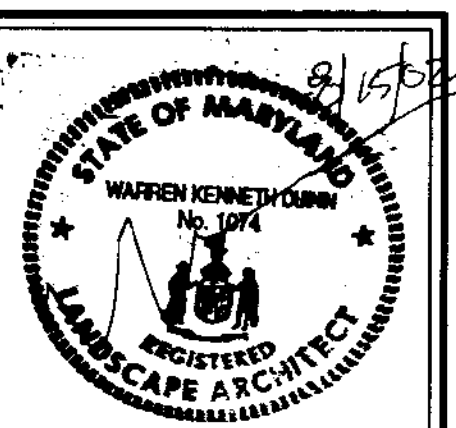
Attorneys at Law
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Attorneys at Law
11785 Beltsville Drive, 10th Floor
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301 572 7900

Scale:
1" = 30'
Date:
JULY 31, 1998

No.	Revision	By	Date
1	UPDATE OVERALL PLAN	FC	JULY 02
2	REVISED PER MHS	PTT	3/12/02
3	REFORESTATION AREA REVISION	RHC	6/13/01



Great Oaks Redevelopment

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Drawing Title:
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Scale:
1" = 30'

Date:
JULY 31, 1998

NOTE: REFORESTATION HAS BEEN DETERMINED TO BE ACCEPTABLE
OVER PRIVATE UTILITY LINES, ON THIS SITE.

No.	Revision:	By	Date
1	REVISED PER MPC	MP	12/15/02
2	UPDATE OVERALL PLAN	FG	JULY 02
3	REVISED PER M3 PTT	PTT	3/12/02
4	REFORESTATION AREAS REDESIGN	RNG	6/13/01

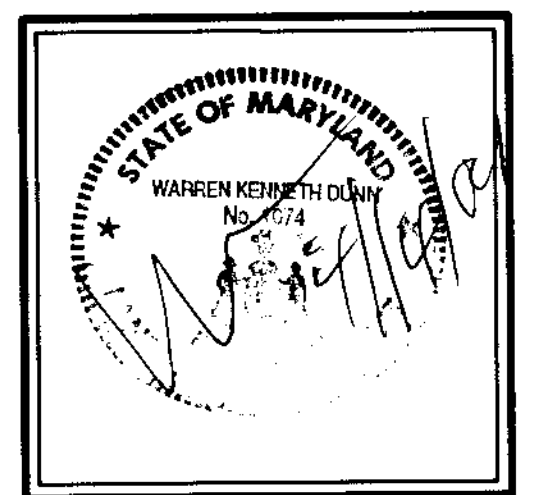


TABLE OF SPECIMEN TREES - TCP SHT. 6 OF 21

ID	COMMON NAME	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
6	VIRGINIA PINE	26"	CLEARED	

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 6 OF 21

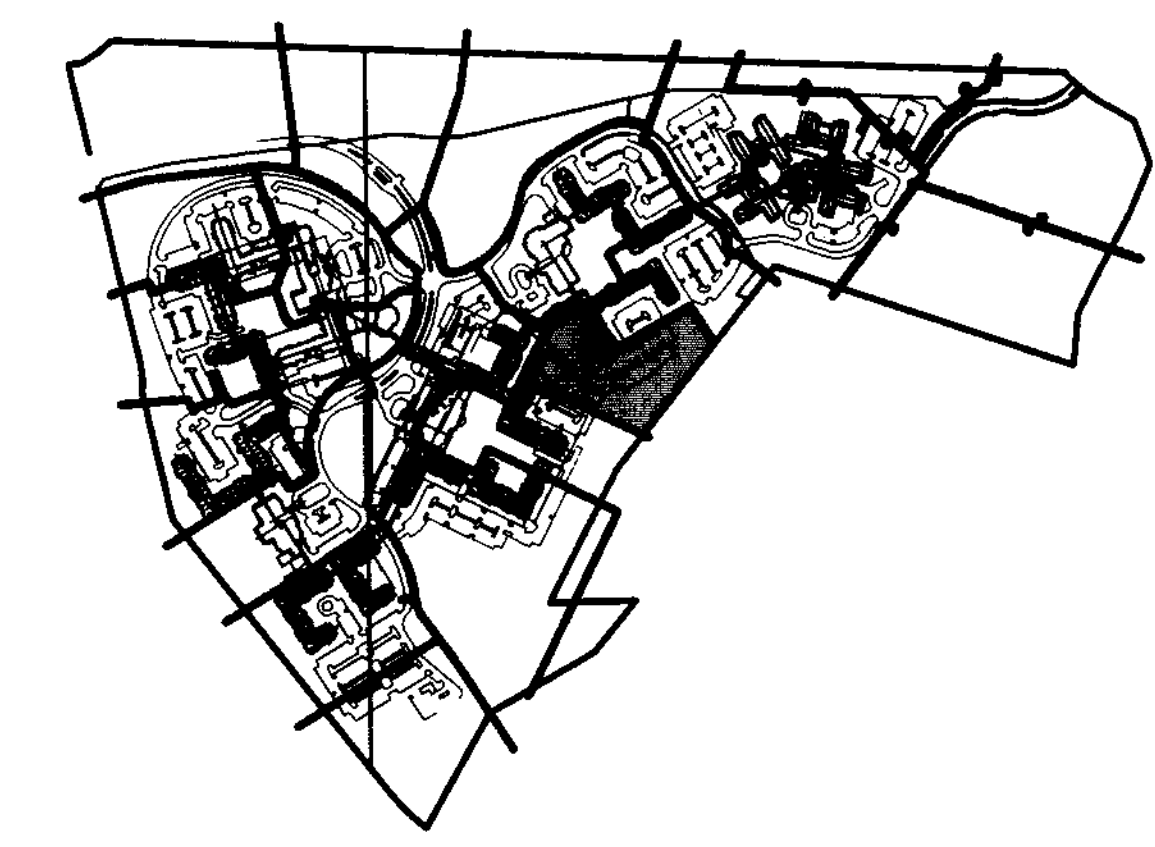
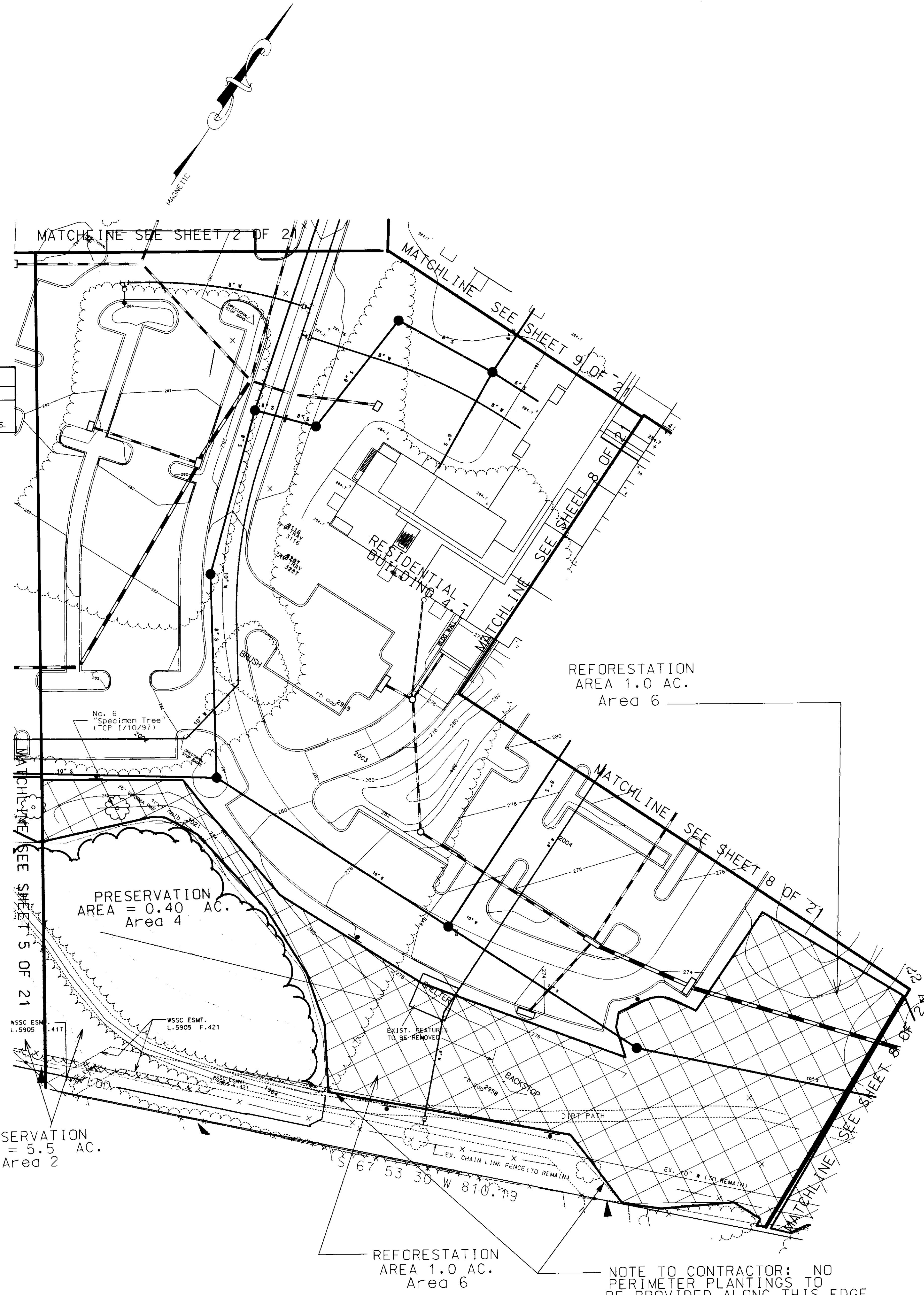
REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
6	1.0	1000	901	33 TOTAL - FOR 567 LF. OF PERIMETER PLANTING, PROVIDE (22)-1.5" CAL TREES & (11)-2" TO 2.5" CAL TREES - 99 SEEDLINGS.

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 6 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
	NOTE: NONE ON THIS SHEET		

WOODLAND CONSERVATION SUMMARY -
TCP SHT. 6 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	2.32
Area of 100 yr. floodplain	0
Woodlands Cleared	1.89
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation (PARTS OF AREAS 2 & 4)	0.43
Reforestation	1.0
Natural Regeneration	0



LEGEND

TREE PRESERVATION AREA=	[Symbol]
TREE AFFORESTATION OR REFORESTATION AREA=	[Symbol]
PROPOSED TREE LINE=	[Symbol]
EXISTING TREE LINE=	[Symbol]
TEMP. TREE PROTECTION DEVICE=	(TYPE I)
TEMP. TREE PROTECTION DEVICE=	(TYPE II)
LIMITS OF DISTURBANCE=	LOO LOO
FLOODPLAIN	FP FP FP
WETLANDS/ WATERS OF THE U.S.	[Symbol]
STREAM BED	[Symbol]
CONSERVATION EASEMENT	CONSERVATION ESM.
25' WETLAND BUFFER	25' BUFFER
Tree Reforestation / Retention Sign	[Symbol]
PROP. STORMDRAIN	8" S
PROP. SEWER	8" S
PROP. WATER	8" W
PROP. UNDERGROUND UTILITIES	[Symbol]
EARTHDIKE TPO (TYPE III)	[Symbol]
EXISTING EARTHDIKE TPO	[Symbol]

CO-APPLICANTS:
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SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
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FAX (410) 737-8862

M-N.C.P.C.
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP II 1201 98-04
Approved by _____ Date _____

M.N.C.P. & P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TCP - *[Signature]*
[Signature] *[Signature]*

Great Oaks Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
TCP II
PRINCE GEORGE'S
COUNTY

CHK
Architects and
Planners, Inc.
1300 Spring Street
Suite 500
Silver Spring, MD 21045
301 588 4800
fax 301 650 2255

LSA
Loiederman
Soltesz
Associates
Civil Engineers
Land Planners
4266 Forbes Boulevard
Lanham, MD 20706
301 794 7255
fax 301 794 7656

ParkerRodriguez,
Inc.
Landscape Architects
102 South Alfred Street
Alexandria, Virginia 22314
703 548-5010

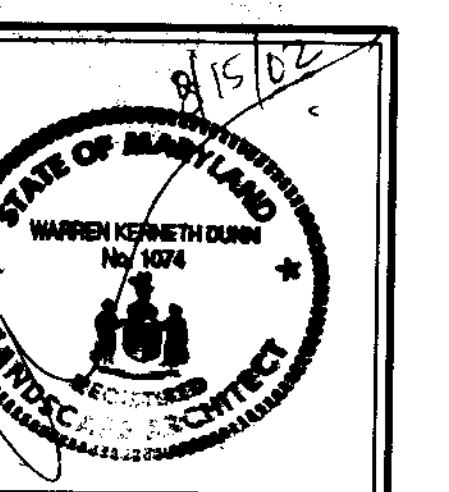
The Traffic
Group, Inc.
Traffic Consultants
Suite 600
40 W. Chesapeake Ave.
Towson, MD 21204
410 583 8405

Linowes &
Blocher LLP
Attorneys at Law
10th Floor, 1010 Wayne Ave.
Silver Spring, MD 20910
301 588 8580

O'Malley, Miles,
Nylan & Gilmore
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11785 Belleville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

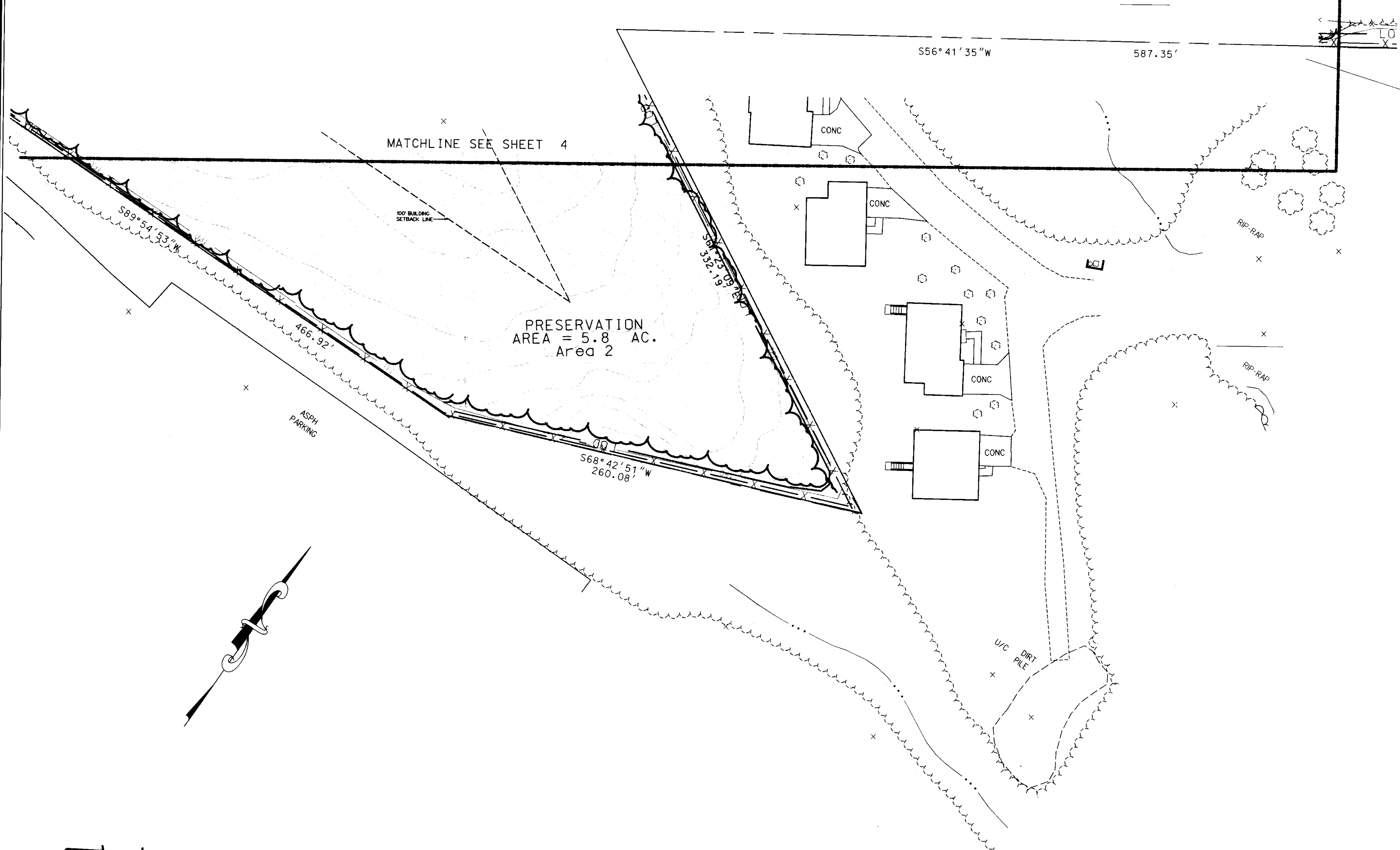
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Date:
JULY 31, 1998

No.	Revision	By	Date



LEGEND

TREE PRESERVATION AREA=	
TREE AFFORESTATION OR REFORESTATION AREA=	
PROPOSED TREE LINE=	
EXISTING TREE LINE=	
TEMP. TREE PROTECTION DEVICE (TYPE I)=	
TEMP. TREE PROTECTION DEVICE (TYPE I)=	
LIMITS OF DISTURBANCE=	
FLOODPLAIN	
WETLANDS/ WATERS OF THE U.S.	
STREAM BED	
CONSERVATION EASEMENT	
25' WETLAND BUFFER	
Tree Retention / Retention sign	
PROP. STORMDRAIN	
PROP. SEWER	
PROP. WATER	
PROP. UNDERGROUND UTILITIES	
EARTHLIKE TPO (TYPE I)=	
EXISTING EARTHLIKE TPO	



WOODLAND CONSERVATION SUMMARY -
TCP SHT. 7 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	1.1
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation (PART OF AREA 2)	1.1
Reforestation	0
Afforestation	0

TABLE OF SPECIMEN TREES - TCP SHT. 7 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 7 OF 21

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	WHIPS	PLANTING PROPOSED CALIPER SIZE

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 7 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES

CO-APPLICANTS:

SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MR. SCOTT HAYWARD
TELEPHONE: (410) 242-2860 (Ext. 8562)
FAX: (410) 737-8862

M.N.C.P.C.
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP II / 120 198-04
Approved by: *[Signature]* Date: *7/31/98*

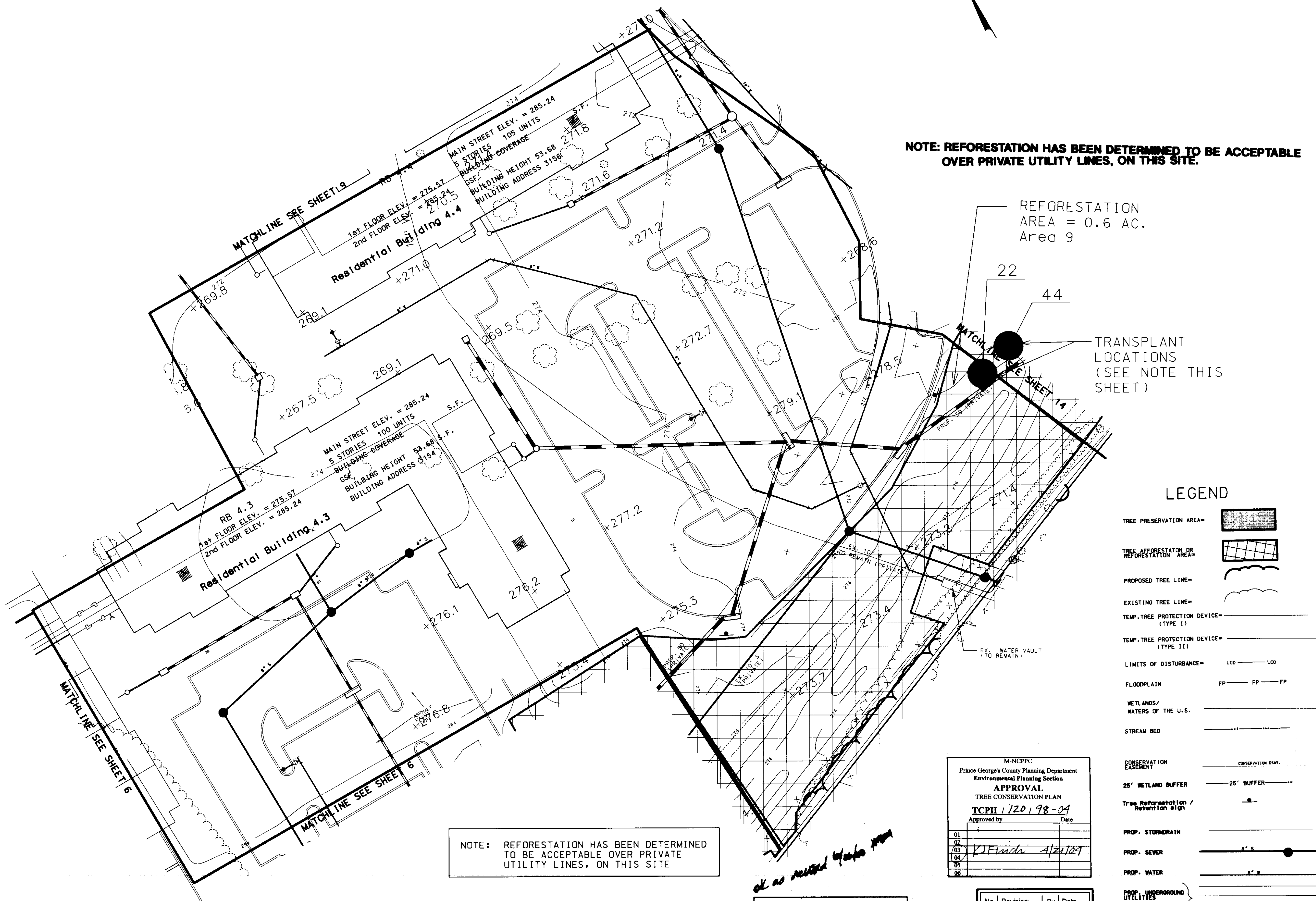
M.N.C.P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TCP - *[Signature]* Date: *7/31/98*

WOODLAND CONSERVATION SUMMARY - TCP SHT. 8 OF 21	
TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	0
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0
Reforestation	0.6
Natural Regeneration	0

TABLE OF SPECIMEN TREES - TCP SHT. 8 OF 21				
ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
			NOTE: NONE ON THIS SHEET	

WOODLAND CONSERVATION PLANTING SCHEDULE TCP SHT. 8 OF 21				
REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	WHIPS	PLANTING PROPOSED CALIPER SIZE
8	0.6	600	546	18 TOTAL - FOR 304 L.F. OF PERIMETER PLANTING, PROVIDE (12)-1.5" CAL TREES & (6)-2" TO 2.5" CAL TREES + 54 SEEDLINGS.

SUMMARY OF WOODLAND CONSERVATION TRANSPLANTING - TCP SHT. 8 OF 21			
ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
			NOTE: SEE EXHIBIT L 20.01



CO-APPLICANTS:
SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
705 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MR. SCOTT HAYWARD
TELEPHONE: (410) 242-2880 (Ext.-8562)
FAX (410) 737-8862

NOTE:
FOR TRANSPLANT INVENTORY, REFER TO EXHIBIT L.20.01, "REFORESTATION
DIAGRAM AND TRANSPLANT LOCATIONS", DATED 18 JUNE 2002, BY
PARKER RODRIGUEZ, INC. (L.A.).

M.N.C.P. & P.C.
Prince George's County Planning Department
Environmental Planning Division
APPROVAL
TREE CONSERVATION PLAN
TCP-120198-04
Approved by: [Signature] Date: 1/24/04

No.	Revision	By	Date
4	REVISED PER SHCPC	MF	12/16/02
3	UPDATED OVERALL PLAN	EG	JULY 02
2	REVISED PER MNS	PTT	5/12/02
1	REFORESTATION AREAS REDEFINED	PHG	6/13/01

**Great Oaks
Redevelopment**

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
**TCP II
PRINCE GEORGE'S
COUNTY**

CHK
Architects and
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1300 Spring Street
Suite 500
Silver Spring, MD 21045
301 588 4800
fax 301 650 2255

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Civil Engineers
Land Planners
4266 Forbes Boulevard
Lanham, MD 20706
301 794 7555
fax 301 794 7556

**ParkerRodriguez,
Inc.**
Landscape Architects
102 South Alfred Street
Alexandria, Virginia 22314
703 548-5010

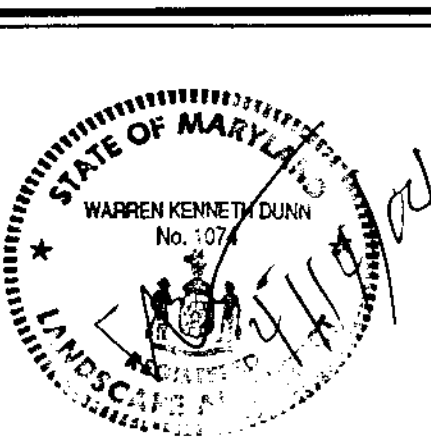
**The Traffic
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Traffic Consultants
Suite 600
40 W. Chesapeake Ave.
Towson, MD 21204
410 583 8405

**Linowes &
Blocher LLP**
Attorneys at Law
10th Floor, 1010 Wayne Ave.
Silver Spring, MD 20910
301 588 5580

**O'Malley, Miles,
Nylen & Gilmore**
Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'
Date:
JULY 31, 1998

No.	Revision	By	Date
3	UPDATED OVERALL PLAN	EG	JULY 02
2	REVISED PER MNS	PTT	5/12/02
1	REFORESTATION AREAS REDEFINED	PHG	6/13/01



ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
		NOTE:	NONE ON THIS SHEET	

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
		NOTE:	NONE ON SHEET	THIS

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	0
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0
Reforestation	0
Natural Regeneration	0

TREE PRESERVATION AREA=

 TREE AFFORESTATION OR
 REFORESTATION AREA=

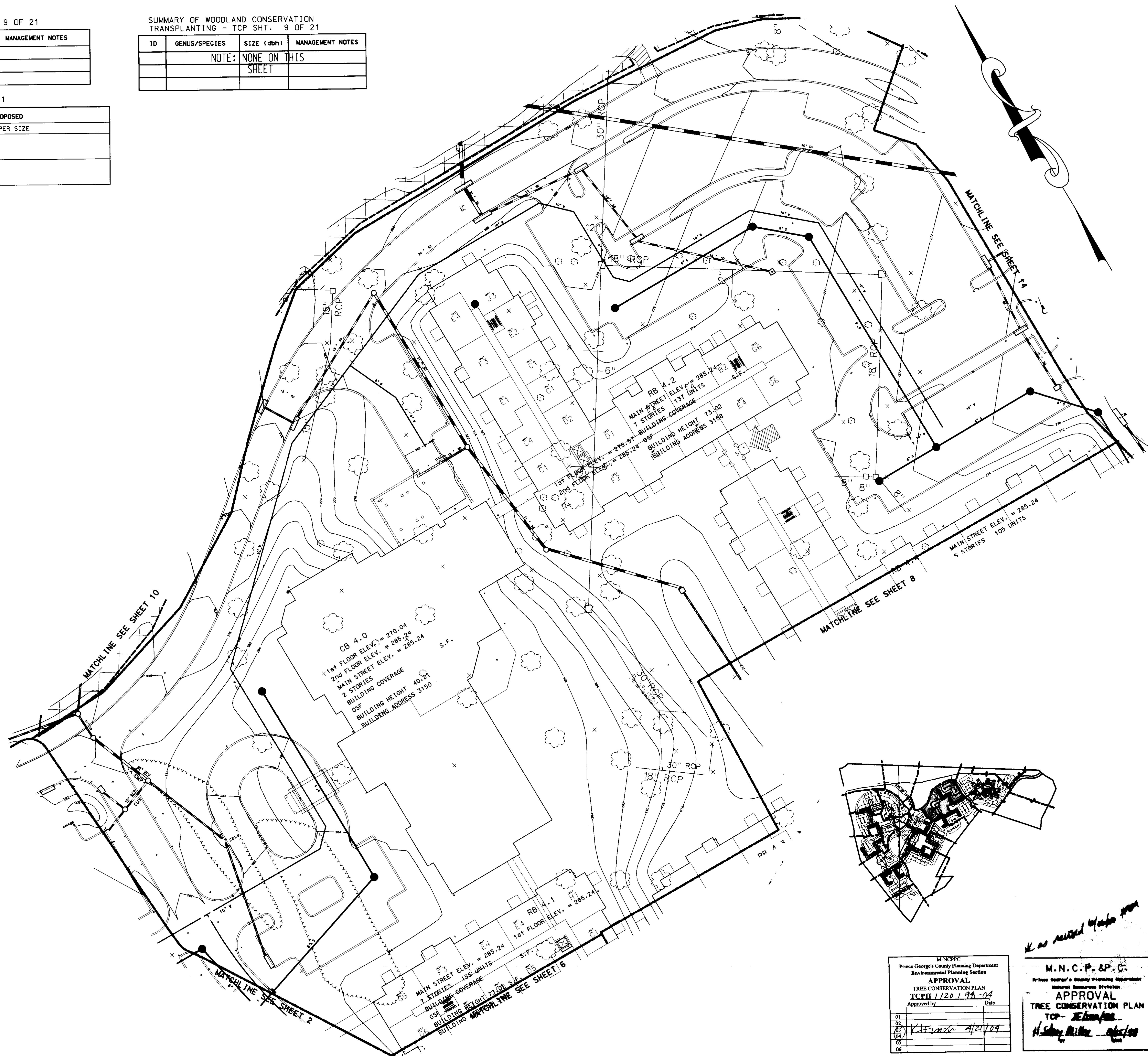
 PROPOSED TREE LINE=

 EXISTING TREE LINE=

 TEMP. TREE PROTECTION DEVICE= _____ TPO _____
 (TYPE 1)
 TEMP. TREE PROTECTION DEVICE= _____ SF _____
 (TYPE 11)
 LIMITS OF DISTURBANCE= L00 _____ L00 _____
 FLOODPLAIN FP _____ FP _____ FP _____
 WETLANDS /
 WATERS OF THE U.S. WL _____
 STREAM BED _____
 CONSERVATION
 EASEMENT _____ CONSERVATION EASEMENT _____
 25' WETLAND BUFFER _____ 25' BUFFER _____
 Tree Reforestation /
 Retention sign
 PROP. STORMDRAIN
 PROP. SEWER
 PROP. WATER
 PROP. UNDERGROUND
 UTILITIES
 EARTHDIKE TPO (TYPE 111)
 EXISTING
 EARTHDIKE TPO

SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MR. SCOTT HAYWARD
TELEPHONE: (410) 242-2880 (Ext.-8562)
FAX (410) 737-8862

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
	NOTE:	NONE ON THIS SHEET	



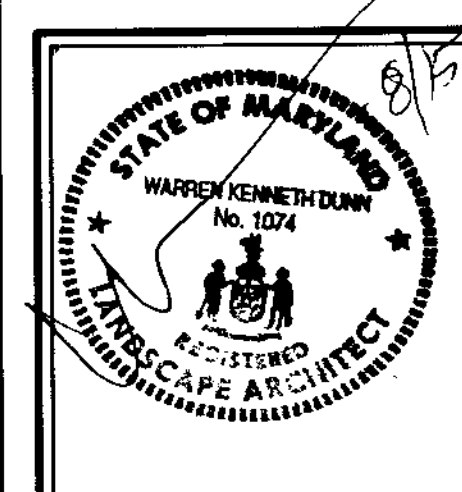
M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPI 1120198-04
Approved by _____ Date _____

01		
02		
03	KIF/mzn	4/21/09
04		
05		
06		

M.N.C.P. & P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TOP- JE/ma/100
H. S. Miller 4/15/90
BY DATE

Date: JULY 31, 1999

No.	Revision:	By	Date
3	UPDATE OVERALL PLAN	FG	JULY 02
2	REVISED PER NM3	PTT	3/12/02
1	REFORESTATION AREAS REDEFINED	RWG	6/13/01



Great Oaks Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
**SITE PLAN
NEIGHBORHOOD 1**

CHK
Architects and
Planners, Inc.
1300 Spring Street
Suite 500
Silver Spring, MD 21045
301 588 4800
fax 301 650 2255

LSA
Loiederman
Soitesz
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4266 Forbes Boulevard
Lanham, MD 20706
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ParkerRodriguez,
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Landscape Architects
102 South Alfred Street
Alexandria, Virginia 22314
703 548-5010

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Traffic Consultants
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410 583 8405

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Attorneys at Law
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301 588 8580

**O'Malley, Miles,
Nylan & Gilmore**
Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7600

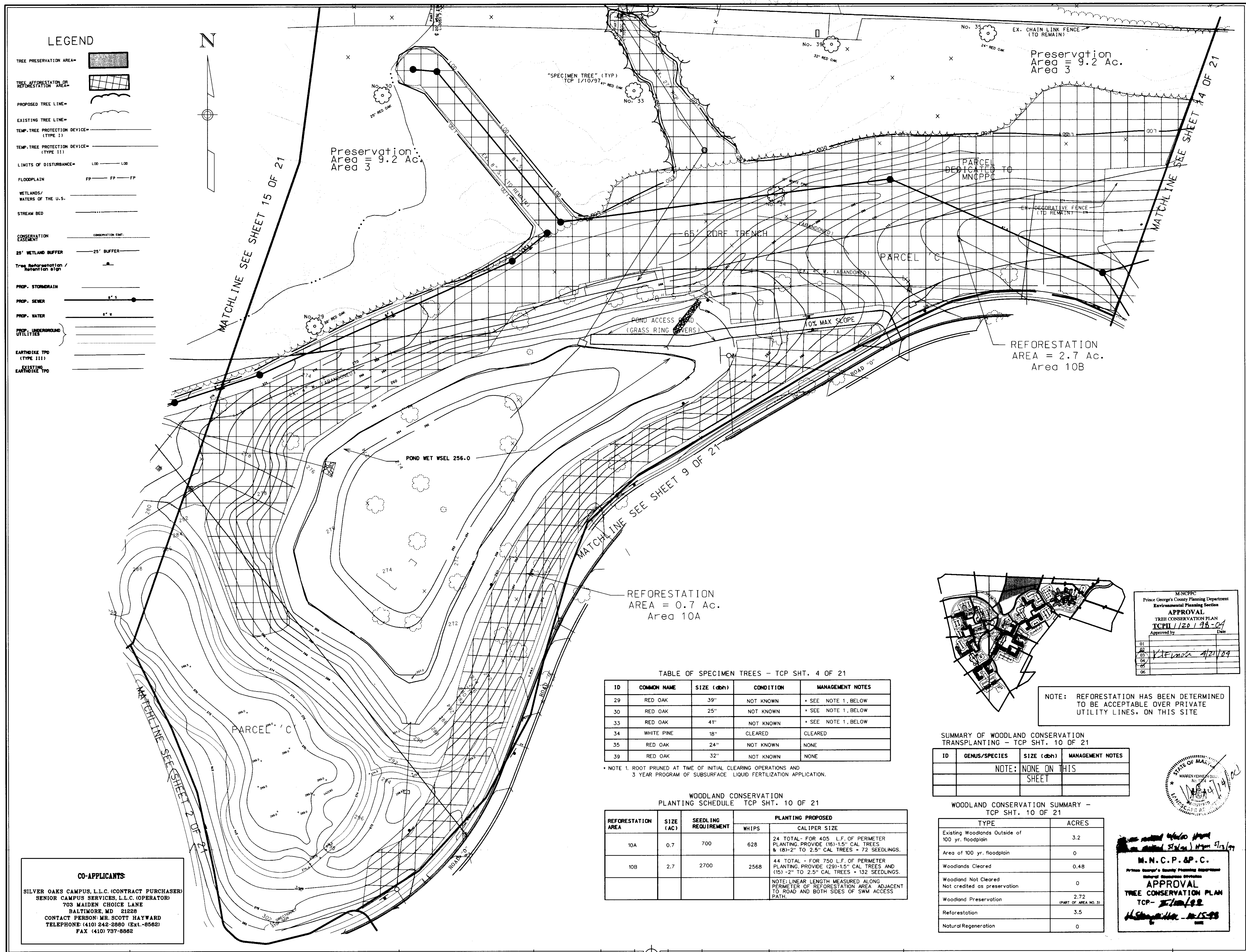
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Date:
DECEMBER 24, 1997

No.	Revision:	By	Date
1	TREE PRES.	SMD	3-30-98
2	REV. REFOREST.	SMD	4-13-98
3	REFORESTATION	RHO	6-15-01
4	REVISED PER NMS	PTT	3/12/02
5	UPDATE OVERALL	FG	JULY 02
6	REVISED PER	FG	12/13/02

20.22
NEIGHBORHOOD
1

PGTCP-10 of 21



Great Oaks Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
TCP II
PRINCE GEORGE'S
COUNTY

CHK
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1300 Spring Street
Suite 500
Silver Spring, MD 21045
301 588 4800
fax 301 650 2255

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Alexandria, Virginia 22314
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Blocher LLP

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Silver Spring, MD 20910
301 586 6580

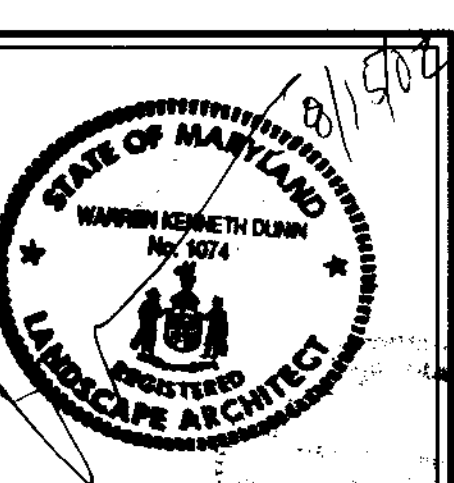
O'Malley, Miles,
Nylan & Gilmore

Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'

Date:
JULY 31, 1998

No.	Revision	By	Date
1	TREE PRES.	SHD	4-30-97
2	AREA CLEARING	SHD	5-30-97
3	TREE PRES.	SHD	5-30-97
4	ADDED REFOREST.	SHD	5-18-97
5	REFORESTATION	SHD	6/13/97
6	REVISED PER NYS PTT	PTT	5/12/98
7	UPDATE OVERALL	PTT	JULY 02



PG-TCP 11 OF 21

LEGEND

- TREE PRESERVATION AREA= [Symbol]
- TREE REFORESTATION OR REFORESTATION AREA= [Symbol]
- PROPOSED TREE LINE= [Symbol]
- EXISTING TREE LINE= [Symbol]
- TEMP. TREE PROTECTION DEVICE (TYPE I)= [Symbol]
- TEMP. TREE PROTECTION DEVICE (TYPE II)= [Symbol]
- LIMITS OF DISTURBANCE= [Symbol]
- FLOODPLAIN= [Symbol]
- WETLANDS/ WATERS OF THE U.S.= [Symbol]
- STREAM BED= [Symbol]
- CONSERVATION EASEMENT= [Symbol]
- 25' WETLAND BUFFER= [Symbol]
- Tree Reformation / Reformation sign= [Symbol]
- PROP. STORMDRAIN= [Symbol]
- PROP. SEWER= [Symbol]
- PROP. WATER= [Symbol]
- PROP. UNDERGROUND UTILITIES= [Symbol]
- EARTHROSE TPO (TYPE III)= [Symbol]

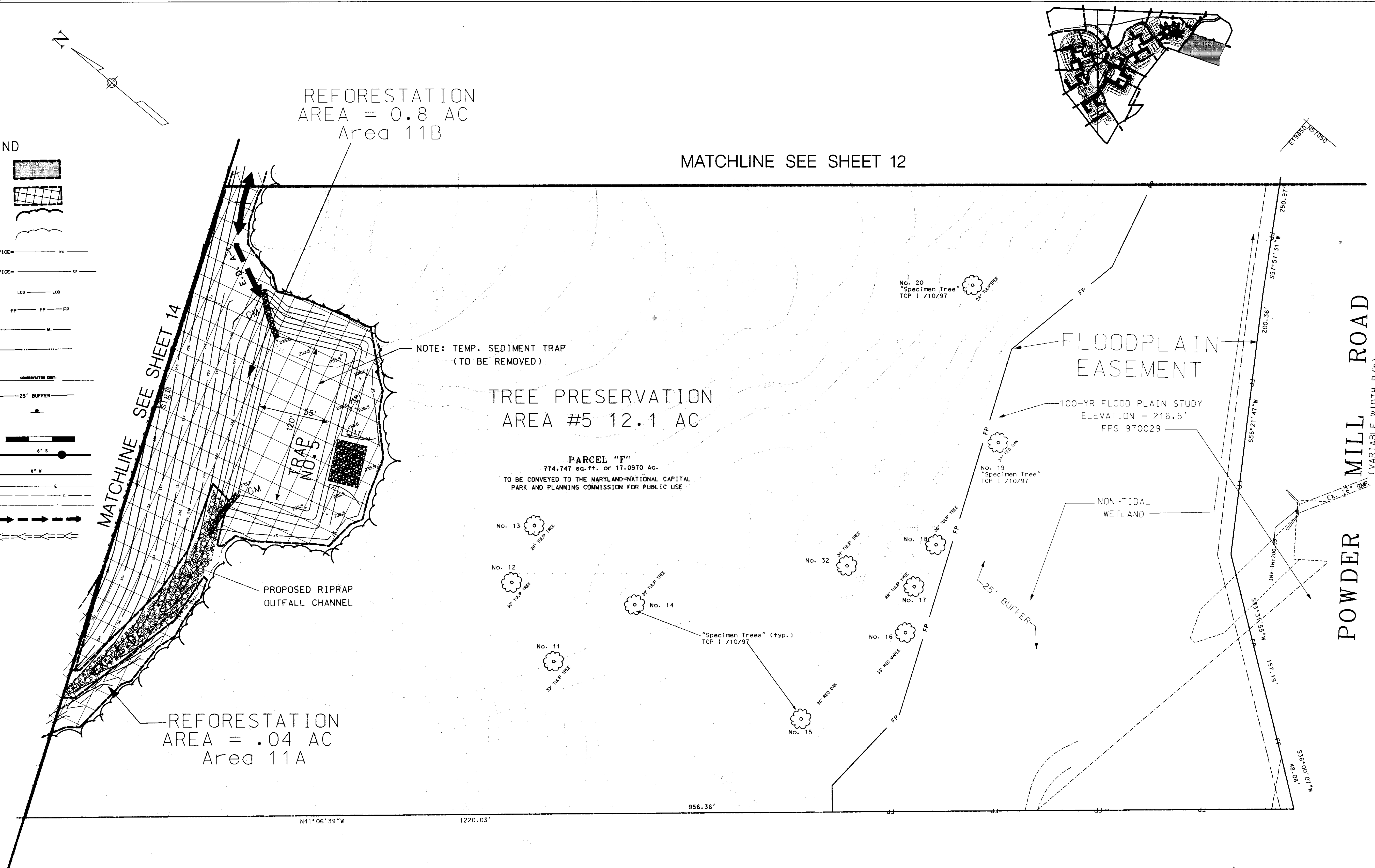


TABLE OF SPECIMEN TREES - TCP SHT. 11 OF 21

ID	COMMON NAME	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
11	TULIP TREE	33"		
12	TULIP TREE	30"		
13	TULIP TREE	26"		
14	TULIP TREE	31"		
15	RED OAK	26"		
16	RED MAPLE	33"		
17	TULIP TREE	29"		
18	TULIP TREE	36"		
19	RED OAK	37"		
20	TULIP TREE	24"		
32	TULIP TREE	31"		

WOODLAND CONSERVATION PLANTING SCHEDULE TCP SHT. 11 OF 21

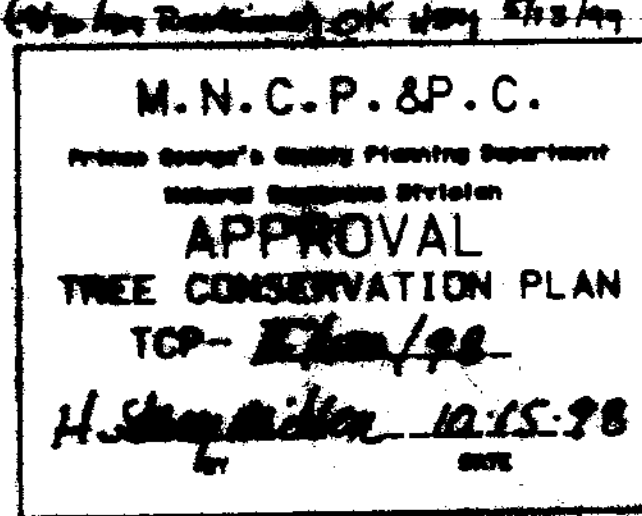
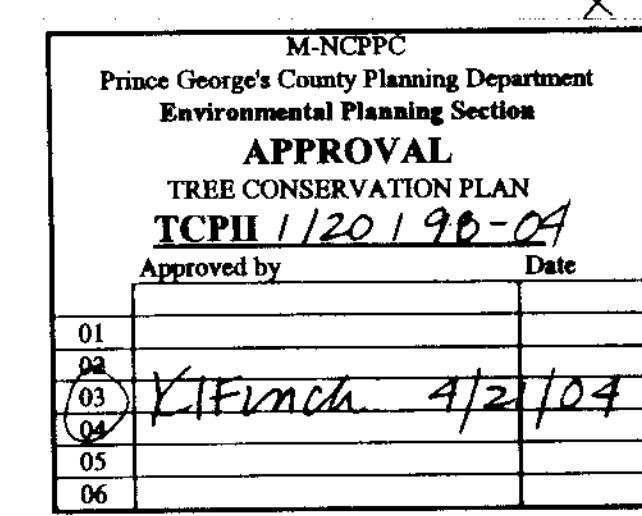
REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
11A	.04	40	40	NONE
11B	0.8	800	800	NONE

SUMMARY OF WOODLAND CONSERVATION TRANSPLANTING - TCP SHT. 11 OF 21

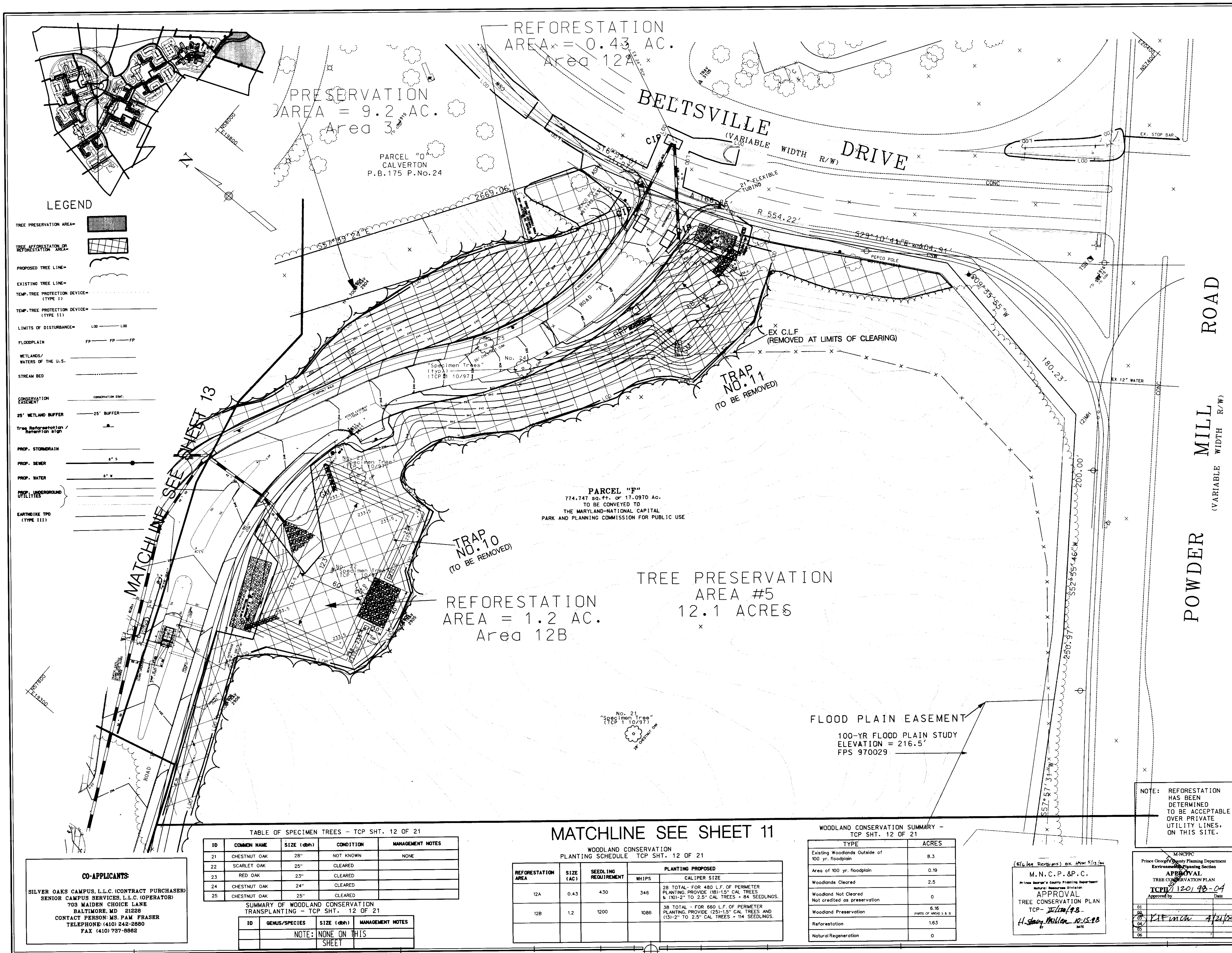
ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
	NOTE: NONE ON THIS SHEET		

WOODLAND CONSERVATION SUMMARY - TCP SHT. 11 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	7.8
Area of 100 yr. floodplain	2.03
Woodlands Cleared	1.8
Woodland Not Cleared	0
Not credited as preservation	
Woodland Preservation	6.0
Reforestation	0.84
Natural Regeneration	0



CO-APPLICANTS:
SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MS. PAM FRASER
TELEPHONE: (410) 242-2880
FAX: (410) 737-8862



Great Oaks Redevelopment

3900 Gracefield Road

Developer:
Senior Campus Development, LLC

Contract Purchaser:
Silver Oaks Campus, LLC

Operator:
Senior Campus Services, LLC

Drawing Title:
TCP-II
PRINCE GEORGE'S COUNTY

CHK
Architects and Planners, Inc.
1300 Spring Street
Suite 500
Silver Spring, MD 20906
301 588 4800
fax 301 650 2255

LSA
Loiederman Soltesz Associates
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Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'

Date:
JULY 31, 1998

No. Revision By Date
1 REFORESTATION SMD 5-6-98
2 TREE PRES SMD 3-30-98
3 REFORESTATION SMD 5-18-98
4 REFORESTATION SMD 6-13-01
5 REVISED PER NHPD 3/12/02
6 UPDATE OVERALL F.G. JULY 02
7 REVISED PER NHPD MF 12/16/02

M.N.C.P. & P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TCP-II 120198-04
Approved by: [Signature] Date: 4/21/99

STATE OF MARYLAND
NATURAL RESOURCES DIVISION
APPROVAL
TREE CONSERVATION PLAN
TCP-II 120198-04
Approved by: [Signature] Date: 4/21/99

PG-TCP 12 OF 21 12/02

NOTE:
FOR TRANSPLANT INVENTORY, REFER TO EXHIBIT L.20.01, "REFORESTATION
DIAGRAM AND TRANSPLANT LOCATIONS", DATED 18 JUNE 2002, BY
PARKER RODRIGUEZ, INC. (L.A.).

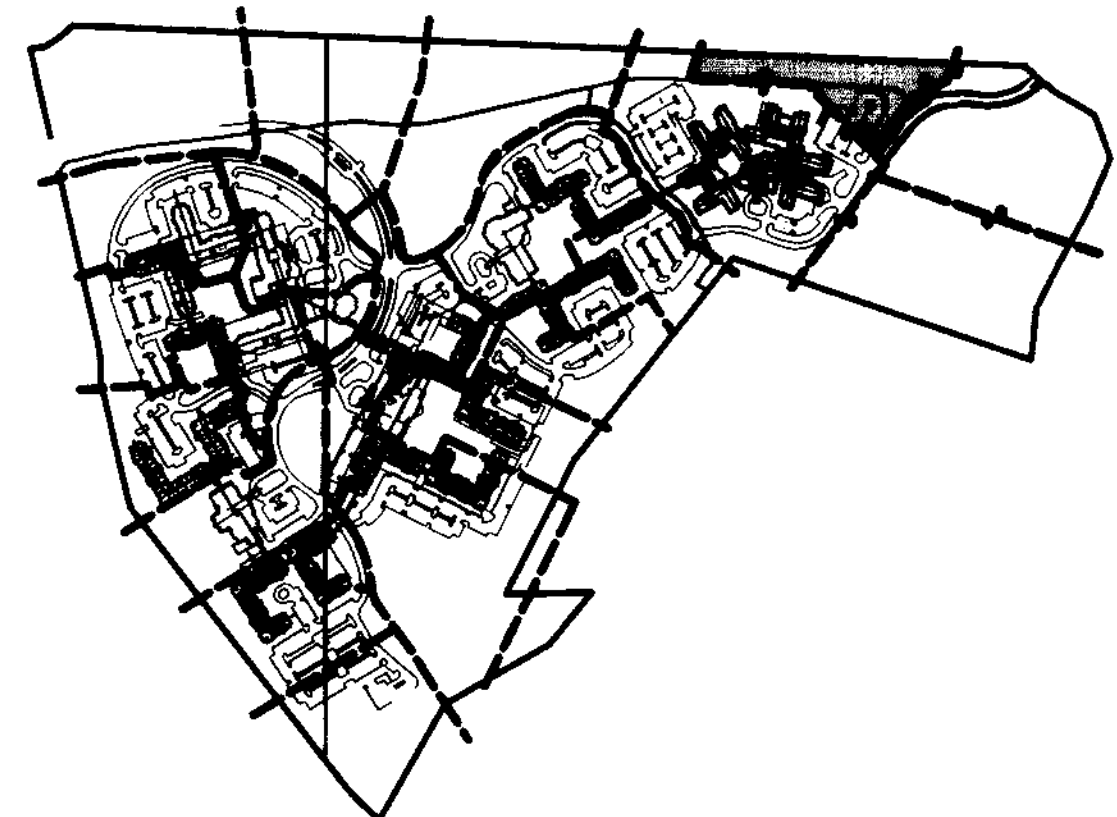
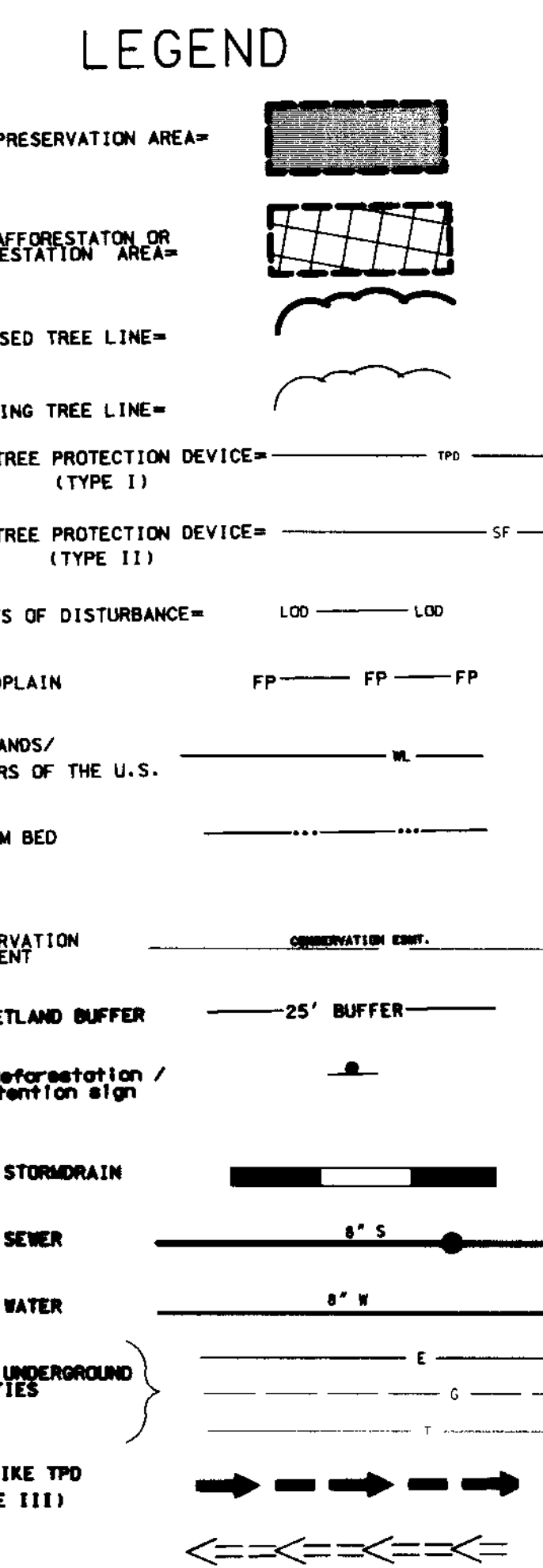
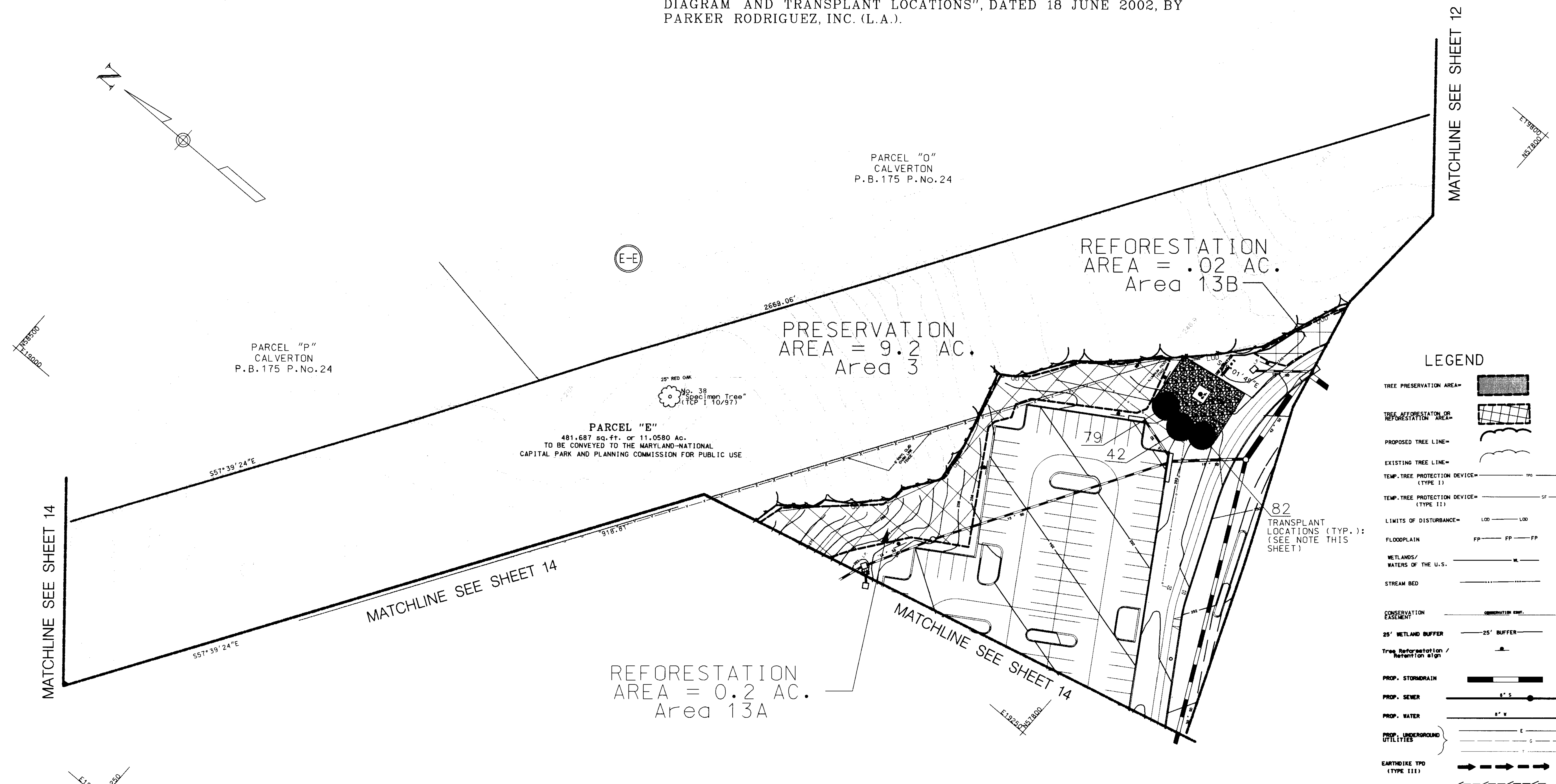


TABLE OF SPECIMEN TREES - TCP SHT. 13 OF 21

ID	COMMON NAME	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
38	RED OAK	25"	NOT KNOWN	NONE

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 13 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES

NOTE: SEE EXHIBIT L20.01

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 13 OF 21

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	WHIPS	PLANTING PROPOSED	
				WHIPS	CALIPER SIZE
13A	0.2	200	137	21 TOTAL - FOR 355 L.F. OF PERIMETER PLANTING. PROVIDE (14)-1.5" CAL TREES & (7)-2" TO 2.5" CAL TREES - 63 SEEDLINGS.	
13B	0.02	20	8	4 TOTAL - FOR 56 L.F. OF PERIMETER PLANTING. PROVIDE (3)-1.5" CAL TREES AND (1)-2" TO 2.5" CAL TREES - 12 SEEDLINGS.	

WOODLAND CONSERVATION SUMMARY -
TCP SHT. 13 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	4.1
Area of 100 yr. floodplain	0
Woodlands Cleared	1.5
Woodland Not Cleared	0
Woodland Preservation	2.6
Reforestation	0.22 (1 acre = 43,560 sq. ft.)
Natural Regeneration	0

NOTE: REFORESTATION HAS BEEN DETERMINED TO BE ACCEPTABLE
OVER PRIVATE UTILITY LINES, ON THIS SITE.

M.N.C.P.C.
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP 1120 198-04
Approved by: *[Signature]* Date: 4/27/04

(Revision 01/04) of *[Signature]*
M.N.C.P.C.
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP 1120 198-04
Approved by: *[Signature]* Date: 10/15/98

CO-APPLICANTS:
SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MS. PAM FRASER
TELEPHONE: (410) 242-2850
FAX: (410) 737-8862

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Drawing Title:
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ParkerRodriguez,
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102 South Alfred Street
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703 548-5010

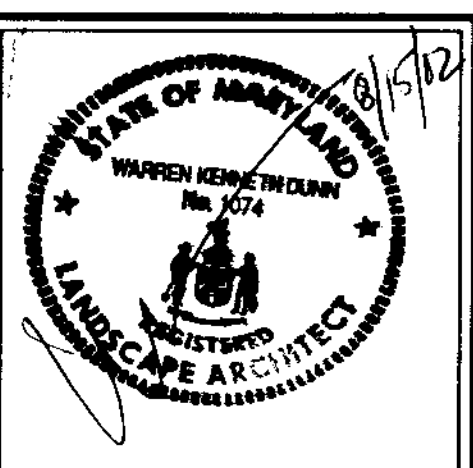
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Traffic Consultants
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Towson, MD 21204
410 583 8405

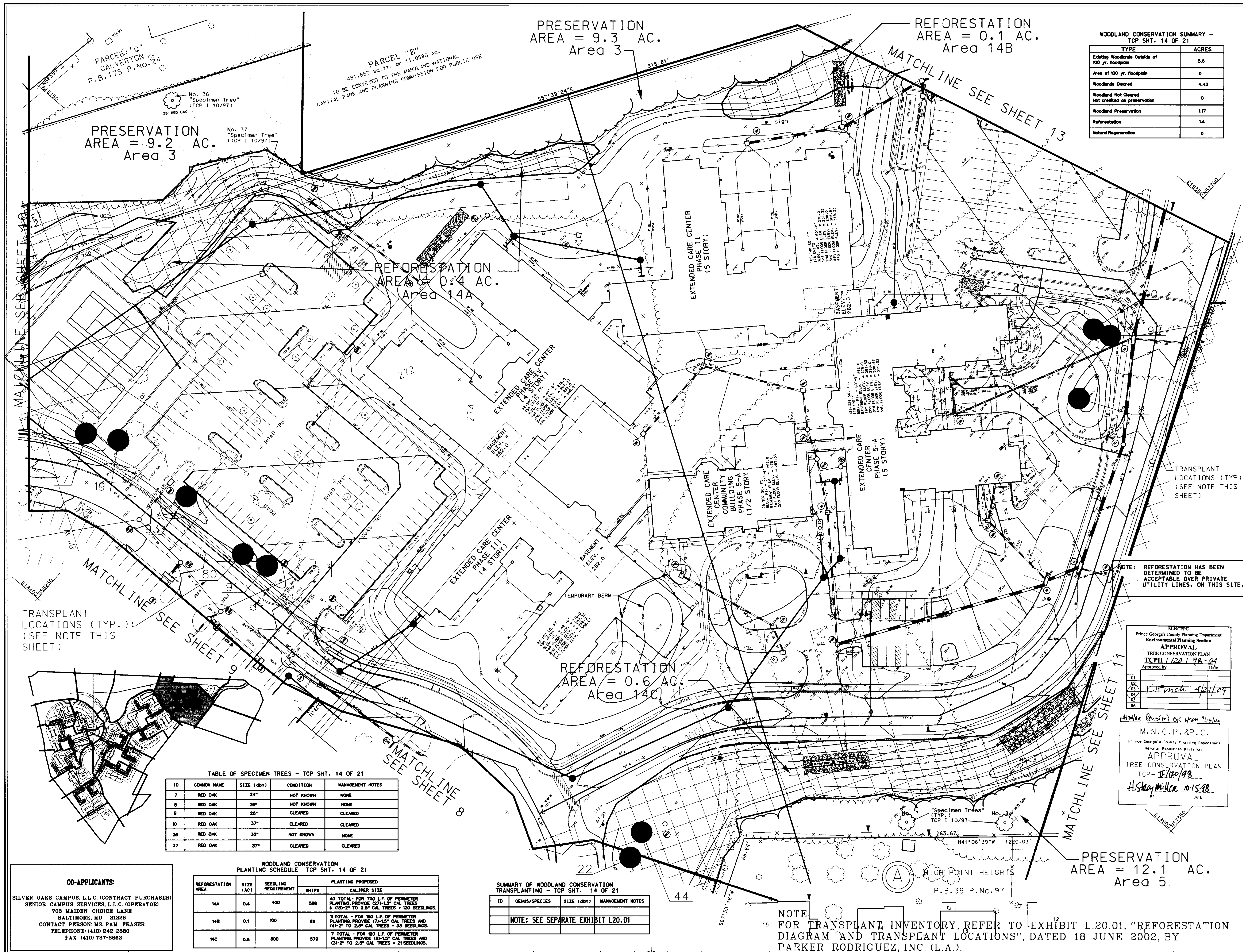
Linowes &
Blocher LLP
Attorneys at Law
10th Floor, 1010 Wayne Ave.
Silver Spring, MD 20910
301 586 8580

O'Malley, Miles,
Nylen & Gilmore
Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'
Date:
JULY 31, 1998

No.	Revision	By	Date
1	AREA PRES.	SMD	4-30-99
2	AREA PRES.	SMD	3-30-04
3	AREA PRES.	SMD	5-19-04
4	AREA PRES.	SMD	6-13-01
5	REVISION	PTT	3-12-02
6	PLAN	FG	JULY 02





WOODLAND CONSERVATION SUMMARY - TCP SHT. 14 OF 21	
TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	5.8
Area of 100 yr. floodplain	0
Woodlands Cleared	4.43
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	1.17
Reforestation	1.4
Natural Regeneration	0

TABLE OF SPECIMEN TREES - TCP SHT. 14 OF 21				
ID	COMMON NAME	SIZE (DBH)	CONDITION	MANAGEMENT NOTES
7	RED OAK	24"	NOT KNOWN	NONE
8	RED OAK	28"	NOT KNOWN	NONE
9	RED OAK	25"	CLEARED	CLEARED
10	RED OAK	37"	CLEARED	CLEARED
36	RED OAK	35"	NOT KNOWN	NONE
37	RED OAK	37"	CLEARED	CLEARED

WOODLAND CONSERVATION PLANTING SCHEDULE TCP SHT. 14 OF 21				
REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	WHIPS	PLANTING PROPOSED CALIPER SIZE
14A	0.4	400	589	40 TOTAL - FOR 700 L.F. OF PERIMETER PLANTING. PROVIDE (27)-1.5" CAL. TREES & (13)-2" TO 2.5" CAL. TREES - 120 SEEDLINGS.
14B	0.1	100	89	11 TOTAL - FOR 180 L.F. OF PERIMETER PLANTING. PROVIDE (7)-1.5" CAL. TREES AND (4)-2" TO 2.5" CAL. TREES - 33 SEEDLINGS.
14C	0.6	600	579	7 TOTAL - FOR 120 L.F. OF PERIMETER PLANTING. PROVIDE (15)-1.5" CAL. TREES AND (13)-2" TO 2.5" CAL. TREES - 21 SEEDLINGS.

SUMMARY OF WOODLAND CONSERVATION TRANSPLANTING - TCP SHT. 14 OF 21			
ID	GENUS/SPECIES	SIZE (DBH)	MANAGEMENT NOTES
NOTE: SEE SEPARATE EXHIBIT L20.01			

M.N.C.P.C.
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP# 1122178-04
Approved by: [Signature] Date: 7/21/98

M.N.C.P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TCP-1122178-04
H. Shady Miller 10/15/98
DATE

Great Oaks Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
TCP-II
PRINCE GEORGE'S
COUNTY

CHK
Architects and
Planners, Inc.
1300 Spring Street
Suite 500
Silver Spring, MD 21045
301 588 4800
fax 301 650 2255

LSA
Loiederman
Softsz
Associates
Civil Engineers
Land Planners
4407 Forbes Boulevard
Lanham, MD 20706
301 754 7555
fax 301 754 7556

ParkerRodriguez,
Inc.
Landscape Architects
102 South Alfred Street
Alexandria, Virginia 22314
703 548-0110

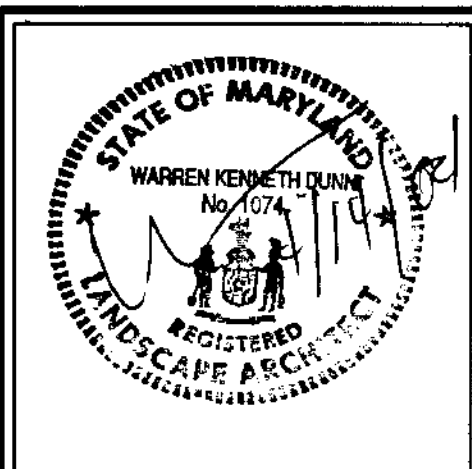
The Traffic
Group, Inc.
Traffic Consultants
Suite 600
40 W. Chesapeake Ave.
Towson, MD 21204
410 583 8405

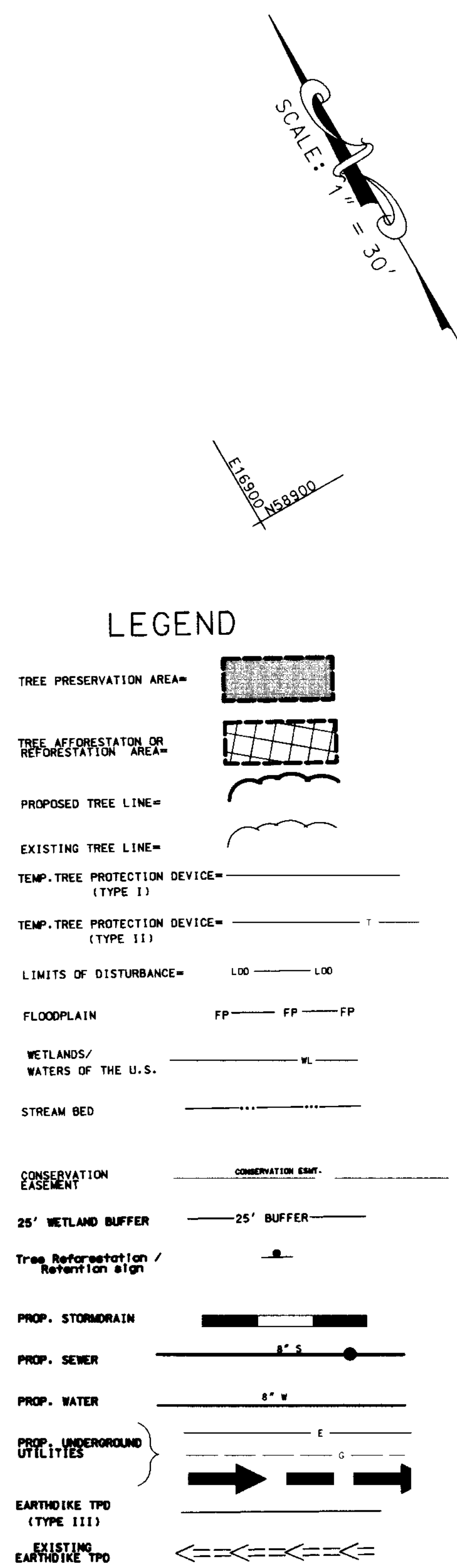
Linowes &
Blocher LLP
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10th Floor, 1010 Wayne Ave.
Silver Spring, MD 20910
301 588 8580

O'Malley, Miles,
Nylen & Gilmore
Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20715
301 572 7900

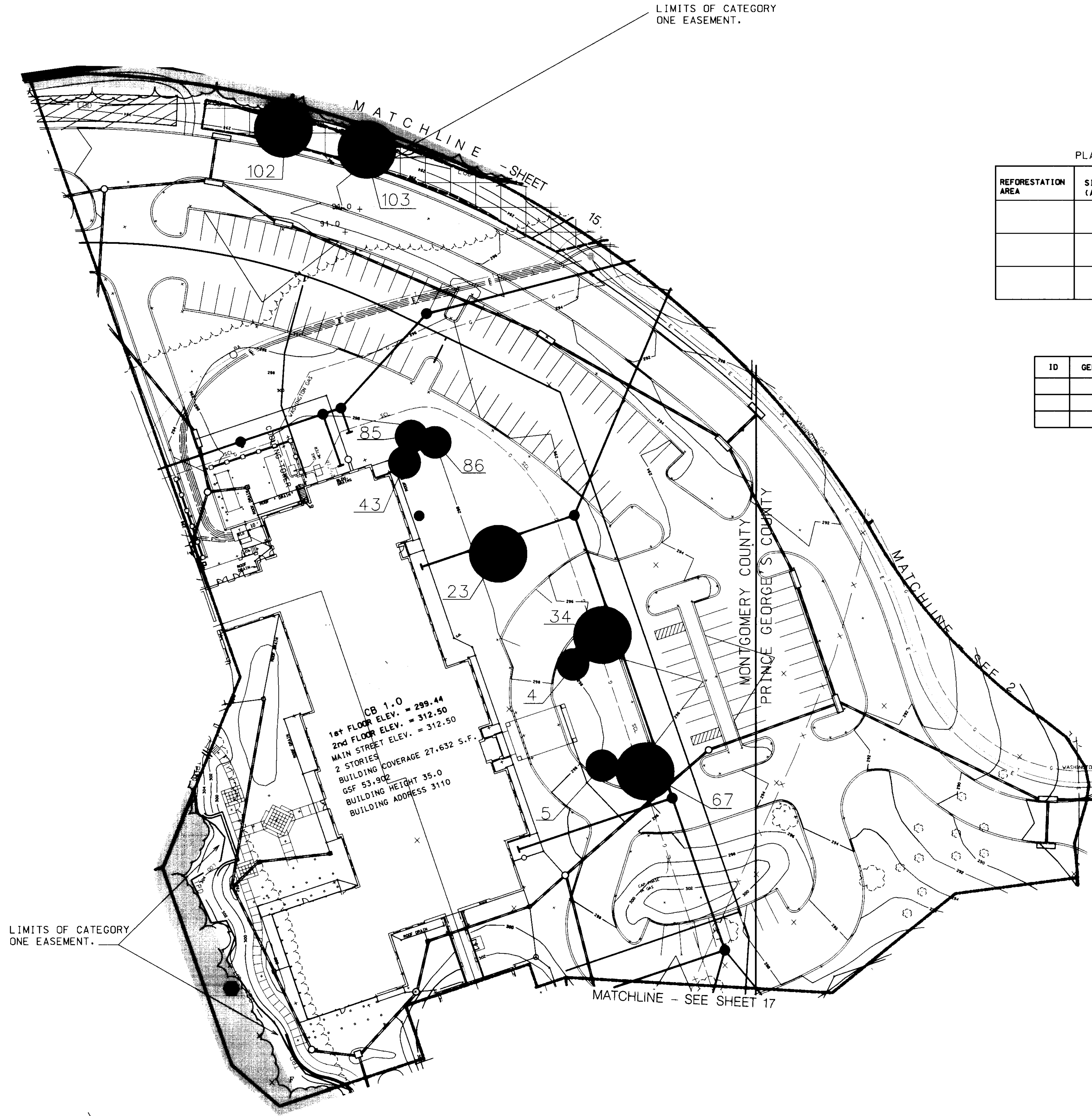
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1" = 30'
Date:
JULY 31, 1998

No.	Revision	By	Date
1	REVISION	SMD	4-30-99
2	REVISION	SMD	3-30-98
3	REVISION	SMD	5-19-98
4	REVISION	RHS	6-13-01
5	REVISION PER M&S	PTT	3-12-02
6	UPDATE OVERALL	FG	JULY 02
7	REVISION PER	MF	12/13/02





CO-APPLICANTS:
 SILVER OAKS CAMPUS, LLC (CONTRACT PURCHASER)
 SENIOR CAMPUS LIVING, LLC (OPERATOR)
 703 MAIDEN CHOICE LANE
 BALTIMORE, MD 21228
 CONTACT PERSON: MS. PAM FRASER
 TELEPHONE: (410) 242-2880 (Ext.-8582)
 FAX: (410) 797-8862



WOODLAND CONSERVATION SUMMARY -
TCP SHT. 16 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	0
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0
Reforestation	0
Natural Regeneration	0

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 16 OF 21

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	PLANTING PROPOSED	
			WHIPS	CALIPER SIZE
		NOTE: NONE ON THIS SHEET		

TABLE OF SPECIMEN TREES - TCP SHT. 16 OF 21

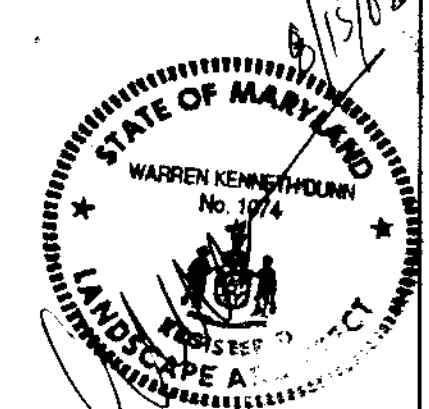
ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
			NOTE: NONE ON THIS SHEET	

SUMMARY OF WOODLAND CONSERVATION
TRANSPLANTING - TCP SHT. 16 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
			NOTE: SEE EXHIBIT L20.01

M.N.C.P.C.
 Prince George's County Planning Department
 Environmental Planning Section
 APPROVAL
 TREE CONSERVATION PLAN
 TCP# 1/20198-4
 Approved by: [Signature] Date: 1/24/99

M.N.C.P.C. & P.C.
 Prince George's County Planning Department
 Natural Resource Division
 APPROVAL
 TREE CONSERVATION PLAN
 TCP- [Signature]
 [Signature] 1/24/99



Riderwood Village

3900 Gracefield Road

Developer:
Senior Campus Development, LLC
 Contract Purchaser:
Silver Oaks Campus, LLC
 Operator:
Senior Campus Services, LLC

Drawing Title:
TCP II
PRINCE GEORGES COUNTY

Marks, Thomas and Associates, Inc.
 2300 North Charles Street
 Baltimore, Maryland 21218
 410 467 8600
 Fax 410 243 5421

LSA
Loiederman Soltesz Associates
 Civil Engineers Land Planners
 4266 Forbes Boulevard
 Lanham, MD 20706
 301 794 7555
 fax 301 794 7556

Parker Rodriguez, Inc.
 Landscape Architects
 102 South Alfred Street
 Alexandria, VA 22314-3002
 703 548 5010
 fax 703 548 6280

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 40 W. Chesapeake Ave.
 Towson, MD 21204
 410 583 8405

Linowes & Blocher LLP
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 301 588 8580

O'Malley, Miles, Nylen & Gilmore
 Attorneys at Law
 11785 Beltsville Drive, 10th Floor
 Calverton, MD 20751
 301 572 7900

Scale:
1" = 30'
 Date:
MAY 28, 1999

No.	Revision:	By:	Date
1	100% CD	MD	1/28/99
2	FINAL REVIEW	MD	1/28/99
3	DATE OVERALL	PR	JULY 02

20.80
MONTGOMERY COUNTY

MC 34 of 36
PGTCP - 16 OF 21

NOTE: SEE SHEET 20.83 FOR NOTES, DETAILS & DATA WORKSHEET.

LEGEND

TREE PRESERVATION AREA=	
TREE AFForestation OR REFORESTATION AREA=	
PROPOSED TREE LINE=	
EXISTING TREE LINE=	
TEMP. TREE PROTECTION DEVICE= (TYPE I)	
TEMP. TREE PROTECTION DEVICE= (TYPE III)	
LIMITS OF DISTURBANCE=	
FLOODPLAIN	
WETLANDS/ WATERS OF THE U.S.	
STREAM BED	
CONSERVATION EXEMPT	
25' WETLAND BUFFER	
Tree Reformation / Retention sign	
PROP. STORMRAIN	
PROP. SEWER	
PROP. WATER	
PROP. UNDERGROUND UTILITIES	
EARTHRIKE TPO (TYPE III)	
EXISTING EARTHRIKE TPO	

WOODLAND CONSERVATION SUMMARY - TCP SHT. 17 OF 21

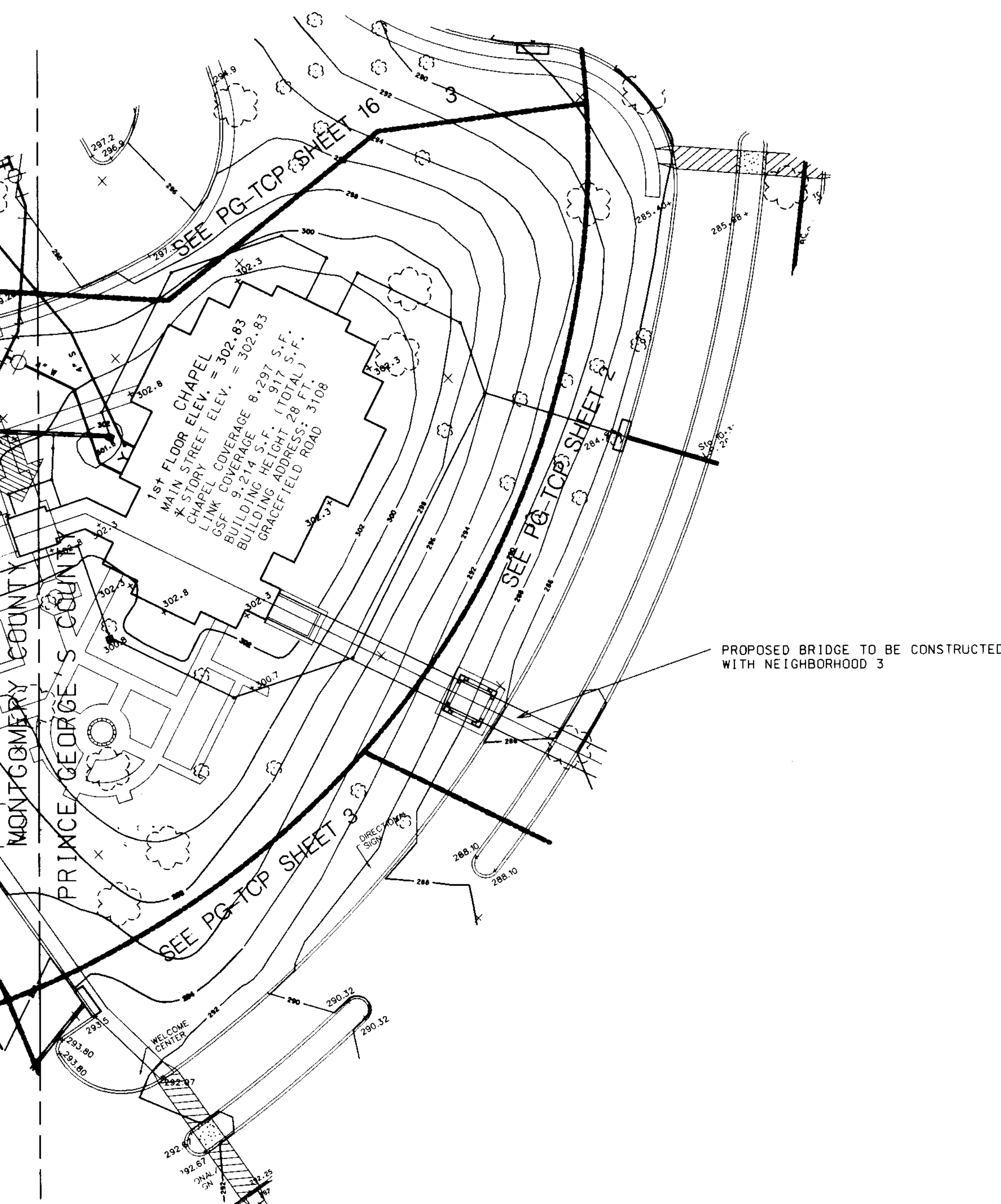
TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	0
Area of 100 yr. floodplain	0
Woodlands Cleared	0
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	0
Reforestation	0
Natural Regeneration	0

SUMMARY OF WOODLAND CONSERVATION TRANSPLANTING - TCP SHT. 17 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
			NOTE: NONE ON THIS SHEET

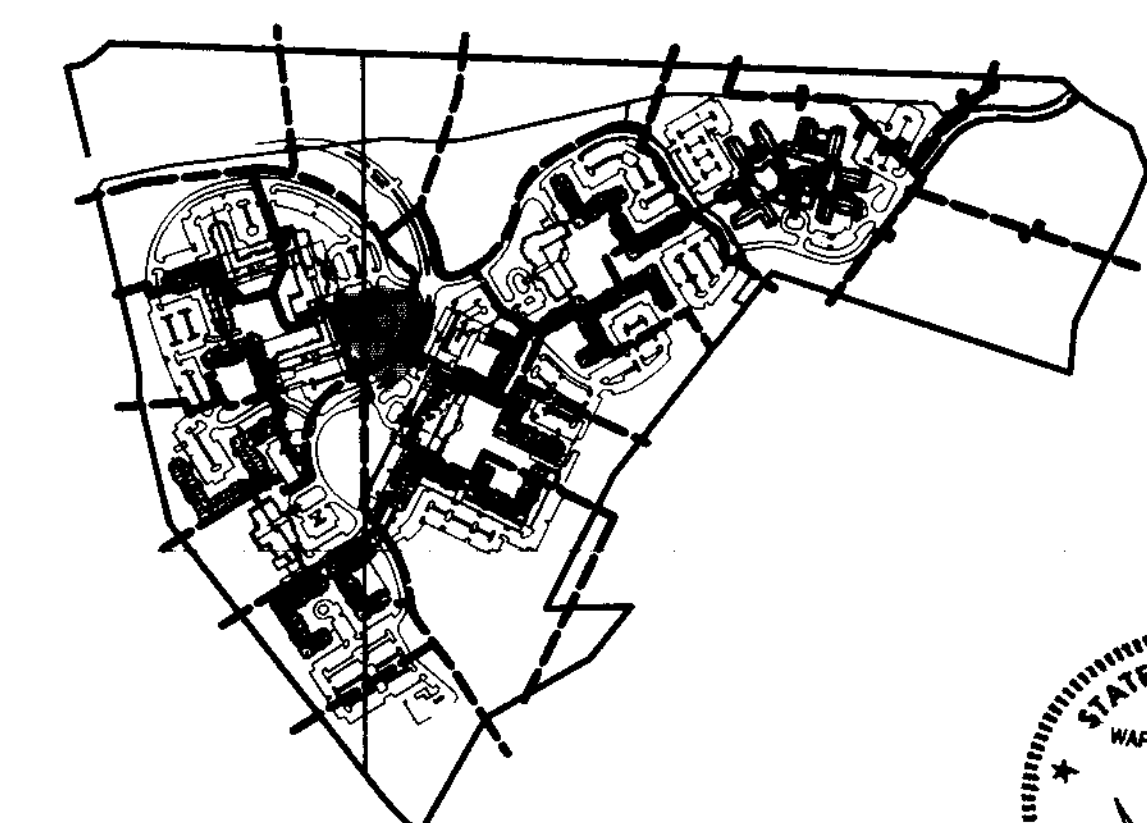
TABLE OF SPECIMEN TREES - TCP SHT. 17 OF 21

ID	GENUS/SPECIES	SIZE (dbh)	CONDITION	MANAGEMENT NOTES
				NOTE: NONE ON THIS SHEET



MONTGOMERY
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCP# 1/28/98-04
Approved by: [Signature] Date: 4/21/04

M.N.C.P. & P.C.
Prince George's County Planning Department
Natural Resources Division
APPROVAL
TREE CONSERVATION PLAN
TCP- [Signature] 4/21/04



KEY MAP

NOTE: SEE SHEET PG-TCP 21 FOR NOTES, DETAILS & DATA WORKSHEET FOR PRINCE GEORGE'S COUNTY.

CO-APPLICANTS:

SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MS. PAM FRASER
TELEPHONE: (410) 242-2880 (Ext.-8562)
FAX (410) 737-8862

Riderwood Village

3900 Gracefield Road

Developer:
Senior Campus Development, LLC
Contract Purchaser:
Silver Oaks Campus, LLC
Operator:
Senior Campus Services, LLC

Drawing Title:

TCP II
PRINCE GEORGE'S COUNTY

Marks, Thomas and Associates, Inc.

2300 North Charles Street
Baltimore, Maryland 21218
410 467 8600
Fax 410 243 5421

LSA

Loiederman Soltesz Associates
Civil Engineers
Land Planners
4366 Forbes Boulevard
Lanham, MD 20706
301 794 7555
fax 301 794 7656

Parker Rodriguez, Inc.

Landscape Architects
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Alexandria, VA 22314-3002
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Traffic Consultants
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410 583 8405

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Attorneys at Law
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Silver Spring, MD 20910
301 588 8580

O'Malley, Miles, Nylan & Gilmore

Attorneys at Law
11785 Beltsville Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'

Date:
MAY 28, 1999

No.	Revision:	By	Date
1	100% CD	WJD	1/27/99
2	SUBMIT REV TCP	WJD	5/28/99
3	REV. TO MATCHING	RHS	9/6/00
4	UPDATE OVERALL	FG	JULY 02

20.82

MONTGOMERY COUNTY

MC 35 of 36
PG-TCP 17 of 21

MC 34 of 37
PG-TCP 18 of 21

MC 34 of 37
PG-TCP 18 of 21

MC 34 of 37
PG-TCP 18 of 21



TABLE OF SPECIMEN TREES
- TCP SHT. 20 OF 21

ID	COMMON NAME	SIZE (dbh)	MANAGEMENT NOTES
1	RED OAK	49"	SEE NOTE*
2	PINE	26"	CLEARED
3	RED OAK	28"	SEE NOTE*

*ROOT PRUNED AT TIME OF INITIAL CLEARING OPERATIONS AND 3 YEAR PROGRAM OF SUBSURFACE LIQUID FERTILIZATION APPLICATION.

SUMMARY OF WOODLAND CONSERVATION
TRANSPANTING - TCP SHT. 20 OF 21

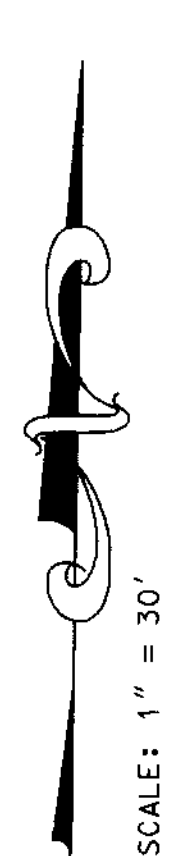
ID	GENUS/SPECIES	SIZE (dbh)	MANAGEMENT NOTES
NOTE: NONE ON THIS SHEET			

WOODLAND CONSERVATION SUMMARY -
TCP SHT. 20 OF 21

TYPE	ACRES
Existing Woodlands Outside of 100 yr. floodplain	2.5
Area of 100 yr. floodplain	0
Woodlands Cleared	0.95
Woodland Not Cleared Not credited as preservation	0
Woodland Preservation	1.55 (PART OF AREAS *1 & *2)
Reforestation	0.98
Natural Regeneration	0.2

WOODLAND CONSERVATION
PLANTING SCHEDULE TCP SHT. 20 OF 21

REFORESTATION AREA	SIZE (AC)	SEEDLING REQUIREMENT	WHIPS	PLANTING PROPOSED
20A	0.83	830	734	32 TOTAL - FOR 555 L.F. OF PERIMETER PLANTING. PROVIDE (21)-1.5" CAL TREES & (11)-2" TO 2.5" CAL TREES - 96 SEEDLINGS.
20B	0.15	150	117	11 TOTAL - FOR 175 L.F. OF PERIMETER PLANTING. PROVIDE (7)-1.5" CAL TREES & (4)-2" TO 2.5" CAL TREES - 33 SEEDLINGS.



SCALE: 1" = 30'

CATEGORY 1 FOREST CONSERVATION EASEMENT.

REFORESTATION
Area = 0.15 Ac.
Area 20B

N82°26'14"E
5.00'

CATEGORY 1 FOREST CONSERVATION EASEMENT.

PROPOSED MONUMENTAL FENCE

PRESERVATION
Area = 1.0 Ac.
Area 1

PRESERVATION
Area = 5.5 Ac.
Area 2

NATURAL REGENERATION
Area = 0.3 Ac.
Area 1

CHERRY HILL APARTMENTS
P.B. 57 P.No. 42
PARCEL "A"

N57100

LEGEND

TREE PRESERVATION AREA	
TREE REFORESTATION OR REFORESTATION AREA	
PROPOSED TREE LINE	
EXISTING TREE LINE	
TEMP. TREE PROTECTION DEVICE (TYPE I)	
TEMP. TREE PROTECTION DEVICE (TYPE II)	
LIMITS OF DISTURBANCE	
FLOODPLAIN	
WETLANDS/ WATERS OF THE U.S.	
STREAM BED	
CONSERVATION EASEMENT	
25' WETLAND BUFFER	
Tree Reforestation / Retention sign	
PROP. STORMDRAIN	
PROP. SEWER	
PROP. WATER	
PROP. UNDERGROUND UTILITIES	
EARTHROCK TPO (TYPE III)	
EXISTING EARTHROCK TPO	

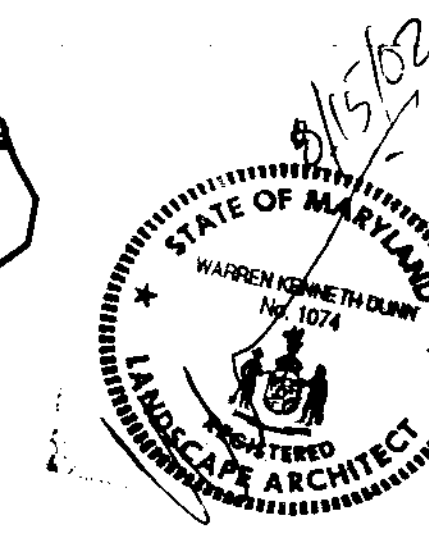
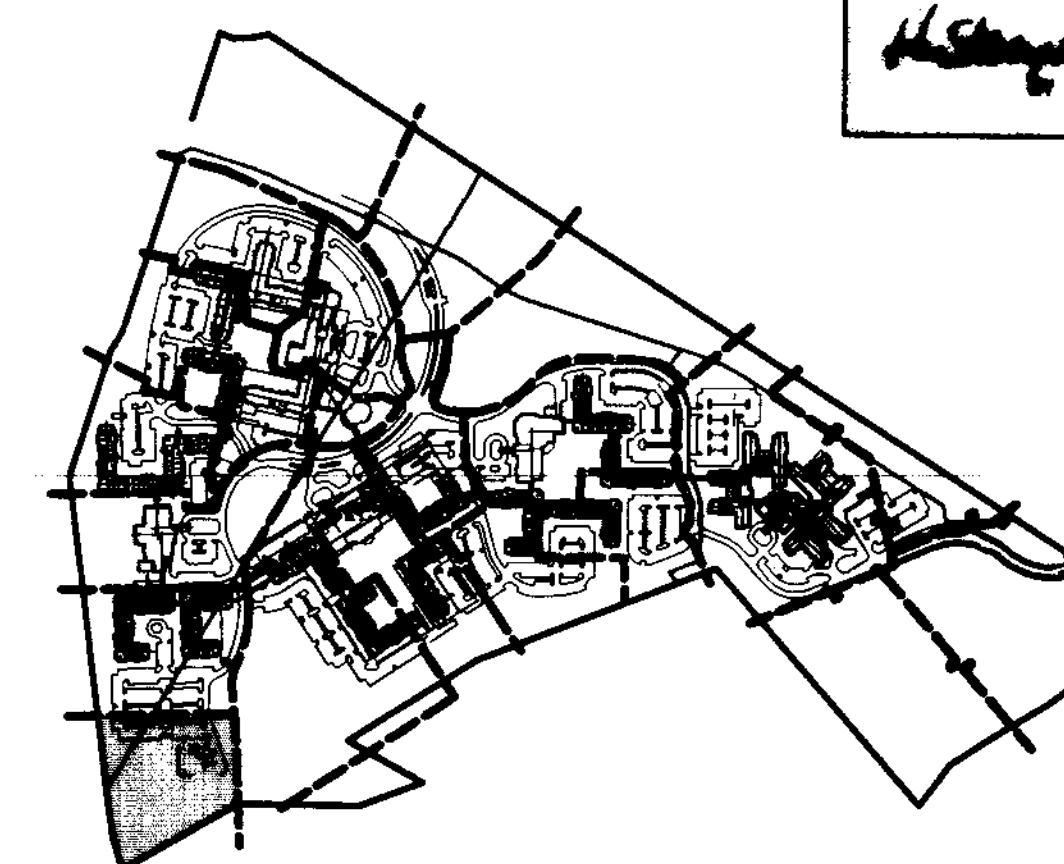
REFORESTATION
Area = 0.83 Ac.
Area 20A

Note: Prior to reforestation, the temporary asphalt construction road shall be removed in its entirety, including base gravel and compacted subgrade. Scarify or disc to a minimum depth of 4" prior to placing clean soil or topsoil backfill. Perform soil tests or amend soils in accordance with the site Erosion and Sediment Control plans soil amendment specs.

NOTE: REFORESTATION HAS BEEN DETERMINED TO BE ACCEPTABLE OVER PRIVATE UTILITY LINES, ON THIS SITE.

M.N.C.P.C. Prince George's County Planning Department Environmental Planning Section			
APPROVAL TREE CONSERVATION PLAN TCPH 1120190-28			
Approved by: <u>NS5600</u>			
01	02	03	04
05	06	07	08

M.N.C.P.C. Prince George's County Planning Department Natural Resources Division	
APPROVAL TREE CONSERVATION PLAN TCP- 1120190-28	
Approved by: <u>NS5600</u>	



CO-APPLICANTS:
SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21228
CONTACT PERSON: MS. PAM FRASER
TELEPHONE: (410) 242-8860 (Ext. 8562)
FAX (410) 737-8862

Riderwood
Village

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
FCP
(FOREST CONSERVATION)
PLAN
MONTGOMERY CO.

Marks, Thomas and
Associates, Inc.
2300 North Charles Street
Baltimore, Maryland 21218
410 467 8600
Fax 410 243 5421

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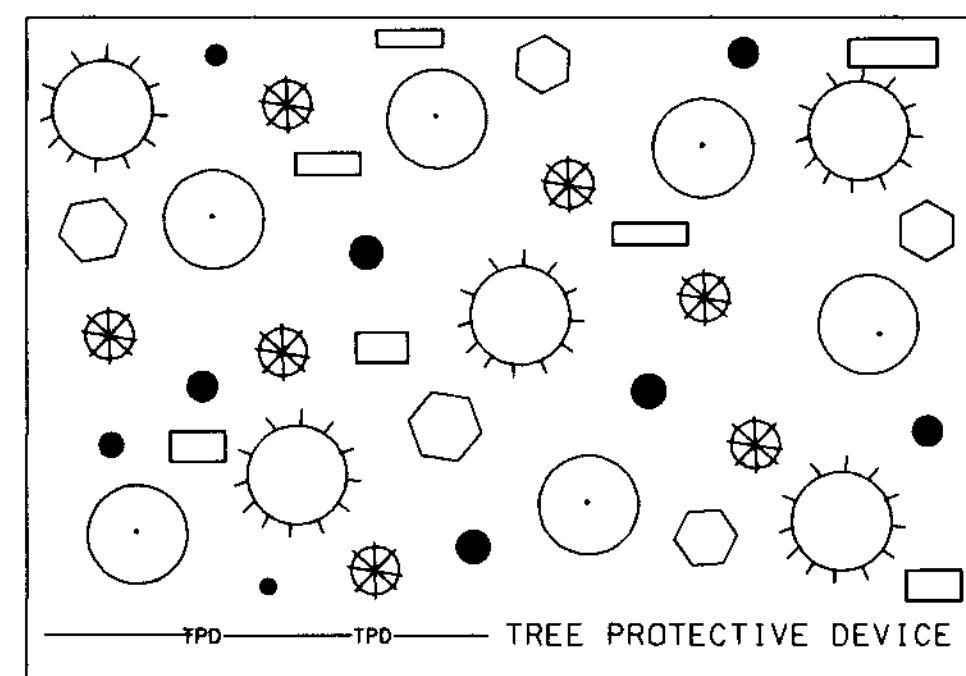
O'Malley, Miles,
Nylen & Gilmore
Attorneys at Law
11785 Bellevue Drive, 10th Floor
Calverton, MD 20751
301 572 7900

Scale:
1" = 30'
Date:
MAY 28, 1999

No.	Revision	By	Date
1	REV. CD	MD	1/27/99
2	REVISION FOR	MD	5/28/99
3	UPDATE OVERALL	FG	7/02

20.78
MONTGOMERY
COUNTY

MC 32 of 36
PG-TCP 20 of 21



AFFORESTATION / REFORESTATION
TYPICAL DETAIL

LEGEND

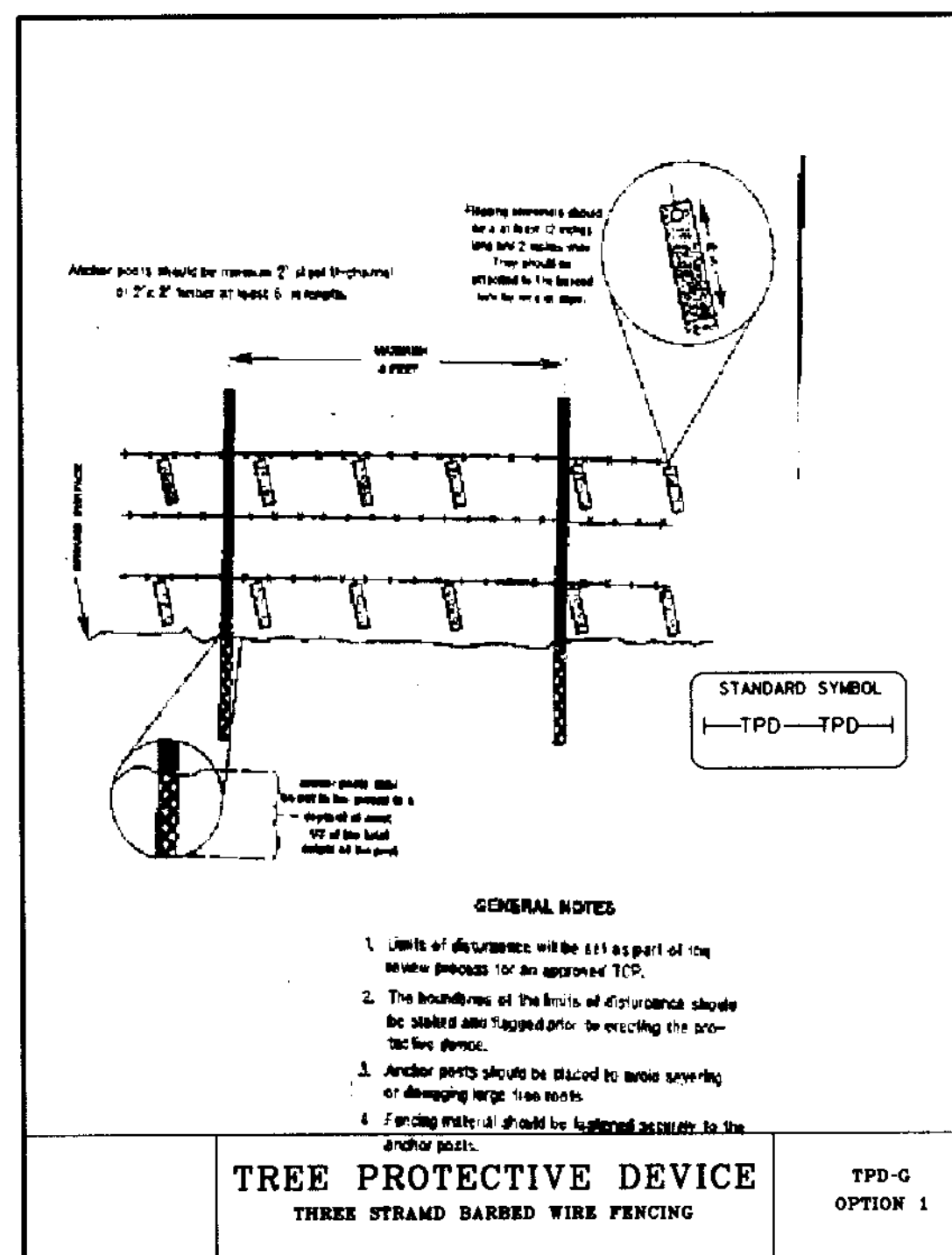
- RED MAPLE
- CHERRY
- ⊙ SWEET GUM
- ⬢ RED CEDAR
- ⊗ TULIP POPLAR
- OAK

USE 1000 seedlings per acre in each reforestation area.
The numbers of plants in the plant list indicate the mix per thousand.
PLANT LIST

SPECIES	NUMBER/ACRE
RED MAPLE	125
SWEET GUM	125
TULIP POPLAR	125
RED CEDAR	125
CHERRY	125
WILLOW OAK	125
PIN OAK	125
RED OAK	125

USE BARE ROOT WHIPS TO FULFILL PLANTING REQUIREMENTS
Landscape Plants may be substituted for seedling based on caliper size.

TYPE I TEMPORARY TPD



GENERAL NOTES

1. Limits of disturbance will be set as part of the review process or as approved TCS.
2. The boundaries of the limits of disturbance should be staked and tagged prior to any construction activity.
3. Another party should be notified by letter or by phone of the limits of disturbance.
4. Forcing plants should be notified by letter or by phone of the limits of disturbance.

TREE PROTECTIVE DEVICE
THREE STRAND BARBED WIRE FENCING

TREE PROTECTIVE DEVICE
BARBED WIRE FENCING

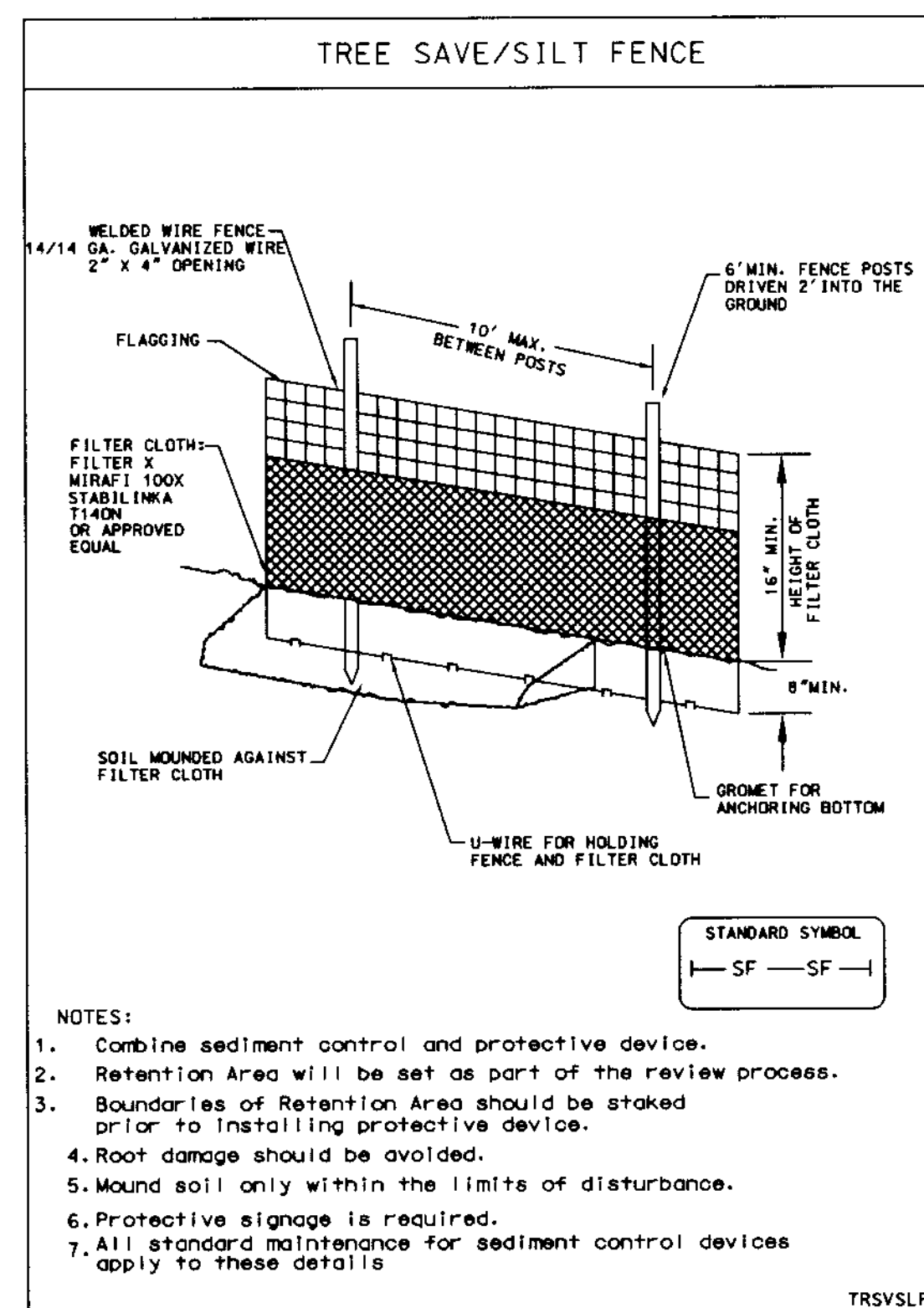
CO-APPLICANTS

SILVER OAKS CAMPUS, L.L.C. (CONTRACT PURCHASER)
SENIOR CAMPUS SERVICES, L.L.C. (OPERATOR)
703 MAIDEN CHOICE LANE
BALTIMORE, MD 21226
CONTACT PERSON: MR. STEVE MONTGOMERY
TELEPHONE: (410) 242-2880
FAX: (410) 737-8862

MISS UTILITY
CALL

MISS UTILITY - TELEPHONE
NUMBER 1-800-257-7777
FOR UTILITY LOCATION
AT LEAST 48 HOURS BEFORE
BEGINNING CONSTRUCTION

TYPE II TEMPORARY TPD



TYPE II TREE CONSERVATION PLAN NOTES

1. 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 \$150 per square foot mitigation fee.
2. The Department of Environmental Resources (DER) Inspection and Code Compliance Section (301-483-6833) must be contacted prior to the start of any work on the site to address implementation of Tree Conservation measures shown on this Plan.
3. Property owners shall be notified by the Developer or Contractor of any Woodland Conservation Areas (Tree Save Areas, Reforestation Areas, Afforestation Areas, or Selective Clearing Areas) located on their lot or parcel of land and the associated fines for unauthorized disturbances to these areas. Upon the sale of the property, the owner/developer or owners representative shall notify the purchaser of the property of any Woodland Conservation Areas.
4. All appropriate bonds will be posted with the Building Official prior to the issuance of any permits. These bonds will be retained as surety by the Building Official until all required activities have been satisfied.
5. The location of all Tree Protective Devices (TPD) shown on this Plan shall be flagged or staked in the field prior to the pre-construction meeting with the Sediment and Erosion Control Inspector from DER. Upon approval of the flagged or staked TPD locations by the Inspector, installation of the TPDs may begin. TPD installation shall be completed prior to installation of initial Sediment Controls. No cutting or clearing of trees may begin before final approval of TPD installation.
6. Woodland Conservation - Tree Save Areas shall be posted as shown at the same time as Tree Protective Device installation. These signs shall remain in place for five years after installation.
7. Since work on this project will be initiated in several phases all TPDs required for a given phase shall be installed prior to any disturbance within that phase of work.
8. Prior to the issuance of any permits the contractor responsible for tree maintenance must be identified.

Name: Ted Sirko

Business: Erickson Construction, (General Contractor)
3198 Gracefield Road
Silver Spring, MD 20904

Tele: 301-572-0082

Name: Evan Diamond

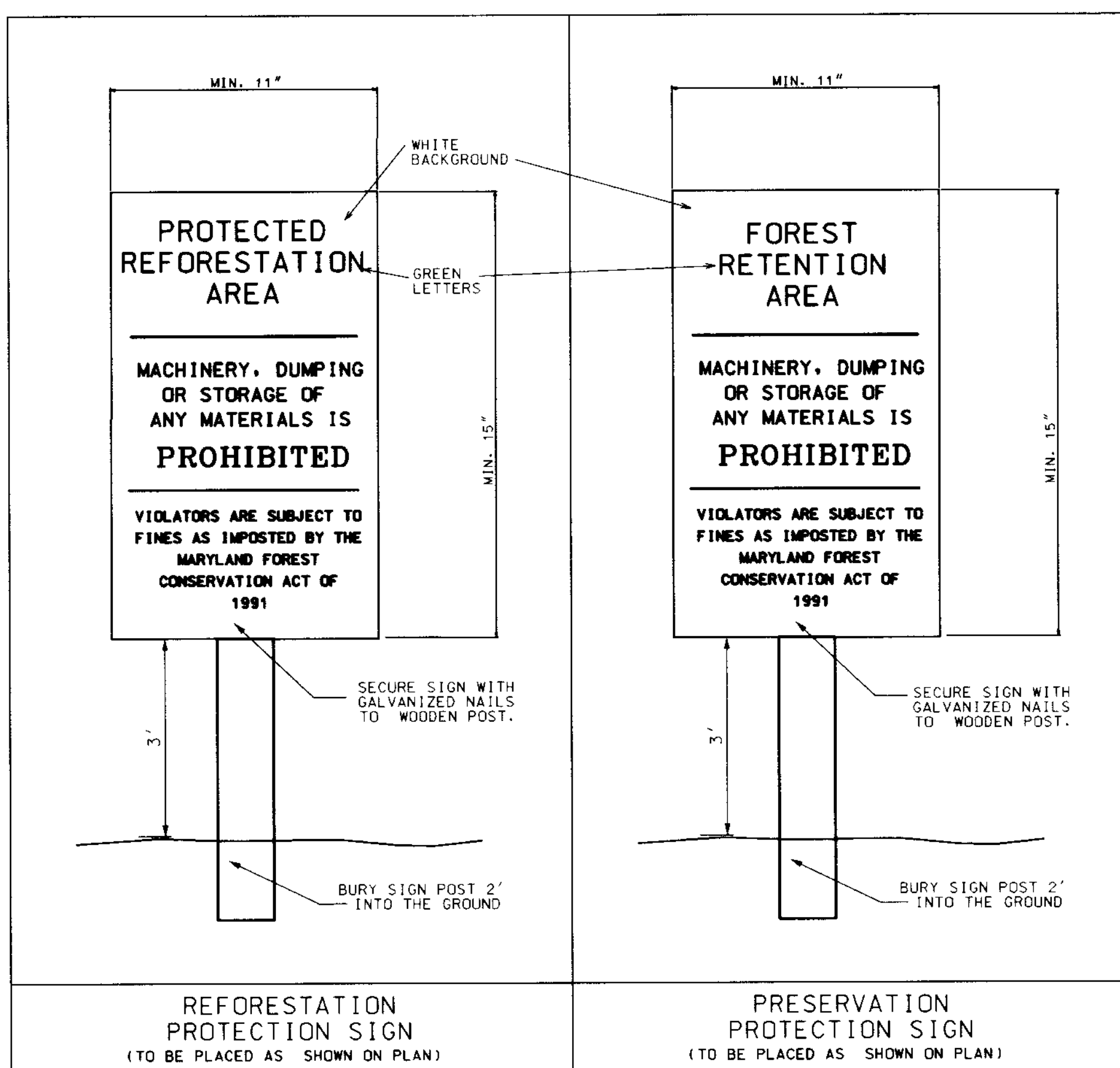
Business: W.H. Boyer, Inc. (Reforestation Contractor)
2945 Georgia Avenue
Glenwood, MD 21738

Tele: 301-854-6096

Name: Chris Cowles

Business: Care Of Trees, (Transplant & Tree Maintenance Contractor)
9228 Gauthier Road
Gaithersburg, MD 20877

Tele: 301-948-5885



REFORESTATION MANAGEMENT NOTES

1. HERBACEOUS VEGETATION WILL BE CONTROLLED BY THE APPLICATION OF A PRE-EMERGENT HERBICIDE BEFORE TREE PLANTING, CONSISTENT WITH THE LABEL INSTRUCTIONS. NEED FOR SUBSEQUENT VEGETATION CONTROL WILL BE EVALUATED DURING SURVIVAL CHECKS AND APPLIED ON AN AS-NEEDED BASIS. ALL CHEMICALS AND APPLICATION PROCEDURES TO MEET ALL APPLICABLE LAWS.
2. SEEDLINGS WILL BE PLANTED IN OPEN AREAS AND AMONG EXISTING TREES, AVOIDING DAMAGE TO LARGE TREE ROOTS. NO SEEDLING SHALL BE PLANTED CLOSER THAN 10-FEET TO ANY EXISTING TREE 7-INCHES OR MORE IN DIAMETER BREAST HEIGHT.
3. SEEDLINGS SHALL BE PLANTED USING RANDOM DISTRIBUTION OF SPECIES AND LOCATIONS AT AN AVERAGE OF 1,000 SEEDLINGS PER ACRE (AVERAGE SPACING OF 6-FEET X 7-FEET OR 5-FEET X 8-FEET). SEE PLANTING DETAIL FOR PROPER TECHNIQUE AND PLANT LIST FOR SPECIES AND QUANTITY INFORMATION.
4. SEEDLINGS SHALL BE GRADED FOR QUALITY, ESPECIALLY THE ROOT SYSTEM, BEFORE PLANTING AND SHALL COME FROM LOCAL SOURCES. SPECIFICATION TO BE PROVIDED TO THE PLANTING CONTRACTOR BY THE OWNER OR HIS AGENT.
5. SEEDLINGS WILL BE STORED AND HANDLED TO PREVENT DRYING OF THE ROOT SYSTEM, FREEZING, OR DAMAGE BY EXCESSIVE HEAT. TREES HELD OVER ONE (1) WEEK BEFORE PLANTING SHALL BE HEEL-ED-IN AND WELL WATERED.
6. ALL TREE PLANTING SHALL BE ON A "WEATHER PERMITTING" BASIS, MEANING WEATHER CONDITIONS WILL NOT BE IN EXTREME EXCESS OF TREE TOLERANCES FOR SURVIVAL DURING HANDLING AND PLANTING, INCLUDING SITE DRAINAGE AND SOIL CONDITIONS.
7. ANY TREE SHOWN BY INSPECTION WITHIN 30 DAYS OF PLANTING TO BE IMPROPERLY PLANTED SHALL BE REPLACED WITH NEW TREES OF THE SAME SIZE, TYPE, AND OTHER SPECIFICATIONS PROPERLY PLANTED. IF 20% OR MORE OF THE SEEDLINGS ARE IMPROPERLY PLANTED, THE ENTIRE STAND MAY BE REQUIRED TO BE REPLACED WITH NEW TREES PROPERLY PLANTED OR THE TOTAL COST OF THE TREES AND THE PLANTING REPAID TO THE OWNER, AT THE OWNER'S OPTION.
8. SURVIVAL OF AT LEAST 50% OF THE SEEDLINGS AT THE END OF THE THIRD GROWING SEASON MUST BE GUARANTEED BY THE TREE PLANTING CONTRACTOR. THE CONTRACTOR WILL NOT BE LIABLE FOR TREE LOSSES DUE TO CONDITIONS BEYOND HIS CONTROL OR TREE LOSSES BEYOND THE THREE (3) YEARS AFTER PLANTING.
9. Plants to be watered once per week during periods of low rainfall (less than 1" per week).

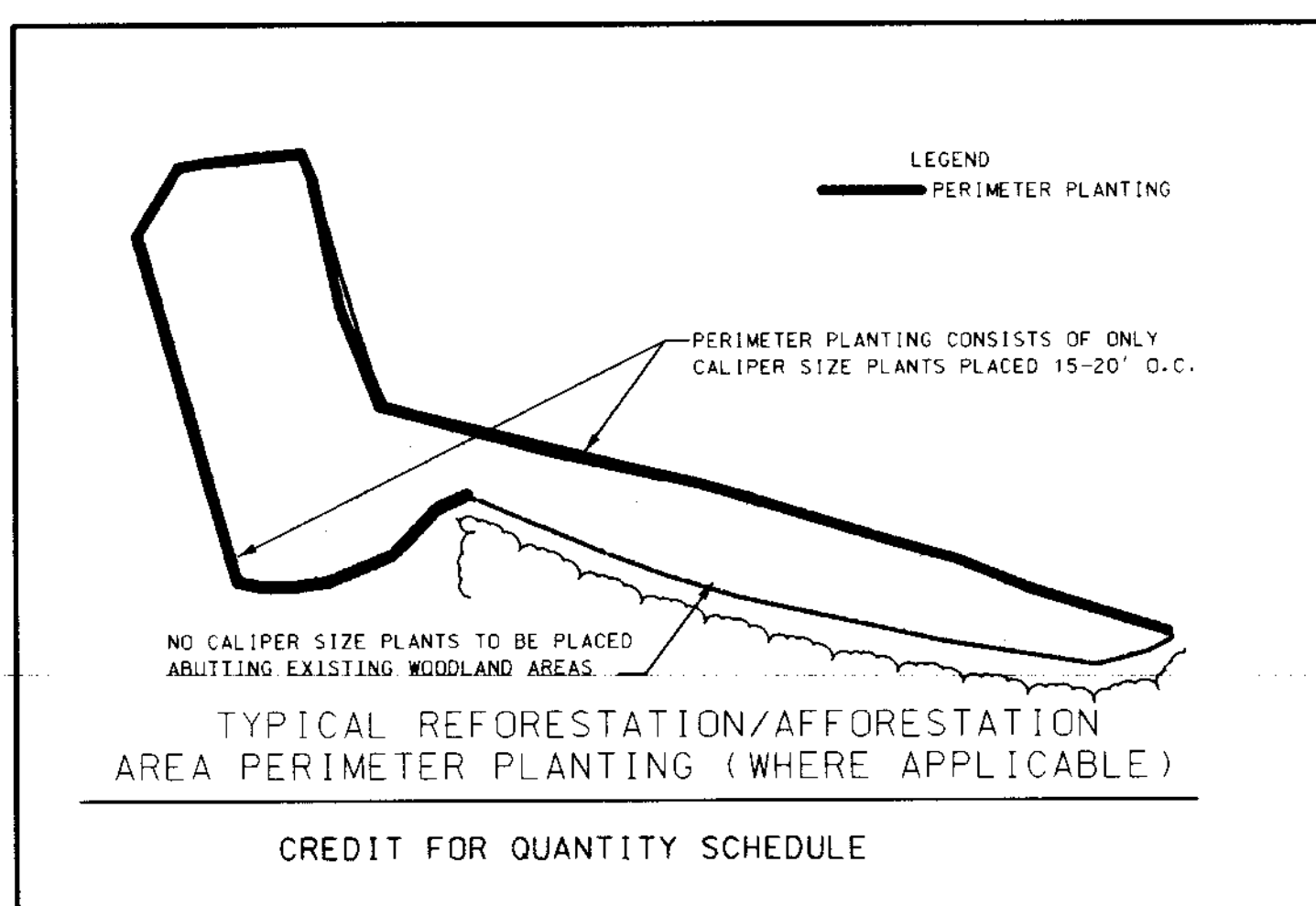
REFORESTATION PLANTINGS				
SHEET No.	TOTAL REFORESTATION AREA	NUMBER OF SEEDLINGS REQUIRED	NUMBER OF 1"-1 1/2" CALIPER TREES	NUMBER OF 2"-2 1/2" CALIPER TREES
4	1.24	895	119	34
5	0.33	270	13	7
6	1.0	901	22	11
8	0.6	546	12	6
10	3.4	3,232	45	23
11	0.84	840	0	0
12	1.63	1,432	43	23
13	0.22	145	21	8
14	1.1	957	39	20
15	0.44	440	28	14
19	0.08	80	7	4
20	0.98	851	28	15
TOTAL	11.86	10,591	377	165

NOTE:

CONTRACTOR TO PROVIDE THE APPROPRIATE NUMBERS OF SEEDLINGS AND CALIPER TREES USING THE RATIOS FOR THE SPECIFIC 8 (EIGHT) SPECIES LISTED ON THIS SHEET. CALIPER SIZE IS NOT APPLICABLE TO THE EASTERN RED CEDAR SPECIES; THESE SHALL BE PROVIDED ON HEIGHT BASIS: 4"-5" MINIMUM HEIGHT FOR 1-1/2" CALIPER AND 6"-8" FOR 2-1/2" CALIPER.

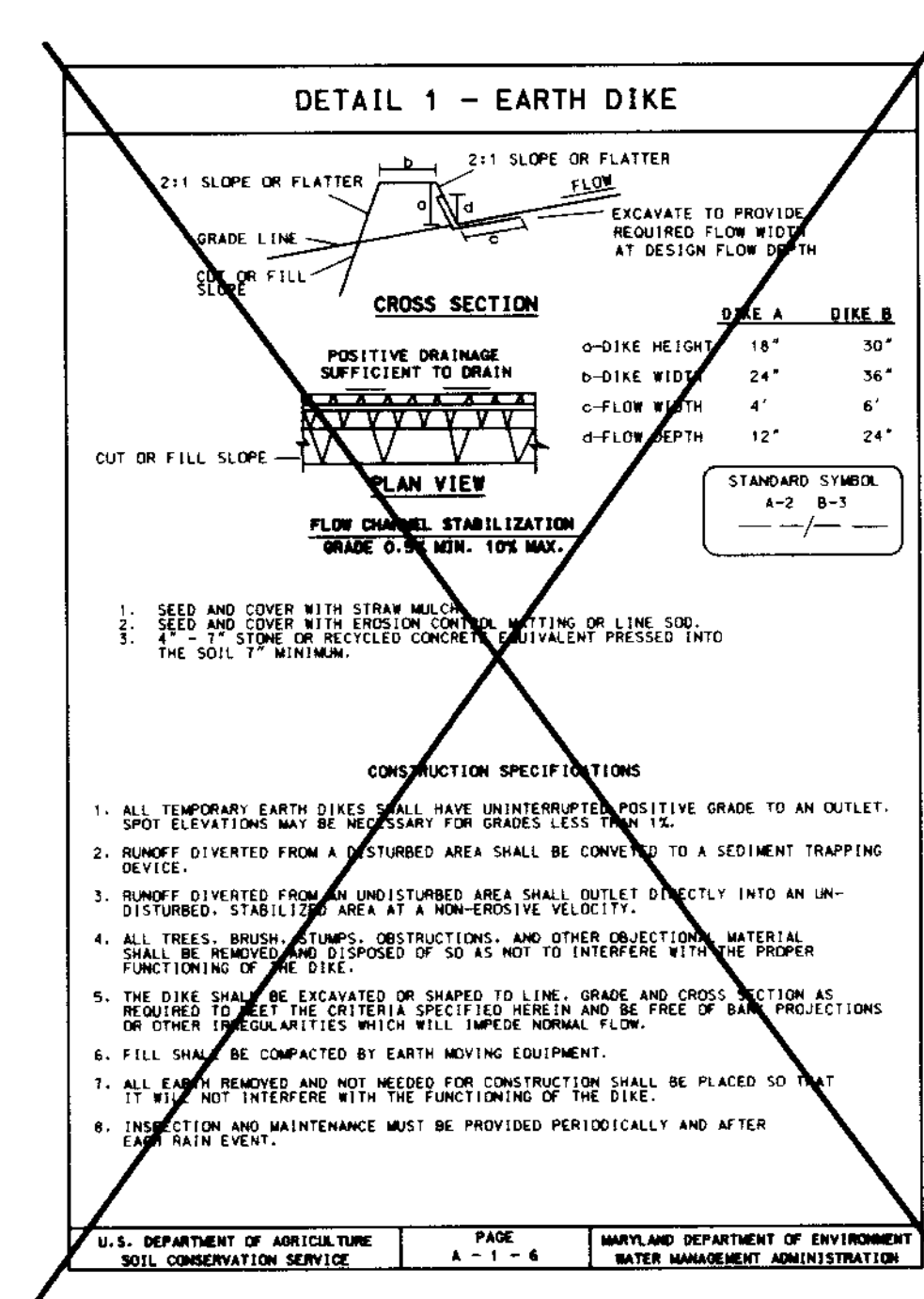
PERIMETER PLANTING NOTES

1. PLANTINGS TO BE PLACED RANDOMLY IN EACH AFFORESTATION/REFORESTATION AREA: SPACING TO BE 5'-11' O.C.
2. ALL CALIPER SIZE PLANT MATERIAL TO BE PLACED AT THE PERIMETER OF EACH AFFORESTATION/REFORESTATION AREA. NO MORE THAN 5' FROM EDGE.
3. AFTER PLANTING, MOWING OF AFFORESTATION/REFORESTATION AREAS SHALL CEASE.



M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
TREE CONSERVATION PLAN
TCPII/1201-98-04
Approved by: [Signature] Date: 4/21/98

OK as revised 4/21/98
OK as revised 7/1/98
M.N.C.P. & P.C.
PRINCE GEORGE'S COUNTY PLANNING DEPARTMENT
APPROVAL
TREE CONSERVATION PLAN
TCP- 31/12/98
J. Garry Miller 10/15/98



LEGEND

- TREE PRESERVATION AREA= [Symbol]
- TREE AFFORESTATION OR REFORESTATION AREA= [Symbol]
- PROPOSED TREE LINE= [Symbol]
- EXISTING TREE LINE= [Symbol]
- TEMP. TREE PROTECTION DEVICE= (TYPE I) [Symbol]
- TEMP. TREE PROTECTION DEVICE= (TYPE II) [Symbol]
- LIMITS OF DISTURBANCE= LOD [Symbol]
- FLOODPLAIN= FP [Symbol]
- WETLANDS/ WATERS OF THE U.S.= [Symbol]
- STREAM BED= [Symbol]
- CONSERVATION EASEMENT= [Symbol]
- CONSERVATION EASEMENT= [Symbol]
- 25' WETLAND BUFFER= 25' BUFFER [Symbol]
- Tree Reforestation / Retention Sign= [Symbol]
- PROP. STORMDRAIN= [Symbol]
- PROP. SEWER= 8" S [Symbol]
- PROP. WATER= 8" W [Symbol]
- PROP. UNDERGROUND UTILITIES= [Symbol]
- EARTHDIKE TPD (TYPE I)= [Symbol]
- EXISTING EARTHDIKE TPD= [Symbol]

Great Oaks Redevelopment

3900 Gracefield
Road

Developer:
Senior Campus
Development, LLC
Contract Purchaser:
Silver Oaks
Campus, LLC
Operator:
Senior Campus
Services, LLC

Drawing Title:
TCP II
PRINCE GEORGE'S
COUNTY

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Scale:
1" = 30'
Date:
JULY 31, 1998

No.	Revision	By	Date
1	REVISED PER	MF	12/18/02
2	REV. FOR OVERALL	FG	7-02
3	REV. FOR RB 3-1	JMC	5-02-02
4	REV. WORKSHEET	SAC	3-30-24
5	REV. WORKSHEET	JMC	5-1-99
6	Rev. per MND	MND	8/1/98

20.22
NEIGHBORHOOD
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