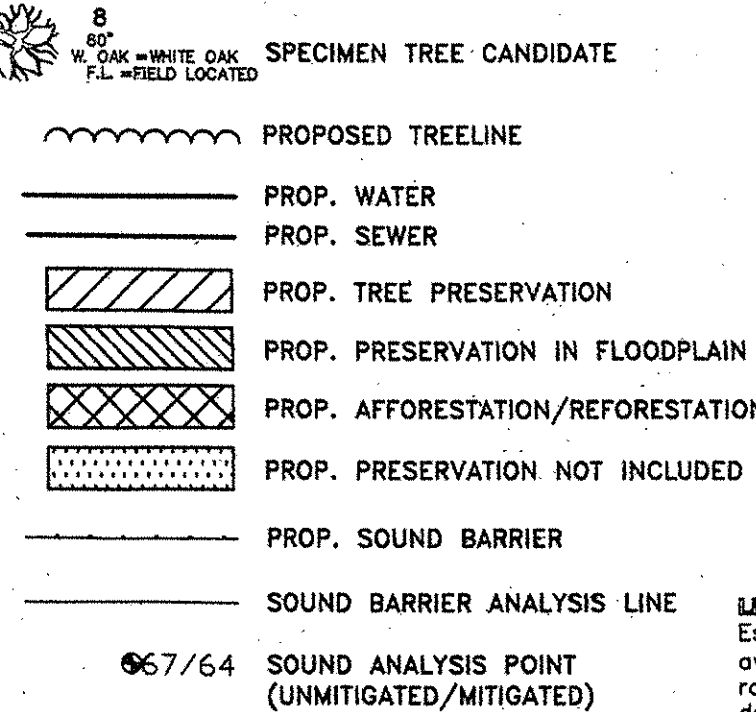
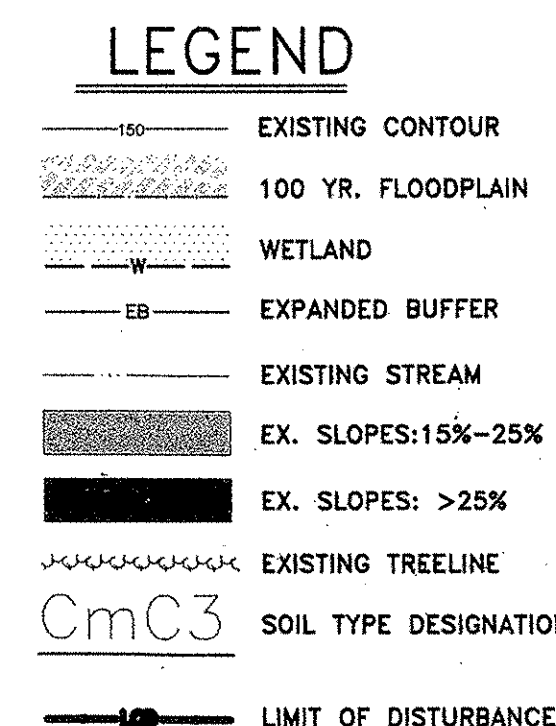


[illegible][illegible]

SUBDIVISION NAME: TIMEBELT RIDGE (A.K.A. WALLS PROPERTY)
2000 FOOT MAP REFERENCE: 214 SC 05, 214 SE 04
218 NE 06, 215 E 07
125 N 03, 134 D 1
TAX MAP: LOT 2: SYLVIA WALLS, LOT 39: ELIJAH WALLS
LOT 87, 88, 102: MASON WALLS
GRANT: LOTS 2, 97: JOSEPH WALLS
DATE: 2: 02/19/93 10800, 20772
LOT 98: 11/19/1987 LOT 104/645,
LOT 97: 8/30/1982 512/193
TIMEBELLE HOMES, INC.
c/o SUE MCNICHOLS
95 KETTERING DRIVE
UPPER HARBOR, MD. 20774
301-924-6407
PLANNING: GREENMAN-PEPERDEN, INC.
10826 GULFORD ROAD, STE.100
JESSIP, MD 20794
410-880-3055
CATEGORY A SEWER
CATEGORY A-4 WATER
APPROVED STORMWATER CONCEPT PLAN
CSW 10445-2002-00 Approved Dec. 31, 2002
GREENMAN-PEPERDEN, INC.
10826 GULFORD ROAD, STE.100
JESSIP, MD 20794
410-880-3055
DEED PLOT: FROM DEEDS AND PLATS OF RECORD
FOREST STAND DELINEATION: GREENMAN-PEPERDEN, INC.
10826 GULFORD ROAD, STE.100
JESSIP, MD 20794
410-880-3055
TRAFFIC ANALYSIS: STREET TRAFFIC STUDIES
400 CREST HIGHWAY, NW
GLAIN BURNE, MD 21061
410-607-5500
NOISE ANALYSIS: STANLEY ENGINEERING, INC.
1923 57th AVENUE
ROCKVILLE, MD 20851
SINGLE FAMILY DETACHED
RESIDENTIAL DEVELOPMENT SITE PER DFR (F95200010)
MCARDY AND ASSOCIATES
14489 OLD MILL ROAD #201
UPPER HARBOR, MD. 20772
R-R and R-80
244.77% ft. 289
PROPOSED USE: PRIVATE OFF. SITE UTILITIES
1000 YEAR FLOODPLAIN: LAND UTILIZATION OF 10.19 ACRES
(0.0% AC. OUTSIDE OF 1000 YEAR FLOODPLAIN)

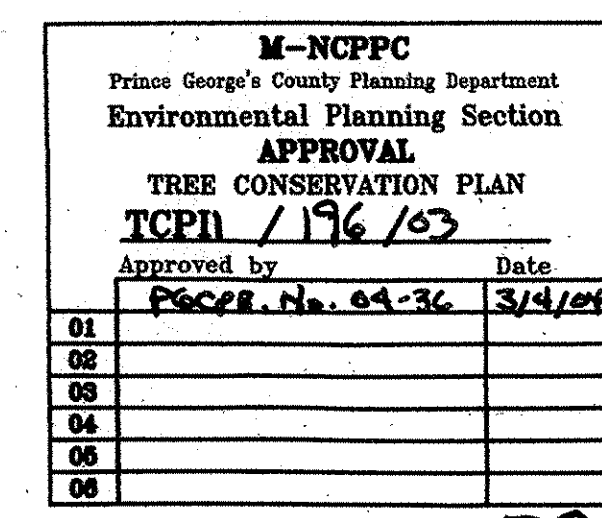
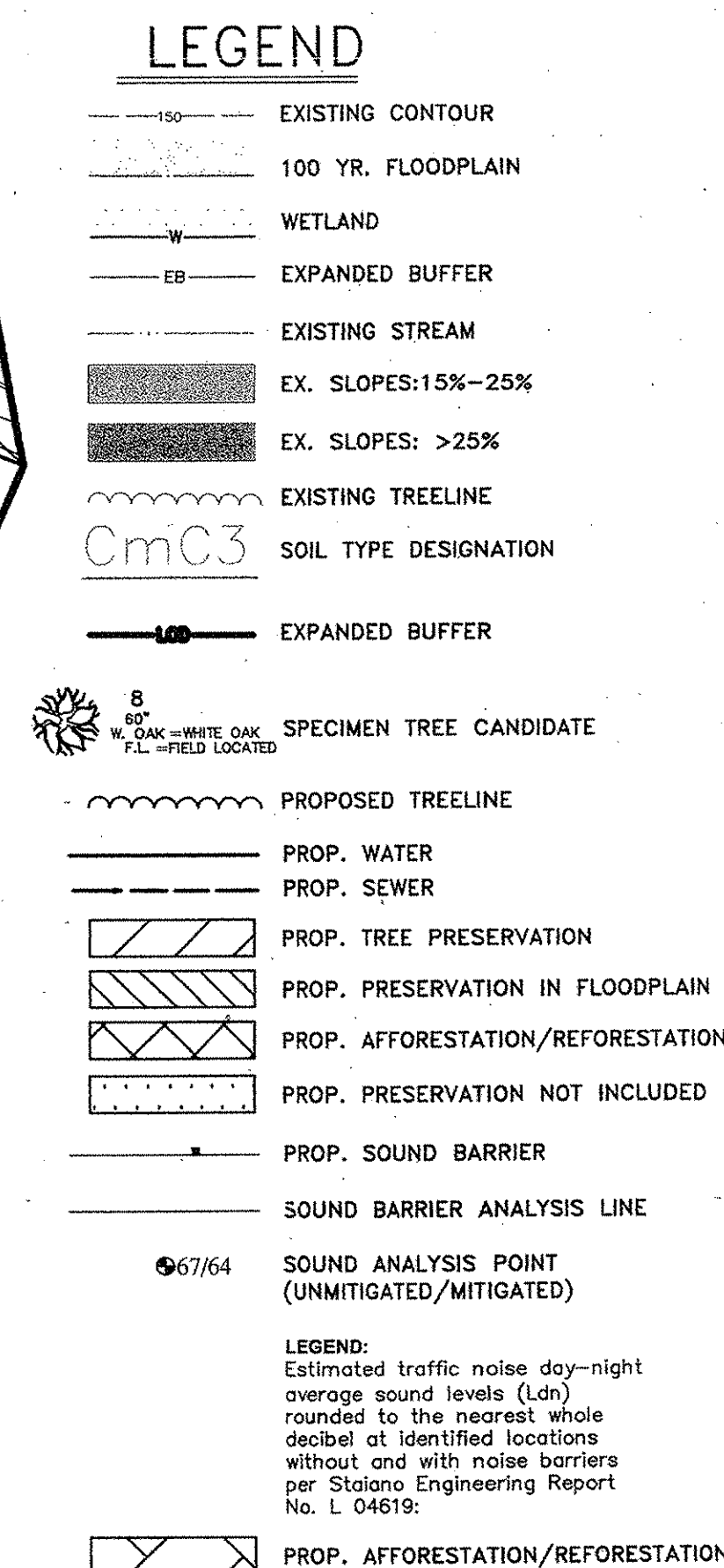
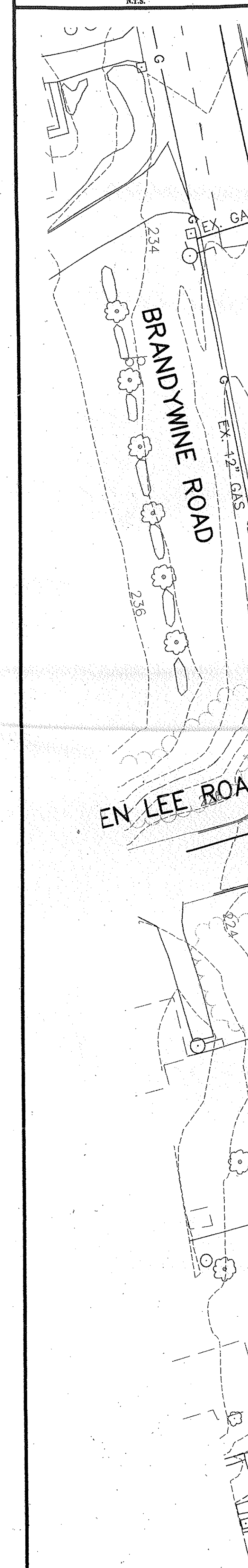
1. A 10' wide PUBLIC UTILITIES EASEMENT WILL BE PROVIDED ALONG ALL PUBLIC RIGHTS OF WAY.
2. THIS PLAN WAS PREPARED FROM THE BEST INFORMATION AVAILABLE. THE ENGINEER ASSUMES NO LIABILITY FOR ANY DAMAGES OR LOSSES INCURRED THROUGH THE USE OF THIS PLAN. CONFIGURATION OF LOTS ARE SUBJECT TO THE ABOVE INTERPRETATION OF REGULATIONS.
3. TOPOGRAPHY AND BOUNDARY ARE SUBJECT TO FIELD VARIATION.
4. ALL ROADS TO BE DEDICATED TO PUBLIC USE AT TIME OF RECORD PLAT.
5. PROPERTY ACQUISITION AND EASEMENTS ARE SUBJECT TO FINAL COMPUTATIONS.
6. ANY EXISTING STRUCTURES ON THE SITE SHALL BE RAZED AND REMOVED IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.
7. PROPOSED LIMIT OF DISTURBANCE IS PRELIMINARY IN NATURE AND MAY BE SUBJECT TO REVISIONS.
8. DEVELOPER TO INSTALL AUTOMATIC FIRE SUPPRESSION SYSTEMS IN ALL STRUCTURES.
9. THE SUBDIVISION V MASTER PLAN SHOWS A SUBSTANTIAL PORTION OF THE PROPERTY AS NATURAL RESERVE.
10. MANDATORY DECIDUOUS TREES ARE BEING FULFILLED BY PRIVATE ON-AN-ADJACENT PLOTTED IN ACCORDANCE ON THE DETAILED SITE PLAN AND DEDICATION OF 10.19 ACRES.

PLAN CERTIFIED BY: CLEV E. A. STOVER III, R.L.A., A.I.C.P.
GREENMAN-PEDERSEN, INC.
10620 GUILFORD ROAD, SUITE 100
JESSUP, MD 20794
MD #916 R.L.A.

CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777

DATE	PROJECT No.
/23/04	2001190
SCALE	SHEET
= 400'	1
	OF
	28

Attached Xrefs: bq00WALS, ec00WALS, ef00WALS.



TREE CONSERVATION PLAN TYPE II

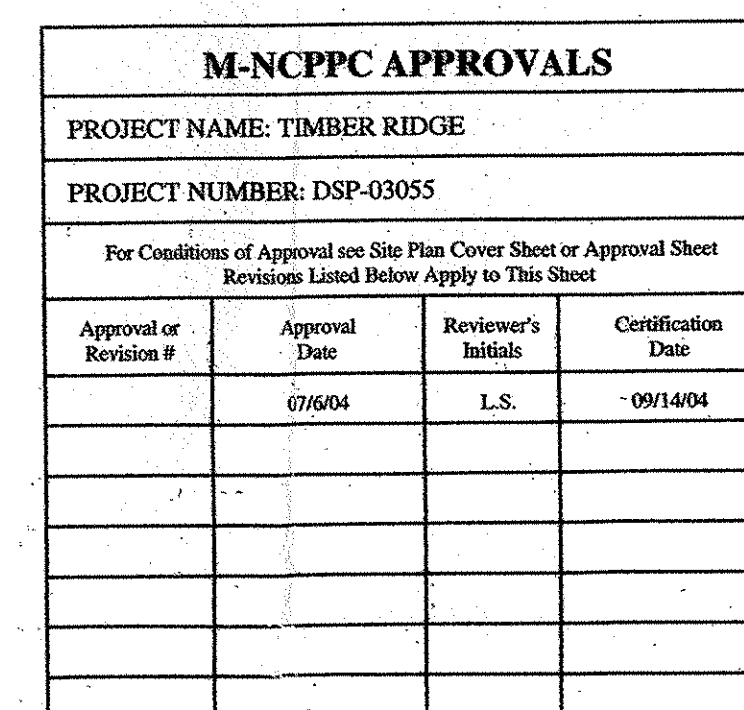
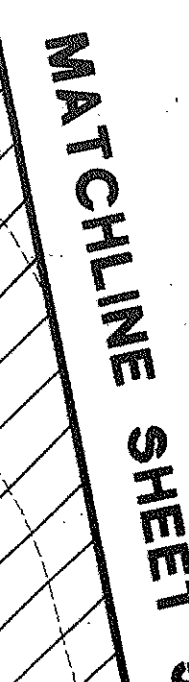
(5th) ELECTION DISTRICT

N:\2001\2001190\DWG\SDP\TC02TMBR.dwg
FC00 FF00 BA00 PC00 slopes VMA

GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

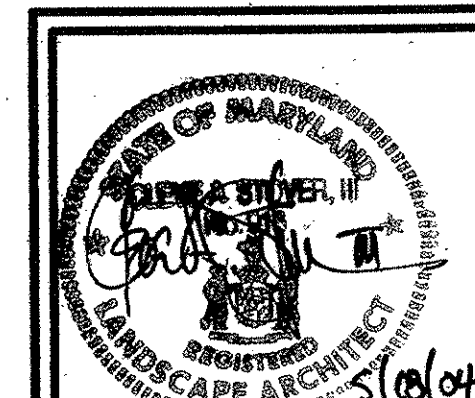
OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

GPI **GREENMAN - PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com



LEGEND:
Estimated traffic noise day-night
average sound levels (Ldn)
rounded to the nearest whole
decibel at identified locations
without and with noise barriers
per Stalano Engineering Report
No. L 04619:

CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777



GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
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WASH. (301) 470-2772 BALT. (410) 880-3055
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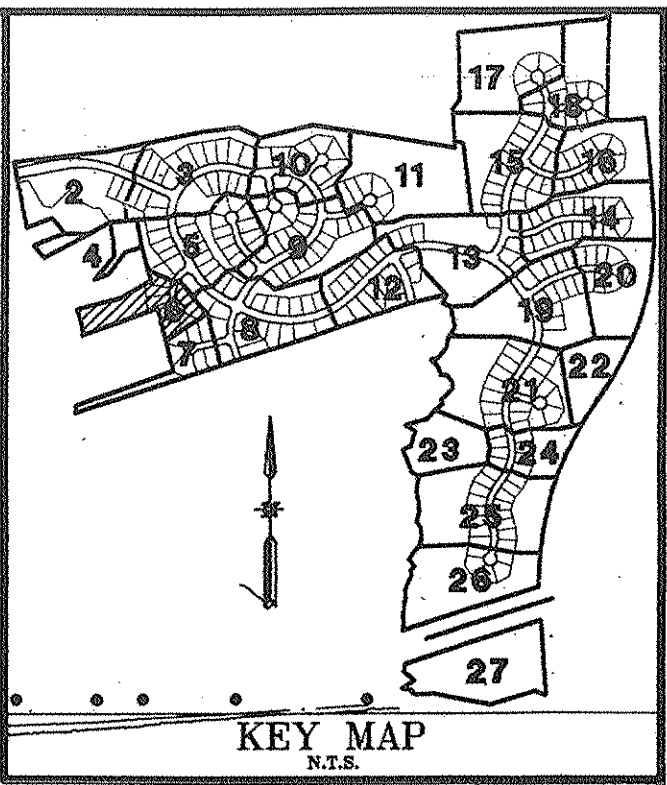
OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

**TREE CONSERVATION PLAN
TYPE II**

TIMBER RIDGE

PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
	4
1" = 30'	OF
	28



MATCHLINE SHEET 4

MATCHLINE SHEET 5

MATCHLINE SHEET 7

MATCHLINE SHEET 8

PARCEL 34
2104 F. 525
BRANDYWINE RD

PARCEL 35
2104 F. 525

PARCEL 36
2104 F. 525

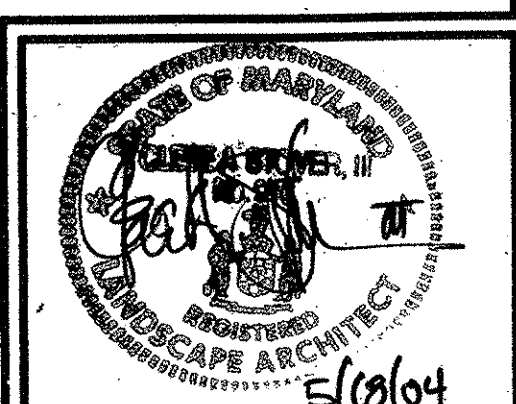
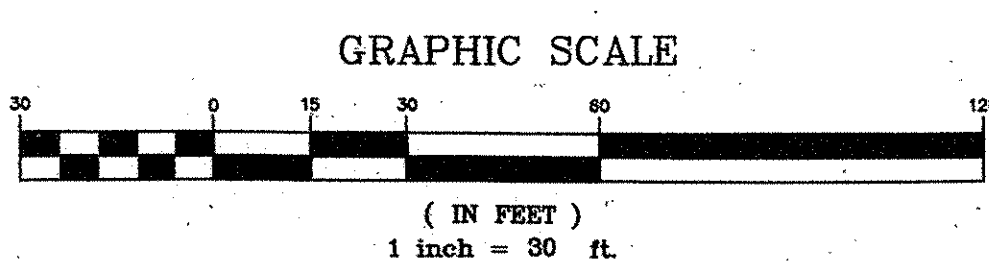
LEGEND

- EXISTING CONTOUR
- 100 YR. FLOODPLAIN
- WETLAND
- EXPANDED BUFFER
- EXISTING STREAM
- EX. SLOPES: 15%-25%
- EX. SLOPES: >25%
- EXISTING TREELINE
- SOIL TYPE DESIGNATION
- EXPANDED BUFFER
- SPECIMEN TREE CANDIDATE
- PROPOSED TREELINE
- PROP. WATER
- PROP. SEWER
- PROP. TREE PRESERVATION
- PROP. PRESERVATION IN FLOODPLAIN
- PROP. AFFORESTATION/REFORESTATION
- PROP. PRESERVATION NOT INCLUDED
- PROP. SOUND BARRIER
- SOUND BARRIER ANALYSIS LINE
- SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet			
Revisions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
01	07/04	L.S.	09/14/04
02			
03			
04			
05			

M-NCPPC	
Prince George's County Planning Department	
Environmental Planning Section	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 1/16 / 03	
Approved by	Date
1/16/04	3/4/04
01	
02	
03	
04	
05	

CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777



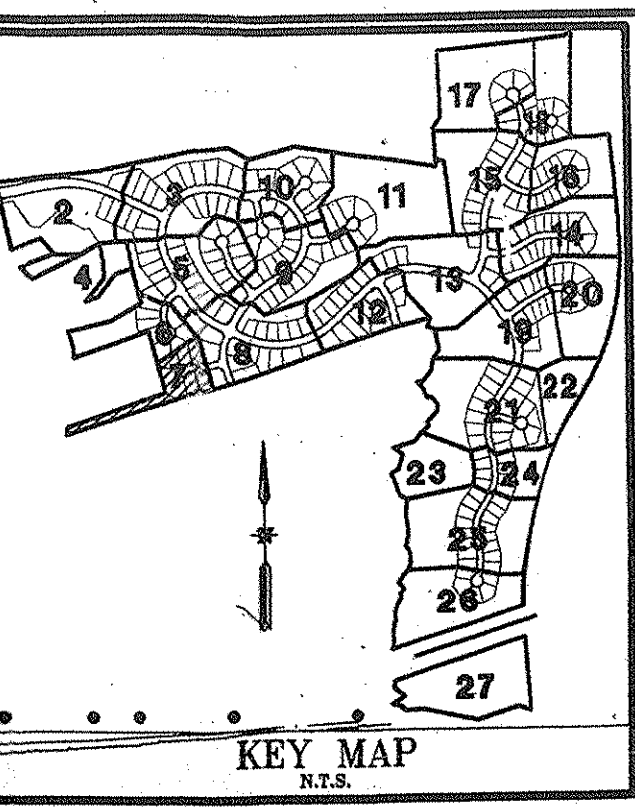
PROJ. MGR.	CAS	DESIGNED	GPI	DRAWN	GPI	CHECKED	LSG
4/04							
1/2/04							
DATE	REVISED PER APPROVAL CONDITIONS	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS	DATE	REVISIONS	BY	DATE	REVISIONS

GREENMAN-PEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

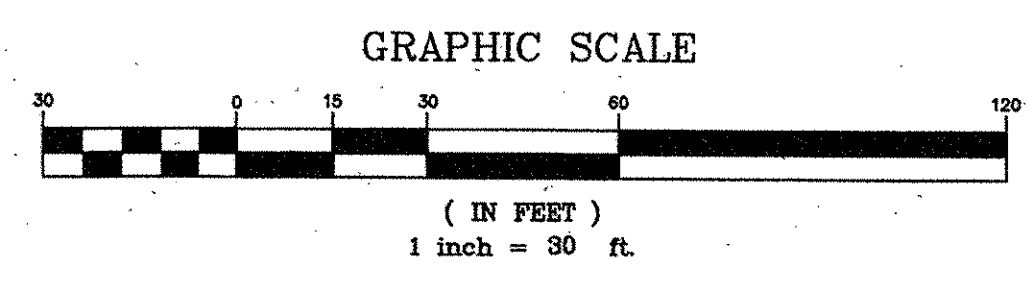
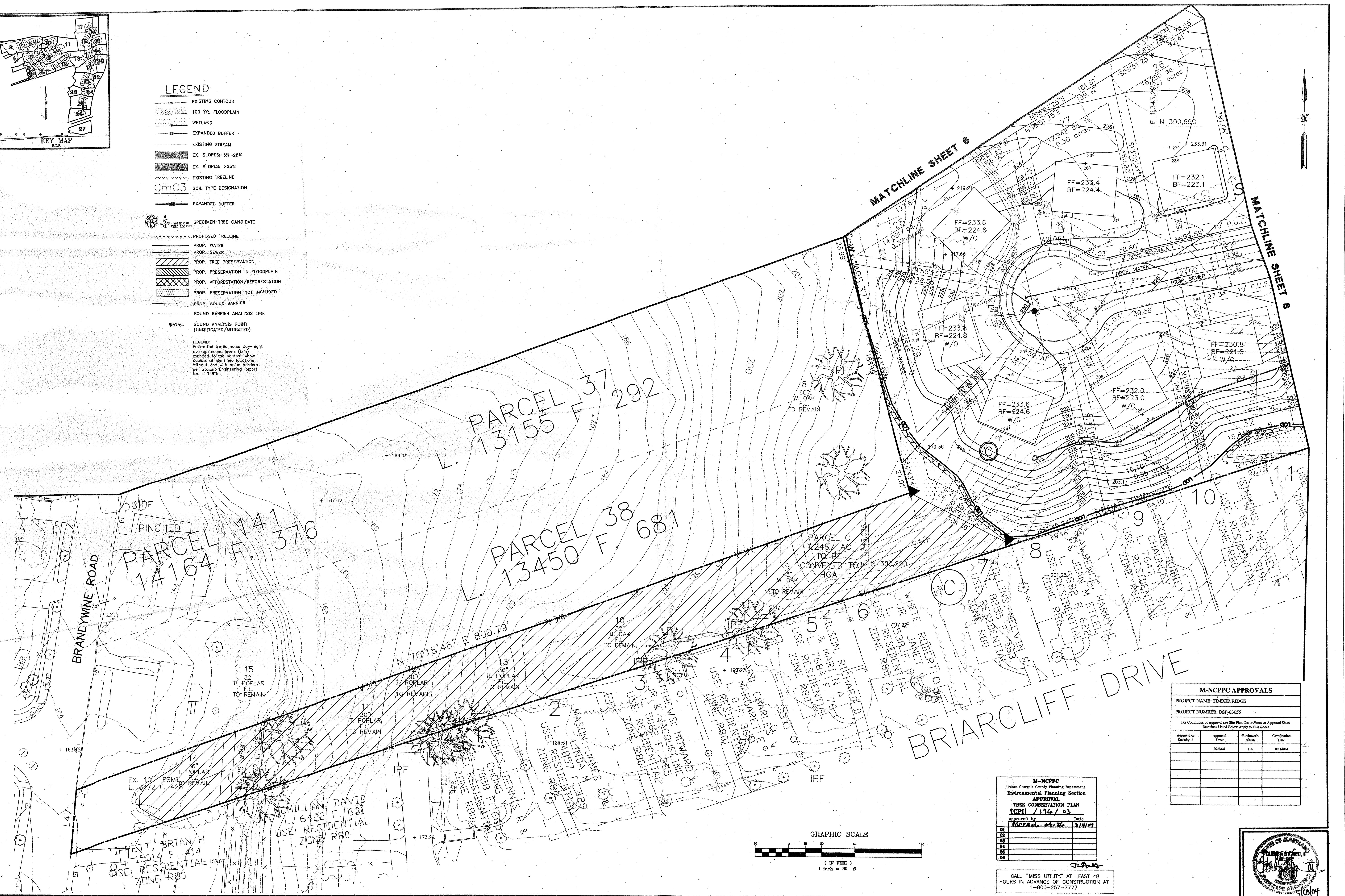
DATE	PROJECT NO.
1/23/04	2001190
SCALE	SHEET
1" = 30'	OF 28



LEGEND

- EXISTING CONTOUR
- 100 YR. FLOODPLAIN
- WETLAND
- EXPANDED BUFFER
- EXISTING STREAM
- EX. SLOPES: 15%-25%
- EX. SLOPES: >25%
- EXISTING TREELINE
- SOIL TYPE DESIGNATION
- EXPANDED BUFFER
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- PROPOSED TREELINE
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- PROP. TREE PRESERVATION
- PROP. PRESERVATION IN FLOODPLAIN
- PROP. AFFORESTATION/REFORESTATION
- PROP. PRESERVATION NOT INCLUDED
- PROP. SOUND BARRIER
- SOUND BARRIER ANALYSIS LINE
- SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

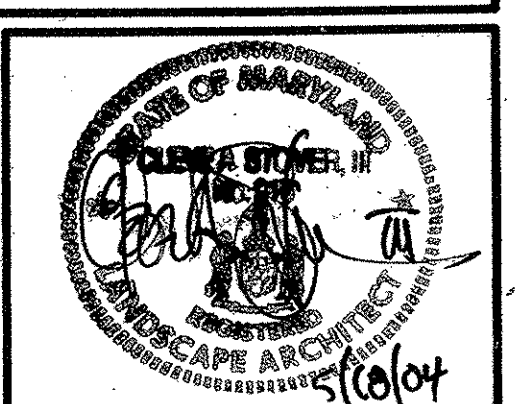
LEGEND: Estimated traffic noise day-night overage sound levels (Ldn) rounded to the nearest whole decibel at identified locations without and with noise barriers per Stinson Engineering Report No. L 04619



M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPII / 174 / 03
Approved by: [Signature] Date: 2/14/04

CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777

M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet			
Revisions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
01	07/04	L.S.	09/14/04
02			
03			
04			
05			



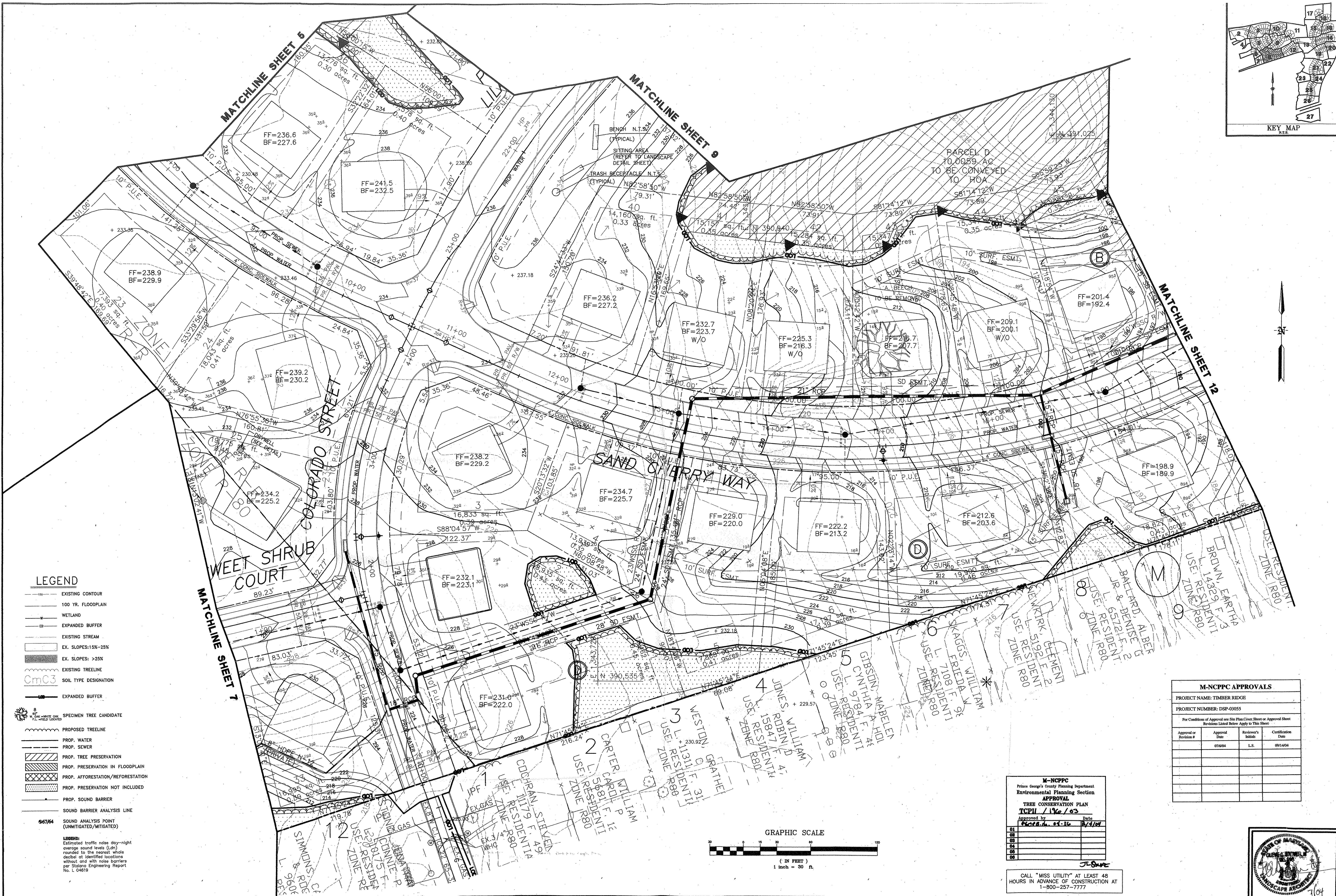
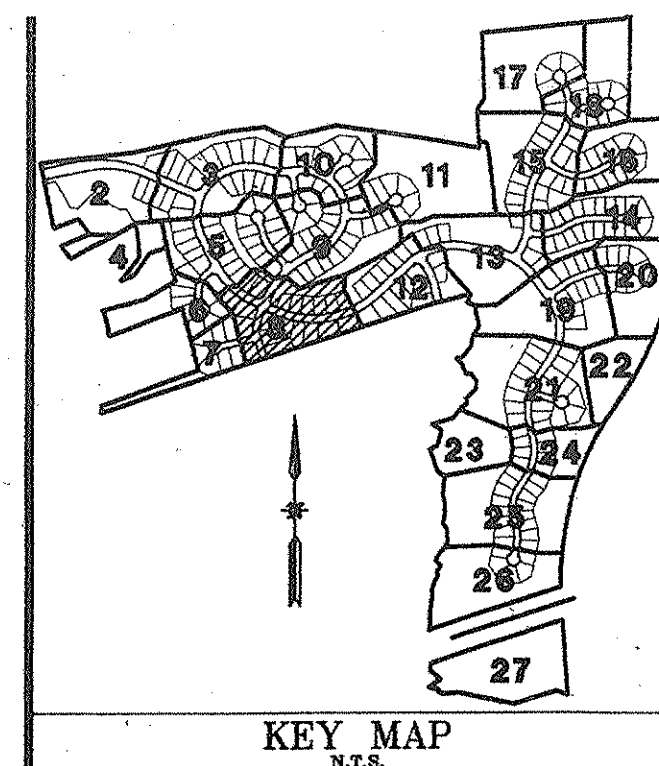
PROJ. MGR.	CAS	DESIGNED	GPI	DRAWN	GPI	CHECKED	LSG
4/04	REVISD PER APPROVAL CONDITIONS						
1/2/04	REVISD PER COUNTY COMMENTS AND NOISE ANALYSIS						
DATE	REVISIONS	BY	DATE	REVISIONS	BY	DATE	REVISIONS

GREENMAN-PEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 680-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
1" = 30'	OF 28

[illegible]

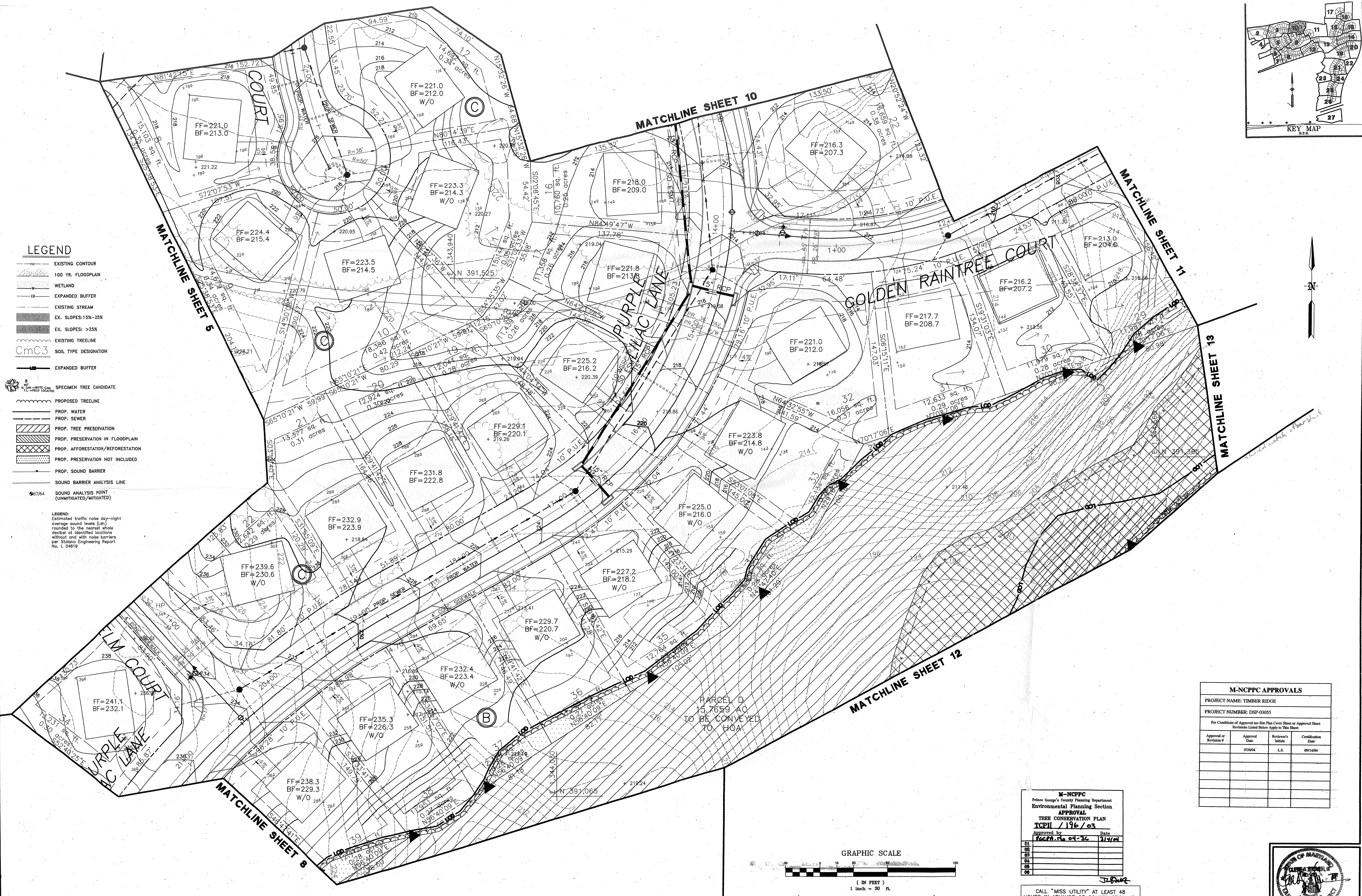
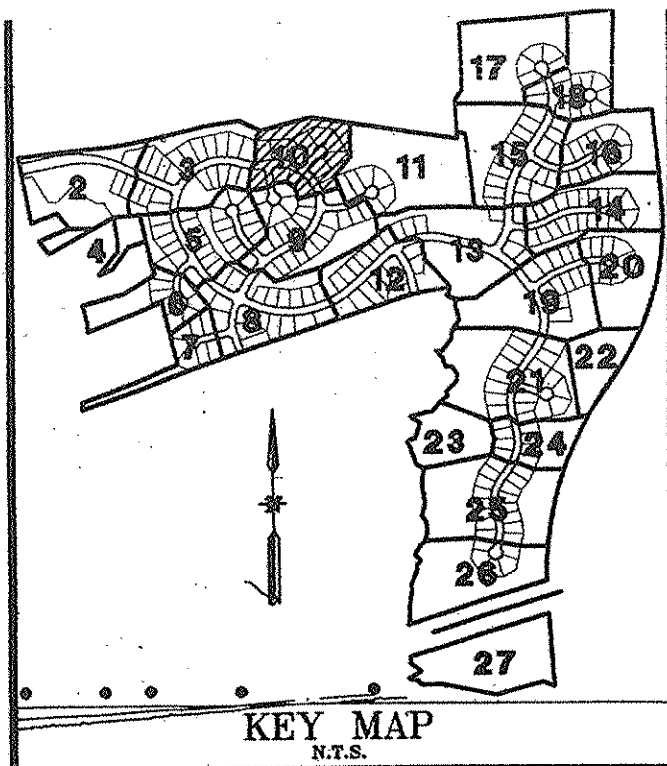
GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

**TREE CONSERVATION PLAN
TYPE II**

TIMBER RIDGE

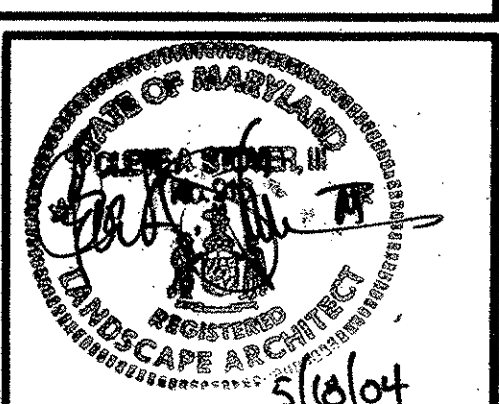
DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
	8
1" = 30'	OF
	28

[illegible]

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPII / 196 / 03
Approved by PCPPA-06 04-36 Date 3/4/04

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CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777

[illegible]

GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILDFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

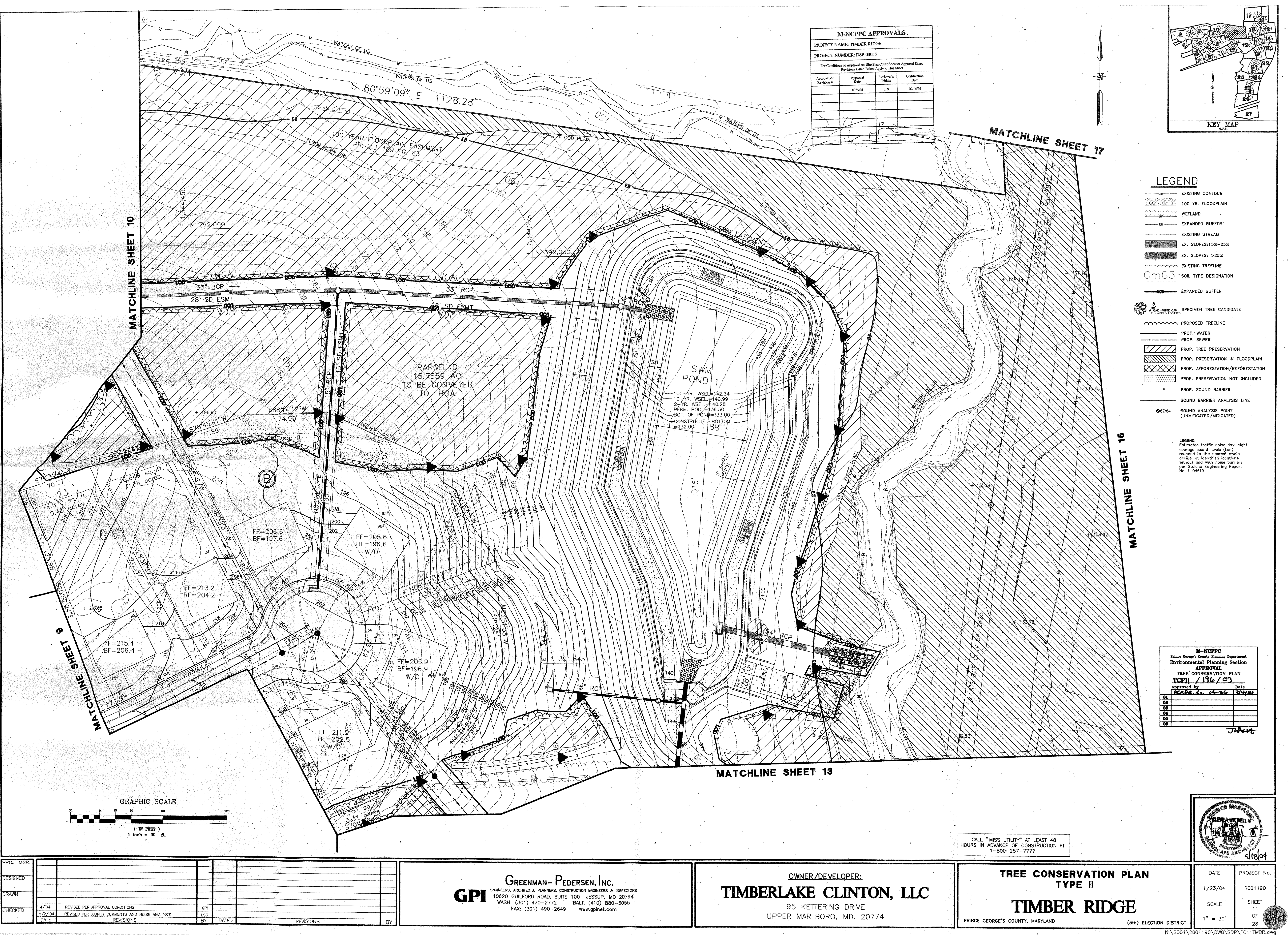
**TREE CONSERVATION PLAN
TYPE II**

TIMBER RIDGE

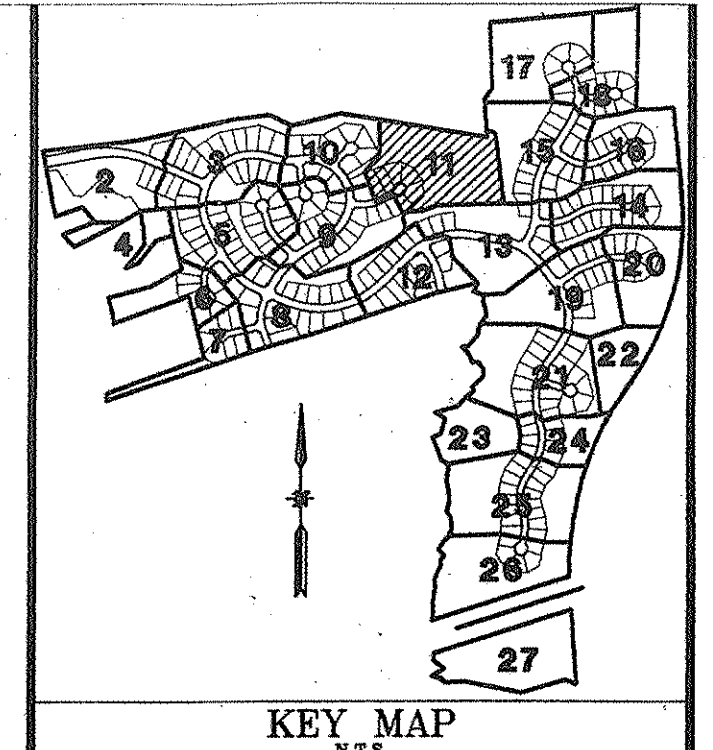
PRINCE GEORGE'S COUNTY, MARYLAND (5th) FLEP

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
	9
1" = 30'	OF
	28

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EC00 EF00 BA00 BC00 slopes VMAR



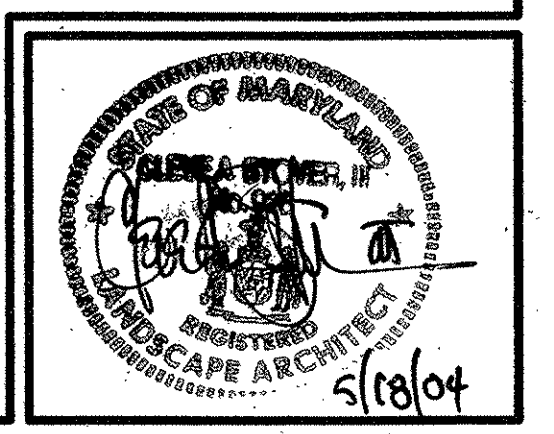
M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet			
Revisions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
075604		L.S.	09/14/04



- LEGEND**
- EXISTING CONTOUR
 - 100 YR. FLOODPLAIN
 - WETLAND
 - EXPANDED BUFFER
 - EXISTING STREAM
 - EX. SLOPES: 15%-25%
 - EX. SLOPES: >25%
 - EXISTING TREELINE
 - SOIL TYPE DESIGNATION
 - EXPANDED BUFFER
 - SPECIMEN TREE CANDIDATE
 - PROPOSED TREELINE
 - PROP. WATER
 - PROP. SEWER
 - PROP. TREE PRESERVATION
 - PROP. PRESERVATION IN FLOODPLAIN
 - PROP. AFFORESTATION/REFORESTATION
 - PROP. PRESERVATION NOT INCLUDED
 - PROP. SOUND BARRIER
 - SOUND BARRIER ANALYSIS LINE
 - SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

LEGEND:
Estimated traffic noise day-night average sound levels (Ldn) rounded to the nearest whole decibel at identified locations without and with noise barriers per Station Engineering Report No. L 04619

M-NCPPC	
Prince George's County Planning Department	
Environmental Planning Section	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 196 / 03	
Approved by	Date
RCEB, M. 04-26	3/4/04
01	
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PROJ. MGR.	DESIGNED	DRAWN	CHECKED	DATE	REVISIONS	BY	DATE	REVISIONS	BY
				4/04	REVISED PER APPROVAL CONDITIONS	GPI			
				1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS	LSD			

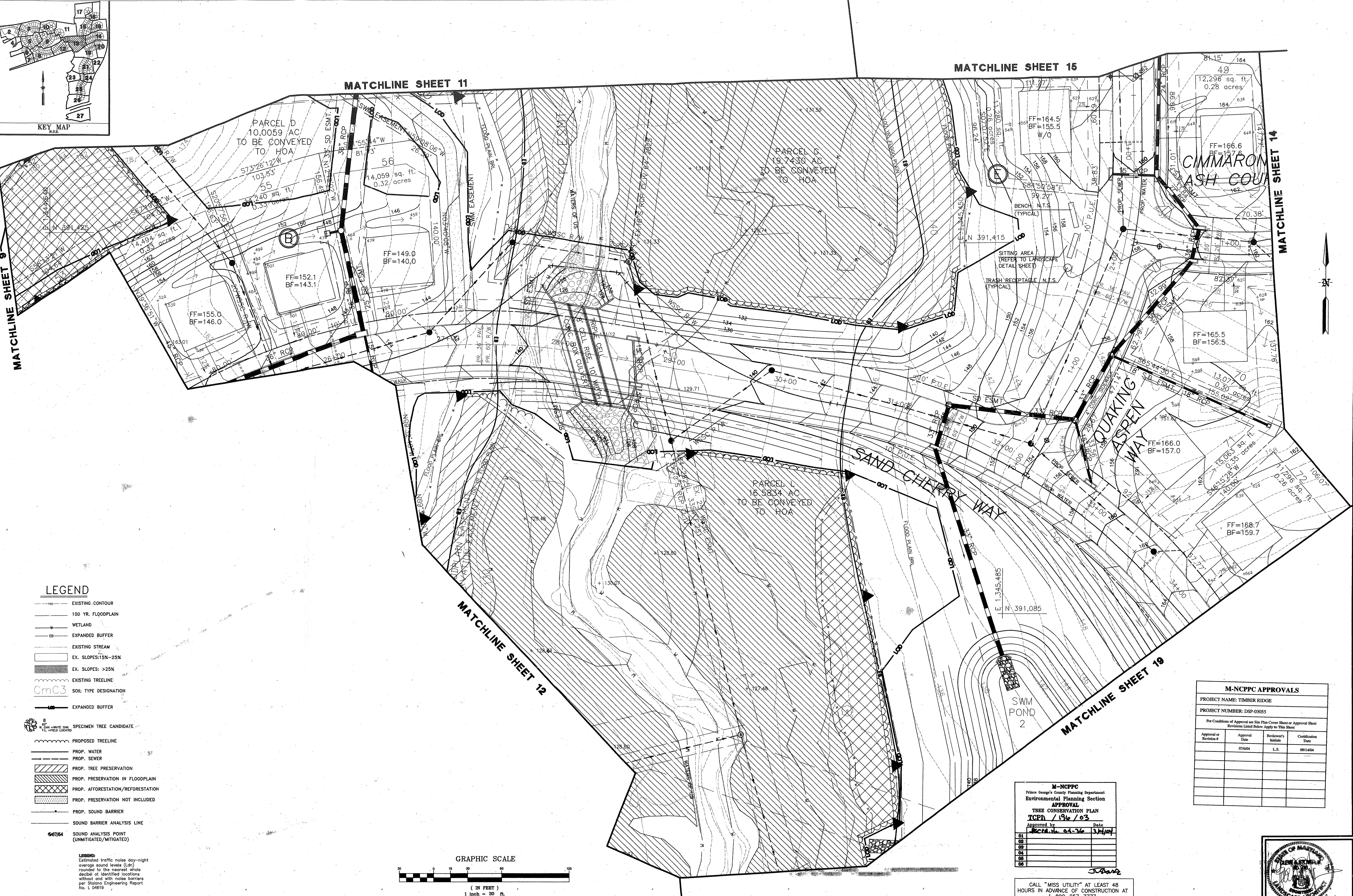
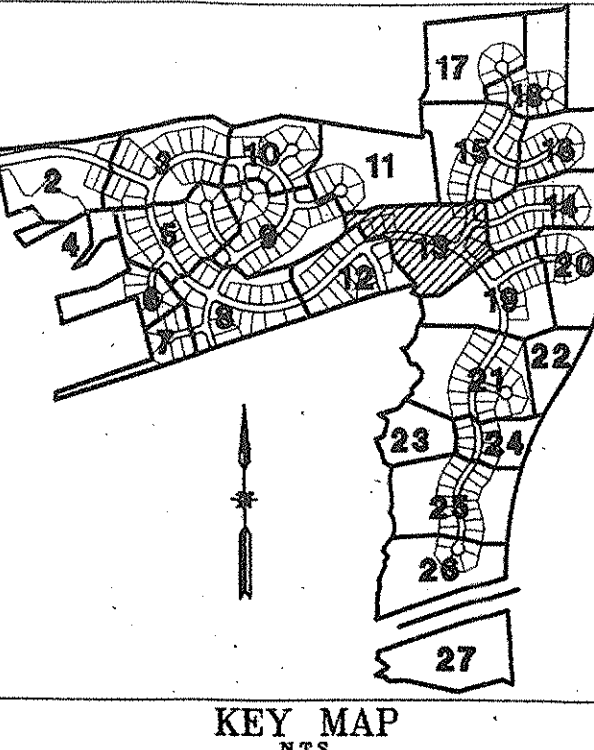
GPI GREENMAN-PEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND
(5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
1" = 30'	11
	OF
	28

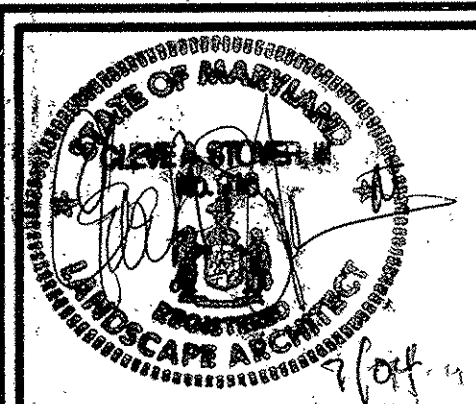
CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777

[illegible]

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section

APPROVAL
TREE CONSERVATION PLAN
TCPP / 196 / 03

	Approved by	Date
01	<u>Exec. No. 04-36</u>	<u>3/4/04</u>
02		
03		
04		
05		
06		



PROJ. MGR.								
DESIGNED								
DRAWN								
CHECKED	4/04	REVISED PER APPROVAL CONDITIONS		GPI				
	1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS		LSD				
	DATE	REVISIONS		BY	DATE	REVISIONS		BY

GREENMAN-PEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
GPI 10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
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OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

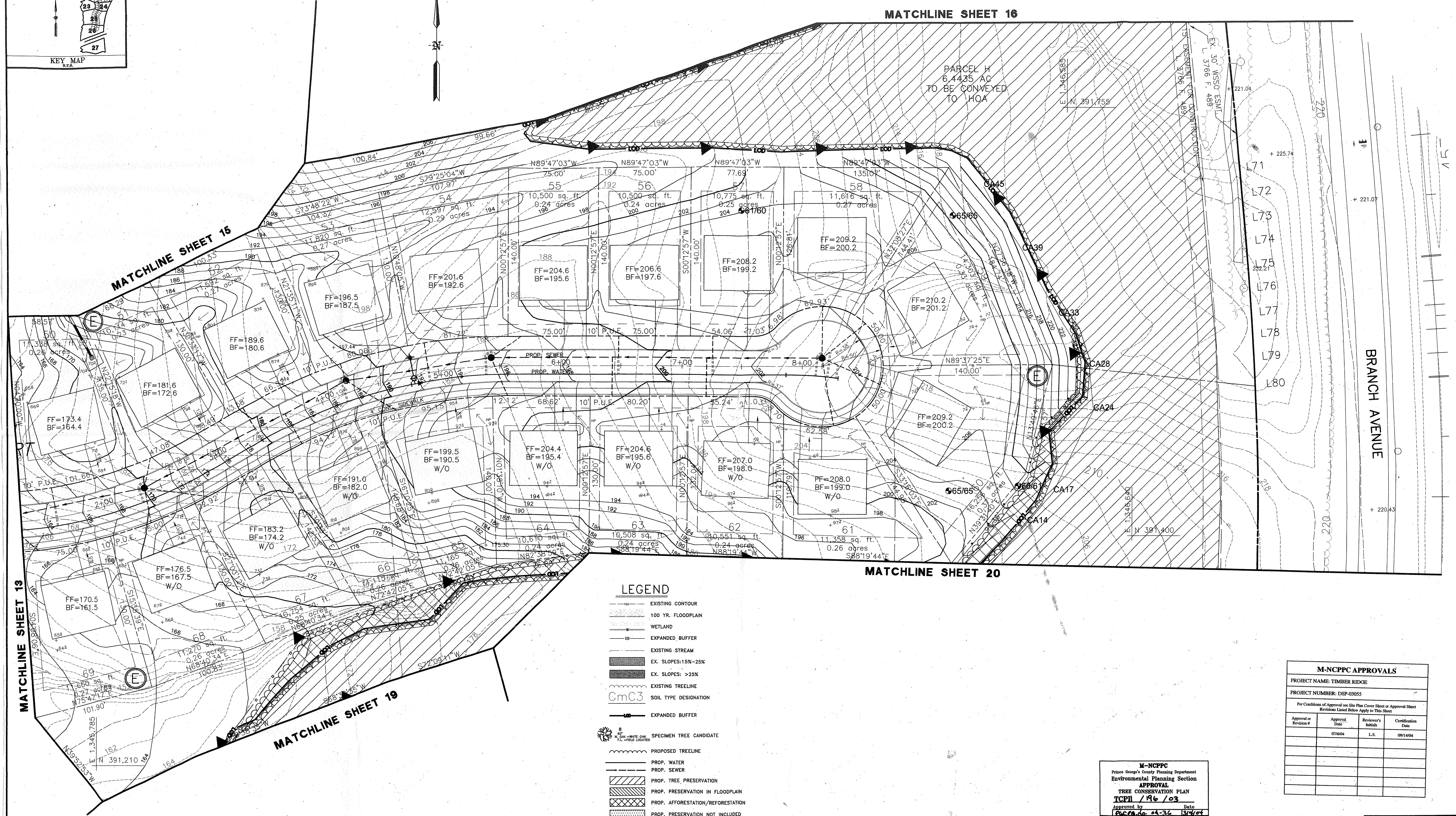
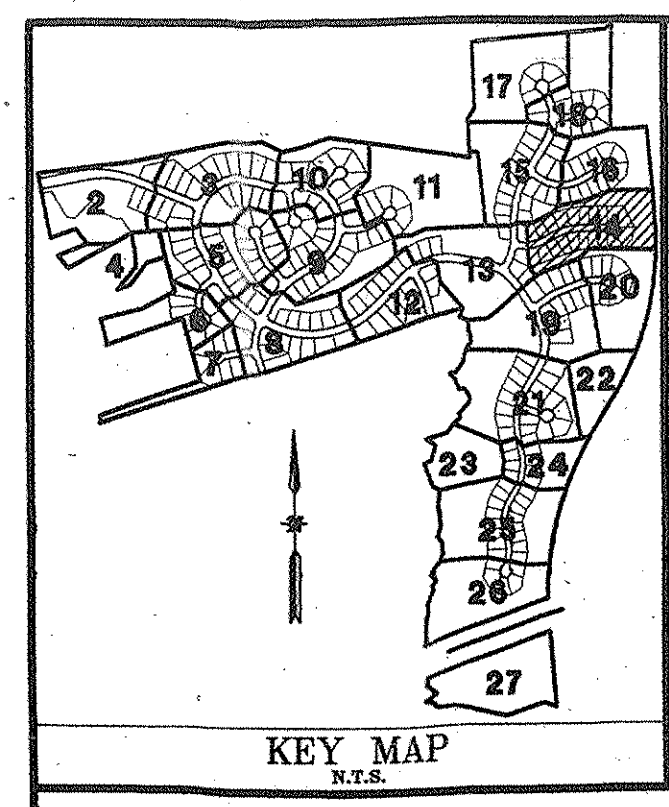
**TREE CONSERVATION PLAN
TYPE II**

TIMBER RIDGE

PRINCE GEORGE'S COUNTY, MARYLAND

(5th) ELECTION DISTRICT

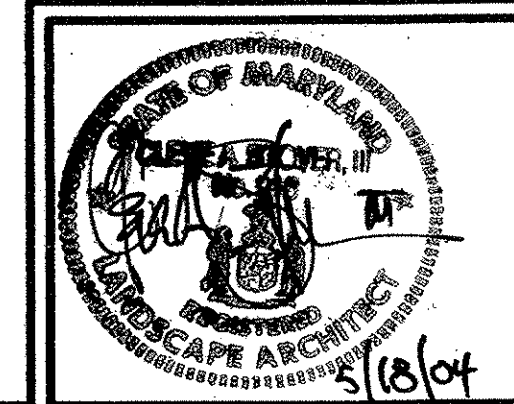
DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
	13
1" = 30'	OF
	28



- LEGEND**
- EXISTING CONTOUR
 - 100 YR. FLOODPLAIN
 - WETLAND
 - EXPANDED BUFFER
 - EXISTING STREAM
 - EX. SLOPES: 15%-25%
 - EX. SLOPES: >25%
 - EXISTING TREELINE
 - SOIL TYPE DESIGNATION
 - EXPANDED BUFFER
 - SPECIMEN TREE CANDIDATE
 - PROPOSED TREELINE
 - PROP. WATER
 - PROP. SEWER
 - PROP. TREE PRESERVATION
 - PROP. PRESERVATION IN FLOODPLAIN
 - PROP. AFFORESTATION/REFORESTATION
 - PROP. PRESERVATION NOT INCLUDED
 - PROP. SOUND BARRIER
 - SOUND BARRIER ANALYSIS LINE
 - SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet			
Revisions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
01	07/06/04	L.S.	09/14/04
02			
03			
04			
05			
06			

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPI / 196 / 03
Approved by: *[Signature]* Date: *3/4/04*
01
02
03
04
05
06
CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777



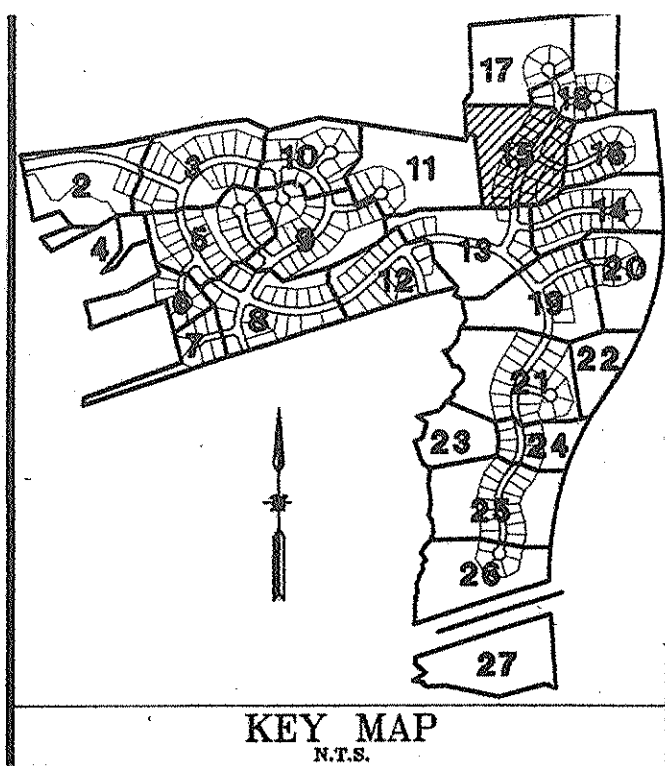
PROJ. MGR.	DESIGNED	DRAWN	CHECKED	DATE	REVISIONS	DATE	REVISIONS	DATE	REVISIONS	DATE	REVISIONS
GPI	GPI	GPI	LSG	4/04	REVISED PER APPROVAL CONDITIONS	1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS	1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS	1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS

GREENMAN-PEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

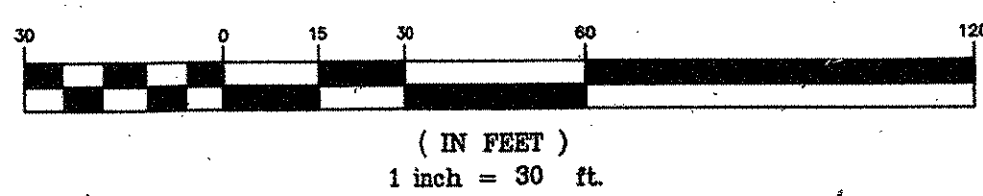
DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
1" = 30'	14
	OF 28



LEGEND

- EXISTING CONTOUR
- 100 YR. FLOODPLAIN
- WETLAND
- EXPANDED BUFFER
- EXISTING STREAM
- EX. SLOPES: 15%-25%
- EX. SLOPES: >25%
- EXISTING TREELINE
- SOIL TYPE DESIGNATION
- EXPANDED BUFFER
- SPECIMEN TREE CANDIDATE
- PROPOSED TREELINE
- PROP. WATER
- PROP. SEWER
- PROP. TREE PRESERVATION
- PROP. PRESERVATION IN FLOODPLAIN
- PROP. AFFORESTATION/REFORESTATION
- PROP. PRESERVATION NOT INCLUDED
- PROP. SOUND BARRIER
- SOUND BARRIER ANALYSIS LINE
- SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

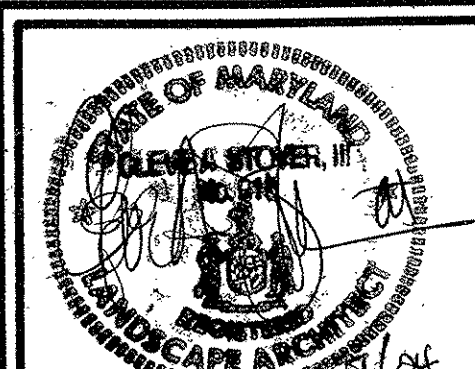
GRAPHIC SCALE



M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet			
Revisions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
01	07/04/04	L.S.	09/14/04
02			
03			
04			
05			
06			

M-NCPPC			
Prince George's County Planning Department			
Environmental Planning Section			
APPROVAL			
TREE CONSERVATION PLAN			
TCPII / 116 / 03			
Approved by	Date		
PCD-03-04-26	12/14/04		
01			
02			
03			
04			
05			
06			

CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777



GREENMAN-PEDERSEN, INC.
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95 KETTERING DRIVE
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TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE

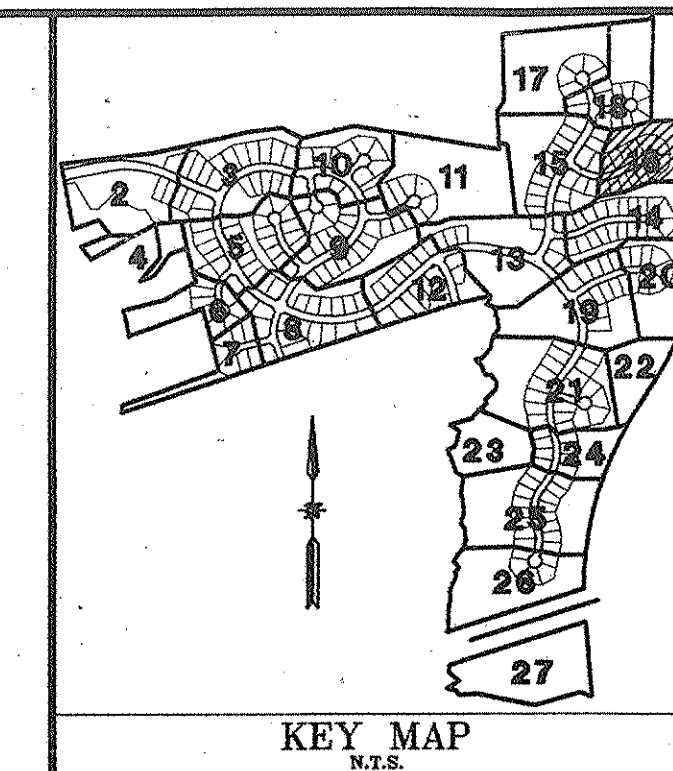
PRINCE GEORGE'S COUNTY, MARYLAND

(5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
1" = 30'	15
	OF 28

LEGEND

- EXISTING CONTOUR
- 100 YR. FLOODPLAIN
- WETLAND
- EXPANDED BUFFER
- EXISTING STREAM
- EX. SLOPES: 15%-25%
- EX. SLOPES: >25%
- EXISTING TREELINE
- SOIL TYPE DESIGNATION
- EXPANDED BUFFER
- PROF. TREE PRESERVATION
- PROF. PRESERVATION IN FLOODPLAIN
- PROF. AFFORESTATION/REFORESTATION
- PROF. PRESERVATION NOT INCLUDED
- PROF. SOUND BARRIER
- SOUND BARRIER ANALYSIS LINE
- SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)
- LEGEND: Estimated traffic noise day-night average sound levels (Ldn) rounded to the nearest whole decibel at identified locations without and with noise barriers per Stano Engineering Report No. L-046152.
- SPECIMEN TREE CANDIDATE
- PROPOSED TREELINE
- PROP. WATER
- PROP. SEWER



MATCHLINE SHEET 15

MATCHLINE SHEET 18

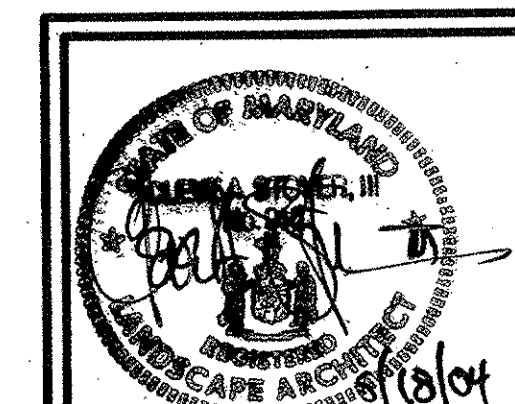
MATCHLINE SHEET 14

BRANCH AVENUE

M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
File Conditions of Approval see Site Plan Cover Sheet or Approval Sheet			
Approval #	Approval Date	Reviewer's Initials	Certification Date
01	07/00/04	L.S.	09/14/04
02			
03			
04			
05			
06			

M-NCPPC	
Prince George's County Planning Department	
Environmental Planning Section	
APPROVAL	
TREE CONSERVATION PLAN	
TCPL / 196 / 03	
Approved by	Date
Robert D. ...	5/24/04
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CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777



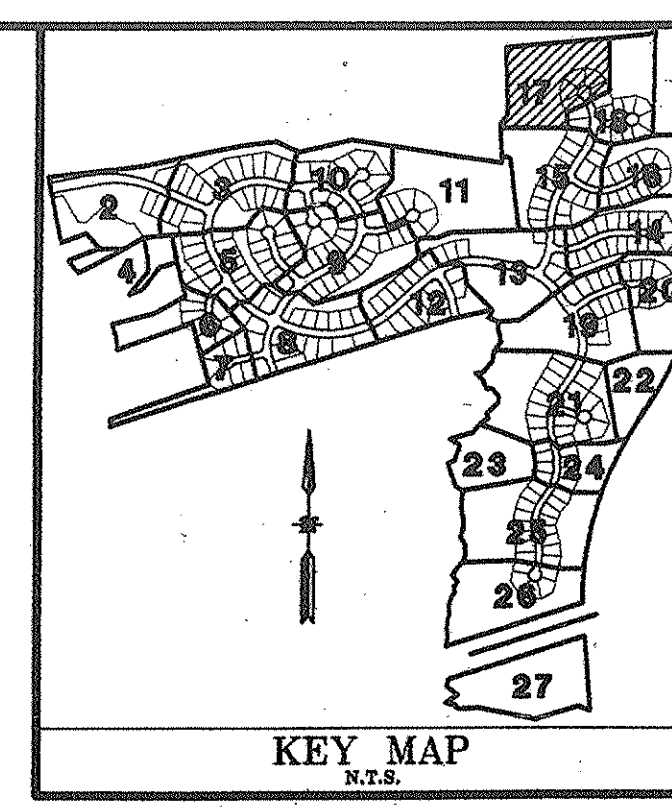
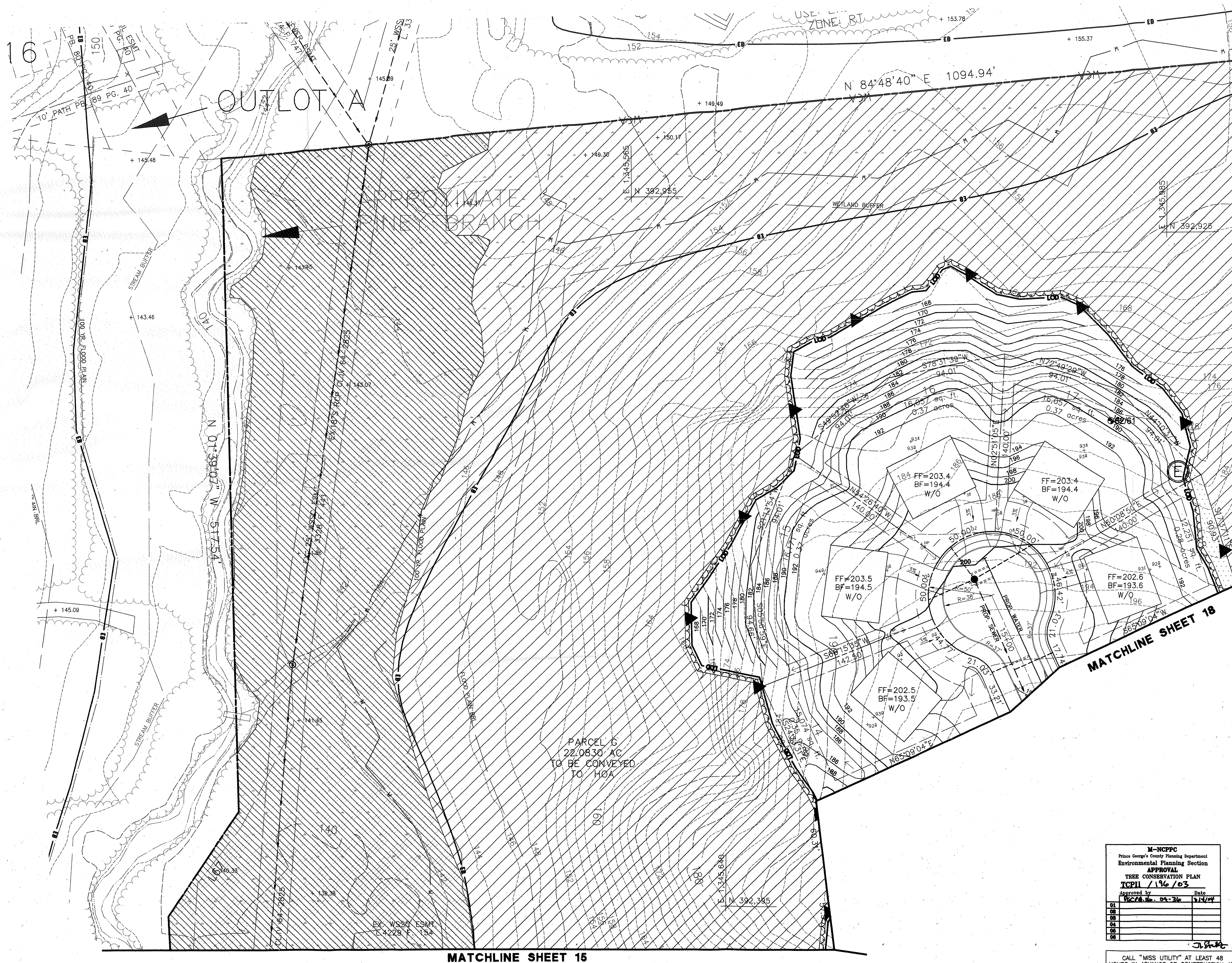
PROJ. MGR.	CAS	DESIGNED	GPI	DRAWN	GPI	CHECKED	LSG
4/04	REVISED PER APPROVAL CONDITIONS		GPI				
1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS		LSG				
DATE	REVISIONS	BY	DATE	REVISIONS	BY		

GREENMAN-PEDERSEN, INC.
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OWNER/DEVELOPER:
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UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

DATE: 1/23/04
SCALE: 1" = 30'
PROJECT No.: 2001190
SHEET: 16 OF 28



- LEGEND**
- EXISTING CONTOUR
 - 100 YR. FLOODPLAIN
 - WETLAND
 - EXPANDED BUFFER
 - EXISTING STREAM
 - EX. SLOPES: 15%-25%
 - EX. SLOPES: >25%
 - EXISTING TREELINE
 - SOIL TYPE DESIGNATION
 - EXPANDED BUFFER
 - SPECIMEN TREE CANDIDATE
 - PROPOSED TREELINE
 - PROP. WATER
 - PROP. SEWER
 - PROP. TREE PRESERVATION
 - PROP. PRESERVATION IN FLOODPLAIN
 - PROP. AFFORESTATION/REFORESTATION
 - PROP. PRESERVATION NOT INCLUDED
 - PROP. SOUND BARRIER
 - SOUND BARRIER ANALYSIS LINE
 - SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

M-NCPPC APPROVALS

PROJECT NAME: TIMBER RIDGE

PROJECT NUMBER: DSP-03055

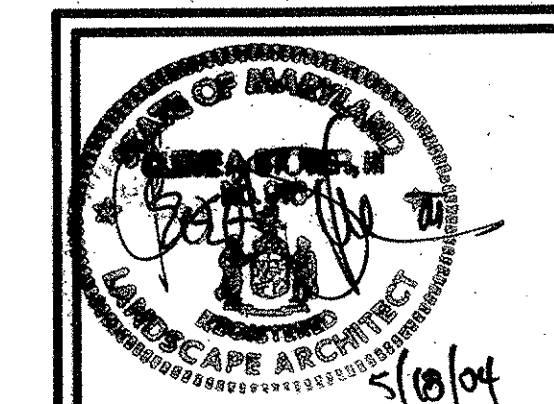
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet

Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
01	07/16/04	L.S.	09/14/04
02			
03			
04			
05			
06			

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCEP 1/16/03

Approved by: *[Signature]* Date: 12/24/04

CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777



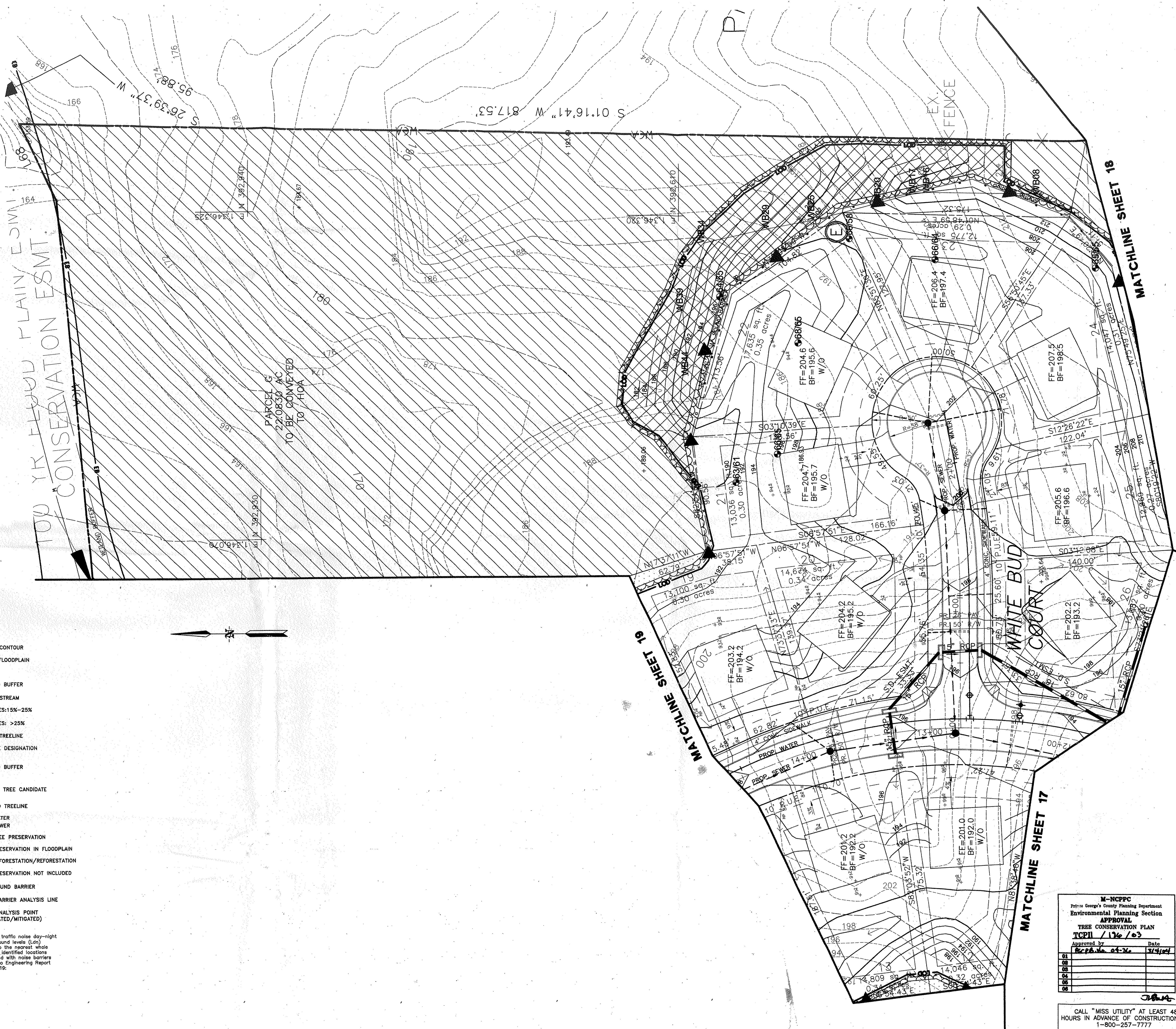
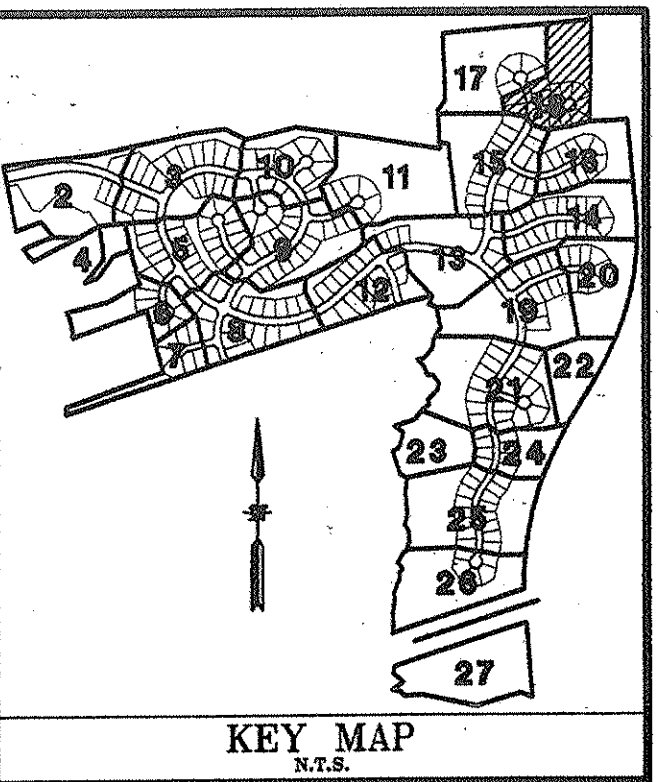
PROJ. MGR.					
COAS.					
DESIGNED					
GPI					
DRAWN					
GPI					
CHECKED	4/04	REVISED PER APPROVAL CONDITIONS			
	1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS			

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OWNER/DEVELOPER:
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95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND
(5th) ELECTION DISTRICT

DATE	1/23/04	PROJECT No.	2001190
SCALE	1" = 30'	SHEET	17
		OF	28



LEGEND

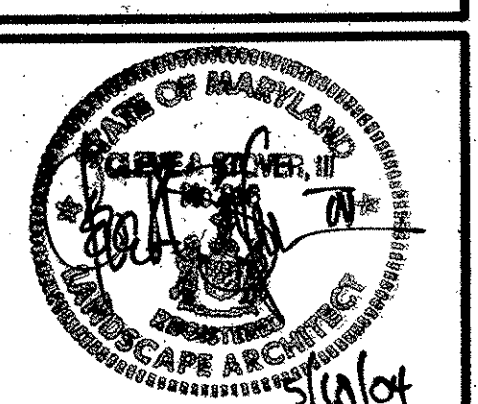
- EXISTING CONTOUR
- 100 YR. FLOODPLAIN
- WETLAND
- EXPANDED BUFFER
- EXISTING STREAM
- EX. SLOPES: 15%-25%
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- EXPANDED BUFFER
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- PROP. PRESERVATION NOT INCLUDED
- PROP. SOUND BARRIER
- SOUND BARRIER ANALYSIS LINE
- SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

LEGEND: Estimated traffic noise day-night average sound levels (Ldn) rounded to the nearest whole decibel at identified locations without and with noise barriers per Statens Engineering Report No. L 04619.

M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval use Site Plan Cover Sheet or Approval Sheet Revisions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
01	07/04/04	L.S.	08/14/04

M-NCPPC	
Prince George's County Planning Department	
Environmental Planning Section	
APPROVAL	
TREE CONSERVATION PLAN	
TCPII / 176 / 03	
Approved by	Date
6/26/04	3/4/04

CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-267-7777



PROJ. MGR.																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
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FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN		DATE	PROJECT No.
TYPE II		1/23/04	2001190
TIMBER RIDGE		SCALE	SHEET
PRINCE GEORGE'S COUNTY, MARYLAND		1" = 30'	18
(5th) ELECTION DISTRICT			OF 28

Legend:

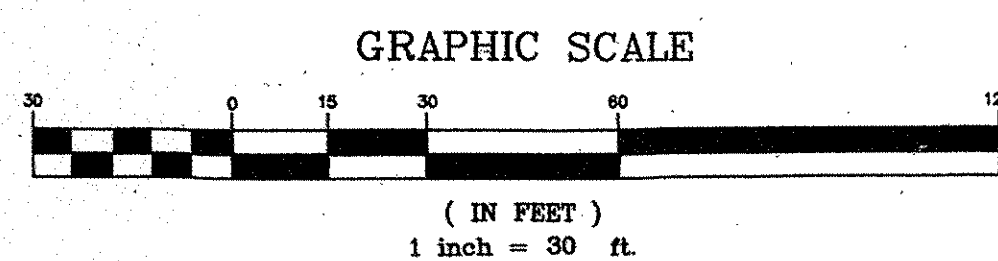
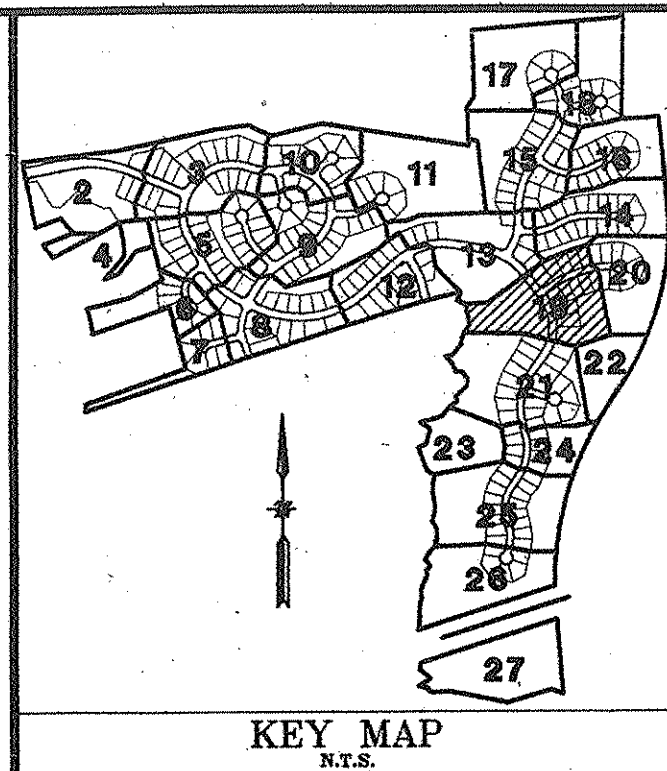
- EXISTING CONTOUR
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- EX. SLOPES: 15%-25%
- EX. SLOPES: >25%
- EXISTING TREELINE
- SOIL TYPE DESIGNATION
- EXPANDED BUFFER

8
60" SPECIMEN TREE CANDIDATE
W. OAK = WHITE OAK
F.L. = FIELD LOCATED

 PROPOSED TREELINE
 PROP. WATER
 PROP. SEWER
 PROP. TREE PRESERVATION
 PROP. PRESERVATION IN FLOODPLAIN
 PROP. AFFORESTATION/REFORESTATION
 PROP. PRESERVATION NOT INCLUDED

SOUND BARRIER ANALYSIS LINE	
967/64	SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)
1	1
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LEGEND:
Estimated traffic noise day-night
average sound levels (Ldn)
rounded to the nearest whole
decibel at identified locations
without and with noise barriers
per Stano Engineering Report
No. L 04619

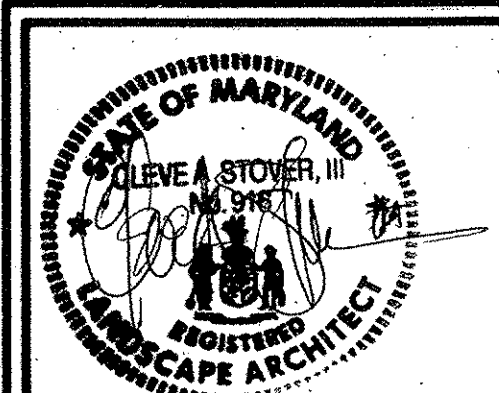


M-NCPPC
 Prince George's County Planning Department
 Environmental Planning Section
APPROVAL
 TREE CONSERVATION PLAN
TCPII / 196 / 03

	Approved by	Date
	KCPA No. 04-36	3/4
01		
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M-NCPPC APPROVALS				
PROJECT NAME: TIMBER RIDGE				
PROJECT NUMBER: DSP-01055				
For Continuation of Approval for Site Data Clear Sheet & Approval Sheet Recruitment Liquid Budget Approval or The Other				
Approval or Review #	Approval Date	Reviewer's Initials	Signature Date	
006	07/04/01	ES		07/04/01
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CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777

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GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

**TREE CONSERVATION PLAN
TYPE II**

TIMBER RIDGE

PRINCE GEORGE'S COUNTY, MARYLAND (5th) E100

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
1" = 30'	19
	OF
	28

N:\2001\2001190\DWG\SDR\TC19TMBB.dwg

KEY MESSAGE

 EXISTING CONTOUR
 100 YR. FLOODPLAIN
 WETLAND
 EXPANDED BUFFER
 EXPANDED BUFFER
 EXISTING STREAM
 EX. SLOPES: 15%-25%
 EX. SLOPES: >25%
 EXISTING TREELINE
 Cmc3 SOIL TYPE DESIGNATION
 EXPANDED BUFFER
 SPECIMEN TREE CANDIDATE
 PROPOSED TREELINE
 PROP. WATER
 PROP. SEWER
 PROP. TREE PRESERVATION
 PROP. PRESERVATION IN FLOODPLAIN
 PROP. AFForestation/REFORESTATION
 PROP. PRESERVATION NOT INCLUDED
 PROP. SOUND BARRIER
 SOUND BARRIER ANALYSIS LINE
 SOUND ANALYSIS POINT
 (UNMITIGATED/MITIGATED)

LEGEND:
Estimated traffic noise day-night
average sound levels (Ldn)
rounded to the nearest whole
decibel at identified locations
without and with noise barriers
per Stalano Engineering Report
No. L 04619 as follows:

M-NCPPC APPROVALS

PROJECT NAME: TIMBER RIDGE

PROJECT NUMBER: DSP-03055

For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet
Revisions Listed Below Apply to This Sheet

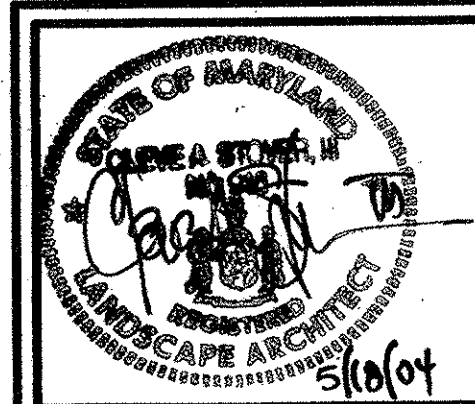
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WALLS, ELIJAH M. &
ROSA I
L: 3534 F. 845
USE: RESIDENTIAL
ZONE: RR

M-NCPPC
 e's County Planning Department
 ental Planning Section
APPROVAL
CONSERVATION PLAN
/196 / 03

by	Date
No. 04 - 36	3/4

CALL "MISS UTILITY" AT LEAST 48 HOURS IN ADVANCE OF CONSTRUCTION AT 1-800-257-7777



DATE	PROJECT No.
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1/23/04 2001190

SCALE SHEET

20
OF 50

1" = 30'

TREE CONSERVATION PLAN TYPE II

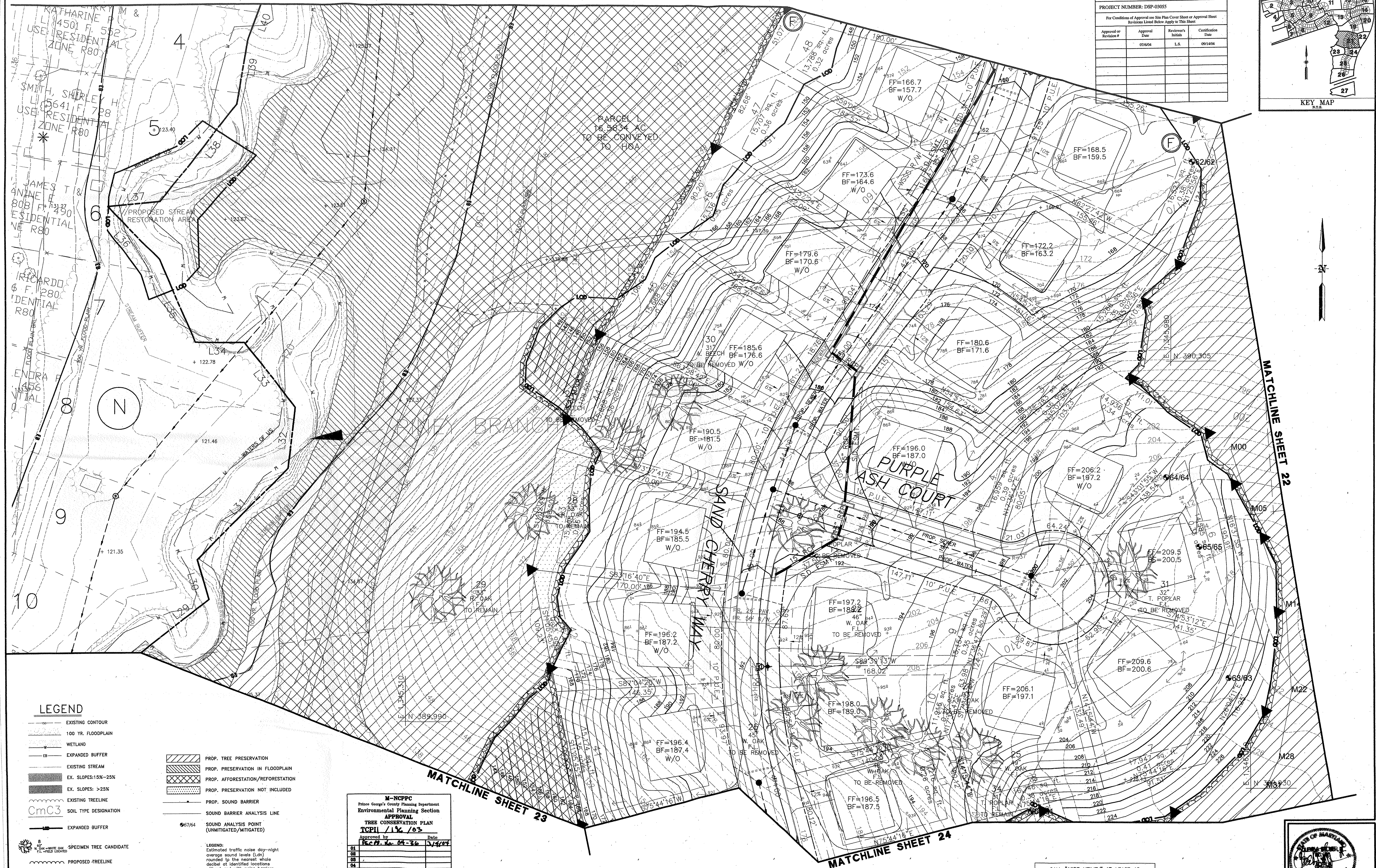
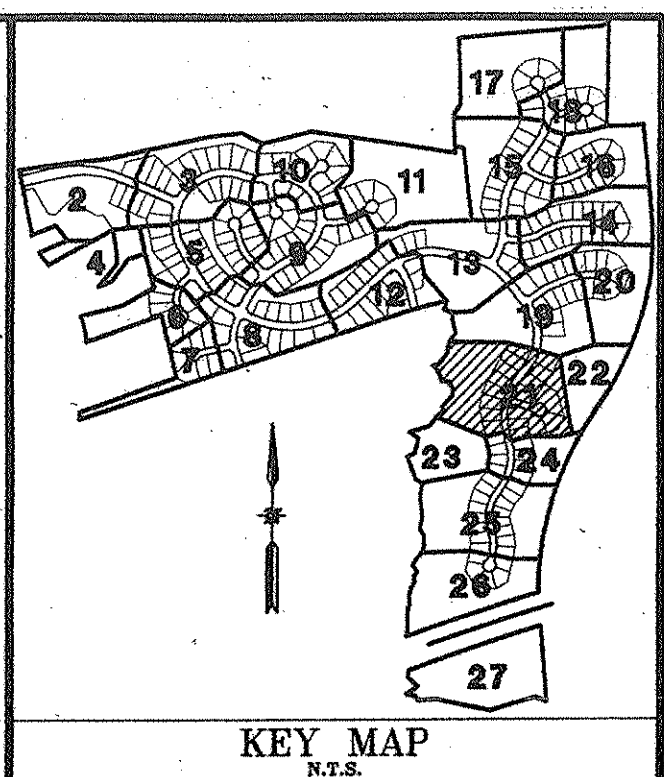
TIMBER RIDGE

PRINCE GEORGE'S COUNTY, MARYLAND

(5th) ELECTION DISTRICT

1" = 30' OF 28

20

[illegible][illegible]

GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

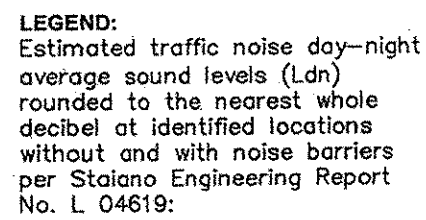
OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II

TIMBER RIDGE

PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
	21
1" = 30'	OF
	22



M-NCPPC APPROVALS

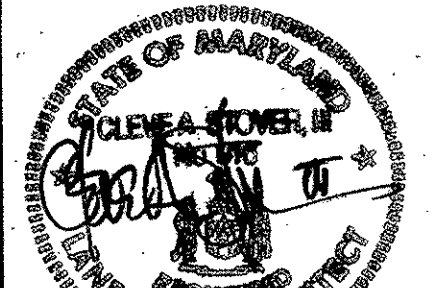
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet
Revisions Listed Below Apply to This Sheet

Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
	07/16/04	I S	09/14/04

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL

Approved by	Date
PGCPR No 04-36	3/4/

CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION
1-800-257-7777



DATE	PROJECT No.
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SCALE SHEET

28

TREE CONSERVATION PLAN

PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELE

PRINCE GEORGE'S COUNTY, MARYLAND

(5th) ELECTION DISTRICT



PROJ. MGR.					
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CHECKED	4/04	REVISED PER APPROVAL CONDITIONS	GPI
		REMARKS PER REVIEWER COMMENTS AND NOISE ANALYSIS	LC

GREENMAN PEDERSEN Inc

GREENMAN-TEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS

GPI 10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794

WASH. (301) 470-2772 BALT. (410) 880-3055
FAX: (301) 490-2649 www.qpinet.com

1700 (507) 100 20 10 www.gpmc.com

OWNER/DEVELOPER:

OWNER/DEVELOPER:

TIMBERLAKE CLINTON LLC

TIMBERLAKE CLINTON, LLC

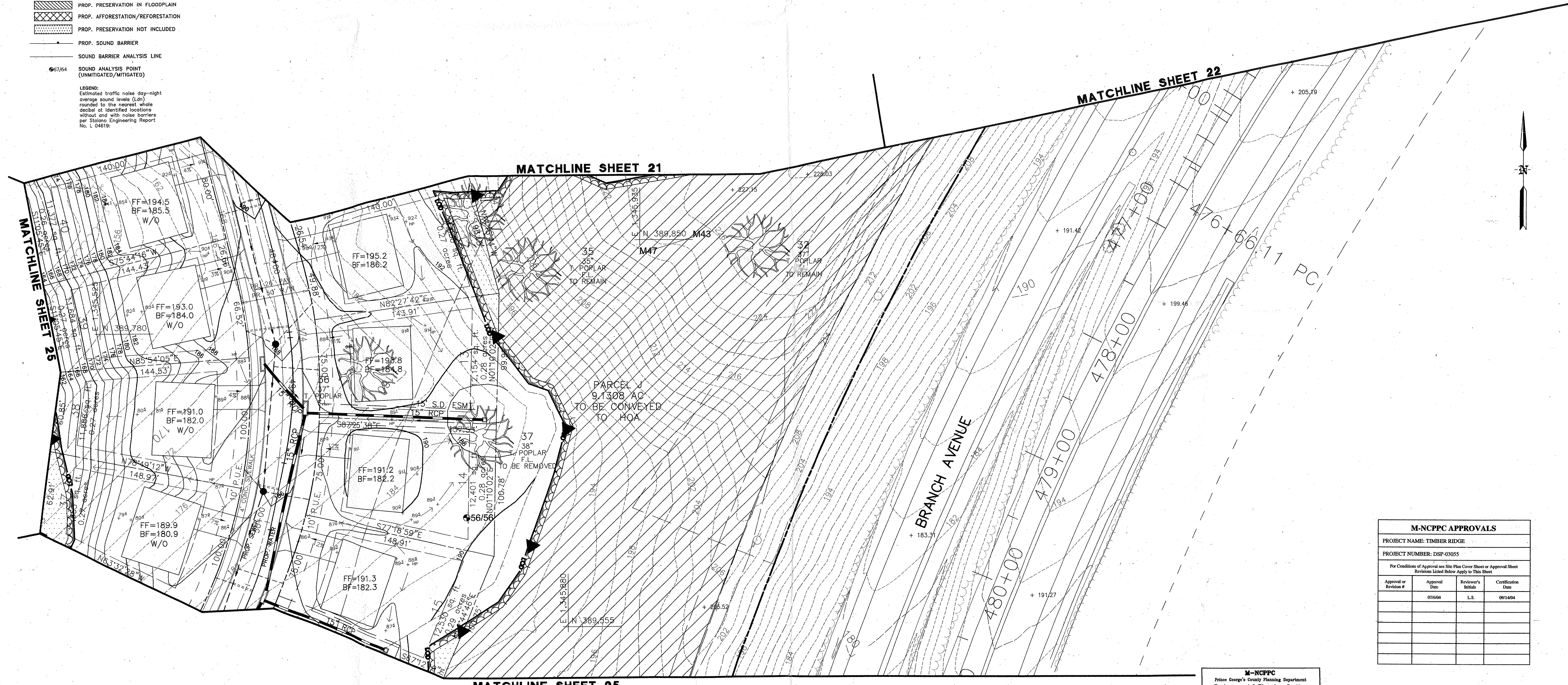
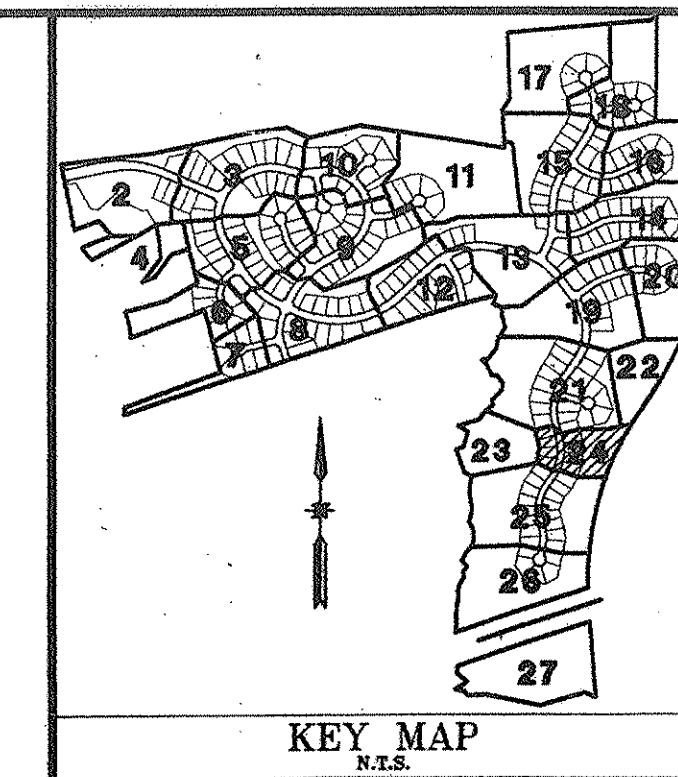
95 KETTERING DRIVE

UPPER MARLBORO, MD. 20774

LEGEND

- EXISTING CONTOUR
- 100 YR. FLOODPLAIN
- WETLAND
- EXPANDED BUFFER
- EXISTING STREAM
- EX. SLOPES: 15%-25%
- EX. SLOPES: >25%
- EXISTING TREELINE
- SOIL TYPE DESIGNATION
- EXPANDED BUFFER
- SPECIMEN TREE CANDIDATE
- PROPOSED TREELINE
- PROP. WATER
- PROP. SEWER
- PROP. TREE PRESERVATION
- PROP. PRESERVATION IN FLOODPLAIN
- PROP. AFFORESTATION/REFORESTATION
- PROP. PRESERVATION NOT INCLUDED
- PROP. SOUND BARRIER
- SOUND BARRIER ANALYSIS LINE
- SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)

LEGEND:
Estimated traffic noise day-night
average sound levels (Ldn)
rounded to the nearest whole
decibel at identified locations
without and with noise barriers
per Station Engineering Report
No. L 04619.

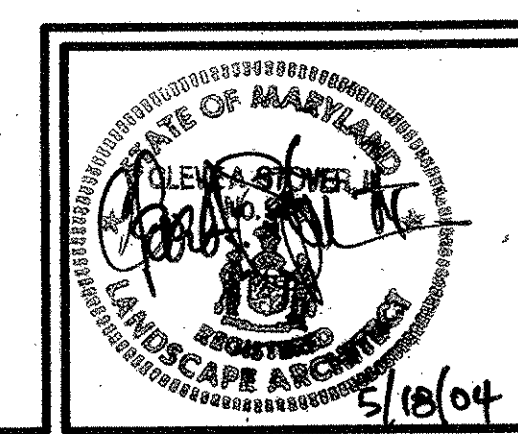


M-NCPPC APPROVALS			
PROJECT NAME: TIMBER RIDGE			
PROJECT NUMBER: DSP-03055			
For Conditions of Approval see Site Plan Cover Sheet or Approval Sheet Restrictions Listed Below Apply to This Sheet			
Approval or Revision #	Approval Date	Reviewer's Initials	Certification Date
	05/06/04	L.S.	09/14/04

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPII / 196 / 03

Approved by	Date
REC'D. R. 04-36	3/4/04

CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777



PROJ. MGR.	DESIGNED	DRAWN	CHECKED
GPI	GPI	GPI	GPI
4/04	REVISED PER APPROVAL CONDITIONS	GPI	LSO
1/2/04	REVISED PER COUNTY COMMENTS AND NOISE ANALYSIS	LSO	

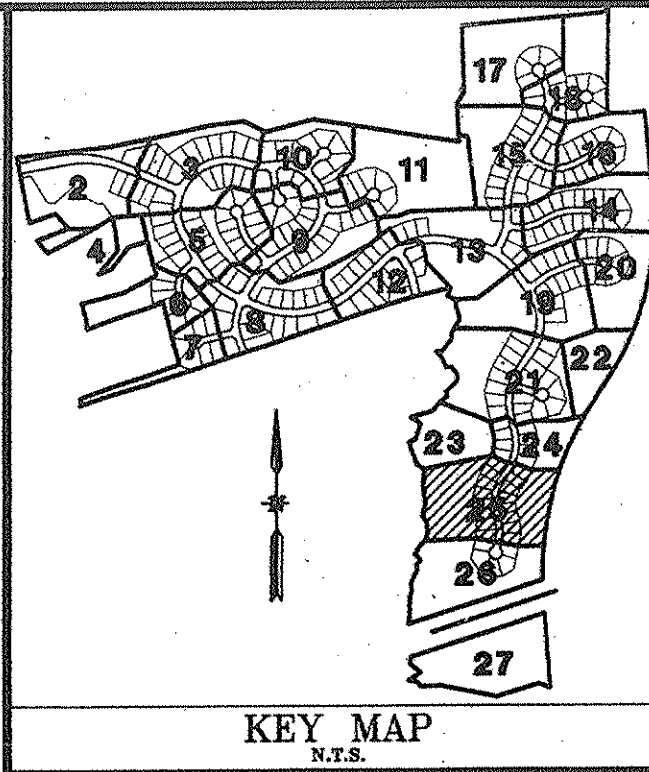
GREENMAN - PEDERSEN, INC.
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALI. (410) 880-3055
FAX: (301) 490-2649 www.gpinet.com

OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II
TIMBER RIDGE
PRINCE GEORGE'S COUNTY, MARYLAND
(5th) ELECTION DISTRICT

DATE
1/23/04
SCALE
1" = 30'
PROJECT No.
2001190
SHEET
24
OF
28

	EXISTING CONTOUR		PROP. WATER
	100 YR. FLOODPLAIN		PROP. SEWER
	WETLAND		PROP. TREE PRESERVATION
	EXPANDED BUFFER		PROP. PRESERVATION IN FLOODPLAIN
	EXISTING STREAM		PROP. AFFORESTATION/REFORESTATION
	EX. SLOPES: 15% - 25%		PROP. PRESERVATION NOT INCLUDED
	EX. SLOPES: >25%		PROP. SOUND BARRIER
	EXISTING TREELINE		SOUND BARRIER ANALYSIS LINE
	SOIL TYPE DESIGNATION		SOUND ANALYSIS POINT (UNMITIGATED/MITIGATED)
	EXPANDED BUFFER		

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M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPU / 176 / 03

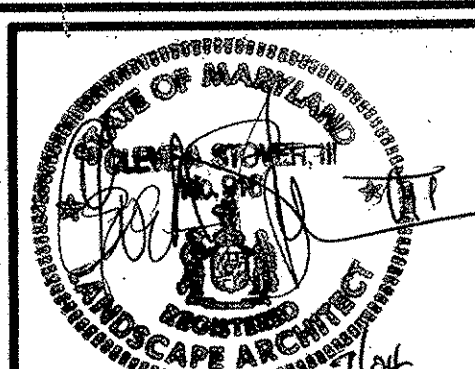
Approved by	Date
NCPS-04-36	3/4/04
01	
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GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.

CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777

[illegible]

GPI **GREENMAN-PEDERSEN, INC.**
ENGINEERS, ARCHITECTS, PLANNERS, CONSTRUCTION ENGINEERS & INSPECTORS
10620 GUILFORD ROAD, SUITE 100 JESSUP, MD 20794
WASH. (301) 470-2772 BALT. (410) 880-3055
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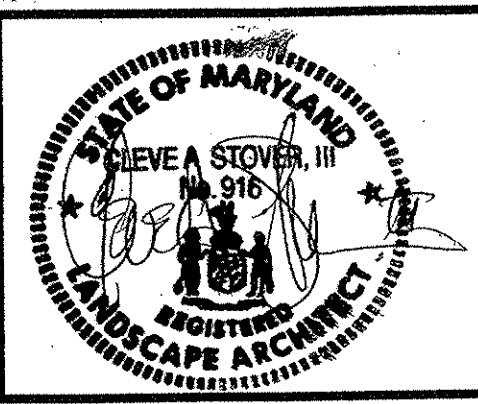
OWNER / DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN
TYPE II

TIMBER RIDGE

PRINCE GEORGE'S COUNTY, MARYLAND (5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
1" = 30'	25
	OF
	28



TREE CONSERVATION PLAN TYPE II TIMBER RIDGE PRINCE GEORGE'S COUNTY, MARYLAND	DATE	PROJECT No.
	1/23/04	2001190
	SCALE	SHEET
	1" = 30'	26 OF 28

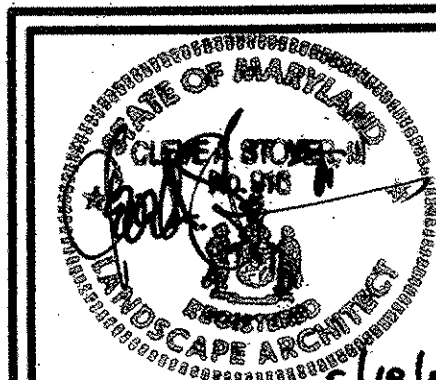


- LEGEND:**
Estimated traffic noise day-night
average sound levels (Ldn)
rounded to the nearest whole
decibel at identified locations
without and with noise barriers
per Stano Engineering Report
No. L 04619 as follows:

M-NCPPC
Prince George's County Planning Department
Environmental Planning Section
APPROVAL
TREE CONSERVATION PLAN
TCPII / 196 / 03
Approved by PCP8.26.04-36 Date 3/4/04

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CALL "MISS UTILITY" AT LEAST 48
HOURS IN ADVANCE OF CONSTRUCTION AT
1-800-257-7777



GPI **GREENMAN-PEDERSEN, INC.**
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WASH. (301) 470-2772 BALT. (410) 880-3055
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OWNER/DEVELOPER:
TIMBERLAKE CLINTON, LLC
95 KETTERING DRIVE
UPPER MARLBORO, MD. 20774

TREE CONSERVATION PLAN TYPE II **TIMBER RIDGE**

PRINCE GEORGE'S COUNTY, MARYLAND

(5th) ELECTION DISTRICT

DATE	PROJECT No.
1/23/04	2001190
SCALE	SHEET
	27
1" = 30'	OF 8
	28

