

LEGEND	
	EXISTING TREELINE
	EXISTING CONTOURS
	PROPERTY BOUNDARY
	LIMITS OF DISTURBANCE ORIGINAL TCP APPROVAL
	LIMITS OF DISTURBANCE (LOD) '03' REVISION
	WOODLAND PRESERVATION AREA (WPA)
	WOODLAND RETAINED ASSUMED CLEARED (WR-AC)
	WOODLAND PRESERVATION SIGN
	CENTERLINE OF REGULATED STREAM +/-
	PRIMARY MANAGEMENT AREA (PMA)=
	REGULATED 75' STREAM BUFFER (SB) AND/OR 100 YEAR FLOODPLAIN LIMIT

Table B-1. Natural Resources Inventory Statistics Table
Parcels 1 & 2 are within the 'DEVELOPING TIER'

Site Statistics	Total ¹
Gross tract area	52.30 Acres
Existing 100-year floodplain	2.80 Acres
Net tract area	49.50 Acres
Existing woodland in the floodplain	2.50 Acres
Existing woodland net tract	17.11 Acres
Existing woodland total	19.61 Acres
Existing PMA	2.80 Acres
Regulated streams (linear feet of centerline)	710 ft +/-

Woodland Conservation Calculations for Parcels 1 & 2
Standard Woodland Conservation Worksheet for Prince George's County

SECTION I-Establishing Site Information (Enter acres for each zone)				
Zone:	I-196-90	Revision #	3	
Gross Tract:	52.30			
Floodplain:	2.80			
Previously Dedicated Land:	0.00			
Net Tract (NTA):	49.50			
TCP Number: I-196-90				
Property Description or Subdivision Name: Capitol College of Technology				
Is this site subject to the 1989 Ordinance? (y/n)				
Is this one (1) single family lot? (y/n)				
Are there prior TCP approvals which include a combination of this lot? (y/n)				
Is any portion of the property in a WC Bank?				
Break-even Point (preservation) = 7.38 acres				
Clearing permitted w/o restoration = 9.73 acres				
SECTION II-Determining Requirements (Enter acres for each corresponding column)				
	Column A WCT/AFT %	Column B Net Tract	Column C Floodplain (1:1)	Column D Off-Site Impacts (1:1)
Existing Woodland		17.11	2.50	
Woodland Conservation Threshold (WCT) =	10.00%	4.95		
Smaller of 13 or 14		4.95		
Woodland above WCT		12.16		
Woodland cleared		11.31	0.00	0.00
Woodland cleared above WCT (smaller of 16 or 17)		11.31		
Clearing above WCT (0.25 : 1) replacement requirement		0.00		
Woodland cleared below WCT		0.00		
Clearing below WCT (2:1 replacement requirement)		0.00		
Afforestation Threshold (AFT) =	10.00%	0.00		
Off-site WCA being provided on this property		0.00		
Woodland Conservation Required		4.95		
SECTION III-Meeting the Requirements				
Woodland Preservation		5.80		
Afforestation / Reforestation		0.00		
Natural Regeneration		0.00		
Specimen/Historic Tree Credit (CRZ area * 2.0)	0.00	0.00		
Forest Enhancement Credit (Area * .25)	0.00	0.00		
Area approved for fee-in-lieu-PFA		0.00		\$0.00
Area approved for fee-in-lieu-non-PFA		0.00		\$0.00
Credits for Off-site Conservation on another property		0.00		
Off-site WCA (preservation) being provided on this property		0.00		
Off-site WCA (afforestation) being provided on this property		0.00		
Total Woodland Conservation Provided		5.80		
Area of woodland not cleared		5.80		
Net tract woodland retained not part of requirements:		0.00		
100-floodplain woodland retained		2.50		
On-site woodland conservation provided		5.80		
On-site woodland retained not credited		2.50		

Prepared by: Michael Nagy, R.L.A. Signed: January 13, 2014 Date:

Last Revised: January 20, 2012

INDEX TO DRAWINGS:

TCP-1 Tree Conservation Plan Type Two
TCP-2 Tree Conservation Plan Type Two
Notes, Details and Specifications

DEVELOPER/APPLICANT:

Capitol Institute of Technology
Mr. Rick Veenstra
11301 Springfield Road
Laurel, MD 20708
Phone: 301-369-2544

Property Owners Awareness Certificate

I / We Capitol Institute of Technology hereby acknowledge that we are aware of this Type 2 Tree Conservation Plan (TCP 2) and that we understand the conditions & requirements as set forth in this TCP 2 Approval.

Denise A. Veenstra 2/20/14
Owner or Owners Representative Date

Qualified Professional Certification

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

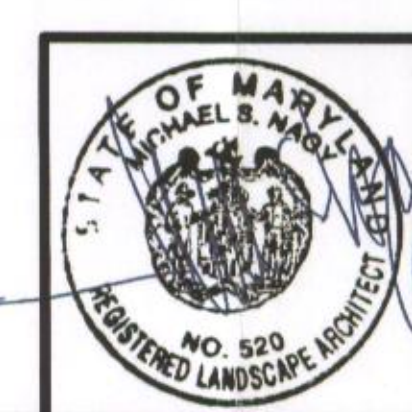
Signed: *Michael Nagy* Date: 2/20/14
Michael Nagy, R.L.A. #520
E-mail: MNagy@nwils.com

M-NCPPC Prince George's County Planning Department Environmental Planning Section APPROVAL TREE CONSERVATION PLAN TCP II-196-90	
Approved By:	Date:
JPM	02/20/91
JPM	09/29/91
PRJ	06/12/03
<i>Michael Nagy</i>	2/20/14
01	
02	
03	
04	
05	
06	



TREE CONSERVATION PLAN TYPE TWO

PARCELS 1 and 2
CAPITOL COLLEGE OF TECHNOLOGY
PLAT BOOK: NLP 115 @ PLAT NO: 31
CAPITOL COLLEGE
LAUREL ELECTION DISTRICT NUMBER 10
PRINCE GEORGE'S COUNTY, MARYLAND



JOYCE ENGINEERING CORPORATION 1000 BACHMAN AVENUE, SUITE 100, ARLINGTON, VA 22204 TEL: 703-455-7777 FAX: 703-455-7778 WWW.JOYCE-ENG.COM © 2005 JOYCE ENGINEERING CORPORATION		Type 2 TCP TCP-1 Sheet 1 of 2
DESIGN: WAJ	DATE: JULY 2013	JOB NO.: 012021
DRAW: HAL	COMP: JEC	SCALE: 1"=100'
CHECK: JEC	SURVEY: JER-LC	SHEET: 2 of 2
TCP No.: I-196-90		SCD No.: PENDING

Drawing name: R:\Land Projects\012021 - Capitol College\dwg\012021_TCP1.dwg
Printed: Feb 24, 2014 - 7:28am

ATTENTION:
THIS PLAN SHALL BE USED ONLY FOR ITS INTENDED PURPOSE AS NOTED IN THE TITLE BLOCK.

48 Hours Before You Dig Call
"MISS UTILITY"
Service Protection Center

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CALL TOLL FREE
1-800-257-7777
WWW.MISSUTILITY.ORG/FILES

Standard Type 2 Tree Conservation Notes

- This plan is submitted to fulfill the woodland conservation requirements for Capitol College of Technology Parcels 1 & 2. If SE-4667 expires, then this TCP2 also expires and is no longer valid.
- Cutting or clearing woodlands not in conformance with this plan or without the expressed written consent of the Planning Director or designee shall be subject to a \$9.00 per square foot mitigation fee.
- A Pre-construction meeting is required prior to the issuance of grading permits. The Department of Public Works and Transportation or the Department of Environmental Resources, as appropriate, shall be contacted prior to the start of any work on the site to conduct a pre-construction meeting where implementation of woodland conservation measures shown on this plan will be discussed in detail.
- The developer or builder of the lots or parcels shown on this plan shall notify future buyers of any woodland conservation areas through the provision of a copy of this plan at time of contract signing. Future property owners are also subject to this requirement.
- The owners of the property subject to this tree conservation plan are solely responsible for conformance to the requirements contained herein.
- The property is within the Developing Tier and is zoned I-1 zone.
- The site is not adjacent to a roadway designated as scenic, historic, a parkway or a scenic byway.
- The site is not adjacent to a roadway classified as arterial or greater.
- This plan is not grandfathered by CB27-2010, Section 25-119(g).

Tree Preservation and Retention Notes

- All woodlands designated on this plan for preservation are the responsibility of the property owner. The woodland areas shall remain in a natural state. This includes the canopy trees and understorey vegetation. A revised tree conservation plan is required prior to clearing woodland areas that are not specifically identified to be cleared on the approved TCP2.
- Tree and woodland conservation methods such as root pruning shall be conducted as noted on this plan.
- The location of all temporary tree protection fencing (TPFs) shown on this plan shall be flagged or staked in the field prior to the pre-construction meeting. Upon approval of the locations by the county inspector, installation of the TPFs may begin.
- All temporary tree protection fencing required by this plan shall be installed prior to commencement of clearing and grading of the site and shall remain in place until the bond is released for the project. Failure to install and maintain temporary or permanent tree protective devices is a violation of this TCP2.
- Woodland preservation areas shall be posted with signage as shown on the plans at the same time as the temporary TCF installation. These signs must remain in perpetuity.

Removal of Hazardous Trees or Limbs by Developers or Builders

- The developer and/or builder is responsible for the complete preservation of all forested areas shown on the approved plan to remain undisturbed. Only trees or parts thereof designated by the county as dead, dying or hazardous may be removed.
- A tree is considered hazardous if a condition is present which leads a Certified Arborist or Licensed Tree Expert to believe that the tree or a portion of the trees has a potential to fall and strike a structure, parking area, or other high use area and result in personal injury or property damage.
- During the initial stages of clearing and grading, if hazardous trees are present, or trees are present that are not hazardous but are leaning into the disturbed area, the permittee shall remove said trees using a chain saw. Corrective measures requiring the removal of the hazardous tree or portions thereof shall require authorization by the county inspector. Only after approval by the inspector may the tree be cut by chainsaw to near the existing ground level. The stump shall not be removed or covered with soil, mulch or other materials that would inhibit sprouting.
- If a tree or trees become hazardous prior to bond release for the project, due to storm events or other situations not resulting from an action by the permittee, prior to removal, a Certified Arborist or a Licensed Tree Expert must certify that the tree or the portion of the tree in question has a potential to fall and strike a structure, parking area, or other high use area and may result in personal injury or property damage. If a tree or portions thereof are in imminent danger of striking a structure, parking area, or other high use area and may result in personal injury or property damage then the certification is not required and the permittee shall take corrective action immediately. The condition of the area shall be fully documented through photographs prior to corrective action being taken. The photos shall be submitted to the inspector for documentation of the damage.

If corrective pruning may alleviate a hazardous condition, the Certified Arborist or a Licensed Tree Expert may proceed without further authorization. The pruning must be done in accordance with the latest edition of the appropriate ANSI A-300 Pruning Standards. The condition of the area shall be fully documented through photographs prior to corrective action being taken. The photographs shall be submitted to the inspector for documentation of the damage.

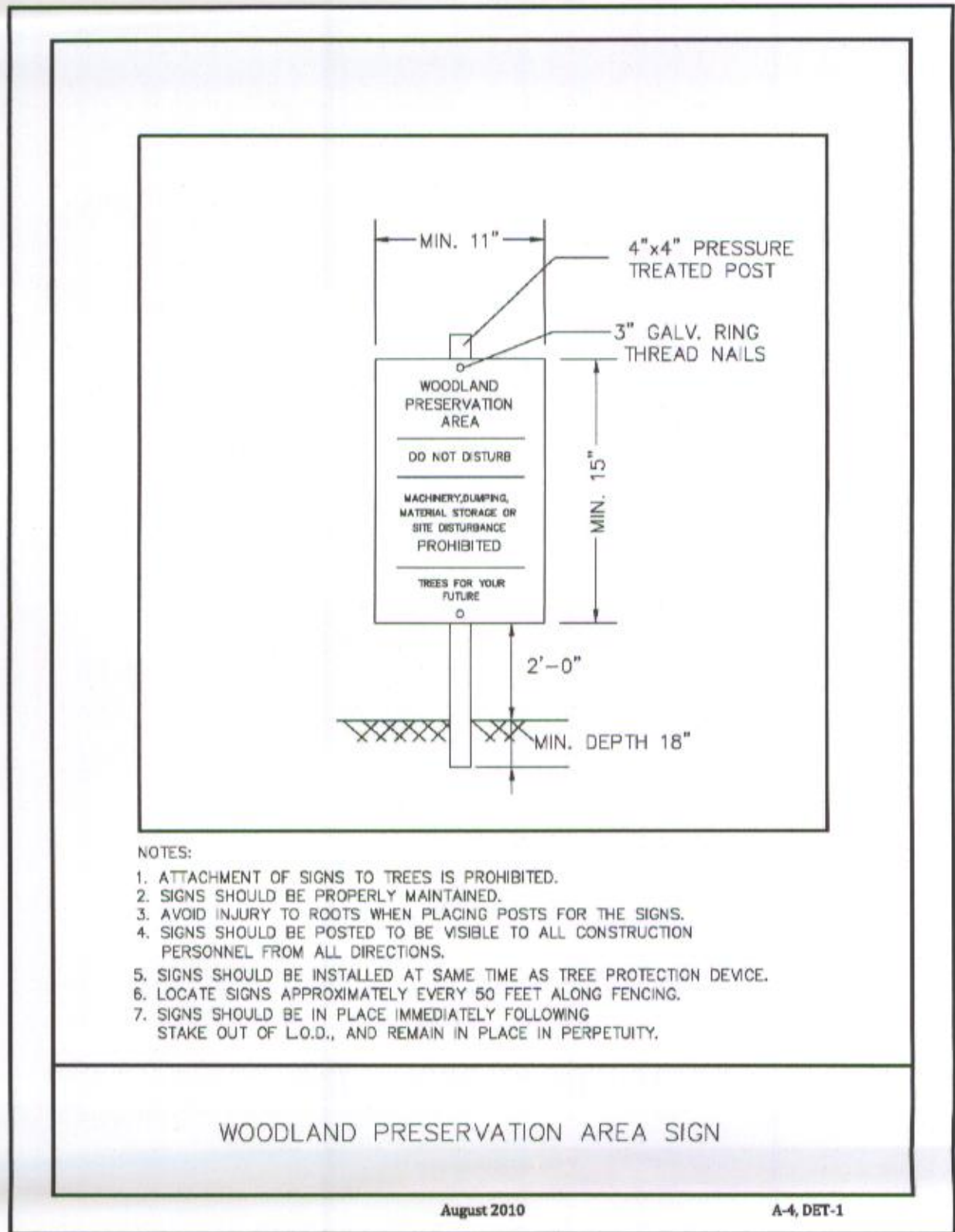
Debris from the tree removal or pruning that occurs within 35 feet of the woodland edge may be removed and properly disposed of by recycling, chipping or other acceptable methods. All debris that is more than 35 feet from the woodland edge shall be cut up to allow contact with the ground, thus encouraging decomposition. The smaller materials shall be placed into brush piles that will serve as wildlife habitat.

Tree work to be completed within a road right-of-way requires a permit from the Maryland Department of Natural Resources unless the tree removal is shown within the approved limits of disturbance on a TCP2. The work is required to be conducted by a Licensed Tree Expert.

Post Development Notes

When woodlands and/or specimen, historic or champion trees are to remain:

- If the developer or builder no longer has an interest in the property and the new owner desires to remove a hazardous tree or portion thereof, the new owner shall obtain a written statement from a Certified Arborist or Licensed Tree Expert identifying the hazardous condition and the proposed corrective measures prior to having the work conducted. After proper documentation has been completed per the handout "Guidance for Prince George's County Property Owners, Preservation of Woodland Conservation Areas", the arborist or tree expert may then remove the tree. The stump shall be cut as close to the ground as possible and left in place. The removal or grinding of the stumps in the woodland conservation area is not permitted. If a tree or portion thereof are in imminent danger of striking a structure, parking area, or other high use areas and may result in personal injury or property damage then the certification is not required and the permittee shall take corrective action immediately. The condition of the area shall be fully documented through photographs prior to corrective action being taken. The photos shall be submitted to the inspector for documentation of the damage. Tree work to be completed within a road right-of-way requires a permit from the Maryland Department of Natural Resources unless the tree removal is shown within the approved limits of disturbance on a TCP2. The work is required to be conducted by a Licensed Tree Expert.
- The removal of noxious, invasive, and non-native plant species from any woodland preservation area shall be done with the use of hand-held equipment only (pruners or a chain saw). These plants may be cut near the ground and material less than two inches diameter may be removed from the area and disposed of appropriately. All material from these noxious, invasive, and non-native plants greater than two (2) inches diameter shall be cut to allow contact with the ground, thus encouraging decomposition.
- The use of broadcast spraying of herbicides is not permitted. However, the use of herbicides to discourage re-sprouting of invasive, noxious, or non-native plants is permitted if done as an application of the chemical directly to the cut stump immediately following cutting of plant tops. The use of any herbicide shall be done in accordance with the label instructions.
- The use of chainsaws is extremely dangerous and should not be conducted with poorly maintained equipment, without safety equipment, or by individuals not trained in the use of this equipment for the pruning and/or cutting of trees.



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Deputy A. Veenstra 2/20/14
Owner or Owners Representative Date

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Approved By:		Date:
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02	PRI	06/12/03
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06		


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Phone: 301-369-2544

	REVISIONS:		 JOYCE ENGINEERING CORPORATION 1000 BALTIMORE AVENUE, SUITE 100, BALTIMORE, MD 21201 TEL: 410-528-4555 FAX: 410-528-4555 WWW.JOYCE-ENG.COM © 2003 JOYCE ENGINEERING CORPORATION	Type 2 TCP TCP-2 Sheet 2 of 2		
	DESIGN: WAJ	DATE: December 2012			JOB No.: 012021	TCP No.: 2/196/90
	DRAW: HAL	COMP: OTHERS			SCALE: N/A	SCD No.: To Follow
	CHECK: JEC	SURVEY: JRLC			SHEET: 2 OF 2	CSD No.: To Follow