



|   | Site Sta | tistics Table |       |
|---|----------|---------------|-------|
| Site Statistics                               | Non-CBCA | CBCA          | Total |
| Gross Tract Area                              | 67.87    | 25.63         | 93.50 |
| Existing 100-year Floodplain                  | 2.64     | 7.43          | 10.07 |
| Net Tract Area                                | 65.23    | 18.20         | 65.23 |
| Existing Woodland in the Floodplain           | 2.64     | 5.83          | 8.47  |
| Existing Woodland Net Tract                   | 48.45    |               | 48.45 |
| Existing Woodland Total                       | 51.09    | 22.40         | 73.49 |
| Existing PMA                                  |          |               |       |
| Regulated Streams (linear feet of centerline) | 1862     | 2046          | 3908  |

| s Surface Table         |                         |
|-------------------------|-------------------------|
| Impervious<br>(sq. ft.) | Pervious<br>(sq. ft.)   |
| 560                     | 48                      |
| 392                     | 96                      |
| 240                     | l                       |
| 6                       |                         |
|                         | (sq. ft.)<br>560<br>392 |

Driveway (Native materials)

| Table c | of Property Line | Data     | 19. | N74°29′58″E | 182.03′  | 39. | N83°11′28″E | 1 |
|---------|------------------|----------|-----|-------------|----------|-----|-------------|---|
|         |                  | Distance | 20. | S15°34'35"E | 32.03'   | 40. | N83°24'43"E | 6 |
| 1.      | S69°47′31″W      | 146.11'  | 21. | N74°29′37″E | 387.95'  | 41. | N45°12'20"E | 8 |
| 2.      | S64°00′55W       | 95.68'   | 22. | N29°31′01″E | 45.23'   | 42. | S29°29′24″E | 4 |
| 3.      | S18°00'43"W      | 105.57'  | 23. | N74°30′01″E | 1041.88' | 43. | S50°09′37″E | 7 |
| 4.      | S43°58'43"W      | 148.36'  | 24. | S56°19′15″E | 315.17'  | 44. | S32°26′14″E | 6 |
| 5.      | N72°43′31″W      | 55.34'   | 25. | N03°54′06″E | 121.91'  | 45. | S00°41′16″E | 9 |
| 6.      | N45°32'17"W      | 61.73'   | 26. | N53°17′37″W | 1111.57′ | 46. | S05°09′05″E | 9 |
| 7.      | N67°10′54″W      | 126.39'  | 27. | N53°17′37″W | 743.42'  |     | S20°10'24"E | 6 |
| 8.      | S61°21'37"W      | 72.51'   | 28. | S53°17′37″E | 941.09'  |     | S24°05′09″E | 9 |
| 9.      | S82°15′21″W      | 63.84'   |     | N20°50′51″E | 216.61'  |     | S20°32′54″E | 2 |
| 10.     | . S88°13′52″W    | 82.76'   |     | N47°32′10″W | 436.42'  |     | S20°32′27″E | 4 |
| 11.     | . S65°11′39″W    | 112.06'  |     | N74°04′00″E | 197.45'  |     | N89°32′15″W | 3 |
| 12.     | . \$37°58′36″W   | 81.19'   | 32. | S81°10′10″E | 92.47    |     | S56°42′26″W | 9 |
| 13.     | . S69°44'45"W    | 34.61'   | 33. | N74°19′37″E | 169.15'  |     | S87°42'39"W | 3 |
| 14      | . N32°17'23"W    | 318.33'  |     | N89°19′16″E | 132.01'  |     | S08°59′28″E | 3 |
| 15      | . N32°17'23"W    | 134.12'  |     | N57°19′50″E | 131.99'  |     | N70°17′01″W | 2 |
| 16      | . N77o30'51"W    | 745.46   |     | N70°38′38″E | 78.03'   |     | N12°17′18″W | 2 |
| 17      | . N77°30′29″W    | 2224.19' | 37. | N53°24′56″E | 119.53'  | 57. | S77°27′55″W | 1 |
| 18      | . S02°17′48″W    | 592.43'  | 38. | S75°54′58″W | 103.87   |     |             |   |

| I abic | of froperty Enice |          |     | · · · · ·   |          |     |                |      |
|--------|-------------------|----------|-----|-------------|----------|-----|----------------|------|
|        | Bearing [         | Distance |     | S15°34′35″E | 32.03'   |     | . N83°24′43″E  | 67.7 |
| 1.     | S69°47'31"W       | 146.11'  |     | N74°29′37″E | 387.95'  |     | . N45°12′20″E  | 80.6 |
| 2.     | S64°00′55W        | 95.68'   | 22. | N29°31′01″E | 45.23'   |     | . S29°29'24"E  | 49.5 |
| 3.     | S18°00'43"W       | 105.57'  |     | N74°30′01″E | 1041.88' |     | . S50°09′37″E  | 75.8 |
| 4.     | S43°58'43"W       | 148.36'  | 24. | S56°19′15″E | 315.17'  | 44. | . S32°26′14″E  | 62.7 |
| 5.     | N72°43'31"W       | 55.34'   | 25. | N03°54′06″E | 121.91'  | 45. | . S00°41′16″E  | 95.6 |
| 6.     | N45°32'17"W       | 61.73'   | 26. | N53°17′37″W | 1111.57' | 46. | . S05°09′05″E  | 90.7 |
| 7.     | N67°10′54″W       | 126.39'  |     | N53°17′37″W | 743.42'  | 47. | . S20°10'24"E  | 66.0 |
| 8.     | S61°21'37"W       | 72.51'   | 28. | S53°17′37″E | 941.09'  | 48  | . S24°05′09″E  | 99.9 |
| 9.     | S82°15′21″W       | 63.84'   | 29. | N20°50′51″E | 216.61'  |     | . S20°32′54″E  | 28.8 |
| 10     | ). S88°13′52″W    | 82.76'   | 30. | N47°32′10″W | 436.42'  | 50  | . \$20°32′27″E | 419  |
| 11     | l. S65°11′39″W    | 112.06'  | 31. | N74°04′00″E | 197.45'  | 51  | . N89°32′15″W  | 353  |
| 12     | 2. S37°58′36″W    | 81.19'   | 32. | S81°10′10″E | 92.47'   | 52  | . S56°42′26″W  | 98.9 |
| 13     | 3. S69°44′45″W    | 34.61'   | 33. | N74°19′37″E | 169.15'  | 53  | . S87°42'39"W  | 362  |
| 14     | l. N32°17′23″W    | 318.33'  | 34. | N89°19′16″E | 132.01'  | 54  | . S08°59′28″E  | 339  |
| 15     | 5. N32°17′23″W    | 134.12'  | 35. | N57°19′50″E | 131.99'  | 55  | . N70°17′01″W  | 264  |
| 16     | 5. N77o30'51"W    | 745.46'  | 36. | N70°38′38″E | 78.03'   | 56  | . N12°17'18"W  | 264  |
| 17     | 7. N77°30′29″W    | 2224.19' | 37. | N53°24′56″E | 119.53'  | 57  | . \$77°27′55″W | 165  |
|        | 3. S02°17′48″W    | 592.43'  | 38. | S75°54′58″W | 103.87'  |     |                |      |
|        |                   |          |     |             |          |     |                |      |

| 1 |    | The site lies within the RCA overlay zone of the Chesapeake Bay Critical Area (CBCA).  |   |
|---|----|--|---|
| 2 | 2. | This site is zoned O-S and is located in the Rural Tier as defined in the Approved 2002 General Plan.  | , |
| 3 | 3. | The existing use of the property is agricultural.  |   |
| 4 | ١. | Approximately 25.63 acres of this site lie within the CBCA. Any and all development activities proposed within this area are subject to CBCA regulations and will not be permitted until all appropriate local, state, and federal agencies have conducted a thorough environmental review and have approved the conservation plan and associated permits. Activities that are conducted without the required plan approvals and permits are subject to substantial penalties. |   |
| 5 | 5. | The site <i>does</i> contain Critical Area buffer. Existing vegetation within all buffers shall remain undisturbed unless a variance for the disturbance has been approved or except as provided under   | 2 |

Chesapeake Bay Critical Area - General Notes

| ٠. | The site wes contain Critical Area burier. Existing vegetation within all buriers shall lethan    | 2 |
|----|---|---|
|    | undisturbed unless a variance for the disturbance has been approved or except as provided under   | _ |
|    | Subtitle 5B-119 of the Ordinance.   |   |
| ĺ. | The source of the property boundaries on this plan is from a survey conducted by Beltway Surveys  |   |
|    | 2012 and from deeds in the Prince George's County Land Records (L29601 F716 and L34068 F026).     |   |
| 7. | The topography shown on the plan is a combination of field run topography (Beltway Surveys, 2012) | _ |
|    | for the western central fields and M-NCPPC for the balance of the site.                           | 3 |
| 3. | The source of the soils information on this plan is from the USDA NRCS Web Soil Survey (WSS) in   |   |
|    |   |   |

a Custom Soil Resource Report for an Area of Interest (AOI) established for the subject site only and generated on January 2. 2013. 9. Any existing and or property sewage disposal system on this property is a private septic system based 4. on the Ten Year Water and Sewerage Plan. No additional systems are proposed at this time should a system be proposed in the future it will address any necessary requirements with respect to

denitrification. 10. The wetland and stream information on this plan is from a study prepared by JM Forestry Services, LLC. All wetlands and associated wetland buffers are limited to the 100-year floodplain. 11. The county regulated 100-year floodplain information on this plan is from DPW&T Floodplain Study

Number FPS201220 approved January 11, 2013. 12. All existing vegetation shown here-on shall remain undisturbed except as shown on this plan and as permitted under the provisions of Section 5B-121. Any and all afforested or reforested areas preserved and/or created under the provisions of the Ordinance and designated on this plan shall be preserved from future disturbance. 13. In a letter dated February 14, 2013 the Heritage and Wildlife Service indicated that there are no

known sensitive species habitats on this property. 14. This site does not contain Wetlands of Special State Concern as defined in COMAR 26.23.06.01. 15. This site does not contain a Tier II waterbody as defined in COMAR 26.08.02.04. 16. This site is not located within a Stronghold Watershed as established by the MD DNR. 17. The site does include Forest Interior Dwelling Species habitat.

18. The site is not subject to a previously approved TCP. 19. There are sixteen (16) specimen, champion and/or historic trees located on the property. These trees were located using GPS and high resolution aerial photography. 20. Existing lot coverage within the 100-foot Critical Area Buffer is zero (0) square feet. 21. Proposed increase of lot coverage within the 100-foot Critical Area Buffer is zero (0) square feet.

22. There are no scenic or historic roads located on or adjacent to this property. 23. The subject property is not located within a Registered Historic District. 24. There are no known archeological sites located on the subject property; however, the subject property has not been surveyed for archeological resources and a Phase I archeology report may be required during subsequent development review processes. 25. Marl boro clay and Christiana complex are not found to occur on or within the vicinity of this

26. The site is not located within an Aviation Policy Area (APA).

This NRI plan is meant for development outside the CBCA, but if structures or clearing is proposed within the CBCA then this plan needs to be revised to show all existing and proposed impervious area impacts, total impervious square footages for each structure and a more in-depth survey of the wetlands, waters and MHW.

#### Type II Tree Conservation Plan Notes For an Off-site Woodland Conservation Bank

This plan does not propose the disturbance of any existing woodlands and therefore is not required to identify or provide any Woodland Conservation to address the on-site requirements. The sole purpose of this Tree Conservation Plan is to establish off-site mitigation areas to satisfy the woodland conservation requirements for other properties. Any future activities on this property that result in the clearing of any woodland will initiate the Woodland Conservation requirements for this property. At that time the TCPII shall be revised to calculate the requirements for this property and demonstrate how those requirements are being satisfied in addition to the off-site mitigation areas already created. Cutting or clearing of woodland not in conformance with this Plan or without the expressed written consent of the Planning Director or designee shall be subject to a \$9.00 per square foot mitigation fee, 1:1 replacement of the disturbed woodlands and other requirements that may be required due to the  $\frac{1}{2}$ : 1, 2:1 or 1:1 replacement requirements associated with the clearing of woodlands.

Per CB-60-2005, the seller of any property is required to inform the purchaser at the time of contract signature that the property is subject to a Tree Conservation Plan and provide a copy of the Type II Tree Conservation Plan that depicts the area subject to the Tree Conservation

Off-site woodland conservation mitigation areas created for the purpose of satisfying the offsite woodland conservation requirement of a benefiting property may not be used to satisfy the requirements for this property in the future. All off-site woodland conservation on this property shall be encumbered by a declaration of covenants recorded in the Land Records of Prince George's County, Maryland and/or other protection documents as found acceptable by the M-NCPPC Environmental Planning Section (EPS). The Declaration of Covenants may encumber only the portion of the property included

in the off-site mitigation bank, and must include a metes and bounds description of the area to be encumbered signed and sealed by a licensed surveyor. Prior to the recordation of any declaration of covenants encumbering any portion of this property, a draft of the document shall be submitted to the Environmental Planning Section, MNCPPC for appropriate review and approval.

Off-site woodland conservation mitigation banks may not encumber lands previously protected or encumbered by permanent protection instruments. Each subsequent commitment for a portion of the mitigation bank will require the submittal of a signed sales agreement and draft Transfer Certificate to the Environmental Planning Section for review prior to recordation. Each Transfer Certificate shall clearly cross-reference the appropriate TCPIIs and project names (banking property and benefiting property). All off-site woodland conservation areas established on existing (preserved) woodlands shall be credited at a rate of 2 acres of existing woodlands for every 1 acre of off-site woodland conservation mitigation required, in accordance with NR Article 5-1607(b)(2). Off-site woodland mitigation areas established as afforestation areas or as natural regeneration shall be credited at a rate of 1 acre of afforestation for every 1 acre of off-site mitigation required, but may not be transferred until after two growing seasons and certification of adequate

survival unless an afforestation bond is posted. The TCPII Off-site Woodland Conservation Summary Table shall be revised each time a Transfer Certificate is recorded to identify the acreages affected, the benefiting property name and TCPII number, and the recordation numbers. If a Transfer Certificate is recorded and is later found to be unnecessary, a written request shall be submitted to the EPS to evaluate the Transfer Certificate release request. If it is determined that the Transfer Certificate may be released, the EPS will notify the applicant that a release document may be submitted for processing The purchase or sale of off-site woodland conservation mitigation credits involves the transfer of real property rights and may be subject to Maryland property transfer tax at the time of

recordation of a Transfer Certificate. Timber harvesting activities on the site may occur only after approval of a Forest Management or Stewardship Plan by the Prince George's County Forestry Board and after approval of a revised TCPII by the EPS.

# Forest Stewardship Plan

This stand consist of a mixture of upland hardwoods with the dominant tree species being Yellow Poplar, Southern Red Oak, Hickory and Red Maple which account for 82 percent of the trees tallied at the eleven (11) sample points. Other species found include Beech, Sweetgum, White Oak, Black Cherry, Virginia Pine, River Birch, Blackgum and Hornbeam. The dominant understory species found in this stand include Beech, Red Maple, Holly, Hickory, Pawpaw, Sweetgum, Yellow Poplar, Highbush Blueberry, Hercules Club and Hornbeam while the dominant herbaceous species include Yellow Poplar, Sweetgum, Red Maple, Beech, Holly, Pawpaw, Hercules Club, Red Oak, Wild Onion, Wild Strawberry, assorted ferns and assorted grasses. Invasive species of significance were found in the herbaceous layer of this stand with the primary species of concern being Japanese Honeysuckle which accounted for approximately one (1) percent of the coverage in that layer. Current growth rates for this stand range from 2.0" per 10 years to 5.0" per 10 years dependent upon the species. The Yellow Poplar and Sweetgum exhibit the higher growth rates. The average DBH is 14.9 inches there are approximately 324 trees per acre and the basal area is 108 square feet per acre. A total of eleven (11) tree species were identified at the eleven (11) sample points.

There is evidence of past logging activities in this stand estimated to have occurred 15 to 20 years ago based on the stumps and other debris present. There is no evidence of insect or disease problem but some of the trees in the residual stand show evidence of damage to the trunk associated with the past logging. That damage is generally minor and limited to a few trees, primarily the larger trees left following the harvest. This stand has a high priority rating. Sixteen (16) specimen trees were identified within the limits of this stand, see the specimen tree table in this report and on the plan for details.

It is recommended that a portion of this stand located at the eastern most edge of the existing field be harvested by the clearcut method within the next two (2) years. This harvest will allow for the increased security during take offs and landings on the proposed private airstrip to be located in the existing field. Following completion of the harvest the stand shall be permitted to regenerate naturally. Any existing roads and trails shall be stabilized as needed to ensure that erosion does not become an issue. The stand shall be re-examined after two years to ensure that regeneration is present and at acceptable levels.

Following the harvest the stand shall be allowed to grow for 10 years at which time it should be reexamined for a potential harvest of the entire stand.

This stand of bottomland hardwoods is dominant by Red Maple, Elm, Sycamore, Sweetgum and Yellow Poplar which accounts for 100 percent of the trees tallied at the two (2) sample points. Other species found were generally limited to the understory. The dominant understory species found in this stand include Spicebush, Pawpaw and Holly while the dominant herbaceous species include Spicebush, Greenbrier, Wild Strawberry and assorted ferns. Invasive species of significance were not found in the herbaceous layer of this stand. The invasive species observed was Japanese Honeysuckle which accounted for 29 percent of the herbaceous layer. The average DBH is 14.7 inches there are approximately 160 trees per acre and the basal area is 90 square feet per acre. A total of five (5) tree species were identified at the two (2) sample points.

There is no evidence of past logging activities in this stand. There is an area where there was some apparent storm damage resulting in several trees falling and/or dying in the last year or two. This area was located near Sample Point 3. The stand has an excellent priority rating based on its location with respect to the stream along the southern property boundary. No specimen trees were identified in this stand. The growth rate for the trees in this stand is generally in the 2.0-3.0 inches per 10 years.

This stand is located near in the stream valley with the majority of the stand being within the Chesapeake Bay Critical Area (CBCA). The stand functions as a buffer to the stream and as such provides significant watershed benefits to the Chesapeake Bay. The stand shall be allowed to grow for twelve (12) years at which time it should be re-examined in conjunction with Stand A to determine if a selective harvest in this stand is feasible.

### WILDLIFE HABITAT

The property owner wishes to manage this property for wildlife habitat including turkey, forest interior dwelling bird species and assorted mammals. This is best accomplished by ensuring that the native understory vegetation is maintained to provide adequate nesting opportunities for the interior dwelling bird species. With respect to small mammals the greatest management opportunity is the creation of den areas where the smaller mammals may seek shelter. This is best accomplished by creating brush piles in portions of the woodland. These piles should be placed over top of a large log or small frame that creates a cavity in the center of the pile.

Because turkey habitat is important to the owner, consideration should be given to establishment of a food plot along some of the field edges. In addition, some fruit bearing trees (orchard trees) could be planted along some of the forest edges and other species such as American Bittersweet, Hornbeam, Ironwood and Dogwood could be planted as understory trees. A thicket of Pine, Spruce or Hemlock could also be planted along the field to enhance winter shelter for the turkey. Additional details can be found for turkey habitat enhancement on-line.

## RECREATION

HERBICIDE USE

Maintain the existing trail and road system to ensure adequate access to the woodland and to provide recreational opportunities. Any additional trails and access roads that are constructed should be placed so as to minimize disturbances to the trees, shrubs and herbaceous vegetation present; to minimize the potential for erosion and to ensure all weather access to the property. A typical trail can be established simply by cutting the shrubs flush with the ground and applying a herbicide registered for use with that species to the cut stump within one minute of cutting. The herbicide will prevent most species from resprouting this minimizing future work. A typical trail should be 8 to 10 feet wide with an additional 2 feet on each side where some pruning may occur.

Whenever a herbicide or pesticide is used to accomplish any management recommendation it shall be used in accordance with the label instructions. When applying herbicides or pesticides follow all safety and application recommendations on the container and only use the chemical for the control of those species listed on the label.

| Stewardship Plan Schedule of Activities |  |
|---|--|
|   |  |

| Stewar | using rian Schedule of Activities   |                |                    |
|--------|---|----------------|--------------------|
| Stand  | Management Activity   | Target<br>Date | Completion<br>Date |
| Α      | Clearcut harvest of 1.00 acres at eastern edge of existing field                      | 2015           |                    |
| Α      | Stabilization of any roads and/or trails as necessary following completion of harvest | 2015           |                    |
| Α      | Re-examine to evaluate natural regeneration stocking levels                           | 2017           |                    |
| All    | Locate and maintain property corners and boundaries                                   | Annual         |                    |

Inspect for insect, disease and storm damage to forest stands

Annual Enhance wildlife habitat through edge plantings with fruit bearing and mast production trees

All Re-examine and update Forest Stewardship Plan

QUALIFIED PROFFSSIONAL CERTIFICATION This complies with the current requirements of Subtitle 25 and the Environmental Technical Manual. John P. Markovich JM Forestry Sevices, LLC 11552 Timberbrook Drive Waldorf, MD 20601 Phone: 301-645-4977 E-mail: jpmarkovich@comcast.ne

Prince George's County Planning Department Environmental Planning Section APPROVAL TREE CONSERVATION PLAN TCP2-016-13 KIFunch 01 Revision 02 Revision 3 Revision 04 Revision 05 Revision

M-NCPPC

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REVISIONS

Checked JPM JPM 1" = 100' 12-030 3 of 3

| Tree<br>#       | CIMEN TREE TAE  Common Name | Latin Name              | DBH | Condition<br>Rating | Condition Comments                 | Disposition | Preservation Comments |
|-----------------|-----------------------------|-------------------------|-----|---------------------|------------------------------------|-------------|-----------------------|
| 1               | Yellow Poplar               | Liriodendron tulipifera | 34  | Fair (78)           | Root & top damage                  | Save        | Leave Undisturbed     |
| $\frac{1}{2}$   | Southern Red Oak            | Quercus falcata         | 44  | Fair (78)           | V-fork, decay                      | Save        | Leave Undisturbed     |
| 3               | Beech                       | Fagus grandifolia       | 36  | Poor (53)           | Root, trunk & top damage           | Save        | Leave Undisturbed     |
| 4               | Beech                       | Fagus grandifolia       | 38  | Poor (59)           | V-fork, decay                      | Save        | Leave Undisturbed     |
| 5               | Southern Red Oak            | Quercus falcata         | 42  | Fair (72)           | V-fork & decay                     | Save        | Leave Undisturbed     |
| 6               | Beech                       | Fagus grandifolia       | 48  | Poor (53)           | Trunk damage, cavities, top damage | Save        | Leave Undisturbed     |
| $\frac{0}{7}$   | Beech                       | Fagus grandifolia       | 41  | Good (84)           | Top damage                         | Save        | Leave Undisturbed     |
| 8               | Beech                       | Fagus grandifolia       | 30  | Excellent           |                                    | Save        | Leave Undisturbed     |
| O               | Весси                       |                         |     | (90)                |                                    | _           |                       |
| 9               | Yellow Poplar               | Liriodendron tulipifera | 40  | Poor (65)           | V-fork, decay                      | Save        | Leave Undisturbed     |
| 10              | Yellow Poplar               | Liriodendron tulipifera | 40  | Fair (78)           | Trunk & top damage                 | Save        | Leave Undisturbed     |
| 11              | Yellow Poplar               | Liriodendron tulipifera | 40  | Fair (72)           | V-fork, decay                      | Save        | Leave Undisturbed     |
| 12              | Hickory                     | Carya sp.               | 34  | Excellent           |                                    | Save        | Leave Undisturbed     |
| 1 4             | Thekory                     | Carya sp.               |     | (90)                |                                    | _           |                       |
| 13              | Yellow Poplar               | Liriodendron tulipifera | 38  | Good (84)           | Top damage                         | Save        | Leave Undisturbed     |
| 14              | Southern Red Oak            | Quercus falcata         | 32  | Excellent           |                                    | Save        | Leave Undisturbed     |
| 1 7             | Doddiem Rea Oak             | Zue, eus jouestes       |     | (90)                |                                    | _           |                       |
| 15              | Yellow Poplar               | Liriodendron tulipifera | 34  | Poor (65)           | V-fork, decay, cavity              | Save        | Leave Undisturbed     |
| $\frac{15}{16}$ | Yellow Poplar               | Liriodendron tulipifera | 38  | Good (84)           | Trunk damage, epicormic branching, | Save        | Leave Undisturbed     |
| 10              | 1 CHOW I Opiai              | Li todella on tumpyora  |     |                     | top damage                         |             |                       |

#### Standard Type 2 Tree Conservation Plan Notes 1. This plan is submitted to fulfill the woodland conservation requirements for . If expires, then this TCP2 also expires and is no longer valid. 2. 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 3. A pre-construction meeting is required prior to the issuance of grading permits. The Department of Public Works and Transportation or the Department of Environmental Resources, as appropriate, shall be contacted prior to the start of any work on the site to conduct a preconstruction meeting where implementation of woodland conservation measures shown on this plan will be discussed in detail. 4. The developer or builder of the lots or parcels shown on this plan shall notify future buyers of any woodland conservation areas through the provision of a copy of this plan at time of contract signing. Future property owners are also subject to this requirement. 5. The owners of the property subject to this tree conservation plan are solely responsible for conformance to the requirements contained herein.

Tree Preservation and Retention Notes 10. All woodlands designated on this plan for preservation are the responsibility of the property owner. The woodland areas shall remain in a natural state. This includes the canopy trees and understory vegetation. A revised tree conservation plan is required prior to clearing woodland areas that are not specifically identified to be cleared on the approved TCP2. 11. Tree and woodland conservation methods such as root pruning shall be conducted as noted on

7. The site is not adjacent to a roadway designated as scenic, historic, a parkway or a scenic byway.

6. The property is within the <u>Rural</u> Tier and is zoned <u>O-S</u>.

8. The site is not adjacent to a roadway classified as arterial or greater.

9. This plan is not grandfathered by CB27-2010, Section 25-119(g).

this plan. 12. The location of all temporary tree protection fencing (TPFs) shown on this plan shall be flagged or staked in the field prior to the pre-construction meeting. Upon approval of the locations by the county inspector, installation of the TPFs may begin.

13. All temporary tree protection fencing required by this plan shall be installed prior to commencement of clearing and grading of the site and shall remain in place until the bond is released for the project. Failure to install and maintain temporary or permanent tree protective devices is a violation of this TCP2.

14. Woodland preservation areas shall be posted with signage as shown on the plans at the same time as the temporary TCF installation. These signs must remain in perpetuity. 15. The subject property contains Virginia Pine (Pinus virginiana) that are subject to wind throw. All Virginia Pine greater than 6 inches in diameter within 40 feet of the final proposed limit of disturbance or the property boundary of the property shall be cut down by hand during the

clearing of the site. 16. After the Virginia Pine has been removed, the area shall be allowed to regenerate naturally.

17. tural regeneration to fully restock the site must be shown on the plan. 18. 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.

19. 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 permitee shall take corrective action immediately. The condition of the area shall be fully documented through photographs prior to corrective action being taken. The photos shall be submitted to the inspector for documentation of the damage. 20. 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. 21. 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 plant 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 nonnative plants greater than two (2) inches diameter shall be cut to allow contact with the ground,

thus encouraging decomposition. 22. 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.

23. The use of chains aws 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.

