FOREST CONSERVATON WORKSHEET
"TREEMAN PROPERT" WITHIN SAME WATERSHEE OR PRIORITY AREA

**NETTRACT AREA:**

| | |
|---|---|
| A. Total trac area ... | 210 |
| B. Additions to tract area (Off-Site Work, etc.; construction required by this plan)... | 000 |
| C. Land dedication acres (parks, county facility, etc.) ... | 000 |
| D. Land dedication for roads or utilities (construct on not required by this plan) ... | 000 |
| E. Area to remain in commercial agricultural production/use ... | 000 |
| F. Other deductions (specify) ..... | 000 |
| G. Net Tract Area .....= | 210 |

**LAND USE CATEGORY:** (from Chapter 22A-3. Definitions)
Input the number "1" under the appropriate land use, limit to only one entry.

| ARA | CDR | MDR | IDA | HDR | MPD | CIA |
|---|---|---|---|---|---|---|
| 0 | 0 | 1 | 0 | 0 | 0 | 0 |

| | | | |
|---|---|---|---|
| G. Afforestation Threshold ... | 20% | x G = | 042 |
| H. Conservation Threshold ... | 35% | x G = | 074 |

**EXISTING FOREST COVER:**

| | |
|---|---|
| I. Existing forest cover .....= | 000 |
| J. Area of forest above afforestation threshold .....= | 000 |
| K. Area of forest above conservation threshold .....= | 000 |

**BREAK EVEN POINT:**

| | |
|---|---|
| L. Forest retention above threshold with no mitigation ....= | 000 |
| M. Clearing permitted without mitigation .....= | 000 |

**PROPOSED FOREST CLEARING:**

| | |
|---|---|
| N. Total area of forest to be cleared .....= | 000 |
| O. Total area of forest to be retained .....= | 000 |

**PLANTING REQUIREMENTS:**

| | |
|---|---|
| P. Reforestation for clearing above conservation threshold ....= | 000 |
| Q. Reforestation for clearing below conservation threshold ....= | 000 |
| R. Credit for retention above conservation threshold .....= | 000 |
| S. Total reforestation required .....= | 000 |
| T. Total afforestation required .....= | 042 |
| U. Credit for landscaping (may not be used to meet reforestation requirement if project is located outside an EFA. For projects within EFA, may not exceed 20% of | 000 |
| V. Total reforestation and afforestation required .....= | * 042 |

worksheet date 5/13/2019

FOREST CONSERVATON WORKSHEET
TREEMAN PROPERTY OUTSIDE SAME WATERSHED OR PRIORTY AREA

**NET TRACT AREA:**

| | |
|---|---|
| A. Total tractarea ... | 2.10 |
| B. Additions to tract area (Off-Site Work, etc.; construction required by this plan)... | 0.00 |
| C. Land dedication acres (parks, county facility, etc.) ... | 0.00 |
| D. Land dedication for roads or utilities (construction not required by this plan) ... | 0.00 |
| E. Area to remain in commercial agricultural production/use ... | 0.00 |
| F. Other deductions (specify) . AREA WITHIN PMA. SEE OTHER WORKSHEET) | |
| G. Net Tract Area .....= | 2.10 |

**LAND USE CATEGORY:** (from Chapter 22A-3. Definitions)
Input the number "1" under the appropriate land use, limit to only one entry.

| ARA | CDR | MDR | IDA | HDR | MPD | CIA |
|---|---|---|---|---|---|---|
| 0 | 0 | 1 | 0 | 0 | 0 | 0 |

| | | | |
|---|---|---|---|
| G. Afforestation Threshold ... | 20% | x G = | 0.42 |
| H. Conservation Threshold ... | 35% | x G = | 0.74 |

**EXISTING FOREST COVER:**

| | |
|---|---|
| I. Existing forest cover .....= | 0.00 |
| J. Area of forest above afforestation threshold .....= | 0.00 |
| K. Area of forest above conservation threshold .....= | 0.00 |

**BREAK EVEN POINT:**

| | |
|---|---|
| L. Forest retention above threshold with no mitigation ....= | 0.00 |
| M. Clearing permitted without mitigation.....= | 0.00 |

**PROPOSED FOREST CLEARING:**

| | |
|---|---|
| N. Total area of forest to be cleared .....= | 0.00 |
| O. Total area of forest to be retained .....= | 0.00 |

**PLANTING REQUIREMENTS:**

| | |
|---|---|
| P. Reforestation for clearing above conservation threshold ....= | 0.00 |
| Q. Reforestation for clearing below conservation threshold ....= | 0.00 |
| R. Credit for retention above conservation threshold .....= | 0.00 |
| S. Total reforestation required .....= | 0.00 |
| T. Total afforestation required .....= | 0.42 |
| U. Credit for landscaping (may not be used to meet reforestation requirement if project is located outside an EFA. For projects within EFA, may not exceed 20% of | 0.00 |
| V. Total reforestation and afforestation required .....= | * 0.42 |

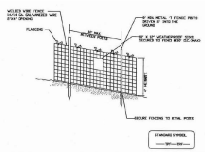
worksheet date 5/13/2019

*PROPOSED AFFORESTATION 0.42 AC TO BE IN THE SAME WATERSHED AT 16201 BATSON ROAD, SPENCERVILLE RD, MD 20868 (PROPOSED LOCATION IS OWNED BY APPLICANT)

## SITE TABULATIONS:

| | |
|---|---|
| ACREAGE OF NET TRACT: | 2.10 |
| ACREAGE OF TRACT REMAINING IN AGRICULTURE: | 0.00 |
| ACREAGE OF ROAD AND UTILITY R/W WHICH WILL NOT BE IMPROVED AS PART OF DEV. APPLICATION: | 0 |
| ACREAGE OF EX. FOREST: | 0.00 |
| ACREAGE OF TOTAL FOREST RETENTION: | 0.00 |
| ACREAGE OF TOTAL FOREST CLEARED: | 0.00 |
| LAND USE CATEGORY: | MDR |
| AFFORESTATION THRESHOLD | 0.42 |
| CONSERVATION THRESHOLD | 0.74 |
| ACREAGE OF FOREST RETAINED, CLEARED, AND PLANTED WITHIN WETLANDS | 0.00/0.00/0.00 |
| ACREAGE OF FOREST RETAINED, CLEARED, AND PLANTED WITHIN 100-YEAR FLOODPLAIN | 0.00/0.00/0.00 |
| ACREAGE OF FOREST RETAINED, CLEARED, AND PLANTED WITHIN STREAM BUFFERS | 0.00/0.00/0.00 |
| ACREAGE OF FOREST RETAINED, CLEARED, AND PLANTED WITH PRIORITY AREAS | 0.00/0.00/0.00 |
| LINEAR EXTENT & AVERAGE WIDTH OF STREAM BUFFER | 0'/0' |

Tree Protection Fence Detail
Not to scale



NOTES
1. Practice may be combined with sediment control fencing.
2. Location and limits of fencing should be coordinated in field with arborist.
3. Boundaries of protection area should be staked prior to installing protective device.
4. Root damage should be avoided.
5. Protection signage is required.
6. Fencing shall be maintained throughout construction.

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**INSPECTIONS**

All field inspections must be requested by the applicant.

Field inspections must be conducted as follows:

**Plans without Planting Requirements**

1. After the limits of disturbance have been staked and flagged, but before any clearing or grading begins.
2. After necessary stress reduction measures have been completed and protection measures have been installed, but before any clearing and grading begin and before release of the building permit.
3. After completion of all construction activities, but before removal of tree protection fencing, to determine the level of compliance with the provisions of the forest conservation.

**Additional Requirements for Plans with Planting Requirements**

4. Before the start of any required reforestation and afforestation planting.
5. After the required reforestation and afforestation planting has been completed to verify that the planting is acceptable and prior to the start of the maintenance period.
6. At the end of the maintenance period to determine the level of compliance with the provisions of the planting plan, and if appropriate, release of the performance bond.

## Sequence of Events for Properties Required to Comply With Forest Conservation Plans, Exemptions from Submitting Forest Conservation Plans, and Tree Save Plans

The property owner is responsible for ensuring all tree protection measures are performed in accordance with the approved final forest conservation plan or tree save plan, and as modified in the field by a Planning Department Forest Conservation Inspector. The measures must meet or exceed the most recent standards published by the American National Standards Institute (ANSI A300).

**Pre-Construction**

1. An on-site pre-construction meeting is required after the limits of disturbance have been staked and flagged and before any land disturbance.
2. The property owner must arrange for the meeting and following people should must participate at the pre-construction meeting: the property owner or their representative, construction superintendent, International Society of Arboriculture (ISA) certified arborist/Maryland Licensed Tree Expert (representing owner) that will implement the tree protection measures, The Planning Department Forest Conservation Inspector, and Montgomery County Department of Permitting Services (DPS) Sediment Control Inspector. The purpose of this meeting is verify the limits of disturbance and discuss specific tree protection and tree care measures shown on the approved plan. No land disturbance shall begin before tree protection and stress-reduction measures have been implemented and approved by the Planning Department's Forest Conservation Inspector.
   a. Typical tree protection devices include:
      i. Chain link fence (four feet high)
      ii. Super silt fence with wire strung between the support poles (minimum 4 feet high) with high visibility flagging.
      iii. 14 gauge, 2 inch x 4 inch welded wire fencing supported by steel T-bar posts (minimum 4 feet high, with high visibility flagging.
   b. Typical stress reduction measures may include, but are not limited to:
      i. Root pruning with a root cutter or vibratory plow designed for that purpose. Trenchers are not allowed, unless approved by the Forest Conservation Inspector
      ii. Crown Reduction or pruning
      iii. Watering
      iv. Fertilizing
      v. Vertical mulching
      vi. Root aeration systems

   Measures not specified on the Forest Conservation Plan may be required as determined by the Forest Conservation Inspector in coordination with the property owner's arborist.
3. A Maryland Licensed Tree expert must perform, or directly supervise, the implementation of all stress reduction measures. Documentation of the process (including photographs) may be required by the Forest Conservation Inspector, and will be determined at the pre-construction meeting.
4. Temporary tree protection devices must be installed per the approved Forest Conservation Plan, Exemption Plan, or Tree Save Plan and prior to any land disturbance. The Forest Conservation Inspector, in coordination with the DPS Sediment Control Inspector, may make field adjustments to increase the survivability of trees and forest shown as saved on the approved plan.
5. Tree protection fencing must be installed and maintained by the property owner for the duration of construction project and must not be altered without prior approval from the Forest Conservation Inspector. All construction activity within protected tree and forest areas is prohibited. This includes the following activities:
   a. Parking or driving of equipment, machinery or vehicles of any type.
   b. Storage of any construction materials, equipment, stockpiling, fill, debris, etc.
   c. Dumping of any chemicals (i.e., paint thinner), mortar or concrete remainder, trash, garbage, or debris of any kind.
   d. Felling of trees into a protected area.
   e. Trenching or grading for utilities, irrigation, drainage, etc.
6. Forest and tree protection signs must be installed as required by the Forest Conservation Inspector. The signs must be waterproof and wording provided in both English and Spanish.

**During Construction**

7. Periodic inspections will be made by the Forest Conservation Inspector. Corrections and repairs to tree protection devices must be completed within the timeframe given by the Inspector.
8. The property owner must immediately notify the Forest Conservation Inspector of any damage to trees, forests, understory, ground cover, and any other undisturbed areas shown on the approved plan. Remedial actions, and the relative timeframes to restore these areas, will be determined by the Forest Conservation Inspector.

**Post-Construction**

9. After construction is completed, but before tree protection devices have been removed, the property owner must request a final inspection with the Forest Conservation Inspector. At the final inspection, the Forest Conservation Inspector may require additional corrective measures, which may include:
   a. Removal, and possible replacement, of dead, dying, or hazardous trees
   b. Pruning of dead or declining limbs
   c. Soil aeration
   d. Fertilization
   e. Watering
   f. Wound repair

Exhibit 12(b)
OZAH Case No: CU 24-09

**DEVELOPER'S CERTIFICATE**

The Undersigned agrees to execute all the features of the Approved Final Forest Conservation Plan No. F2023xxxx including, financial bonding, forest planting, maintenance, and all other applicable agreements.

Developer's Name: Jose Polanco
Printed Company Name

Contact Person or Owner: Jose Polanco
Printed Name

Address: 16201 Batson Road, Spencerville, MD 20868

Phone and Email: 240.353.0444 treemaninc@gmail.com

Signature:

**CERTIFICATION OF QUALIFIED PROFESSIONAL**

I HEREBY CERTIFY THAT THE PLAN SHOWN HEREON HAS BEEN PREPARED IN ACCORDANCE ACCORDANCE WITH MARYLAND STATE, MNCP&PC AND MONTGOMERY COUNTY FOREST CONSERVATION LAWS.

08.31.2023
DATE

MICHAEL A. NORTON
MDNR / COMAR 08.19.06.01
QUALIFIED PROFESSIONAL

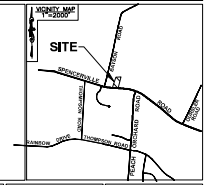
TITLE
# PRELIMINARY/FINAL FOREST CONSERVATION PLAN NOTES & DETAILS

PROJECT
TREEMAN PROPERTY
2230 SPENCERVILLE ROAD
SPENCERVILLE, MD 20868
PARCEL 319
MONTGOMERY COUNTY, MD
ELECTION DISTRICT 5

PREPARED FOR
JOSE & NELSY POLANCO
16201 BATSON ROAD
SPENCERVILLE, MD 20868
240.353.0444 treemaninc@gmail.com

NORTON LAND DESIGN
5148 DORSEY HALL DRIVE
2ND FLOOR
ELLICOTT CITY, MD 21042
O.443.542.8199
NORTONLANDDESIGN.COM
LANDSCAPE ARCHITECTURE & ENVIRONMENTAL PLANNING

REVISIONS




| | | | |
|---|---|---|---|
| WATER CLASS IP/IIP | WATERSHED LOWER PATUXENT | | FEMA FLOODPLAIN MAP PANEL # |
| TRIBUTARY UNNAMED | UPPER PAINT BRANCH | | 24031C0380D |
| TAX MAP KS342 | 200' SHEET 221NE03 | ADC MAP PAGE 22 | GRID K13 |
| SCALE AS SHOWN | DATE MARCH 2023 | PROJ. NO. 21-139 | SHEET NO. L-4.2 |