



**St. Mary's County Department of
Land Use & Growth Management**
23150 Leonard Hall Drive, Leonardtown, Md. 20650
Phone (301) 475-4200 ext 1500 Fax (301) 475-4672
PRELIMINARY & FINAL FOREST CONSERVATION



Control Number _____ Project Name _____

Tax Map _____ Grid _____ Parcel _____

Reviewed by: _____ Date: _____

a. A simplified submittal may be accepted for:

- (1) _____ Minor subdivisions and/or farmstead subdivisions in an RPD that:
 - a. _____ Meet the requirements of Chapter 71; and
 - b. _____ Locate limits of disturbance outside the priority forest areas; and
 - c. _____ Locate boundaries of minor lots outside the priority areas; and
 - d. _____ Permanently protect at least 50 percent of the parcel area in forest conservation easements; and
 - e. _____ Prepare and submit a simplified forest delineation plan for the development envelope.

75.6 Preliminary Forest Conservation Plan.

- 1. _____ A preliminary FCP shall be prepared by a licensed forester, a licensed landscape architect, or a qualified professional who meets the requirements stated in COMAR 08.19.06.01B.
- 2. _____ A preliminary FCP shall be submitted with the initial plan of an applicable proposed project and shall include the following:
 - _____ a. An approved standard FSD.
 - _____ b. A table that lists the proposed values of the following, in square feet:
 - _____ (1) Net tract area; and
 - _____ (2) Area of forest conservation required; and
 - _____ (3) Area of forest conservation the applicant proposes to provide, including both on-site and off-site areas.
 - _____ c. A graphic indication of the forest conservation provided on the site drawn to scale, showing areas where retention of existing forest or afforestation or reforestation is proposed.
 - _____ d. An explanation of how the provisions of this chapter have been met.
 - _____ e. A proposed afforestation or reforestation plan, if applicable.
 - _____ f. A proposed construction timetable showing the sequence of forest conservation procedures.
 - _____ g. A plan showing the proposed limits of disturbance and stockpile areas.
 - _____ h. A proposed two-year maintenance agreement that shows how areas designated for afforestation or reforestation will be maintained to ensure protection and satisfactory establishment.
 - _____ i. Additional information required by the Forest Conservation Technical Manual or which the Department of Land Use and Growth Management determines is necessary to implement this chapter.
- 3. _____ The review of the preliminary FCP shall be conducted concurrently with the review of the initial plan submission.

4. _____ During the different stages of the review process, the preliminary FCP may be modified to address the comments of review agencies or the local approving authority.
5. _____ An Administrative Variance is required from Section 75.8.2.b.(7), for _____

75.7 Final Forest Conservation Plan:

The final FCP shall be submitted with the following:

- _____ a. A final subdivision plan or a final site Plan or a Grading Permit or an application for a sediment control permit.
- _____ b. It shall be prepared and signed by a licensed forester, a licensed landscape architect, or a qualified professional who meets the requirements stated in COMAR 08.19.06.01B.

Including:

- _____ c. A forest and tree protection plan showing limits of disturbance for clearing and grading, existing and proposed topography on the site, and proposed locations and types of protective devices to be used during construction activities to protect trees and forests designated for conservation and construction details for the protection devices.
- _____ c. An afforestation or reforestation plan, if required, with a timetable and description of needed site and soil preparation, species, size, and spacing to be used.
- _____ d. A binding two year maintenance agreement, as specified in COMAR 08.19.05.01, that details how the areas designated for afforestation or reforestation will be maintained to ensure satisfactory establishment and protection, including:
 - _____ (1) Watering; and
 - _____ (2) A reinforcement planting provision to assure that the survival rate for afforestation and reforestation shall be a minimum of 100 trees per acre or at least 75 percent of the total number of trees planted per acre under the approved plan, whichever is greater.
- _____ e. A long-term, binding, protective agreement as specified in COMAR 08.19.05.02 that:
 - _____ (1) Provides protection for areas of forest conservation, including areas of afforestation, reforestation, and retention, by recordation of a final development plat that graphically shows the location of the areas held under the protective measures; and
 - _____ (2) Identifies, in a declaration of covenants or describes in a conservation easement approved by the Department of Land Use & Growth Management for consistency with the intent of the forest conservation regulations that runs with the land. The covenant or easement shall identify uses and activities that shall be permitted in areas of forest conservation, including practices or activities that are used to manage the health of the forest product extraction, assure safety of surrounding lands and allow recreational activities. The applicant shall furnish the Department with a copy of the recorded documents after recording.
- _____ f. All elements required in the Forest Conservation Technical Manual and any additional information the Department of Land Use and Growth Management determines is necessary.
- _____ g. All portions of the FCP shall be approved by the Department of Land Use and Growth Management prior to signature approval of a site plan, grading or sediment control permit, or recordation of the final subdivision plat.