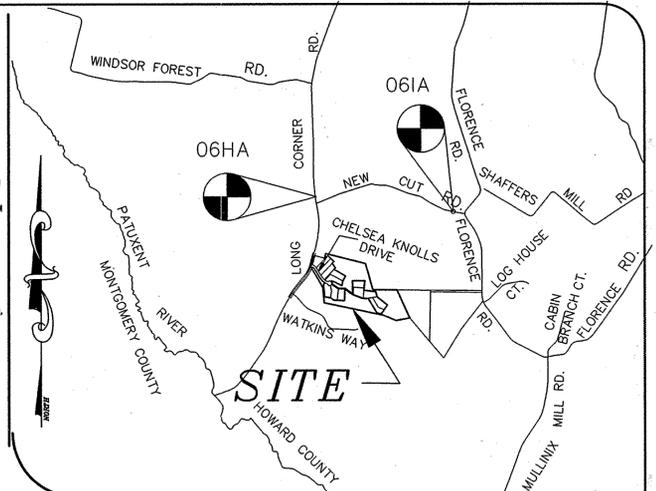


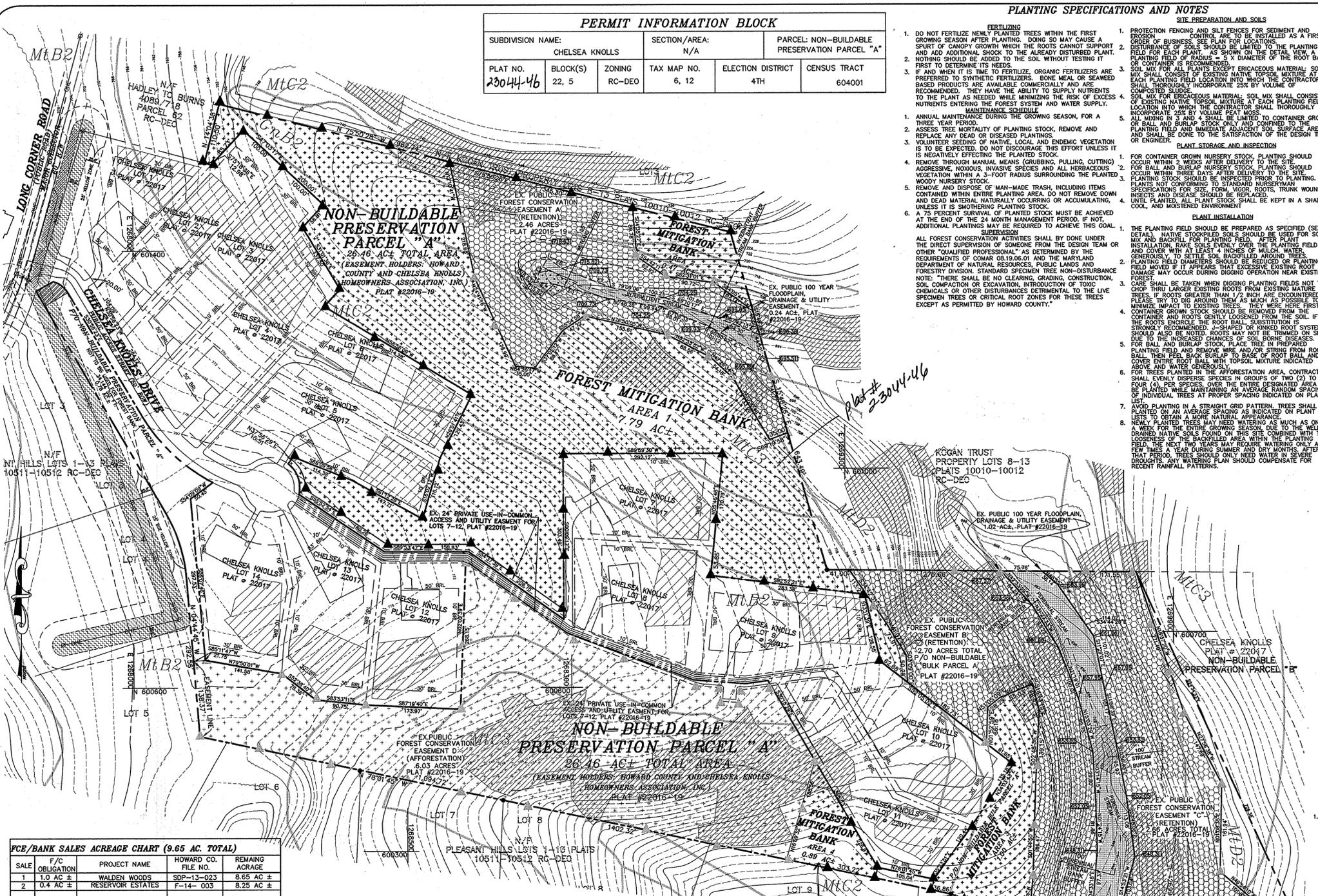
PERMIT INFORMATION BLOCK					
SUBDIVISION NAME:		SECTION/AREA:	PARCEL: NON-BUILDABLE PRESERVATION PARCEL "A"		
PLAT NO.	BLOCK(S)	ZONING	TAX MAP NO.	ELECTION DISTRICT	CENSUS TRACT
23044-46	22, 5	RC-DEO	6, 12	4TH	604001

- ### PLANTING SPECIFICATIONS AND NOTES
- DO NOT FERTILIZE NEWLY PLANTED TREES WITHIN THE FIRST GROWING SEASON AFTER PLANTING. DOING SO MAY CAUSE A SURVEY OF CANOPY GROWTH WHICH THE ROOTS CANNOT SUPPORT AND ADDITIONAL SHOCK TO THE ALREADY DISTURBED PLANT.
 - NOTHING SHOULD BE ADDED TO THE SOIL WITHOUT TESTING IT FIRST TO DETERMINE ITS NEEDS.
 - IF AND WHEN IT IS TIME TO FERTILIZE, ORGANIC FERTILIZERS ARE PREFERRED TO SYNTHETIC FERTILIZERS. BONE MEAL OR SEAWEED BASED PRODUCTS ARE AVAILABLE COMMERCIALY AND ARE RECOMMENDED. THEY HAVE THE ABILITY TO SUPPLY NUTRIENTS TO THE PLANT AS WELL AS TO ENRICH THE SOIL SURROUNDING THE PLANT AS WELL AS TO ENRICH THE SOIL SURROUNDING THE PLANT.
 - ANNUAL MAINTENANCE DURING THE GROWING SEASON, FOR A THREE YEAR PERIOD.
 - ASSESS TREE MORTALITY OF PLANTING STOCK. REMOVE AND REPLACE ANY DEAD OR DISEASED PLANTINGS.
 - VOLUNTEER SEEDING OF NATIVE, LOCAL AND ENDEMIC VEGETATION IS TO BE EXPECTED. DO NOT DISCOURAGE THIS EFFORT UNLESS IT IS NEGATIVELY EFFECTING THE PLANTED STOCK.
 - REMOVE THROUGH MANUAL MEANS (RUBBING, PULLING, CUTTING) AGGRESSIVE, INVASIVE SPECIES AND ALL HERBACEOUS VEGETATION WITHIN A 3-FOOT RADIUS SURROUNDING THE PLANTED STOCK.
 - REMOVE AND DISPOSE OF MAN-MADE TRASH, INCLUDING ITEMS CONTAINED WITHIN ENTIRE PLANTING AREA. DO NOT REMOVE DOWN AND DEAD MATERIAL NATURALLY OCCURRING OR ACCUMULATING, UNLESS IT IS SMOTHERING PLANTING STOCK.
 - A 75 PERCENT SURVIVAL OF PLANTED STOCK MUST BE ACHIEVED AT THE END OF THE 24 MONTH MANAGEMENT PERIOD. IF NOT, ADDITIONAL PLANTINGS MAY BE REQUIRED TO ACHIEVE THIS GOAL.
- ### SITE PREPARATION AND SOILS
- PROTECTION FENCING AND SILT FENCES FOR SEDIMENT AND EROSION ARE TO BE INSTALLED AS A FIRST ORDER OF BUSINESS. SEE PLAN FOR LOCATIONS.
 - FOR BANK AND BURLAP NURSERY STOCK, PLANTING SHOULD BE PLANTED FOR EACH PLANT AS SHOWN ON THE DETAIL VIEW. A PLANTING HOLE IS RECOMMENDED.
 - SOIL MIX FOR ALL PLANTS EXCEPT ERICACEOUS MATERIAL: SOIL MIX SHALL CONSIST OF EXISTING NATIVE TOPSOIL MIXTURE AT EACH PLANTING FIELD LOCATION INTO WHICH THE CONTRACTOR SHALL THOROUGHLY INCORPORATE 25% BY VOLUME OF COMPOSTED SLUDGE.
 - ERICACEOUS MATERIAL: SOIL MIX SHALL CONSIST OF EXISTING NATIVE TOPSOIL MIXTURE AT EACH PLANTING FIELD LOCATION INTO WHICH THE CONTRACTOR SHALL THOROUGHLY INCORPORATE 25% BY VOLUME PEAT MOSS.
 - PLANTING STOCK SHALL BE INSPECTED PRIOR TO PLANTING. PLANTS NOT CONFORMING TO STANDARD NURSERYMAN SPECIFICATIONS FOR SIZE, FORM, MOOR, ROOTS, TRUNK WOUNDS, INSECTS AND DISEASE SHOULD BE REPLACED.
 - UNTIL PLANTED, ALL PLANT STOCK SHALL BE KEPT IN A SHADED, COOL AND MOISTENED ENVIRONMENT.
- ### PLANT STORAGE AND INSPECTION
- FOR CONTAINER GROWN NURSERY STOCK, PLANTING SHOULD OCCUR WITHIN 2 WEEKS AFTER DELIVERY TO THE SITE.
 - FOR BANK AND BURLAP NURSERY STOCK, PLANTING SHOULD OCCUR WITHIN THREE DAYS AFTER DELIVERY TO THE SITE.
 - PLANTING STOCK SHALL BE INSPECTED PRIOR TO PLANTING. PLANTS NOT CONFORMING TO STANDARD NURSERYMAN SPECIFICATIONS FOR SIZE, FORM, MOOR, ROOTS, TRUNK WOUNDS, INSECTS AND DISEASE SHOULD BE REPLACED.
 - UNTIL PLANTED, ALL PLANT STOCK SHALL BE KEPT IN A SHADED, COOL AND MOISTENED ENVIRONMENT.
- ### PLANT INSTALLATION
- THE PLANTING FIELD SHOULD BE PREPARED AS SPECIFIED (SEE DETAIL). NATIVE STOCKPILED SOILS SHOULD BE USED FOR SOIL MIX AND BACKFILL FOR PLANTING FIELDS. AFTER PLANT INSTALLATION, RAKE SOILS EVENLY OVER THE PLANTING FIELD AND COVER WITH AT LEAST 4 INCHES OF MULCH. WATER GENEROUSLY TO SETTLE SOIL BACKFILL AROUND TREES.
 - PLANTING HOLE SHOULD BE REDUCED OR PLANTING FIELD MOVED IF IT APPEARS THAT EXCESSIVE EXISTING ROOT DAMAGE MAY OCCUR DURING DIGGING OPERATION NEAR EXISTING FOREST.
 - CARE SHALL BE TAKEN WHEN DIGGING PLANTING FIELDS NOT TO CHOP THRU LARGER EXISTING ROOTS FROM EXISTING MATURE TREES. ROOTS GREATER THAN 1/2 INCH ARE ENCOUNTERED PLEASE TRY TO CUT AROUND THEM. IF ROOTS ARE NOT TO BE MINIMIZED TO EXISTING TREES, THEY WERE HERE FIRST. CONTAINER AND ROOTS GENTLY LOOSENED FROM THE SOIL IF THE CONTAINER IS TO BE REMOVED FROM THE SITE. STRONGLY RECOMMENDED, J-SHAPED OR KINKED ROOT SYSTEMS SHALL BE REMOVED FROM THE SOIL. PLANTING SHOULD BE PLANTED IN A STRAIGHT GRID PATTERN. TREES SHALL BE PLANTED ON AN AVERAGE SPACING AS INDICATED ON PLANT LIST. (A) PER SPECIES OVER THE ENTIRE DESIGNATED AREA TO BE PLANTED WHILE MAINTAINING AN AVERAGE RANDOM SPACING OF INDIVIDUAL TREES AT PROPER SPACING INDICATED ON PLANT LIST.
 - AVOID PLANTING IN A STRAIGHT GRID PATTERN. TREES SHALL BE PLANTED ON AN AVERAGE SPACING AS INDICATED ON PLANT LIST. (A) PER SPECIES OVER THE ENTIRE DESIGNATED AREA TO BE PLANTED WHILE MAINTAINING AN AVERAGE RANDOM SPACING OF INDIVIDUAL TREES AT PROPER SPACING INDICATED ON PLANT LIST.
 - NEWLY PLANTED TREES MAY NEED WATERING AS MUCH AS ONCE PER WEEK FOR THE FIRST YEAR. WATERING SHOULD BE DONE IN THE NEXT TWO YEARS ONLY. WATERING ONLY A FEW TIMES A YEAR DURING WETTER AND DRY MONTHS AFTER THAT PERIOD TREES SHOULD ONLY NEED WATER IN SEVERE DROUGHTS. ANY WATERING PLAN SHOULD COMPENSATE FOR RECENT RAINFALL PATTERNS.



GENERAL NOTES
SCALE: 1"=200'

- DATE: 10/17/14
- ZONING: RC-DEO
- TAX MAP 6 & 12 PARCEL 78
- NUMBER OF NON-BUILDABLE PRESERVATION PARCELS: 1 (A)
- AREA OF PROPOSED PRESERVATION PARCEL: 26.46 ACRES
- AREA OF 100 YEAR FLOOD PLAIN: 1.26 ACRES
- AREA OF EXISTING FOREST CONSERVATION EASEMENTS: 12.61 ACRES
- AREA NOT TO BE PLANTED (NEAR POWER LINES): 0.78 ACRES
- TOTAL AREA AVAILABLE FOR FOREST BANK PLANTING: 10.56 ACRES
- PREVIOUS PROJECT NUMBERS: SP-02-01, RE-04-04, WP-03-34, RE-05-04, F-07-072, PLAT#22016-19
- COORDINATES BASED ON NAD'83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 301A AND 3104.
- STA. 06HA: N603004.896, E1267938.951, EL786.421
- STA. 06IA: N602648.523, E1271163.330, EL714.263
- SUBJECT PROPERTY ZONED "RC-DEO" PER 10/06/13 COMPREHENSIVE ZONING PLAN.
- BASED ON AVAILABLE COUNTY DATA, NO HISTORIC STRUCTURES OR BURIAL GROUNDS EXIST ON SITE.
- NON-CRITICAL FLOODPLAIN STUDY PREPARED BY MILDENBERG, BOENDER & ASSOC. INC. APPROVED ON 2/7/03 UNDER SP-02-01. FLOODPLAIN EXISTS ON PRESERVATION PARCEL "A".
- WETLAND STUDY PREPARED BY WILDMAN ENVIRONMENTAL SERVICES, INC. IN JULY 2001. APPROVED ON 2/7/03 UNDER SP-02-01.
- NO STRUCTURES EXIST ON SITE.
- FOREST STAND DELINEATION WAS PROVIDED BY WILDMAN ENVIRONMENTAL SERVICES UNDER SP-02-01 AND RE-CERTIFIED BY MILDENBERG, BOENDER & ASSOCIATES INC. IN NOVEMBER 2013.
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE REQUIRED WETLANDS, STREAMS OR THEIR BUFFERS, AND FOREST CONSERVATION EASEMENT AREAS, EXCEPT AS SHOWN ON APPROVED PLANS.
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY PLUS MARYLAND STATE HIGHWAY ADMINISTRATION STANDARDS AND SPECIFICATIONS IF APPLICABLE.
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410)313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
- THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
- 2' TOPOGRAPHY FOR THE DEVELOPED AREAS IS BASED ON A FIELD RUN SURVEY BY MILDENBERG, BOENDER & ASSOC. ON OR ABOUT SEP. 2001. 2' TOPOGRAPHY FOR THE NON-DEVELOPED AREAS IS BASED ON HOWARD COUNTY 200 SCALE MAPS.
- THE EXISTING FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS FOR F-07-072. CHELSEA KNOLL PRESERVATION PARCEL "A" IS 16.1200 ACRES OF THE HOWARD COUNTY FOREST CONSERVATION ACT. NO GRADING, REMOVAL OF VEGETATIVE COVER OF TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAM(S), OR THEIR BUFFERS AND FOREST CONSERVATION EASEMENT AREAS. HOWEVER, FOREST MANAGEMENT PRACTICES, AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT, ARE ALLOWED.
- THE EXISTING FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH SECTION 16.1200 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION ACT WAS FULFILLED BY PROVIDING A TOTAL OF 9.93 ACRES OF AFFORESTATION AND 8.33 ACRES OF RETENTION (EASEMENTS A, B AND C) AND 6.03 ACRES OF AFFORESTATION (EASEMENT D). TOTAL AREA OF FOREST MITIGATION BANK AREAS 1-4 CREATED WITH THIS PLAN IS 9.65 ACRES, SURVEY IN THE AMOUNT OF \$20,177.00 WILL BE POSTED WITH THE DEVELOPERS AGREEMENT.



FCE/BANK SALES ACREAGE CHART (9.65 AC. TOTAL)

SALE	F/C OBLIGATION	PROJECT NAME	HOWARD CO. FILE NO.	REMAIND ACREAGE
1	1.0 AC ±	WALDEN WOODS	SDP-13-023	8.65 AC ±
2	0.4 AC ±	RESERVOIR ESTATES	F-14-003	8.25 AC ±

NOTE- PLANTED AREAS WILL BE ACCESSED WITHOUT THE EQUIPMENT ENCRANCHING INTO THE ENVIRONMENTAL AREAS.

- ### LEGEND
- DENOTES WETLANDS
 - ▨ 15% TO 25% SLOPES
 - ▩ 25% OR GREATER SLOPES
 - ▧ DENOTES PUBLIC FOREST CONSERVATION EASEMENT (RETENTION)
 - ▦ DENOTES AREA OF FOREST MITIGATION BANK
 - ▲ DENOTES EXISTING FOREST CONSERVATION SIGNAGE UNDER F-07-072.
 - ▲ DENOTES FOREST CONSERVATION SIGNAGE

APPROVED: DEPARTMENT OF PLANNING AND ZONING

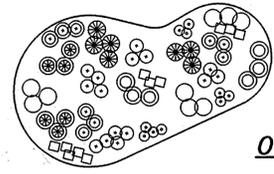
Chel Edinger
CHIEF, DEVELOPMENT ENGINEERING DIVISION
DATE: 10-17-14

Kathleen
CHIEF, DIVISION OF LAND DEVELOPMENT
DATE: 12-09-14

Mark A. G...
DIRECTOR
DATE: 10/17/14

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 17942, EXP. DATE 9/3/16.

R. JACOB HIRKAT, P.E.
DATE: 10/17/14

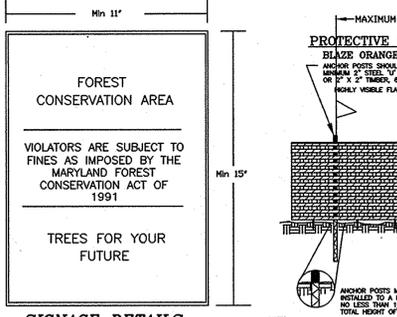


OWNER/DEVELOPER

CHELSEA KNOLLS, LC
1355 BEVERLY RD, SUITE 240
MCLEAN, VIRGINIA 22101
(703) 734-9730
(301) 720-3021

MD DNR QUALIFIED PROFESSIONAL

Mashid Tringa
MASHID TRINGA



- ### PRE-CONSTRUCTION MEETING
- AFTER THE BOUNDARIES OF THE FOREST RETENTION AREAS HAVE BEEN FIELD LOCATED AND MARKED, AND AFTER THE FOREST RETENTION AREAS HAVE BEEN INSTALLED, THE CONTRACTOR SHALL NOTIFY THE DEVELOPER, CONTRACTOR OR PROJECT MANAGER, AND HOWARD COUNTY ENGINEERING DIVISION OF THE PURPOSE OF THE MEETING. THE MEETING SHALL BE HELD AT THE PROJECT LOCATION. THE MEETING SHALL BE HELD AT THE PROJECT LOCATION. THE MEETING SHALL BE HELD AT THE PROJECT LOCATION.
- ### FOREST PROTECTION
- ALL FOREST RETENTION AREAS AND ISOLATED POTENTIAL SPECIMEN TREES SHALL BE TEMPORARILY PROTECTED BY WELL ANCHORED, BLAZE ORANGE PLASTIC FENCING AND SIGNAGE AS INDICATED ON THE PLANS. THE FENCING SHALL BE INSTALLED ALONG THE FOREST RETENTION BOUNDARY AND SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION. ISOLATED POTENTIAL SPECIMEN TREES SHALL BE PROTECTED BY WELL ANCHORED, BLAZE ORANGE PLASTIC FENCING AND SIGNAGE AS INDICATED ON THE PLANS. THE FENCING SHALL BE INSTALLED ALONG THE FOREST RETENTION BOUNDARY AND SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION.
 - BLAZE ORANGE PLASTIC FENCING SHALL BE INSTALLED ALONG THE FOREST RETENTION BOUNDARY AND SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION. ISOLATED POTENTIAL SPECIMEN TREES SHALL BE PROTECTED BY WELL ANCHORED, BLAZE ORANGE PLASTIC FENCING AND SIGNAGE AS INDICATED ON THE PLANS. THE FENCING SHALL BE INSTALLED ALONG THE FOREST RETENTION BOUNDARY AND SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION.
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- ### CONSTRUCTION MONITORING
- THE SITE SHALL BE INSPECTED PERIODICALLY DURING THE CONSTRUCTION PHASE OF THE PROJECT BY A QUALIFIED PROFESSIONAL ENGINEER OR SURVEYOR. THE INSPECTION SHALL BE FOR DAMAGE TO PROTECTED FOREST AREAS OR INDIVIDUAL TREES WHICH MAY HAVE OCCURRED AS A RESULT OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE A TOTAL OF 9.93 ACRES OF REAFFORESTATION AND 8.33 ACRES OF RETENTION. THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410)313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
 - THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
- ### LIMITS OF WORK
- THE CONSTRUCTION PROCEDURE SHALL NOT DAMAGE AREAS OUTSIDE OF THE LIMITS OF DISTURBANCE AS DESIGNATED ON THE PLANS AND DAMAGE SHALL BE RESTORED BY THE CONTRACTOR AT HIS EXPENSE AND TO THE SATISFACTION OF THE DESIGN ENGINEER.

REAFFORESTATION/AFFORESTATION PLANT LIST

QTY.	SPECIES	SHADE	MOIST.	WET.	MIN. O.C. SIZE	SPACING	REMARKS
350	Acer rubrum	VT	D-W	FACU	15'	CONT/B & B	1" CALIPER
350	Cornus florida	VT	D-M	FACU	15'	CONT/B & B	3'-5" HEIGHT
350	Liquidambar styraciflua	I	M-W	FACU	15'	CONT/B & B	1" CALIPER
190	Sycamore	MT	D-M	FACU	15'	CONT/B & B	1" CALIPER
190	Nyssa sylvatica	T	M-W	FACU	15'	CONT/B & B	1" CALIPER
290	Prunus serotina	I	M	FACU	15'	CONT/B & B	3'-5" HEIGHT
110	Quercus obo	MT	D-M	FACU	15'	CONT/B & B	1" CALIPER
100	Viburnum dentatum	T	M	FACW	15'	CONT/B & B	3'-5" HEIGHT
100	Southern Arrowwood	T	M	FACW	15'	CONT/B & B	3'-5" HEIGHT

TOTAL: 1,930 TREES AND 100 SHRUBS

NOTE: WHIPS OR SEEDLINGS MAY BE SUBSTITUTED FOR THE 1" CALIPER OR 3'-5" WHIPS OR SEEDLINGS ARE TO BE USED, MULTIPLY THE QUANTITIES BY 3.5 TO DETERMINE THE NUMBER OF TREES REQUIRED.

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
7650-B Grace Drive, Columbia, Maryland 21044
(410) 997-0286 Fax: (410) 997-0288 Fax

CHELSEA KNOLLS
NON-BUILDABLE PRESERVATION PARCEL "A"
TAX MAP 6 GRID 22 AND TAX MAP 12, GRID 5, PARCEL 78
FOURTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
FOREST MITIGATION BANK

1 OF 1
SDP-14-032