

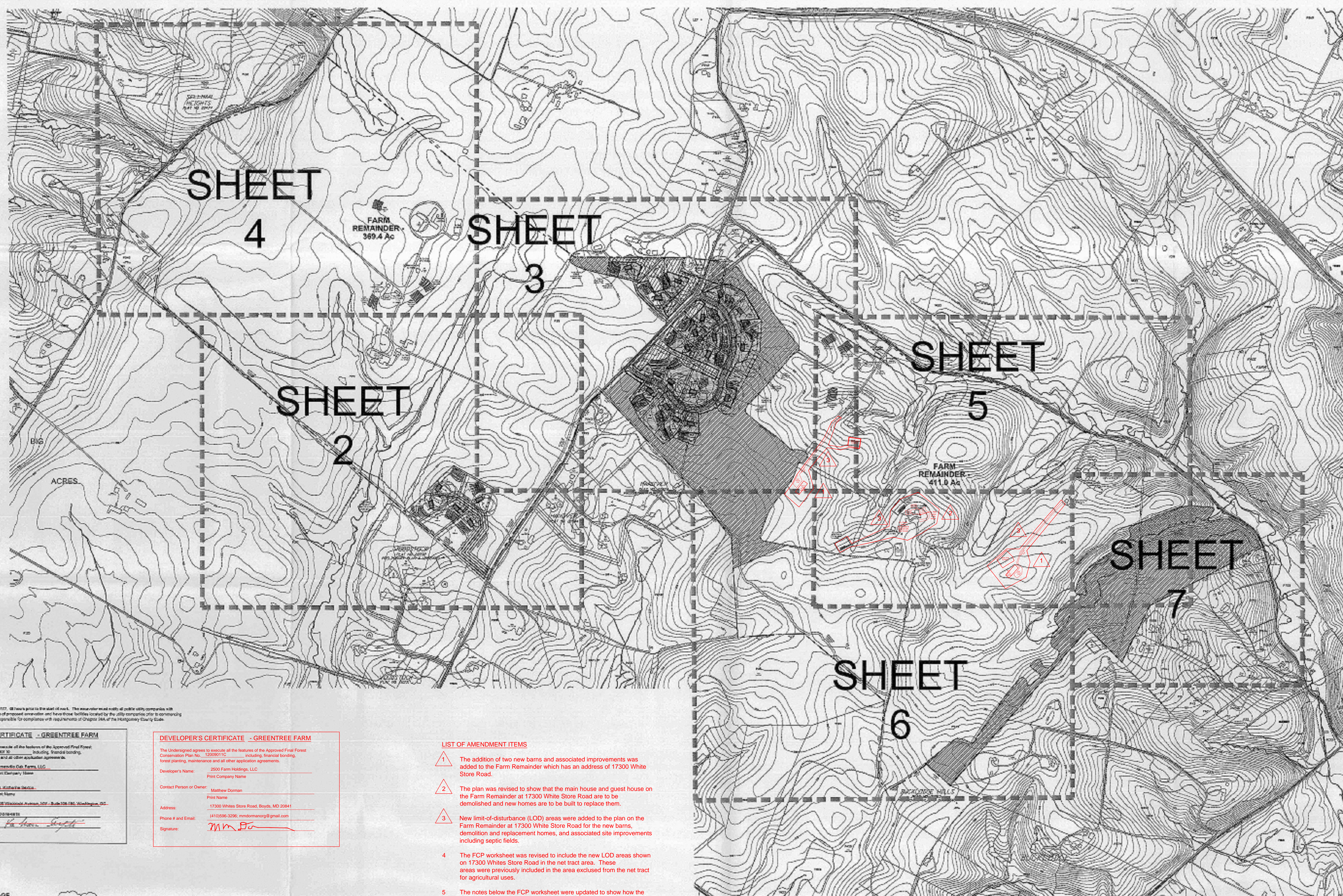


THE MARYLAND-NATIONAL CAPITAL
PARK AND PLANNING COMMISSION
Final Forest Conservation Plan
APPROVAL

Plan No. 170090110
Signature: *[Signature]* Date: 9/15/15

FINAL FOREST CONSERVATION PLAN
GREENTREE FARM
(WSSC Grid Sheet 228N17; Tax Map DU 13)
Montgomery County, Maryland

APPROVED
JAN 17 2015
MONTGOMERY COUNTY
PLANNING DEPARTMENT



MISS UTILITY

Call "Miss Utility" at 1-800-281-1177. All users please be the exact of work. The user must notify of public utility companies with underground facilities in the area of proposed excavation and borehole facilities located by the utility companies prior to commencing excavation. The user is responsible for compliance with requirements of Chapter 28A of the Montgomery County Code.

DEVELOPER'S CERTIFICATE - GREENTREE FARM
The undersigned agrees to execute all the features of the Approved Final Forest Conservation Plan No. 170090110 including, but not limited to, forest planting, forest retention, maintenance and all other application agreements.
Developer's Name: Barnesville Oak Farms, LLC
Plan No.: 170090110
Contact Person or Director: Matthew Doman
File Name: 17300 Whites Store Road, Boyds, MD 20841
Address: 1410508.3208; mdoman@barnesvilleoak.com
Phone # and Email: (301) 486-6000
Signature: *[Signature]*

DEVELOPER'S CERTIFICATE - GREENTREE FARM
The undersigned agrees to execute all the features of the Approved Final Forest Conservation Plan No. 170090110 including, but not limited to, forest planting, forest retention, maintenance and all other application agreements.
Developer's Name: 2500 Farm Holdings, LLC
File Company Name: 2500 Farm Holdings, LLC
Contact Person or Director: Matthew Doman
File Name: 17300 Whites Store Road, Boyds, MD 20841
Address: 1410508.3208; mdoman@barnesvilleoak.com
Phone # and Email: (301) 486-6000
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LIST OF AMENDMENT ITEMS

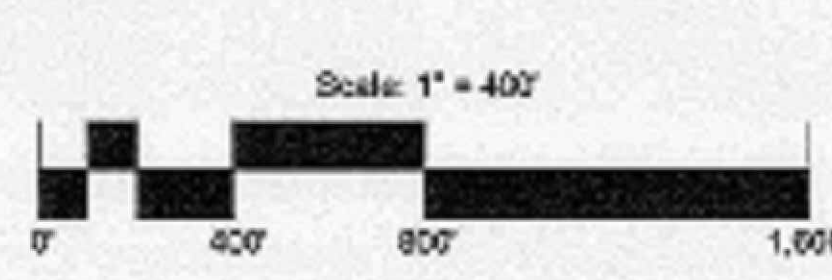
- 1. The addition of two new barns and associated improvements was added to the Farm Remainder which has an address of 17300 White Store Road.
- 2. The plan was revised to show that the main house and guest house on the Farm Remainder at 17300 White Store Road are to be demolished and new homes are to be built to replace them.
- 3. New limit-of-disturbance (LOD) areas were added to the plan on the Farm Remainder at 17300 White Store Road for the new barns, demolition and replacement homes, and associated site improvements including septic fields.
- 4. The FCP worksheet was revised to include the new LOD areas shown on 17300 Whites Store Road in the net tract area. These areas were previously included in the area excluded from the net tract for agricultural uses.
- 5. The notes below the FCP worksheet were updated to show how the additional reforestation requirement is to be met.
- 6. The plan and tree chart were revised to propose the removal of ST-25 which falls within the LOD area added to the plan.

LEGEND:

CANOPY COVERAGE	
CRITICAL ROOT ZONE	
EXISTING BUILDING	
EXISTING CATEGORY I CONSERVATION EASEMENT	
FOREST TO BE CLEARED	
FOREST RETENTION AREA	
LIMITS-OF-DISTURBANCE	
MITIGATION TREE PLANTING	
ON-SITE FOREST	
PROPERTY LINE	
PERMANENT TREE PROTECTION SIGN	
ROOT PRUNING	
SIGNIFICANT / SPECIMEN TREE	
SIGNIFICANT / SPECIMEN TREE TO BE REMOVED	
SOILS SERIES DIVIDE	
STREAM BUFFER	
TREE PROTECTION FENCE	
TREE PROTECTION SIGN	

NOTES:

- 1. AREA OF PROPERTY - 840.13 acres
- 2. EXISTING ZONING: AR
- 3. NO. OF LOTS PERMITTED (20 1 lot per 25 ac) - 33
- 4. NO. OF LOTS SHOWN - 24
- 5. THIS PROJECT REQUIRES THE USE AND AVAILABILITY OF 24 TDRTS
- 6. AREA OF LAND TO BE DEDICATED TO ROADS - 4.5 AC
 - Pouch Tract Road - 1.8 ac
 - New Street - 2.9 ac
- 7. NET TRACT AREA OF PROPERTY AFTER DEDICATION - 835.63 AC
- 8. AREA IN FARM REMAINDERS - 780.4 AC
- 9. AREA IN RESIDENTIAL LOTS - 55.23 (2.30 ac average)
- 10. ALL LOTS TO BE SERVED BY ON-SITE WELLS AND SEPTIC SYSTEMS
- 11. PROPERTY IS LOCATED IN THE DRY SENECA CREEK & LITTLE SENECA CREEK WATERSHED (CLASS 1P)
- 12. PROPERTY LOCATED ON TAX MAP'S: C2481, C2482, DU123
- 13. PROPERTY LOCATED ON WSSC GRID SHEETS: 228N18, 228N17
- 14. UTILITY SERVICE TO BE PROVIDED BY: Verizon, Potomac Edison



Prepared for:
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(202) 246-6618

