



**BUFFER MANAGEMENT PLAN/
CRITICAL AREA FOREST PRESERVATION PLAN**

APPLICATION

Note: All Plantings must be located in the buffer. Please follow instructions in the Talbot County Buffer Management Plan Guidelines & Plant List.

Project/Plan No. _____

Inspections as provided below:

Inventory: _____ Date: _____

Planting: _____ Date: _____

Survival: _____ Date: _____ Rate: _____

Fee: _____

Surety: _____

OWNER AND PROPERTY INFORMATION:

Property Owner(s): _____

Phone (Home/Office): _____ Cell: _____

Email Address: _____

Mail Address: _____

City: _____ State: _____ Zip: _____

Project Address if different than above: _____

If the property has not been assigned a 9-1-1 address, list the street name from which access to the property is gained.

Tax Map: _____ Grid: _____ Parcel: _____ Lot: _____ Section: _____ Zoning: _____

Complete if property has not been assigned a 9-1-1 address

Contractor/Agent Signature: _____

Are there any special subdivision plat notes, private covenants, deed restrictions or other restrictions relating to this property: (Ex. Wetland, Habitat Protection Area Easements)

_____ Yes _____ No _____ Unknown

CATEGORIES AND COMPONENTS:

CATEGORIES: The components of a complete Buffer Management Plan/Critical Area Forest Preservation Plan are listed below. The required individual components, along with this application and fee, will constitute your complete Critical Area Forest Preservation Plan.

1. A site plan, showing property boundaries and existing structures, that accurately depicts what forest and/or natural vegetation currently exists, and shows what is being proposed to be cut or removed. At the discretion of the Office of Planning and Zoning, a written description of existing natural vegetation and what is being proposed to be cut or removed may be substituted for a site plan.
2. A site plan with a landscape schedule that clearly depicts where the required mitigation will be planted.
3. A species list of what is being proposed to be cut or removed.
4. A species list of what will be replanted, the size, quantity and a planting schedule.
5. A signed **Planting and Surety Agreement** (included with this application. ** Required only for planting projects of 5,000 square feet or more, or if submission of this Plan is part of an enforcement action.
6. A photograph(s) of individual tree(s) proposed to be cut or removed.
7. A wetland delineation to include any tributary streams, intermittent or perennial, if applicable.
8. For Timber Harvests Plan, an approved copy of the sediment and erosion control plan.

PROPOSED CRITICAL AREA FOREST ACTIVITY:

Description of Project and Justification for disturbance: _____

CHECK ALL THAT APPLY:

_____ **SUBDIVISION OR VACANT LOT:**

Has application been made: () Yes () No File No. _____

Subdivision Name: _____

Mitigation: For removal of up to 20% of the existing forest 1:1

For removal of no more than an additional 10% 1.5:1

Afforestation to provide 15% forest on the lot

Requirement: Buffer Establishment Plan

Category: (1) Reforestation; (2) Buffer Establishment; (3) Afforestation

_____ **NEW CONSTRUCTION:** Parcel or lot (any size) that requires the cutting; clearing; or removal of forest area and/or individual trees for building pad, lawn, drive, etc. New development on a vacate lot is required to fully establish the Shoreline Development Buffer.

Has building permit application been made: () Yes () No Permit No. _____

Mitigation: For removal of up to 20% of the existing forest 1:1

For removal of no more than an additional 10% 1.5:1

Category: (1) Reforestation; (2) Buffer Establishment;

_____ **NEW CONSTRUCTION** within the Shoreline Development Buffer

Date Variance received _____ Case No. _____

Mitigation Ratio Required 1-3:1 or as directed

Has building permit application been made: () Yes () No Permit No. _____

Category: (1) Reforestation

_____ **NEW CONSTRUCTION** within a Buffer Management Area

Has building permit application been made: () Yes () No Permit No. _____

Total square footage of disturbance area _____

Mitigation equals three times the disturbance area

Category: (1) Reforestation; (2) Buffer Establishment

_____ **NEW CONSTRUCTION** of a water dependent facility

Has building permit application been made: () Yes () No Permit No. _____

Mitigation: 2:1 for the area removed

Category: (1) Reforestation; (2) Buffer Establishment; (3) Afforestation

_____ **CLEARING ACCESS TO SHORELINE OR PRIVATE PIER ****

Has zoning permit application been made? () Yes () No Permit No. _____

Mitigation: Two times the area removed

Category: (1) Reforestation

** A pathway no wider than three feet, maintaining as much canopy cover as possible, and excludes any lot coverage

_____ **CONSTRUCTION OF SHORELINE EROSION CONTROL** (either natural or structural)

Has (County) permit application been made: () Yes () No Permit No. _____

Mitigation: Equal to area removed

Category: (1) Reforestation

PROPERTY MAINTENANCE WITHIN THE SHORELINE DEVELOPMENT BUFFER

Permitted maintenance activities and mitigation requirements are listed below (check all that apply). All mitigation required must be planted within the Shoreline Development Buffer unless it can show that such placement is not feasible or is unlikely to survive.

_____ Removal of trees in a danger of falling and causing either: (1) damage to a structure; (2) blockage of a stream, or (3) will accelerate shore erosion. Mitigation: Trees cut or removed are replaced on an equal basis.

_____ Horticultural practices necessary to maintain the health of individual trees. May require statement from qualified expert. Routine trimming or limb removal does not require the filing of a Forest Preservation Plan. Mitigation for Vegetation cut or removed is replaced on an equal basis.

_____ Removal of trees that are dead, diseased or damaged from natural causes and are unlikely to survive. May require statement from qualified expert. Mitigation: One tree for each tree.

_____ Agriculture and Natural Resources to protect against threat from fire or extensive pest or disease infestation. Mitigation: Based on activity unless directed by the Department of Agricultural and Natural Resources.

_____ Removal of invasive species Mitigation: Mitigation equal to area removed. A list of invasive species is available at the Office of Planning and Zoning or the Talbot County website at www.talbotcountymd.gov (at the discretion of the Office of Planning and Zoning).

_____ Cutting individual trees for personal use Applicant must show the individual trees cannot be obtained elsewhere on the property. Mitigation: Trees removed are replaced based on size of tree. 100 square foot per 1 inch diameter of tree.

_____ Timber Harvest Plan Applicant must meet the criteria COMAR 27.01.09.01-6 and Talbot County Code §190-134A, B and Table VI-1, Forest Activity Approvals

_____ Other than above for any maintenance activity(s) not listed above, a qualified expert, i.e. landscape architect, licensed forester, etc. must prepare a Forest Preservation Plan. A pre-site inspection must be arranged between the Office of Planning and Zoning and the person (expert) preparing the Plan. Mitigation as determined. Describe maintenance activities.

BUFFER MANAGEMENT PLAN

This Section is provided to explain the maintenance plan for the Buffer Management Plan.

The Shoreline Development Buffer shall be established in natural vegetation, measured landward from the mean high-water line of tidal waters and tidal wetlands, and from tributary streams. The buffer shall be expanded for contiguous, sensitive areas, such as soils with slopes greater than 15% hydric soils, or highly erodible soils, whose development or disturbance may impact streams, wetlands, or other aquatic environments. Clearing existing natural vegetation in the Buffer is not permitted unless approved by the Office of Planning and Zoning under a Forest Preservation Plan/Buffer Management Plan. New Managed Turf or Lawn is prohibited.

The Buffer shall be established and managed to achieve a naturally vegetated area or vegetated area, established and managed to protect aquatic, wetland, shoreline and terrestrial environments from man-made disturbances. Under each enumerated purpose, state how your Buffer Management Plan for Buffer achieves these purposes. Attach additional sheet if necessary. The Planning Office may require additional information as it deems necessary for approval on a case by case basis.

- [1] Provide information on the basis of the calculation for the Buffer Mitigation.
- [2] Project Start Date.
- [3] Method of Removal, if applicable.
- [4] Provide information on how will your plan maintain existing natural vegetation.
- [5] Provide the details for the maintenance plan for control of invasive species, pests, and predation that shows invasive species and pest control practices.
- [6] Provide the details for the maintenance plan for how the plants will be maintained for at least two years.

I certify that all statements are true and accurate. I hereby grant permission to Talbot County Staff and Officials to enter my property for inspection to assess compliance with the Buffer Management Plan. I will notify the Talbot County Staff upon completion of the project. I understand that I am responsible for the survival of all mitigation plantings. I understand that a failure to implement this plan is a violation of the Critical Area Law.

Customer Signature: _____

Date: _____

Approved by: _____

Date: _____

Talbot County Office of Planning & Zoning

04/12/10

i:\planning & zoning\buffer management plan 04-12-10.docx