

OFFICIAL USE ONLY
APPROVED: _____
APPLICATION #: _____

CRITICAL AREA BUFFER MANAGEMENT PLAN

Property Information

Property Address: _____ Critical Areal Classification _____

Owner of Property: _____

Address: _____

Phone Number: _____ Fax Number _____ Email _____

Other Contact: _____

Contractor Information

Note: All work performed by contractor in the Critical Area is required to have an MHIC Number

Company Name: _____ MHIC # _____

Address: _____

Phone Number: _____ Fax Number _____ Email _____

Contact: _____

Contact: _____

Proposed Buffer Disturbance

___ New development / redevelopment (e.g. new building, additiona to home, replacement of structures)

___ Shore erosion control

___ Shore access

___ Other, please explain: _____

Is the property in a designated Buffer Exemption Area (BEA)? _____ Yes _____ No
Note: If the property is BEA, a public notice sign must be posted on the property for 15-days before work can began.

Are there any special plat notes or restrictions concerning your Buffer (e.g., wetlands, conservation easements)?
 ___ Yes _____ No If yes, please explain: _____

Please provide a brief explanation of your proposed project in the space below. Include area and/or number of trees cleared as well as the type of equipment that will be used. Two examples follow:

1. 600 square feet partially cleared for shore access (dock) with hand tools; Tree canopy will be maintained and disturbance will be limited to 5 saplings and several shrubs; a path will be made with wood chips.
2. Removal of poison ivy from about a 2,000 sqare foot area along the shore access path; the method of removal includes hand-removal and chemical spraying of individual plants with an approved herbicide; any bare areas will be mulched to prevent soil erosion and to prevent re-establishment of the invasive plants. There will no removal of trees or shrubs.

Proposed project

Justification (Reason for project)

What are the long-term management plans for this area?

Calculation of Mitigation

The following process is used to compute the amount of mitigation needed for impacts to the Buffer. For the purposes of this Buffer Management Plan, mitigation is defined as plantings or similar offsets that will help to reduce or negate the effect of the Buffer disturbance. To determine the amount of the mitigation for your Buffer disturbance, you need to determine the following:

1. Number of trees removed on-site

Determine the size and number of trees to be removed. Use the table below to calculate the number of required replacement trees. This number is based on the size of the tree, whether the property is in the Buffer Exemption Area, and whether the tree is dead, dying, or hazardous.

Plant Material Size	Number of trees to be replaced for number of trees removed in the 100-ft Buffer		
	New Development / Redevelopment		Dead, Dying, or Hazardous Trees
	Non-BEA	BEA	
Scrub shrub – sapling < 1" DBH	1 for every 10 sq ft	1 for every 20 sq ft	No replacement
Trees 1 to < 4" DBH	3 for 1	2 for 1	1 for 1
Trees 4 to < 12" DBH	4 for 1	3 for 1	1 for 1
Trees 12 to < 18" DBH	5 for 1	4 for 1	1 for 1
Trees 18 to 24" DBH	6 for 1	5 for 1	1 for 1
Trees > 24" DBH	7 for 1	6 for 1	1 for 1

DBH stands for Diameter at Breast Height that is defined as the measurement in diameter of a tree 4'-6" off of the ground on the uphill side of the tree.

Number of trees to be removed: _____

Tree	Size	Mitigation Ratio	Number of Replacements Required
1			
2			
3			

Number of replacement trees required: _____

- Amount of disturbance: Buffer disturbance is based on the area disturbed and is the second part of calculating your mitigation requirements.

Mitigation ratio for the type of Buffer impact:

Different types of Buffer management activities require different mitigation ratios. Higher ratios are used for activities that have a greater impact upon the Buffer. The purpose of the mitigation is to improve the Buffer functions where possible. The table below provides the mitigation ratio for different types of Buffer management activities.

Type of Buffer disturbance	Mitigation Ratio
New development / redevelopment	
Non-BEA	3:1
BEA	2:1
Shore erosion control	1:1
Shore access	2:1
Other: <i>Please contact Planning and Codes</i>	

Mitigation amount calculated by multiplying the area disturbed by the mitigation ratio.

Square feet _____ by ratio above _____ = _____ square feet

Buffer planting plan

This section is to help you provide more specific details on your mitigation location and plantings.

Planting Location

All mitigation should be located within the Critical Area in the order of preference, 1 being the preferred, and 5 being the least preferred:

- On-site within the Buffer
- On-site adjacent to the Buffer
- On-site within the Critical Area
- Off-site, following the order numbers 1 – 3 previously indicated
- Fee-in-Lieu Payment (Only if options 1 -4 cannot be met)

Planting spacings and mitigation credits for various size trees and shrubs

Credit square feet	Plant size	Plant spacing
100 sqft	1 small tree (2-inch caliper); ornamental or flowering trees	10 foot center
400 sqft	1 large tree (2-inch caliper) and understory vegetation (minimum: 2-small trees or 3-shrubs)	Tree: 20 ft center Understory: 10 foot center
50 sqft	1 tree (seedling)	7 foot center
50 sqft	1 shrub	3-7 foot center
2 sqft	1 quart-sized perennial	

Schematic Drawing

All Buffer Management Plans must include a schematic drawing identifying areas of impact to the Buffer and vegetation that will be removed. The plan should indicate existing trees and shrubs and the proposed location for replanting. Show the location of the Critical Area Buffer. Include the specific types of vegetation that will be used for mitigation and the amount of mitigation credit for each typ.

Authorization

I certify these statements to be true and accurate and that any trees to be removed are located on my property. I hereby grant the Town of Denton officials permission to enter my property for inspections of this Buffer Management Plan.

Owner Signature _____ Date _____

September 1, 2009 v1