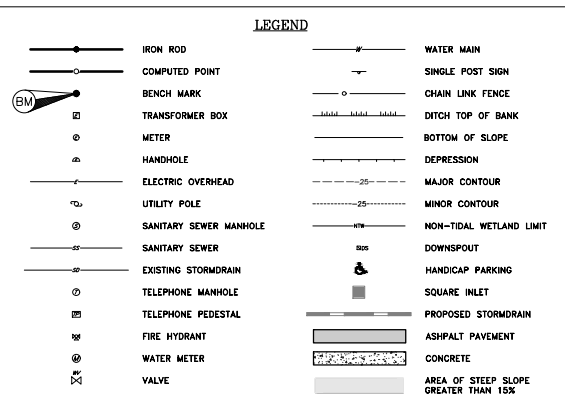




THE PLANNED SILHOUETTE, SPACING, MATERIALS, AND CONSTRUCTION STYLE OF THE PROPOSED BUILDINGS IS COMPATIBLE WITH THE INDUSTRIAL PARK'S ARCHITECTURAL PALETTE. THE PROPOSED SITE LAYOUT IS ORIENTED TO TAKE ADVANTAGE OF THE NATURAL DRAINAGE PATTERNS ON THE SITE WHILE ALSO PROVIDING APPROPRIATE TRAFFIC ACCESS AND VEGETATIVE SCREENING.

[illegible]

**WARNING!!**  
THE LOCATIONS OF EXISTING UTILITIES AS SHOWN ON THE DRAWING ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION. THE QUANTITIES SHOWN ON THIS PLAN ARE FOR INFORMATIONAL AND PERMITTING PURPOSES ONLY. THE CONTRACTOR SHALL VERIFY ALL QUANTITIES TO HIS OWN SATISFACTION PRIOR TO BEGINNING CONSTRUCTION.

THE CONTRACTOR SHALL TEST PIT AND LOCATE EXISTING UNDERGROUND UTILITIES PRIOR TO THE BEGINNING OF ANY WORK ON-SITE. THE CONTRACTOR SHALL NOTIFY THE UTILITY OWNERS OF ANY WORK TO BE DONE TO CORRECT AND REQUEST THE RELOCATION OF THE EXISTING UNDERGROUND UTILITIES BEFORE BEGINNING ANY WORK ON-SITE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR



Lane Engineering, LLC

Established 1986  
Civil Engineers • Land Planning • Land Surveyors



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364 Pennsylvania Ave. Centreville, MD 21617 (410) 758-2085

PROFESSIONAL CERTIFICATION: I hereby certify that this document was prepared or approved by me, and that I am a duly licensed Professional Engineer under the laws of the State of Maryland, License No. 60891, Expiration Date: 04/13/2027.



DATE \_\_\_\_\_

CONCEPT  
SITE PLAN

DELMARVA STORAGE  
95 ENGERMAN AVE

IN THE TOWN OF DENTON  
CAROLINE COUNTY, MARYLAND

TAX MAP 106, GRID 20, PARCEL 2359, LOT 10A-2

ISSUED FOR: \_\_\_\_\_ DATE: \_\_\_\_\_ BY: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

SHEET No. 2 OF 3  
JOB No. 250316

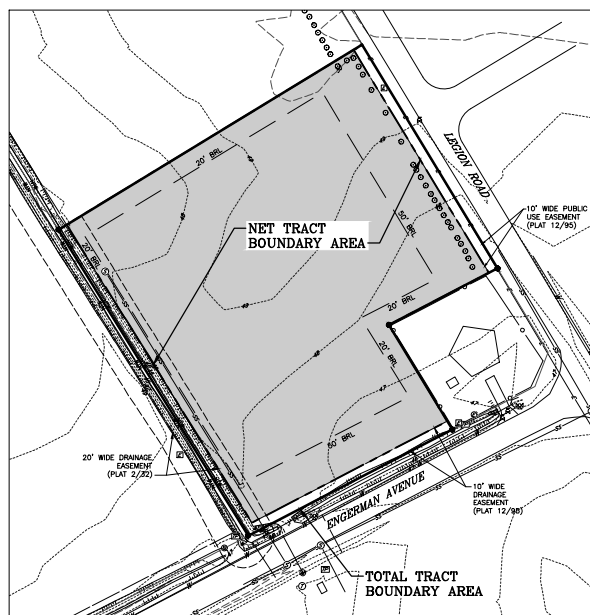
AS NOTED	FILE No. C547
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<b>Net Tract Area</b>		
A.	Total Tract Area	A = 2.79
B.	Deductions (EASEMENTS)	B = 0.20
C.	Net Tract Area	C = 2.60
<b>Land Use Category</b>		

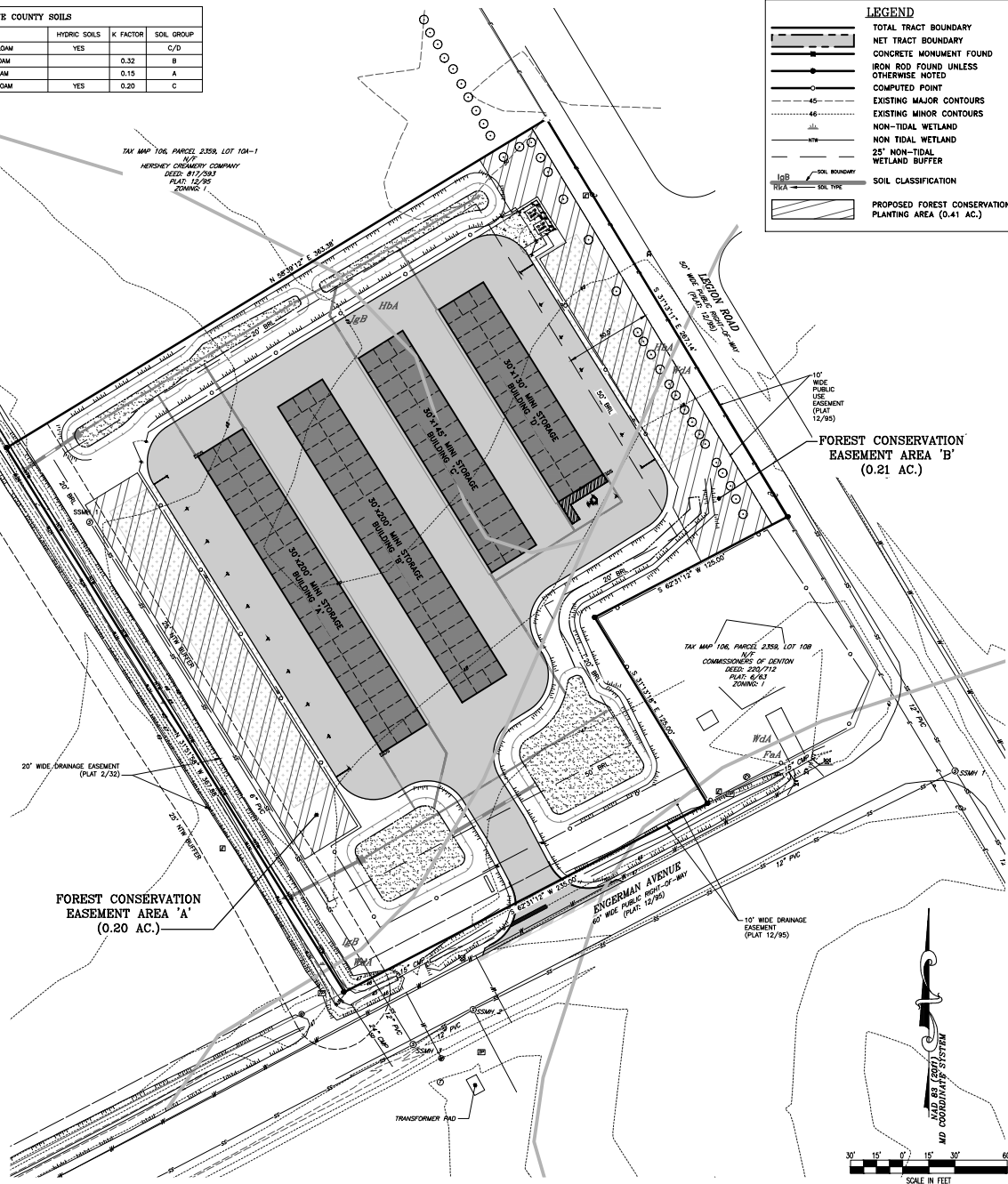
E	Afforestation Threshold ( Net Tract Area x 15% )	D = 0.39
E	Conservation Threshold ( Net Tract Area x 15% )	E = 0.39
<b>Existing Forest Cover</b>		
F	Existing Forest Cover within the Net Tract Area	F = 0.00
G	Area of Forest Above Conservation Threshold	G = 0.00
<b>Break Even Point</b>		
H	Break Even Point	H = 0.00
I	Forest Clearing Permitted Without Mitigation	I = 0.00
<b>Proposed Forest Clearing</b>		
J	Total Area of Forest to be Cleared	J = 0.00
K	Total Area of Forest to be Retained	K = 0.00
<b>Planting Requirements</b>		
L	Reforestation for Clearing Above the Conservation Threshold	L = 0.00
M	Reforestation for Clearing Below the Conservation Threshold	M = 0.00
N	Credit for Retention above the Conservation Threshold	N = 0.00
P	Total Reforestation Required	P = 0.00
Q	Total Afforestation Required	Q = 0.39
R	Total Planting Requirement	R = 0.39

CAROLINE COUNTY SOILS				
MAP SYMBOL	SOILS NAME	HYDRIC SOILS	K FACTOR	SOIL GROUP
F0A	FALLSINGTON SANDY LOAM	YES		C/D
HBA	HAMBROOK SANDY LOAM		0.32	B
IgB	INGLESIDE SANDY LOAM		0.15	A
WHA	WOODSTOWN SANDY LOAM	YES	0.20	C

FEATURE	YES	NO
CONTIGUOUS FOREST		X
WETLANDS	X	X
STREAMS		X
FLOODPLAINS (FLOOD ZONE "A")		X
HYDRIC SOILS	X	
SLOPES GREATER THAN 15%		X
HISTORICAL OR CULTURAL FEATURES		X
TREES > 30" DBH		X
STATE CHAMPION TREE		X
TREES > 75% STATE CHAMPION		X
EASEMENT OR ROW RESTRICTIONS	X	
EXISTING STRUCTURES		X
RARE, THREATENED OR ENDANGERED FLORA		X
RARE, THREATENED OR ENDANGERED FAUNA HABITAT		X
FOREST ON SITE		X
PRIORITY FOREST ON SITE		X



TRACT AREA INSET  
SCALE: 1" = 60'



TOTAL TRACT BOUNDARY  
 NET TRACT BOUNDARY  
 CONCRETE MONUMENT FOUND  
 IRON ROD FOUND UNLESS OTHERWISE NOTED  
 COMPUTED POINT  
 EXISTING MAJOR CONTOURS  
 EXISTING MINOR CONTOURS  
 NON-TIDAL WETLAND  
 NON TIDAL WETLAND  
 25' NON-TIDAL WETLAND BUFFER  
 SOIL CLASSIFICATION  
 PROPOSED FOREST CONSERVATION PLANTING AREA (0.41 AC.)

[illegible]

**WARNING!!**  
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PROFESSIONAL CERTIFICATION: I hereby certify that this document was prepared or approved by me, and that I am a duly licensed Professional Engineer under the laws of the State of Maryland, License No. 60891. Expiration Date: 04/13/2027.

SEAL

STATE OF MARYLAND  
JUDICIAL BRANCH  
CLERK OF THE COURT  
100991  
OFFICE OF THE CLERK OF THE COURT  
BALTIMORE

*By: Wallace*

11-25

## CONCEPT FOREST CONSERVATION PLAN

DELMARVA STORAGE  
95 ENGERMAN AVE

IN THE TOWN OF DENTON

CAROLINE COUNTY, MARYLAND  
TAX MAP 106, GRID 20, PARCEL 2359, LOT 10A-

ISSUED FOR: \_\_\_\_\_ DATE: \_\_\_\_\_ BY: \_\_\_\_\_

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\_\_\_\_\_

SHEET No.

3 OF 3

SCALE:  
AS NOTED

AS NOTED	FILE No. C547
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[illegible]