

# TCG BARNESVILLE

## NATURAL RESOURCE INVENTORY/ FOREST STAND DELINEATION PLAN 22900 OLD HUNDRED ROAD, BARNESVILLE, MD 20838

### SITENARRATIVE AND FOREST SUMMARY

#### INTRODUCTION

Norton Land Design completed a Simplified Natural Resource Inventory & Forest Stand Delineation for the project known as TCG Barnesville, located in Barnesville, Montgomery County, MD in October 2022. The delineation was conducted using the guidelines set forth in the MDNR State Forest Conservation Technical Manual and MNCPPC Trees Approval Technical Manual.

#### GENERAL INFORMATION

The property is 40.98 acres. Within the property, the project area is 0.38 acres and serves as the area of conditional use and will be owned by Telecom Capital Group. The conditional use is for placement of a cell tower on an existing parcel. The entire parcel is known as PMS and is owned by Ronald and Juanita Ireland. The site area is currently forested. The site is bordered by residences and farm uses on all sides. The site has driveway access from Old Hundred Road.

#### ENVIRONMENTAL FEATURES

##### 100 YEAR FLOOD PLAIN

According to the FEMA floodplain grid 24031C01510 there is no floodplain present within the project area.

##### SOILS

The Soil Survey of Montgomery County, Maryland describes the soil types that are present on the property as follows:

**Soil type 6A - Baile silt loam, 0 to 3 percent slopes.** The high water table and slow permeability are the main limitations on sites for septic tank absorption fields. Most areas used as woodland or pasture. The suitability for Wild tree species plants, hardwood trees, and coniferous plants is good. The potential as habitat for openland wildlife and woodland wildlife is good. These soils are classified as hydric soils.

**Soil type 9C - Linganore-Hyattstown channery silt loams, 8 to 15 percent slopes.** These well drained, gently sloping soils are on broad ridges and side slopes. Slopes are generally smooth, but a few are dissected by small drainage ways. Areas range from 1 to 150 acres in size. The capability subclass is IIVe in areas of the Linganore soil and IIe in areas of the Hyattstown soil.

**16B - Brinklow-Blocktown channery silt loams, 3 to 8 percent slopes.** These soils are well drained and gentle sloping on broad ridges and side slopes. The main management concerns are the moderate hazard of erosion and the very low available water capacity in the Blocktown soil. The potential productivity for trees on this soil is moderately high. The hazard of windthrow is severe on the Blocktown soil. The depth to bedrock are the main limitations on dwellings with basements and septic fields.

**16C - Brinklow-Blocktown channery silt loams, 8 to 15 percent slopes.** These soils are well drained and strongly sloping on broad ridges and side slopes. The main management concerns are the moderate hazard of erosion and the very low available water capacity in the Blocktown soil. Excessive erosion decreases the rooting depth and further lowers soil productivity. The potential productivity for trees on this soil is moderately high. The hazard of windthrow is severe on the Blocktown soil. The depth to bedrock are the main limitations on dwellings with basements and septic fields.

##### NONTIDAL WETLANDS

No wetlands exist within the project area.

##### STREAMS AND DRAINAGEWAYS

There are two streams on the site. The site is within the Little Monocacy Watershed.

##### TOPOGRAPHY AND STEEP SLOPES

No steep slopes exist within the project area. There are steep slopes within the property to the west and north of the project site. The project site is surrounded by highly erodible soils to the north and south, but not within the project area.

##### CRITICAL HABITATS

The MDNR has been notified of the project area and description. There appears to be no critical wildlife habitats from the field inspection. Copies of correspondence is included.

##### CULTURAL FEATURES

This site is not considered an historic property according to the MNCPPC's Historic Properties Interactive Map. The property to the west is on the locational atlas individual sites as the Ward House.

##### FOREST STAND INFORMATION

The property is predominantly forested, with 35.76 ac of forest. The forest is dominated by 24-30' Red Oak.

#### GENERAL NOTES

1. THIS PROPERTY IS ZONED AGRICULTURE.
2. THE TAX IDENTIFICATION NUMBER ASSOCIATED WITH THIS PLAN IS: 00919638.
3. PROPERTY OWNER OF ENTIRE PARCEL: RONALD AND JUANITA IRELAND, 22900 OLD HUNDRED ROAD, BARNESVILLE, MD 20838. OWNER OF CONDITIONAL USE AREA: TELECOM CAPITAL GROUP, C/O MARK FISHER.
4. THE TOTAL TRACT AREA IS 40.98 ACRES.
5. SITE FIELD WORK WAS PERFORMED IN OCTOBER 2022 BY MICHAEL NORTON, NORTON LAND DESIGN LLC.
6. THIS PROPERTY IS NOT WITHIN AN SPA OR PMA.
7. THIS PROPERTY LIES WITHIN LITTLE MONOCACY, USE I.P.
8. ACCORDING TO FEMA FLOODPLAIN GRID 24031C01510 THERE IS NO FLOODPLAIN PRESENT WITHIN THE PROJECT AREA.
9. ACCORDING TO US FISH & WILDLIFE SERVICES WETLAND MAPPER, AND PER FIELD INVESTIGATION, NO THERE ARE NO WETLANDS WITHIN THE PROJECT AREA.
10. Y. TOPOGRAPHY WAS PROVIDED BY TELECOM CAPITAL GROUP.
11. THERE IS NO PRIME AGRICULTURAL SOIL ON THE PROPERTY. (SEE SOIL TABLE).
12. ALL TREES 2" AND GREATER WITHIN THE PROJECT AREA ARE SURVEY LOCATED AND MEASURED WITH A FORESTERS DIAMETER TAPE MEASURE.
13. ALL TREES 2" AND GREATER WITHIN 100' OF THE PROJECT AREA ARE LOCATED AND MEASURED BY OCCULAR ESTIMATE ONLY.
14. NO RARE, THREATENED OR ENDANGERED SPECIES WERE OBSERVED OR NOTICED AT THE TIME OF THE FIELD INVESTIGATION. MD DNR HAS BEEN NOTIFIED OF THIS PROJECT AND THEIR RESPONSE IS INCLUDED.
15. NO TREES OCCUR WITHIN THE STUDY AREA WHICH ARE RECOGNIZED AS CURRENT NATIONAL, STATE, OR COUNTY CHAMPION TREES.
16. THE PROPERTY IS NOT A REGISTERED HISTORIC SITE ACCORDING TO THE MONTGOMERY COUNTY DESIGNATED HISTORIC SITES AND DISTRICTS INTERACTIVE MAP. THE PROPERTY IS WITHIN THE MONTGOMERY COUNTY AGRICULTURAL RESERVE. THE PROPERTY TO THE WEST IS ON THE LOCATIONAL ATLAS INDIVIDUAL SITES - WARD HOUSE.



#### CERTIFICATION OF QUALIFIED PROFESSIONAL

I HEREBY CERTIFY THAT THE PLAN SHOWN HEREON HAS BEEN PREPARED IN ACCORDANCE WITH MARYLAND STATE, MONTGOMERY AND MONTGOMERY COUNTY FOREST CONSERVATION LAWS.

5.11.2023

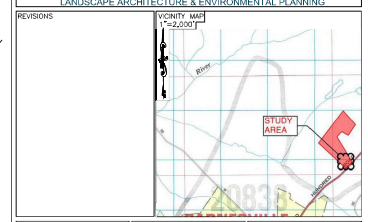
MICHAEL A. NORTON  
MONTGOMERY COUNTY REGISTERED PROFESSIONAL

TITLE: NRI/FSD NO. 420231450

PROJECT: TCG BARNESVILLE 22900 OLD HUNDRED ROAD BARNESVILLE, MD 20838 L.56877/F.0441

PREPARED FOR: TELECOM CAPITAL GROUP C/O MARK FISHER TOWERS@RCN.COM

nld NORTON LAND DESIGN LANDSCAPE ARCHITECTURE & ENVIRONMENTAL PLANNING



WATER CLASS: 1	WATERSHED: LITTLE MONOCACY	FEMA FLOODPLAIN MAP PANEL: 24031C01510
TAX MAP: UNNAMED	200 SHEET: 232NW17	DATE MAP: 7 6810, KS
SCALE: AS SHOWN	DATE: FEBRUARY 2023	PROJ. NO.: 22-071
		SHEET NO.: L-01

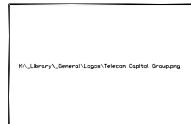
#### SOIL TABLE

SOILS	HIGHLY ERODIBLE	HYDRIC	CONTAINS 15-25% SLOPES	CONTAINS > 25% SLOPES	CAPABILITY SUBCLASS SYMBOL	PRIME AGRICULTURAL SOIL
6A BAILE SILT LOAM 0-3% SLOPES	NO	YES	N/A	-	Iv	NO
9C LINGANORE CHANNERY SILT LOAM 8-15% SLOPES	YES	NO	NOT IN STUDY	-	IIVe	NO
16B BRINKLOW-BLOCKTOWN SILT LOAM 3-8% SLOPES	NO	NO	N/A	YES	IIE	NO
16C BRINKLOW-BLOCKTOWN SILT LOAM 8-15% SLOPES	YES	NO	NOT IN STUDY	-	IIIE	NO

#### NRI/FSD TABULATION TABLE

ACREAGE OF TRACT :	40.98
ACREAGE OF EX. FOREST:	35.76
ACREAGE OF EXISTING WETLANDS	0.00
ACREAGE OF FORESTED WETLANDS	0.00
ACREAGE OF WETLAND BUFFERS	0.00
ACREAGE OF STREAM BUFFERS	6.04
ACREAGE OF FORESTED STREAM BUFFER	6.04
ACREAGE OF 100 YEAR FLOODPLAIN	0.00
LINEAR EXTENT OF STREAMS	1150
AVERAGE WIDTH OF STREAM BUFFER	100'/SIDE

Exhibit 17(a)  
OZAH Case No: CU 24-17



TCG BARNESVILLE SITE  
22900 OLD HUNDRED ROAD  
BARNESVILLE, MD 20838

SEAL:

SUBMITTALS		
DATE	DESCRIPTION	REV.

PROJECT NO: 1163.001  
DESIGNER:  
ENGINEER:  
THESE DRAWINGS ARE FORMATTED TO BE FULL-SIZE AT 22"x34" SCALE AS SHOWN ON PLAN DETAIL.  
TITLE: NRI/FSD PLAN COVER SHEET NO. 420231450  
SHEET NUMBER: L-0.1