

# Critical Area/Landscaping Plans Checklist

Date: \_\_\_\_\_  
Project: \_\_\_\_\_  
Address: \_\_\_\_\_  
Engineer/Plan preparer: \_\_\_\_\_  
Phase: \_\_\_\_\_

## Critical Area Checklist

Atlantic Coastal Bays Critical Area Site Plan.

\_\_\_\_\_ The Atlantic Coastal Bays Critical Area Site Plan must be drawn to easily readable scale and shall include, but not be limited to, the following information:

- \_\_\_\_\_ a. Showing and labeling by name and dimensions all existing and proposed property lines, easements, building and other structures  
Topography (if property is flat or gently sloping, state this on the plan).
- \_\_\_\_\_ b. Mean high water line.
- \_\_\_\_\_ c. Tidal wetlands (private and state).
- \_\_\_\_\_ d. Tributary streams.
- \_\_\_\_\_ e. Nontidal wetlands.
- \_\_\_\_\_ f. Soils.
- \_\_\_\_\_ g. Forest cover (show individual trees or a tree line defining wooded areas).
- \_\_\_\_\_ h. 100-foot buffer and waterfront setback.
- \_\_\_\_\_ i. Habitat protection areas.
- \_\_\_\_\_ j. All lot coverage (including all structures, sidewalks, sheds, decks, driveways, pools, etc.) labeled as existing or proposed.
- \_\_\_\_\_ k. All proposed clearing, grading, and disturbance.
- \_\_\_\_\_ l. Computation of the amount of existing and proposed lot coverage, existing landscaping cover and proposed clearing, and total disturbed area.
- \_\_\_\_\_ m. Proposed landscaping and mitigation plan.
- \_\_\_\_\_ n. For waterfront parcels, all percentage calculations that demonstrate compliance with limits on the setback coverage (60%) and native plantings (40%).
- \_\_\_\_\_ o. All proposed plantings required to meet the minimum 15% afforestation requirement and any additional plantings or BMPs proposed to meet the CAM.

## Atlantic Coastal Bays Critical Area Report.

In cases where additional information is required by the department to determine the impact of a development on the Coastal Bays, an Atlantic Coastal Bays Critical Area Report is required, and must include a description of the project and an environmental assessment of the site. This report shall include but not be limited to the following information:

- a. \_\_\_\_\_ Forest and developed woodland cover, generally describing the size and species of trees and shrubs.
- b. \_\_\_\_\_ Shoreline condition, including any existing or proposed piers, bulkheads, revetments, or other shoreline stabilization methods.
- c. \_\_\_\_\_ Proposed or existing stormwater management measures.
- d. \_\_\_\_\_ Site topography and soil conditions, including any areas of erosion or run-off.
- e. \_\_\_\_\_ Proposed clearing, excavation and grading.
- f. \_\_\_\_\_ Discussion of the proposed development, including number of residential units, amount of proposed impervious surface, proposed sewer treatment and water supply, and total square footage of clearing, grading and disturbance.
- g. \_\_\_\_\_ Discussion of the impact of the proposed development on water quality and habitat protection areas.
- h. \_\_\_\_\_ Documentation of all correspondence and findings received from any local, Town, state or federal agency.
- i. \_\_\_\_\_ Landscape guide and list of suggested plants. The Department recommends the following documents for suggested landscape guides:
  - \_\_\_\_\_ i. Native Plants for Wildlife Habitat and Conservation Landscaping Chesapeake *Bay Watershed*, U.S Fish and Wildlife Service 2005
  - \_\_\_\_\_ ii. Atlantic Coastal Bays Critical Area, Buffer Management Plan, Mitigation Credit for Species Planted in the Critical Area, pp.25- 31, Worcester County Maryland, March 18, 2003 and as may be subsequently amended.
  - \_\_\_\_\_ iii. Document prepared by the Department, and from time to time revised, that suggest landscape guidance which shall provide an illustrative interpretation of the above standards and suggested plants for landscaping in accordance with the above standards.

## **Landscape Compliance Checklist**

Landscape plan. A landscape plan shall be submitted to the Department for review and approval for all development and redevelopment prior to the issuance of any building permit. The landscape plan shall include the following:

\_\_\_\_\_ Is there 15% of the parcel/lot/ site area pervious and plantable open to the sky.

\_\_\_\_\_ Is all existing landscaping shown with name, size and credit

\_\_\_\_\_ Is the proposed landscaping shown with schedule showing spacing, installation size, quantity, size and credit according to landscape conversion chart and botanical and common name.

\_\_\_\_\_ Location and screening details for garbage enclosures

\_\_\_\_\_ Required perimeter landscaping per code

\_\_\_\_\_ Required internal parking lot landscaping per code

\_\_\_\_\_ Note shown on plans for owner to sign to certify that landscape plan will be followed according to plan and any changes to the landscaping plan must be submitted for review and approval

\_\_\_\_\_ Maintenance agreement. A maintenance agreement shall be required prior to issuance of a certificate of occupancy.