

Critical Area Project Application
Town of Ocean City
 (< 50 % of site with or without SWM Credit)

Date Permit Number (To be completed by Town)

Project Name

Project Address Zoning

Property Owner and Contact

Property Owner Address

Email Address Phone Number

Parcel Size (SA)

Multi Family Commercial only Perimeter Landscape Zone

Limit of Disturbance (if < 50% of site)(LOD)
 (Excludes landscaped area that will remain landscaped after construction)

I. PROJECT DESCRIPTION

Is project in the 100-foot buffer? Yes No
 (If yes, go to Section II - Setback Requirements)
 (If no, go to Section III - Site Conditions)

II. SETBACK REQUIREMENTS

- If work is in setback, mitigation planting must be provided in setback first.
 - No structures allowed in setback. Pervious deck and walkways allowed to cover 60% of setback.
 - Remaining 40% of setback must be vegetated with no improvements.
 - Non-conforming replacement/repair and maintenance for existing pervious decks and walkways are allowed to remain,
 - Removal of concrete must be replaced with pervious material.
- (pervious construction details required)

Parcel/lot size of upland area:
 40,000 sf or more setback = 25'
 25,000 sf to 39,999 sf setback = 20'
 15,000 sf to 24,999 sf setback = 15'
 Up to 15,000sf setback = 10' except for
 Residential R-1 = 15'
 Mobile home MH = 5'

10

Setback width sf (SW) =	<input type="text"/>			
Setback length sf (SL) =	<input type="text"/>			
Setback area (SB) = (SW) * (SL) :	$\frac{10}{(SW)}$	*	$\frac{0}{(SL)}$	= $\frac{0}{(SB)}$
Setback planting requirement (REQ)	$\frac{0}{(SB)}$	*	$\frac{40\%}{40\%}$	= $\frac{0}{(REQ)}$

Landscaping Plan for setback required

Notes:

III. SITE CONDITIONS

_____	0	Site Area (square feet) = (SA)	
_____	0	Limit of New Development Activity in sf if < 50% of parcel = (LOD)	
		(Excludes landscaped areas)	
_____	0	If required, Area of site treated by BMP = (SWM)	
		(See attached SWM computations)	
_____		Proposed coverage sf (including decks = (PC)	
_____		Vegetation removed Critical Area 1:1 = (VRCA)	Credit points
_____		Vegetation removed Buffer Area 2:1 = (VRBA)	

IV CRITICAL AREA MITIGATION CALCULATIONS

CAM Factor (CF%)	(PC)-(SWM)/(SA)	<input type="text" value="#DIV/0!"/>	.20 minimum
Critical Area Mitigation (CAM)	(LOD)(CF%)	<input type="text" value="#DIV/0!"/>	Points
Program Fee (FEE)	(CAM) * 10% * (\$1)	<input type="text" value="#DIV/0!"/>	Dollars
Vegetation removed (VEG)	(VRBA) + (VRCA)	<input type="text" value="0"/>	Points
	(Trees that must be replaced in addition to NET below)		
Net Landscaping (NET)	(CAM) - (FEE)	<input type="text" value="#DIV/0!"/>	Points

Must provide:

- Landscaping plan with credits (Existing trees not included, but should be shown on plan)
- Site plan with lot coverage tabulated
- Must provide SWM plan and details with 10% rule, *if required*

Landscaping	Size	Conversion POINTS	Placement
Large Tree	> 2" caliper	200	14' on center
Small Tree	> 1.5" caliper	100	10' on center
Large Shrub	36" min hght/sprd	75	8' on center
Small Shrub	24" min hght/sprd	50	5' on center
Plants		2	1-2' on center

Single Family only	Rain Garden 5 x 5	1 shrub 3 plants	400	Drainage area 500 sf	Must have drainage area delineated
	Rain Garden 10 x 10	1 tree, 3 shrubs, 9 plants	1400	Drainage area 2000 sf	

V. AFFORESTATION CHECK

- All development or redevelopment within the Critical Area boundary requires that 15% of the site is vegetated*
- The plantable area must be vegetated for 15% of SA or LOD
- If existing plantable area is <15% of SA or LOD, site is grandfathered at that percentage and it must be maintained
- The area of PL must be plantable

Afforestation (AFF):	(SA) * 15%	$\frac{0}{(SA)}$ *	$\frac{15\%}{15\%} =$	$\frac{0}{(AFF)}$
Plantable area (PL):	(SA)-(PC)	$\frac{0}{(SA)}$	$\frac{0}{(PC)} =$	$\frac{0}{(PL)}$

Notes: *except for sidewalk extension with pervious pavers are considered plantable



VI. HABITAT PROTECTION

For Lots of 40,000 square feet or greater, the applicant must consult with the Maryland Department of Natural Resources to determine the existence of any Habitat Protection Areas that may be affected by the proposed development.

VII. LANDSCAPE REQUIREMENTS

Proposed landscape/mitigation plan with plants schedule
Mitigation **PLUS** the removed landscaping

MITIGATION OWED	#DIV/0! NET	+	0 REMOVED	=	#DIV/0! TOTAL POINTS
Size	Credit	Proposed			
		Quantity New	Total		
Large tree	200		0		
Small tree	100		0		
Large shrub	75		0		
Small Shrub	50		0		
Plant	2		0		
Rain Garden			0		
5 x 5	400		0		
10 x 10	1400		0		
Other BMP			0		
TOTAL PROPOSED			0		
Replacement Landscape Required			0		
TOTAL POINTS				#DIV/0!	
TOTAL POINTS-PROPOSED * \$1.00=MITIGATION FEE OWED				#DIV/0!	Notes:
(Required Minimum 15% of parcel)				0	

VIII. SITE PLAN REQUIREMENTS

Critical Area site plan must be drawn to scale and shall include the following information:

1. Site Plan drawn to scale.
2. Title block, including name of the project or development and the names of the property owner, project data including street name, tax map and parcel info.
3. Property lines and approximate location of adjoining property structures.
4. North arrow, scale and legend.
5. All improvements and lot coverage tabulated.
6. Location and type of stormwater controls and construction details.
7. Drainage area to each stormwater control.
8. Existing and proposed grades.
9. Positive drainage toward the Town right-of-way.
10. Containment on property lines to prevent drainage onto adjoining lots.
11. Limit of all proposed clearing, grading and disturbance.
12. Tabulate existing and proposed vegetation, quantity, size and type. Include botanical name.
13. High water line, bulkhead, riprap or delineation of private and state tidal wetlands, and delineation of non-tidal wetlands.
14. The 100' foot buffer and project-specific setback line delineated.
15. Habitat protection areas (if applicable).

Review by _____
Date _____

**TOWN OF OCEAN CITY
ENGINEERING INSPECTION DEPARTMENT
CRITICAL AREA MITIGATION BOND SHEET**

DATE: 0-Jan-00 **PERMIT:** 0
OWNER: 0 **LOCATION:** 0

CONTRACTOR:

BOND RELEASE INFORMATION

NAME: _____
ADDRESS: _____
CITY, STATE, ZIP: _____
PHONE: _____
CK # _____ **RECEIPT #** _____

Landscaping	Unit Cost	Quantity	Total
Large tree	200		
Small tree	100		
Large shrub	75		
Small shrub	50		
Plants	2		
Lg. rain garden	1600		
Sm. rain garden	400		

Total Provided

Total Bond Required #DIV/0!

Please Note:

1. Does not necessarily include items from other agencies or departments.
2. Landscaping must be verified for bond release. Only release amount equal to provide landscaping. Remaining is defaulted to program. Minimum 15% afforestation required on site.
3. Bond expired in six months and is forfeited to program in ONE (1) Year.

Signatures:

Bond Payee _____
 Environmental Engineer _____
Bond Release OK _____ **Date** _____

15% for Single Family lots

2,000 Sf or less	300 Points		1 small tree
2,000 to 3,000	450 points		1 small tree
3,000 to 4,000	600 points		1 small tree
4,000 to 5,000	750 points		1 small tree
5,000 to 6,000	900 points		1 small tree
7,000 to 8,000	1200 points	1 large tree	2 small tree
9,000 to 10,000	1500 points	1 large tree	2 small tree
10,000 to 11,000	1650 points	1 large tree	2 small tree
over 11,000	15% of lot size	varies with lot size	

Additional landscaping will apply toward Critical Area Mitigation Requirement.

	4 small shrubs
	7 small shrubs
2 large shrubs	9 small shrubs
2 large shrubs	10 small shrubs
3 large Shrubs	14 small shrubs
4 large shrubs	10 small shrubs
6 large shrubs	13 small shrubs
7 large shrubs	18 small shrubs

Large Trees 200	Small trees 100	Large Shrubs 75
5' tree with 2" caliper	5' tree with 1.5' caliper	3 gal 3' tall or wide
box elder	serviceberry, shadbush	smooth alder
red maple	paw paw	Devil's walking stick
river birch	chinquapin	possum haw
mockemut hickory	eastern redbud	mountain laurel
bitternut hickory	white fringetree	shining or winged sumac
pignut hickory	flowering dogwood	staghorn sumac
shagbark hickory	cockspur hawthorn	black haw
hackberry	southern thorn	red chokeberry
Atlantic white cedar	American holly	high-tide bush, groundsel tree
common persimmon	eastern red cedar	American beautyberry
American beech	sweetbay magnolia	buttonbush
white ash	eastern hop - hornbeam, ironwood	sweet pepperbush, summersweet
green ash	southern crabapple	silky dogwood
black walnut	sweet crabapple	wigh hazel
sweet gum	sassafras	inkberry
tulip poplar	Crepe Myrtle	winterberry
red mulberry	Arborvites	tassel-white, Virginia sweetspire
black gum, sourgum		fetterbush
shortleaf pine		spicebush
pitch pine		male-berry
loblolly pine		wax myrtle, southern bayberry
Virginia pine		northern bayberry
American sycamore		pink azalea, pinxterbloom
black or wild cherry		swamp azalea
white oak		sweet or smooth sumac
swamp white oak		swamp rose
scarlet oak		common elderberry
red oak		highbush blueberry
blackjack oak		deerberry
swamp chestnut oak		souther arrowwood
water oak		naked witherod
pin oak		
chestnut oak		
northern red oak		
post oak		
black oak		
black locust		
black willow		
bald cypress		
American basswood		
American elm		

Small shrubs 50

2 gal 2' tall or wide

sweet fern

strawberry bush, hearts -a -bustin'

black huckleberry

dangleberry

dense St Joh's wort

sheep laurel

stagger-bush

beach plum

swarf or coast azalea

pature rose

early lowbush blueberry

maple-leaved arrowwood

Azelea

Roses

Yucca

Fountain Grasses

Additional landscaping will
apply toward Critical Area
Mitigation Requirement.

Native Plants

Non Native Plants

**TOWN OF OCEAN CITY
ENGINEERING INSPECTION DEPARTMENT
CRITICAL AREA MITIGATION**

DATE: 0-Jan-00 **PERMIT:** 0

OWNER: 0 **LOCATION:** 0

CONTRACTOR:

Landscaping	Unit Cost	Quantity	Total
Large tree	200	12	
Small tree	100		
Large shrub	75		
Small shrub	50		
Plants	2		
Lg. rain garden	1600		
Sm. rain garden	400		

Total Provided _____

Total Required _____ 0

Signatures:

Contractor

Environmental Engineer

C/O Release OK

Date:

Landscaping worksheet

Address	=Worksheet!B7
Name	0
Parcel/lot Size	1 Sq FT
Perimeter	0 Ft
Trees	0
Shrubs Required	0

Landscaping Zone Circle all that apply

- [Ocean](#)
- [East Coastal](#)
- [West Coastal](#)
- [Critical area Buffer](#)
- [Critical Area Setback](#)
- [Tidal Wetland](#)

Ocean Plants

East Coastal Plants

West Coastal Plants

Critical Area Buffer/setback plants

Minimum Landscaping Requirements for Lot size and Planting Schedule

15% for Single Family lots

2,000 Sf or less	300 Points		1 small tree		4 small shrubs
2,000 to 3,000	450 points		1 small tree		7 small shrubs
3,000 to 4,000	600 points		1 small tree	2 large shrubs	9 small shrubs
4,000 to 5,000	750 points		1 small tree	2 large shrubs	10 small shrubs
5,000 to 6,000	900 points		1 small tree	3 large Shrubs	14 small shrubs
7,000 to 8,000	1200 points	1 large tree	2 small treee	4 large shrubs	10 small shrubs
9,000 to 10,000	1500 points	1 large tree	2 small treee	6 large shrubs	13 small shrubs
10,000 to 11,000	1650 points	1 large tree	2 small treee	7 large shrubs	18 small shrubs
over 11,000	15% of lot size	varies with lot size			

Additional landscaping will apply toward Critical Area Mitigation Requirement.

Large Trees 200

Small trees 100

Large Shrubs 75

Small shrubs 50

5' tree with 2" caliper

5' tree with 1.5' caliper

3 gal 3' tall or wide

2 gal 2' tall or wide

box elder
 red maple
 river birch
 mockemut hickory
 bitternut hickory
 pignut hickory
 shagbark hickory
 hackberry
 Atlantic white cedar
 common persimmon
 American beech
 white ash
 green ash
 black walnut
 sweet gum
 tulip poplar
 red mulberry
 black gum, sourgum
 shortleaf pine
 pitch pine
 loblolly pine
 Virginia pine
 American sycamore
 black or wild cherry
 white oak
 swamp white oak
 scarlet oak
 red oak
 blackjack oak
 swamp chestnut oak
 water oak
 pin oak
 chestnut oak
 northern red oak
 post oak
 black oak
 black locust
 black willow
 bald cypress
 American basswood
 American elm

serviceberry, shadbush
 paw paw
 chinquapin
 eastern redbud
 white fringetree
 flowering dogwood
 cockspur hawthorn
 southern thorn
 American holly
 eastern red cedar
 sweetbay magnolia
 eastern hop - hornbeam, ironwood
 southern crabapple
 sweet crabapple
 sassafras
 Crepe Myrtle
 Arborvites

smooth alder
 Devil's walking stick
 possum haw
 mountain laurel
 shining or winged sumac
 staghorn sumac
 black haw
 red chokeberry
 high-tide bush, groundsel tree
 American beautyberry
 buttonbush
 sweet pepperbush, summersweet
 silky dogwood
 wigh hazel
 inkberry
 winterberry
 tassel-white, Virginia sweetspire
 fetterbush
 spicebush
 male-berry
 wax myrtle, southern bayberry
 northern bayberry
 pink azalea, pinxterbloom
 swamp azalea
 sweet or smooth sumac
 swamp rose
 common elderberry
 highbush blueberry
 deerberry
 souther arrowwood
 naked witherod

sweet fern
 strawberry bush, hearts -a -bustin'
 black huckleberry
 dangleberry
 dense St Joh's wort
 sheep laurel
 stagger-bush
 beach plum
 swarf or coast azalea
 pature rose
 early lowbush blueberry
 maple-leaved arrowwood
 Azelea
 Roses
 Yucca
 Fountain Grasses

Additional landscaping will apply toward Critical Area Mitigation Requirement.

Native Plants
 Non Native Plants