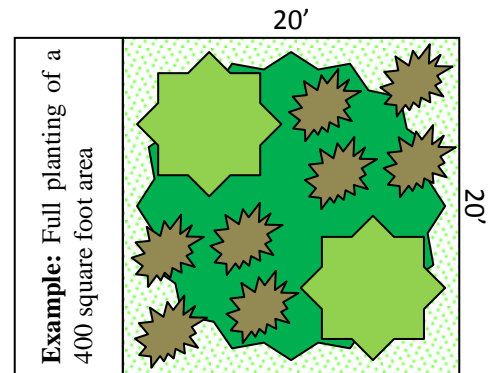


Dorchester County
Critical Area Planting Standards

Activity	Required Buffer Planting
Subdivision	
<ul style="list-style-type: none"> new vacant lots 	Establish 100' or 200' and expanded Buffer
<ul style="list-style-type: none"> new lot with existing dwelling 	1:1 establishment based on total lot coverage
<ul style="list-style-type: none"> new agricultural lot 	Exempt
<ul style="list-style-type: none"> land use conversion 	Establish 100' or 200' and expanded Buffer
New development	
<ul style="list-style-type: none"> accessory structure 	1:1 establishment based on new lot coverage
<ul style="list-style-type: none"> addition 	1:1 establishment based on new lot coverage
<ul style="list-style-type: none"> substantial alteration 	1:1 establishment based on total lot coverage
<ul style="list-style-type: none"> shore erosion control 	1:1 establishment based on disturbances
<ul style="list-style-type: none"> water access 	2:1 establishment based on disturbances
<ul style="list-style-type: none"> water-dependent structure 	2:1 establishment based on disturbances
<ul style="list-style-type: none"> in-kind replacement 	Exempt
<ul style="list-style-type: none"> vacant lot 	Establish 100' or 200' and expanded Buffer
Variance	3:1 mitigation based on disturbances
Violation	4:1 mitigation based on disturbances
Removal of Invasive or Noxious Species	Stabilization of disturbed area with mulch or ground cover until replanted in native species or allowed to regenerate naturally

Plant Material Credits:

- Overstory tree** (min. 1" caliper, 6' tall): 100 square feet
- recommended planting at 20' x 20' centers
- Understory tree** (min. 1" caliper, 6' tall): 50 square feet
- recommended planting at 16' x 16' centers
- Shrub** (min. 1 gallon container, 18" tall): 25 square feet
- recommended planting at 8' x 8' centers



- All projects above require a Buffer Management Plan.
- Projects larger than 1000 square feet also require a Planting Plan Maintenance and Management Agreement with surety.
- For a Major Buffer Management Plan, no single species may exceed 20% of total planting requirement and shrubs may not exceed 50% of total planting requirement.
- Projects less than ¼ acre must be planted in large-stock material and 100% guaranteed for at least two years.
- Projects larger than ¼ acre may be planted in up to 50% seedlings at 700 stems per acre. Seedlings require a guaranteed minimum 50% survival rate for five years. The remaining area must be planted in large-stock material and 100% guaranteed for at least two years.