

SM 157-99  
CONCEPT

WETA Transmission Tower  
CDSP 99-0587

USA-S-1829-571

FB Comments 4/15/99

Judge John C. North, II  
Chairman



Ren Serey  
Executive Director

**STATE OF MARYLAND**  
**CHESAPEAKE BAY CRITICAL AREA COMMISSION**

45 Calvert Street, 2nd Floor, Annapolis, Maryland 21401  
(410) 260-7516 Fax: (410) 974-5338

April 15, 1999

Ms. Christine Holmberg  
Department of Planning and Zoning  
P.O. Box 3000  
Leonardtown, MD 20650

**RE: CDSP #99-0587, WETA Transmission Tower**  
**CBCAC # 157-99**

Dear Ms. Holmberg:

Thank you for providing information on the referenced project. The applicant is proposing to construct a 499-foot high transmission tower for nonprofit public television and radio. This property appears to be an existing grandfathered lot.

Staff have no objection to this concept plan. Although the property is potential habitat for Forest Interior Dwelling Birds (FIDS), we are glad to see that the tower is being located near the edge of the forest and along the existing road so that the least amount of impact to the habitat is incurred.

In accordance with St. Mary's County Zoning Ordinance (Article III), we recommend that the applicant provide 1:1 mitigation for the proposed 19,950 square feet of clearing. Note 13 on the concept plan should be changed to reflect this requirement. Because the clearing is taking place in potential FIDS habitat, we recommend that the mitigation plantings occur in an area adjacent to an existing forest of at least 100 acres in order to enhance habitat for FIDS and other wildlife.

Thank you for the opportunity to comment. Please resubmit the plan to the Commission if any significant changes are made to it. If you have any questions, you can contact me at (410) 260-7073.

Sincerely yours,

A handwritten signature in black ink that reads "Tracy Batchelder".

Tracy Batchelder  
Natural Resources Planner

Branch Office: 31 Creamery Lane, Easton, MD 21601  
(410) 822-9047 Fax: (410) 820-5093



**WETA ANTENNA SITE  
CRITICAL AREA ENVIRONMENTAL REPORT**

**INTRODUCTION**

The Weta Antenna Site is owned by Thomas E. Springer, Jr., as shown on the deed recorded at liber 575 folio 271 dated January 8th, 1991, in the land records of St. Mary's County. The site contains 11.63 acres.

**LOCATION**

The site is located in Valley Lee. On Tax Map 61 it is shown as parcel 125. The Alexandria Drafting Company maps show the site on St. Mary's County Map 23, grid H/13

**PROPOSED DEVELOPMENT ACTIVITY**

The proposed development will consist of the construction of an antenna 496 ft. high. Impervious coverage is 3,300 square feet for the proposed road and 400 square feet for the foundations. The entire property drains directly into tidal waters, therefore, no stormwater management is proposed. Water quality measures are not addressed because the site disturbance is less than .01 of the site.

**EXISTING ENVIRONMENTAL CHARACTERISTICS**

**Soils:** *The Soils Survey of St Mary's County* depicts the site as being Othello Ot. The hydric soils are shown by the field delineated jurisdictional wetlands. The 100-Year Flood Plain Flood Zone A is depicted on the plat as shown on the FIRM Community Panel #240064-0041D. The forest land is characterized as white oak/pine mixed woodland with the following species noted: red maple, American holly, black gum, loblolly pine, red oak, white oak, sycamore, sweet gum, black cherry, and willow oak. The existing vegetation was evaluated utilizing the procedures described in the Maryland Forest Conservation Manual. The invasive plant cover was less than 1%, the woody

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ground cover is 5.2%, the woody debris is 1.4% and the canopy cover is 40-60%; therefore, the habitat rating is good.

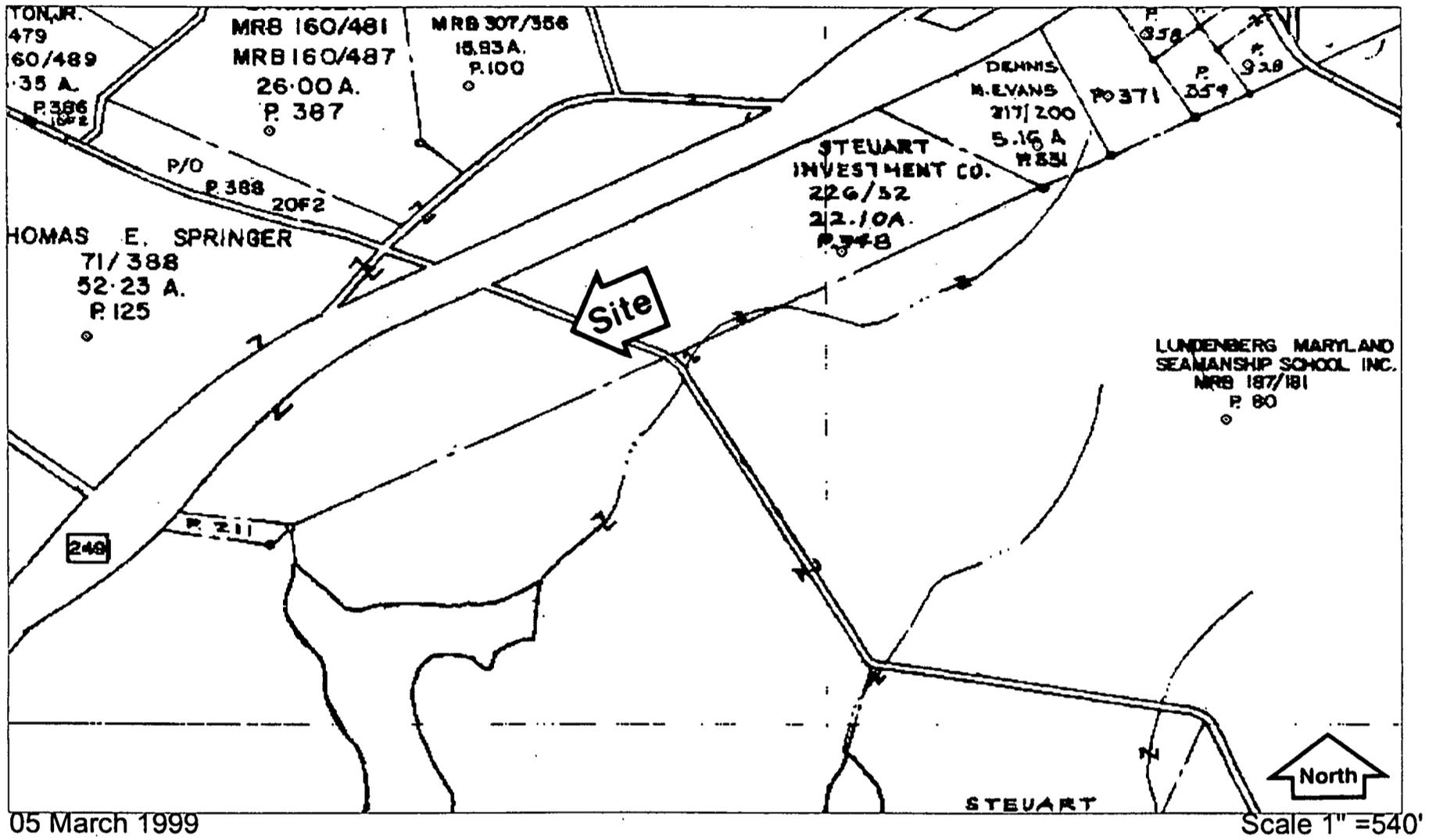
**Aquatic Resources:** According to Cowardin et al (1979), St. Georges Cove is estuarine intertidal mud flat, irregularly exposed. Appendix A is a listing of finfish identified by Lippson for this portion of the Potomac drainage.

**Habitat:** There were no rare, endangered or threatened specie identified on the natural heritage maps for this site.

**Historic Features:** The County Historic Features maps do not identify any historic structures on this site.

# WETA ANTENA SITE

## TAX MAP 61 PARCEL 125



05 March 1999

Scale 1" = 540'

