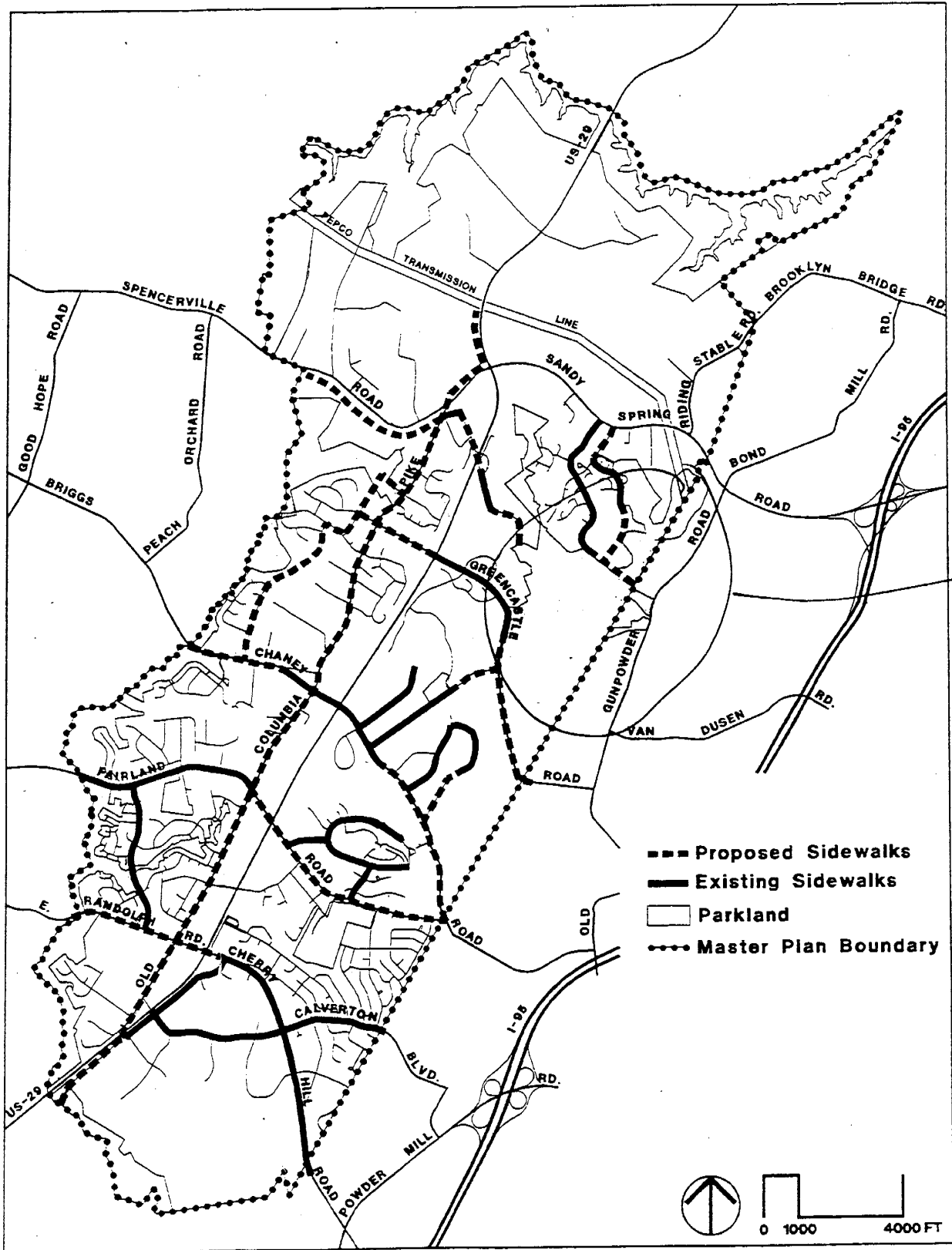


SIDEWALK NEEDS

FIGURE 41



56

OBJECTIVE: Protect sensitive or high quality natural resources and archaeological and historical resources on parkland in the Fairland area.

RECOMMENDATIONS:

Little Paint Branch Watershed:

- The Bryan, Kinnamon, and Fehr properties (see page 48) north of existing Fairland Recreational Park contain extensive wetlands, steep slopes, seeps and springs, and areas of high-quality mature forest. Under existing regulations and zoning, these parcels are largely undevelopable. Acquisition of these properties as parkland would provide protection of the headwaters area of Little Paint Branch and hardwood forest cover.
- The stream valley between McKnew Local Park and Fairland Recreational Park, which is in the area where the Piedmont meets the Coastal Plain, contains a very diverse and unusual plant community. Although much of the area has been disturbed by quarrying, the remaining vegetation and the potential for re-vegetation make this stream valley worthy of protection as parkland. (See also golf course community, page 47.)

Right Fork of the Paint Branch Watershed:

- Dedicate portions of the Baldi property (Parcel 525) that include seeps, springs, wetlands, buffers as required, and erodible soils when the property is subdivided.
- Acquire the part of the Hunt Property (Parcel 230) that adequately protects the seeps, springs, wetlands, and hardwood forest; this may affect a significant portion of the property.
- Expand the stream valley buffer on the Hunt Property (Parcel 375) to one hundred-fifty feet along either side of the tributary with approximately a 400-foot radius around headwaters.
- Expand stream valley buffers on Gibson, Bryan, and Mosher Properties to one hundred-fifty feet, both sides of tributary, to Friendlywood Road.
- Maintain strict compliance with Planning Board's Environmental Guidelines for the development of park facilities.
- Apply aggressive education and enforcement efforts to reduce encroachment and clearing in Paint Branch Stream Valley Park north of Fairland Road.

OBJECTIVE: Locate and design park multi-use trails to support a regional recreational bikeways network.

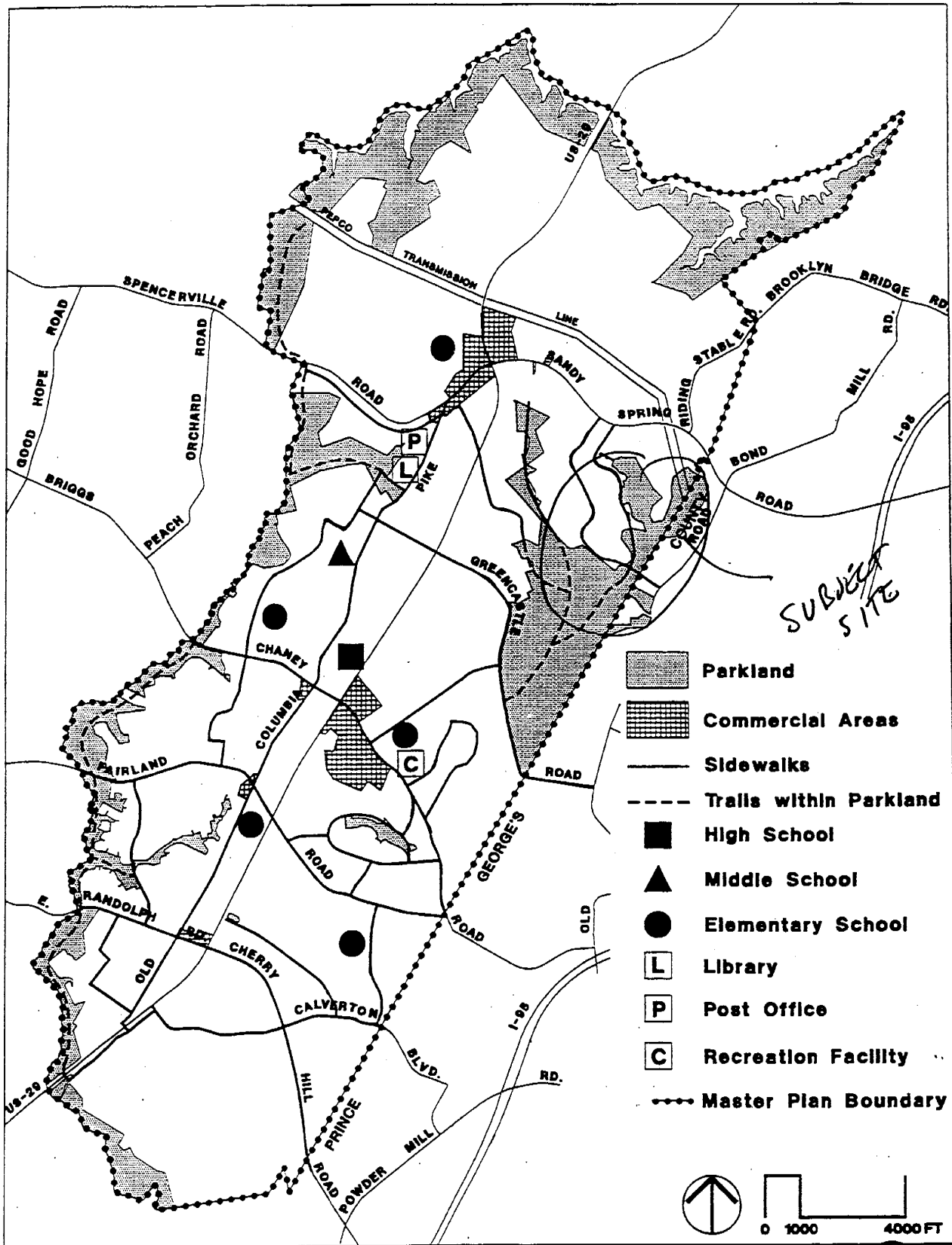
RECOMMENDATIONS:

Alignments for trails are not designated before completing an environmental feasibility study for the subject park. Therefore, the recommendations below are subject to revision.

57

MAJOR PEDESTRIAN CIRCULATION NETWORK

FIGURE 45



(S8)

The fall line creates habitat of unusual forest communities with a diverse mix of Piedmont and Coastal Plain plant species. A diverse forest community with these species has been documented at McKnew Local Park in the Little Paint Branch watershed and is known to extend into adjoining private land. The forest resources in the Fairland section of Paint Branch are more fragmented than in the Patuxent watershed. Forest habitats are largely found within the stream valley park system and, to a much smaller extent, along the tributaries traversing private property.

OBJECTIVE: Protect remaining forest cover and expand forest cover where possible and practicable.

RECOMMENDATIONS:

- Locate stormwater management facilities and sediment and erosion control measures outside the stream buffers areas where feasible to keep wooded buffer areas intact and allow for forest plantings in non-wooded buffers (consistent with the Forest Conservation Law).
- Preserve existing forest within the expanded stream buffers as part of SPA designation in upper Paint Branch.
- Designate expanded buffers that are not wooded as high priority forest planting areas.
- Protect existing high quality forest with expanded buffer areas in the following areas:
 - Hunt/Baldi properties: Include hardwood forest stand in a Conservation Area.
 - Konterra: Cluster development to protect stream buffer areas and high quality forest stand between the stream and Colonial Gas Pipeline right-of-way.
 - Smith Property: Cluster development to protect stream buffer areas and high quality forest stand in northern and eastern ends of area.
 - Blackburn Road: Cluster development to maximize tree cover and forest preservation.

NOISE

Excessive noise is an environmental health problem. Noise from roadway traffic is the single most pervasive noise source in Fairland. Transportation noise impacts usually occur on residential sites that are adjacent to heavily traveled roadways, such as arterials and major highways.

OBJECTIVE: Develop strategies to mitigate adverse environmental impacts of intrusive noise levels.

RECOMMENDATIONS:

- Incorporate noise abatement where possible for existing and projected noise impact areas as part of future road widening projects.
- Continue to require noise-compatible site design for new residential development in noise impact areas along roads.

57