



## **NRI Submittal Requirements For Development Applications**

A Natural Resources Inventory (NRI) is defined as “**a plan map and supporting documentation or letter** that provides all required information regarding the existing physical and environmental conditions on a site that is approved by the Planning Director or designee as described in the *Environmental Technical Manual* as approved and amended by the Planning Board from time to time.”

The purpose of this document is to clarify the necessary submittal documents for certain applications that are submitted to the Development Review Division of the Prince George's County Planning Department and the Department of Permitting Inspections and Enforcement (DPIE) for review. The Chesapeake Bay Critical Area (Subtitle 5B), Subdivision (Subtitle 24), Zoning (Subtitle 27), Water Resources Protection and Grading (Subtitle 32) Ordinances require the submittal of certain information to verify the existing environmental conditions on a site and to demonstrate conformance with certain code requirements unless the project is grandfathered under the provisions of CB-015-2011 (Water Quality Resources and Grading), Section 3 of CB-26-2011 (Subdivision) or CB-27-2011 (Zoning).

### **Applications That Require an Approved NRI**

A NRI, in the form of a plan or Equivalency Letter, is required for certain development applications including CDP, CSP, Preliminary Plan, DSP, SDP, SP, and SE applications. An NRI plan or an Equivalency Letter is also required for Stormwater Management Concept and Sediment & Erosion Control Concept approval. It should be noted that for any project that qualifies for an exemption from providing stormwater management, a NRI is still required with the stormwater concept application to verify the exempt status as determined by the Department of Permitting, Inspections and Enforcement. The [type of NRI](#) application that is appropriate for an application type is determined by the Planning Director or designee.

### **Applications That Do Not Require Submittal of a Natural Resource Inventory**

A Natural Resources Inventory (NRI) is not a submittal requirement for projects which will not require a grading permit, a stormwater management site development concept application, or a sediment & erosion control concept application). The following are examples of application types that may not require a grading permit and as such are not required to submit an NRI

- Any application that is only for a change in use or adding a use to a use table
- Any application that is only for interior renovations
- Plan revisions that are required only for architectural unit types

Similar types of Development Review applications which will not require a grading permit as determined by the Planning Director or designee are also not required to submit an NRI. Verification from the applicant that the project will not require a grading permit may be required with the land development application. Should it be discovered during the review process that an application requires a grading permit, an NRI will be required prior to approval of the application.

Development applications which may be grandfathered from the preparation of an NRI under the Zoning Ordinance, may still require an NRI for storm water management concept approval as determined by the Department of Public Works and Transportation.

There are [three types of NRI approvals](#), each associated with the type of project that is proposed.