

PROPOSED EXPANSION FOR WAL-MART SUPERCENTER #05888-214 3400 HARTZDALE DR, CAMP HILL, PA 17011

FINAL LAND DEVELOPMENT

PROJECT PURPOSE STATEMENT: TO BETTER SERVE CUSTOMERS, THIS PROJECT PROPOSES TO ADD APPROXIMATELY 3,057 SF EXPANSION TO THE STORE IN ORDER TO FACILITATE INCREASED ONLINE ORDERING AND PICKUP SERVICES AND REVISE PARKING STALLS.

REVISIONS	BY	DATE
1. REVISED PER COMMENTS	RS	01/25/2025
2. REVISED PER COMMENTS	RS	01/25/2025
3. REVISED PER COMMENTS	RS	01/25/2025

REVIEW BLOCK	
DESIGNED BY: <u>Kyle Stover</u> DATE: <u>01/25/2025</u> APPROVED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u>	DESIGNED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u> APPROVED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u>

NOTARIZED OWNERS STATEMENT	
I, <u>[Signature]</u>, of the County of <u>Franklin</u>, State of <u>PA</u>, do hereby certify that the above is a true and correct copy of the final plan as submitted to the Planning Department. DATE: <u>01/25/2025</u> SIGNATURE: <u>[Signature]</u>	I, <u>[Signature]</u>, of the County of <u>Franklin</u>, State of <u>PA</u>, do hereby certify that the above is a true and correct copy of the final plan as submitted to the Planning Department. DATE: <u>01/25/2025</u> SIGNATURE: <u>[Signature]</u>

CERTIFICATES of ACCURACY	
DESIGNED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u> APPROVED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u>	DESIGNED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u> APPROVED BY: <u>[Signature]</u> DATE: <u>01/25/2025</u>

CONTACTS:

CLUMBERLAND COUNTY PLANNING DEPARTMENT
4101 BATTERY ROAD, SUITE 101
CARLISLE, PA 17015-9101
PHONE: (717) 243-7812

GAS
UGI UTILITIES INC.
PO BOX 3565
1500 PAXTON STREET
HARRISBURG, PA 17105-3565
PHONE: (717) 255-4346

ELECTRIC
PPL ELECTRIC UTILITIES CORP.
100 COMMERCIAL DRIVE
MECHANICSBURG, PA 17050
PHONE: (717) 691-2920

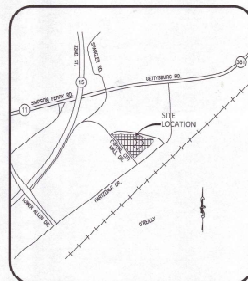
SEWER
LOWER ALLEN TOWNSHIP AUTHORITY
13011 SHARP RD IN REID
NEW CLUMBERLAND, PA 17070-2428
PHONE: (717) 774-0610

WATER
PENNSYLVANIA AMERICAN WATER COMPANY
852 WESLEY DRIVE
MECHANICSBURG, PA 17050
PHONE: (717) 621-2102

PLANNING, ZONING, BLDG OFFICIAL
LOWER ALLEN TOWNSHIP
2233 GETTYSBURG ROAD
CAMP HILL, PA 17011
(717) 975-7575 EXT 1105

DEVELOPER
WAL-MART REAL ESTATE BUSINESS
2001 S.E. 10TH STREET, SWDC
HUNTSVILLE, AL 35894-0001
(479) 273-4000 PHONE

ENGINEER
DEWBERRY ENGINEERS
551 PINEY FOREST ROAD
DANVILLE, VA 24540
(434) 797-4497 TELEPHONE



VICINITY MAP

SHEET INDEX

- CV-1 COVER SHEET
- SSM-1 STOP SIGNS & MARKINGS PLAN
- LD-1 LAND DEVELOPMENT PLAN
- SECP-1 DEMOLITION AND CONSTRUCTION PLAN
- PS-1 PICKUP SIGNAGE PLAN
- EC-1 EXISTING CONDITIONS SURVEY (BY OTHERS)
- EC-2 EXISTING CONDITIONS SURVEY (BY OTHERS)
- DM-1 DEMOLITION PLAN
- C-1 SITE PLAN
- C-2 GRADING & DRAINAGE PLAN
- C-3 UTILITY PLAN
- ES-1 EROSION AND SEDIMENT CONTROL PLAN
- D-1 CONSTRUCTION DETAILS
- D-2 CONSTRUCTION DETAILS
- D-3 CONSTRUCTION DETAILS
- D-4 CONSTRUCTION DETAILS
- LP-1 LIGHTING PLAN (BY OTHERS)

SITE ANALYSIS TABLE (EXISTING STORE)		
	EXISTING	PROPOSED
TOTAL BUILDING AREA (PER AOR)	80,438 S.F.	82,608 S.F.
REQUIRED PARKING (PER AHJ)	358 SPACES	370 SPACES*
REQUIRED PARKING RATIO (PER AHJ)	1.00/250 S.F.	1.00/250 S.F.
REQUIRED PARKING (PER ECR/CC&R)	919 SPACES	937 SPACES
REQUIRED PARKING RATIO (PER ECR/CC&R)	5.00/1,000 S.F.	5.00/1,000 S.F.
CUSTOMER AND ASSOCIATE PARKING	325 SPACES	306 SPACES
ACCESSIBLE PARKING	13 SPACES	13 SPACES
PICKUP PARKING	15 SPACES	39 SPACES
CART CORALS (NOT INCLUDED IN PARKING COUNTS BELOW)	13 CORALS/26 SPACES	10 CORALS/20 SPACES
PROPOSED TOTAL PARKING EXCLUDING PICKUP STALLS	338 SPACES	319 SPACES
PROPOSED PARKING RATIO EXCLUDING PICKUP STALLS	3.78/1,000 S.F.	3.44/1,000 S.F.
PROPOSED TOTAL PARKING INCLUDING PICKUP STALLS	353 SPACES	358 SPACES
PROPOSED PARKING RATIO INCLUDING PICKUP STALLS	3.92/1,000 S.F.	3.86/1,000 S.F.

NOTE: VARIANCE GRANTED IN DECEMBER 2022 WHERE IT WAS DETERMINED 280 SPACES WAS SUFFICIENT FOR THIS SITE.
LOADING SPACE REQUIREMENT: 3 SPACES (SEE CALCULATIONS ON (1)-1 SHEET)

ALERT TO CONTRACTOR:

- THE SITEWORK FOR THE WAL-MART PORTION OF THIS PROJECT SHALL MEET OR EXCEED THE "WAL-MART STANDARD SITEWORK SPECIFICATIONS."
- ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES AND/OR UTILITY SERVICE COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING PERMITS AND THE FINAL CONNECTION OF SERVICES.

COVER SHEET

REVISIONS	BY	DATE
1. REVISED PER COMMENTS	RS	01/25/2025
2. REVISED PER COMMENTS	RS	01/25/2025
3. REVISED PER COMMENTS	RS	01/25/2025

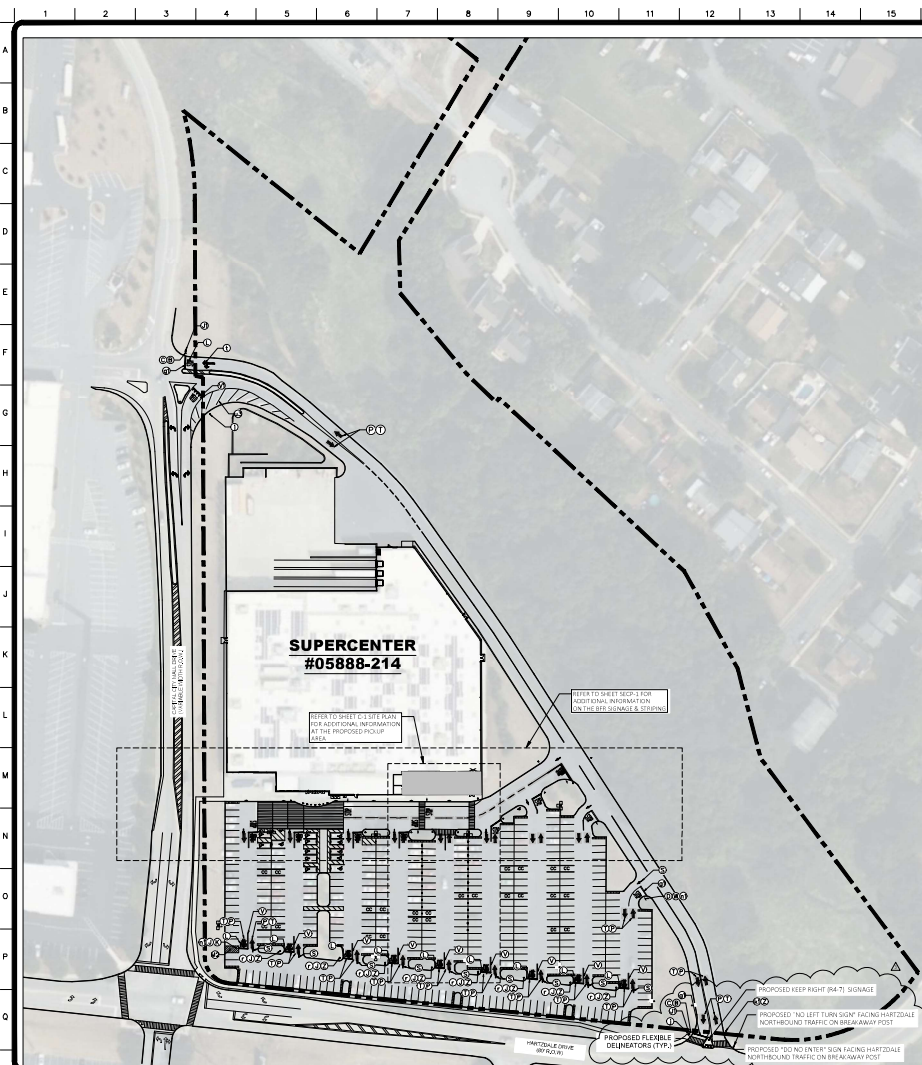
Dewberry
Dewberry Engineers Inc.
1000 N. 10TH STREET
HARRISBURG, PA 17102

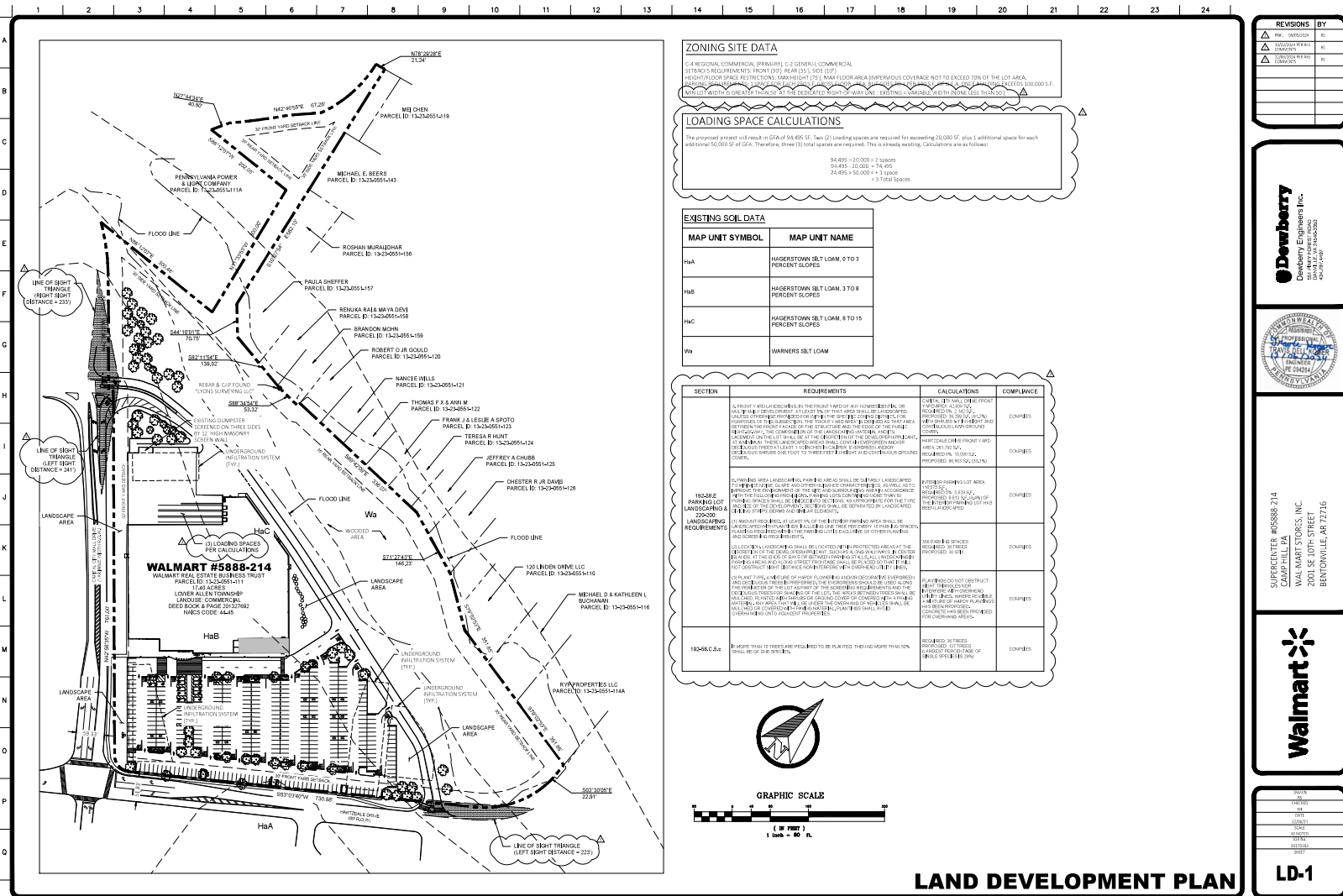


S. SPENCER TR. #05888-214
CAMP HILL, PA 17011
3400 HARTZDALE DR.
CAMP HILL, PA 17011



CV-1





REVISIONS

NO.	DESCRIPTION	DATE
1	PRELIMINARY	10/1/2024
2	REVISION	10/1/2024
3	REVISION	10/1/2024

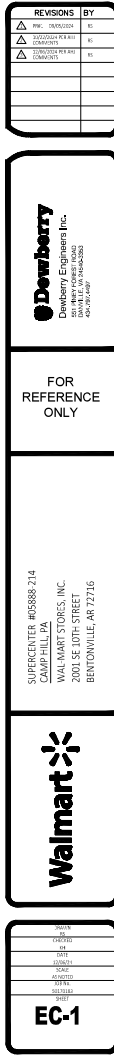
Dewberry
Dewberry Engineers Inc.
100 West Chester Road
Bentonsville, AR 72716
479-251-4400

SEAL
SUPERVISOR
BENTONVILLE, AR
10/1/2024

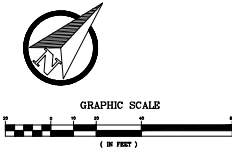
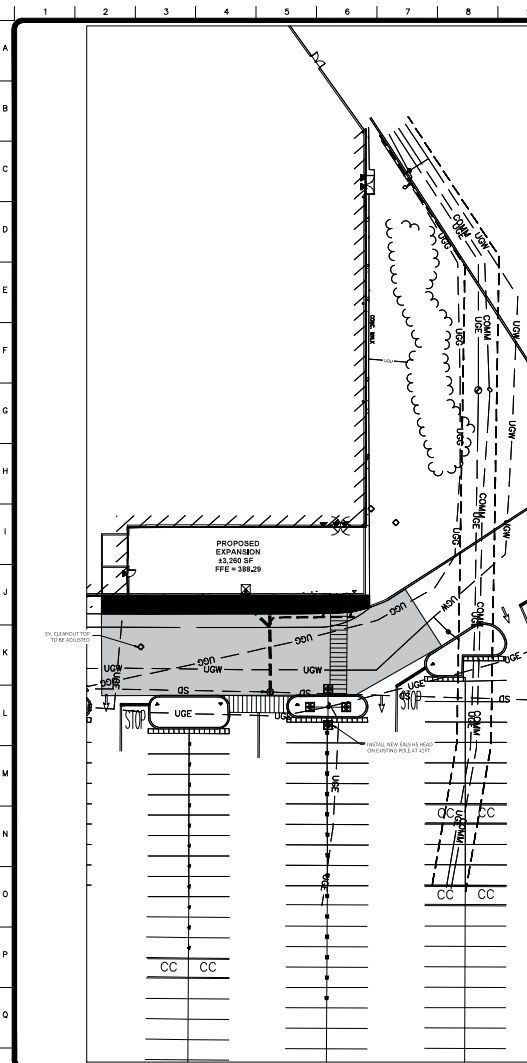
Walmart

Walmart #5888-214
SUPERCENTER #5888-214
CAMP HILL, PA
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716

LD-1

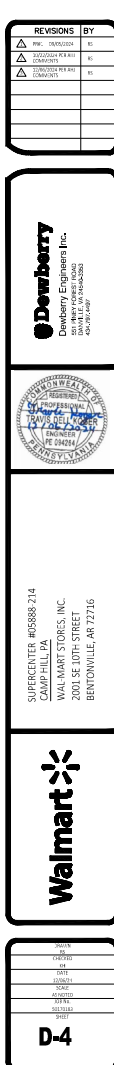


EXISTING CONDITIONS SURVEY (BY OTHERS)

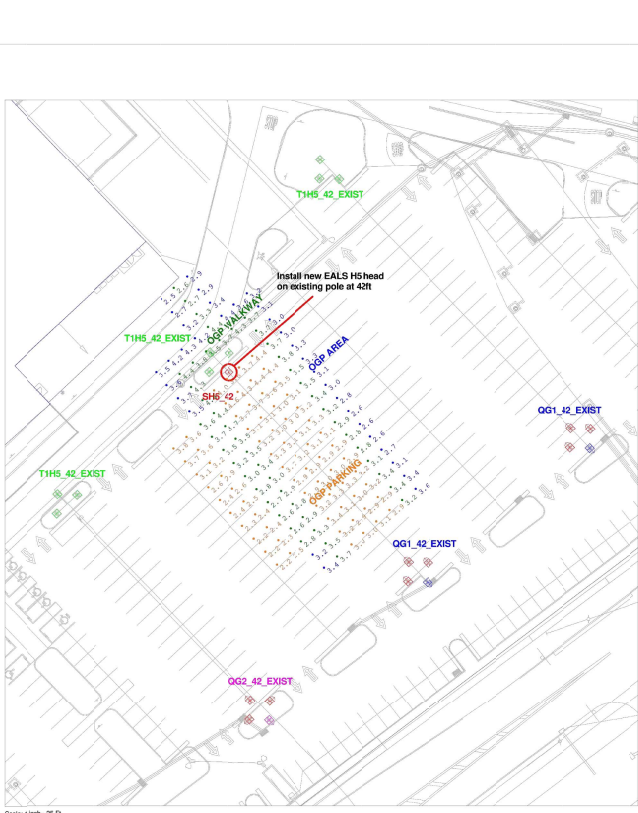


LEGEND

1/2"	UTILITY POLE
1/4"	ELECTRIC SERVICE
1/8"	FIRE HYDRANT
1/16"	LIGHT POLE & VOLTAGE
1/32"	UNDERGROUND CABLE
1/64"	UNDERGROUND CABLE
1/128"	UNDERGROUND CABLE
1/256"	UNDERGROUND CABLE
1/512"	UNDERGROUND CABLE
1/1024"	UNDERGROUND CABLE
1/2048"	UNDERGROUND CABLE
1/4096"	UNDERGROUND CABLE
1/8192"	UNDERGROUND CABLE
1/16384"	UNDERGROUND CABLE
1/32768"	UNDERGROUND CABLE
1/65536"	UNDERGROUND CABLE
1/131072"	UNDERGROUND CABLE
1/262144"	UNDERGROUND CABLE
1/524288"	UNDERGROUND CABLE
1/1048576"	UNDERGROUND CABLE
1/2097152"	UNDERGROUND CABLE
1/4194304"	UNDERGROUND CABLE
1/8388608"	UNDERGROUND CABLE
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1/862718297720623608071964559197909333248"	UNDERGROUND CABLE
1/172543659544124721614388918839581866496"	UNDERGROUND CABLE
1/345087319088249443228777837679163332992"	UNDERGROUND CABLE
1/690174638176498886457555675358326665984"	UNDERGROUND CABLE
1/1380349276352997772915111350716653331968"	UNDERGROUND CABLE
1/2760698552705995545830222701433066663936"	UNDERGROUND CABLE
1/552139710541199109166044440286613327872"	UNDERGROUND CABLE
1/110427942108239821833208888573322665544"	UNDERGROUND CABLE
1/2208558842164796436664177771466453311088"	UNDERGROUND CABLE
1/4417117684329592873328355542928866622176"	UNDERGROUND CABLE
1/883423536865918574665671108585773324352"	UNDERGROUND CABLE
1/1766847073731837149331134217715466664864"	UNDERGROUND CABLE
1/353369414746367429866226843543133328896"	UNDERGROUND CABLE
1/706738829492734859732453687086266657792"	UNDERGROUND CABLE
1/141347765898546971946488737417253331552"	UNDERGROUND CABLE
1/282695531797093943892977474834506663104"	UNDERGROUND CABLE
1/5653910635941878877859549496690	



1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24



Scale: 1 inch= 25 Ft.

THIS IS A D SIZE SHEET. THE NOTED SCALE IS NOT VALID IF PRINTED AS ANY OTHER SIZE.

L85 = OPERATING HOURS AT WHICH AN AVERAGE OF 15% OF INITIAL LUMENS HAVE BEEN LOST IN A TESTED POPULATION OF LED PLATFORMS. THE POPULATION STILL EMITS 85% OF INITIAL LUMENS. THE LUMINAIRE HAS NOT FAILED. IT IS STILL OPERATING WITH A REDUCED LIGHT OUTPUT.
L93 = OPERATING HOURS AT WHICH AN AVERAGE OF 3% OF INITIAL LUMENS HAVE BEEN LOST IN A TESTED POPULATION OF LED PLATFORMS. THE POPULATION STILL EMITS 93% OF INITIAL LUMENS. THE LUMINAIRE HAS NOT FAILED. IT IS STILL OPERATING WITH A REDUCED LIGHT OUTPUT.
IN COMPARISON, NON-LED LUMINAIRES ARE RATED WITH MEAN LUMENS MEASURED AT 40-50% OF RATED LIFE, DEPENDING ON TECHNOLOGY, AND RATED LIFE OF B50, WHERE B50 = OPERATING HOURS AT WHICH 50% OF A TESTED POPULATION OF LAMPS HAVE FAILED.
PROPERTY LINES BASED OFF PROVIDED LIGHTING RETROFIT SURVEY AND GOOGLE EARTH PRO. CALCULATION AREAS TREATED AS OPEN AND EMPTY. NO TREES ARE CONSIDERED IN THE DESIGN. ACTUAL VALUES MAY VARY FROM CALCULATED VALUES SHOWN.
LED STATISTICS SHOWN ARE AT 50000 HOURS L85 & L93 RATING (~12 YEARS @ 12 HRS/DAY)

Notes:
This is a remodel request for the OGP area on a site that has already been retrofitted to LED fixtures in 2014
Material with "exist" label is already installed on site and is included here as light contribution only
All other material is what is being added to increase the lighting in the OGP Pick up area per request

Calculation Summary Illuminance Foot-candles					
Label	Avg	Max	Min	Avg/Min	Max/Min
OGP AREA	3.26	4.4	2.5	1.30	1.76
OGP PARKING	3.14	4.6	2.2	1.43	2.09
OGP WALKWAY	3.39	4.4	2.6	1.30	1.69
Spill Vert 5ft AFG	0.02	2.0	0.0	N.A.	N.A.

EXISTING MATERIAL									
Current Luminaire Schedule									
Symbol	Qty	Label	Arrangement	LLF	Description	Arr. Watts	Arr. Lum. Lumens	BUG Rating	[MANUFAC]
3	3	THS_42_EXIST	3 @ 90 DEGREES	0.765	3-EASASHSN57GCBCKDZF 39W pole on 3ft base	855	70800	B5-L0-G3	CURRENT LIGHTING
2	2	QG1_42_EXIST	GROUP	0.765	1-EASAF4S57GCBCKDZF, 1-EASAF4S57GCBCKDZF, 1-EASAF4S57GCBCKDZF and 1-EASAF3F557GCBCKDZF 39W pole on 3ft base	796	67300	B5-L0-G3	CURRENT LIGHTING
1	1	QG2_42_EXIST	GROUP	0.765	3-EASAF4S57GCBCKDZF and 1-EASAF3F557GCBCKDZF 39W pole on 3ft base	796	66900	B5-L0-G3	CURRENT LIGHTING

ADDITIONAL MATERIAL									
Current Luminaire Schedule									
Symbol	Qty	Label	Arrangement	LLF	Description	Arr. Watts	Arr. Lum. Lumens	BUG Rating	[MANUFAC]
1	1	SHS_42	SINGLE	0.837	1-EAL3035H55M750KDD1BL2XF 39W pole on 3ft base	140	20000	B1-L0-G2	CURRENT LIGHTING

Current

DESIGNER: HARI
DATE: 9/2/2024
DRAWING #: 4213516B

Walmart 45688 Camp Hill, PA OGP
4213516B
PROJECT: 45688 Camp Hill, PA OGP
DRAWING: 4213516B
DATE: 9/2/2024
DRAWING #: 4213516B

LIGHTING PLAN (BY OTHERS)

REVISIONS BY

FOR REFERENCE ONLY

SUPERCENTER #05888 214
CAMP HILL, PA
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716

Walmart

LP-1