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August 28, 2019

Chris Miller, Zoning Officer
Camp Hill Borough
2145 Walnut Street
Camp Hill, PA 17331

RE: Post Construction Stormwater Management Plan (PCSM)
Preliminary / Final Land Development Plan (revised)
3115-3133 Chestnut Street – Chick-fil-A Restaurant
Report Date: Dec. 4, 2018 Revised: July 26, 2019

Dear Mr. Miller:

Our office has reviewed the above referenced (revised) PCSM Plan, as provided in support of the subject land development proposal, consisting of the demolition of existing residential structures and the construction of a 5,000± sf Chick-fil-A restaurant with associated parking and connecting roadways. The site is located at the intersection of 32nd Street and Chestnut Street, within the Cedar Run “C” Stormwater Management District (100% allowable release rate). The issuance of this letter was delayed due to ongoing discussions regarding the previous comment letters and our receipt of related supporting documents on August 27, 2019. From our technical review of the plan we offer the following comments for the Borough’s consideration;

Report Comments:

1. We note on the PCSM Plan (Sheet 8) that the porous concrete infiltration facilities and subsurface detention facilities are specifically included as part of the long-term operations and maintenance plan. However, consideration should be given to adding the TerreKleen09 (separator unit) and street sweeping BMPs as these both appear to be included in the stormwater management strategy for this site. Additionally, these should be noted and included in the Operation and Maintenance Plan that will be required for this plan (both as Borough MS4 and PA DEP NPDES permit termination requirements). (Dec 2018 Plan Comment No. 17).
2. As was mentioned in the Land Development Plan Review letter, there is a need for an easement to allow the placement and operation of a proposed outfall onto the adjacent property (to utilize the existing drainage channel extending from under 32nd Street. Given the critical nature of this principal site outfall, finalization of the easement / operation agreement for this outfall should occur prior to (or as a condition of) any plan approval considerations. (Dec 2018 Report Comment No. 17).
3. A “disclaimer” was previously added to the Plans at our request (Sheet 6), to limit Borough liability regard to the potential for sinkholes given the Karst geology of this site (as noted in the site geotechnical investigation report). We will defer to the Borough Solicitor if this

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language is sufficient or if additional consideration / protective measures are required such as a more specific legal disclaimer. (Mar 2018 Report Comment No. 1)

4. In response to public feedback at the last Planning Commission meeting, the design engineer analyzed the potential impact of bank full channel flows on the ability of their outfall to properly operate. While the system has the ability to receive and actually store the runoff volume from the site, should its ability to discharge be compromised, a flapper style check valve has now been added to the proposed design to prevent possible “backflow” into the system.

If there are any questions, or if we can help to clarify any aspect of this letter, please feel free to contact me at our Camp Hill office or via email at pmains@gfnet.com.

Respectfully submitted,

GANNETT FLEMING, INC.



P. ERIC MAINS, P.E.*

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Cc: Mr. Pat Dennis, Borough Manager
Mr. Sam Robbins, Assistant Manager & Director of Public Works
Mr. Joshua Bonn, Esq. Borough Solicitor
Mr. Justin Mendinsky, Borough Engineer