

11800 Molly Pitcher Highway, Greencastle, PA 17225  
UPI No. 01-0A17.-016.-000000  
Township of Antrim, Franklin County, Pennsylvania

**INSTRUMENT FOR THE DECLARATION OF  
RESTRICTIONS AND COVENANTS**

This Instrument for the Declaration of Restrictions and Covenants ("Instrument") is being made as of this 25 <sup>th</sup> day of November, 2025, by TOWNSHIP OF ANTRIM, a Pennsylvania municipal agency, having an address of 10655 ANTRIM CHURCH ROAD GREENCASLLE PA 17225 (the "Declarant").

**WITNESSETH:**

WHEREAS, Declarant is the developer of certain land situated in Antrim Township, Franklin County, Pennsylvania, containing +/- 26.62 acres, more particularly described on that certain Deed, in the land records of Franklin County Pennsylvania, as Deed Reference: 2688-0146 (the "Property");

WHEREAS, as required by the Pennsylvania Department of Environmental Protection (the "Department"), Declarant has agreed to provide this Instrument to protect the Property;

WHEREAS, portions of the Property are included within the boundary of a General National Pollutant Discharge Elimination System Permit for Discharges of Stormwater Associated with Construction Activities (Permit No. PAC280114), which permit identifies certain Post Construction Stormwater Management Stormwater Control Measures ("PCSM SCMs") located on the Property;

WHEREAS, Declarant has received approval of the Post Construction Stormwater Management Plans for the Property, a copy of which are attached hereto and incorporated herein as **Appendix A** (as may be further amended, modified, or supplemented from time to time, the "PCSM Plan"), which PCSM Plan identifies and describes the PCSM SCMs for the Property and the applicable operation and maintenance activities necessary for the PCSM SCMs;

WHEREAS, Declarant has prepared a record plan detailing the as-built conditions of the PCSM SCMs for the Property, a copy of which is attached hereto and incorporated herein as **Appendix B** (as may be further amended, modified, or supplemented from time to time, the "As-Built Plan");

WHEREAS, pursuant to the applicable governmental requirements, Declarant, its successors and assigns, shall be responsible for implementation of the approved PCSM Plan for the PCSM SCMs located on the Property as described therein; and

WHEREAS, Declarant, for itself, its successors and assigns, has agreed to provide for necessary access to portions of the Property that it owns, to applicable parties, related to long-term operation and maintenance of the PCSM SCMs; and

WHEREAS, Declarant, for itself, its successors and assigns, has decided to restrict the lots on the plan from being combined or subdivided in any manner.

NOW THEREFORE, in consideration of the above and the mutual covenants, terms, conditions, and restrictions hereinafter set forth in this Instrument, and other good and valuable consideration, receipt of which is hereby acknowledged, Declarant files this Instrument:

1. Purpose. The purpose of this Instrument is to provide notice and to ensure the operation and maintenance, and necessary access for operation and maintenance, of the PCSM SCMs on the Property and to prevent the use or development of the Property in any manner that may impair or conflict with the operation and maintenance of the PCSM SCMs. Per 25 Pa. Code § 102.8(m)(2), this Instrument identifies the PCSM SCM(s), provides for the necessary access related to long-term operation and maintenance of the PCSM SCM(s), and provides notice that the responsibility for long-term operation and maintenance of the PCSM SCM(s) is a covenant that runs with the land that is binding upon and enforceable by subsequent owners of the Property or any portion thereof. An additional purpose is to restrict the lots on the plan from being combined or subdivided in any manner as a covenant that runs with the land and is binding upon and enforceable by subsequent owners of the property or any portion thereof.

2. Declaration of Restrictions and Covenants. Declarant hereby declares that the Property shall be held, transferred, conveyed, leased, occupied, or otherwise disposed of and used subject to this Instrument which shall run with the land and be binding on all heirs, successors, assigns, occupiers, and lessees.

3. Perpetual Duration. The provisions of this Instrument shall be deemed to be covenants running with and binding the land comprising the Property, and shall continue in perpetuity.

4. Reserved Rights. Declarant reserves unto itself and its successors and assigns all rights accruing from its ownership of the Property or any portion thereof, including the right to engage in or permit or invite others to engage in all uses of the Property that are not inconsistent with the purpose of this Instrument.

5. Subsequent Transfers. The terms of this Instrument shall be incorporated by reference into any deed or other legal instrument by which Declarant divests itself by sale, exchange, devise or gift of all or any portion of the Property. Failure of Declarant to perform any act required by this Instrument shall not impair the validity of this Instrument or limit its enforceability in any way. Upon valid sale or transfer of Declarant's ownership interest in the Property or any portion thereof to a successor or assign, Declarant shall be released from any responsibility for any violation of the terms of this Instrument caused by Declarant's successors or assigns or any third party which occurs subsequent to such sale or transfer.

6. Recordation. Declarant shall record this Instrument in the Recorder's Office. Declarant shall pay all recording costs necessary to record this Instrument in the public records.

7. Notices. All notices, consents, approvals, or other communications required under the provisions of this Instrument shall be in writing and shall be deemed properly given if hand

delivered, sent by a nationally recognized overnight courier, or sent by United States certified mail, return receipt requested, addressed to the appropriate party or successor in interest, at the address most recently provided.

8. Access Provisions. The party or parties responsible for the implementation of the PCSM Plan may enter the Property upon reasonable notice, in a reasonable manner, and at reasonable times for purposes of implementation thereof.

9. Miscellaneous Provisions.

(a) Severability. If any provision of this Instrument or the application of it to any person or circumstance is found to be invalid, the remainder of the provisions of this Instrument and the application of the provisions to persons or circumstances other than those as to which it is found to be invalid shall not be affected by the invalid provision.

(b) Amendment. This Instrument shall not be amended, terminated or in any way modified by Declarant without the express prior written approval of the Department. After receiving approval from the Department, Declarant shall record any such amendment, termination or modification of this Instrument as described in Paragraph 6, above.

(c) Controlling Law. The interpretation and performance of this Instrument shall be governed by the laws of the Commonwealth of Pennsylvania.

(d) Captions. The captions in this Instrument have been inserted solely for convenience of reference and are not a part of this Instrument and shall have no effect upon construction or interpretation.

(e) Rights of the Department. The rights of the Department shall be preserved under the laws of the Commonwealth of Pennsylvania, and include, but not be limited to, the following:

- (i) To identify, to preserve and to protect in perpetuity the PCSM SCMs in a manner consistent with the PCSM Plan.
- (ii) To enter upon the Property in a reasonable manner and at reasonable intervals and times for the purpose of monitoring compliance with this Instrument.
- (iii) To proceed at law or in equity to enforce the provisions of this Instrument, and to prevent the occurrence of any of the prohibited activities set forth herein.
- (iv) To approve or disapprove a request for an amendment submitted under Paragraph 9(b), above.

(f) Rights of Township of Antrim. The rights of the Township shall be preserved under the laws of the Commonwealth of Pennsylvania, and include, but not be limited to the following:

(i) To proceed at law or in equity to enforce the provisions of this Instrument, and to prevent the occurrence of any of the prohibited activities set forth herein.

**[SIGNATURE PAGE FOLLOWS]**

IN WITNESS WHEREOF, Declarant has caused this Instrument to be executed on the day and year first above written.

**DECLARANT:**  
TOWNSHIP OF ANTRIM  
a Pennsylvania Municipal Agency

By:   
Name:  
Title:

COMMONWEALTH OF PENNSYLVANIA )  
 ) SS:  
COUNTY OF Franklin )

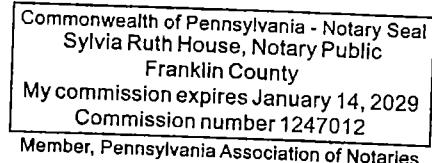
On this, the 25<sup>th</sup> day of November, 2025, before me, the undersigned officer, personally appeared Pat Hersey, who acknowledged to be the ~~Member~~ ~~Chairman~~ of TOWNSHIP OF ANTRIM, a Pennsylvania Municipal Agency, and as such officer, further acknowledged the authority to execute the foregoing instrument as the act and deed of such association for the purposes therein contained by signing the name of such association.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Sylvia Ruth House  
Notary Public Sylvia Ruth House

(SEAL)

My Commission expires: 1/14/2029



## **Appendix A**

### **PCSM Plan**

OPI# 01-0A17-016

# POST-CONSTRUCTION STORMWATER MANAGEMENT PLAN

FOR

## 11800 MOLLY PITCHER HIGHWAY SOUTH SITE

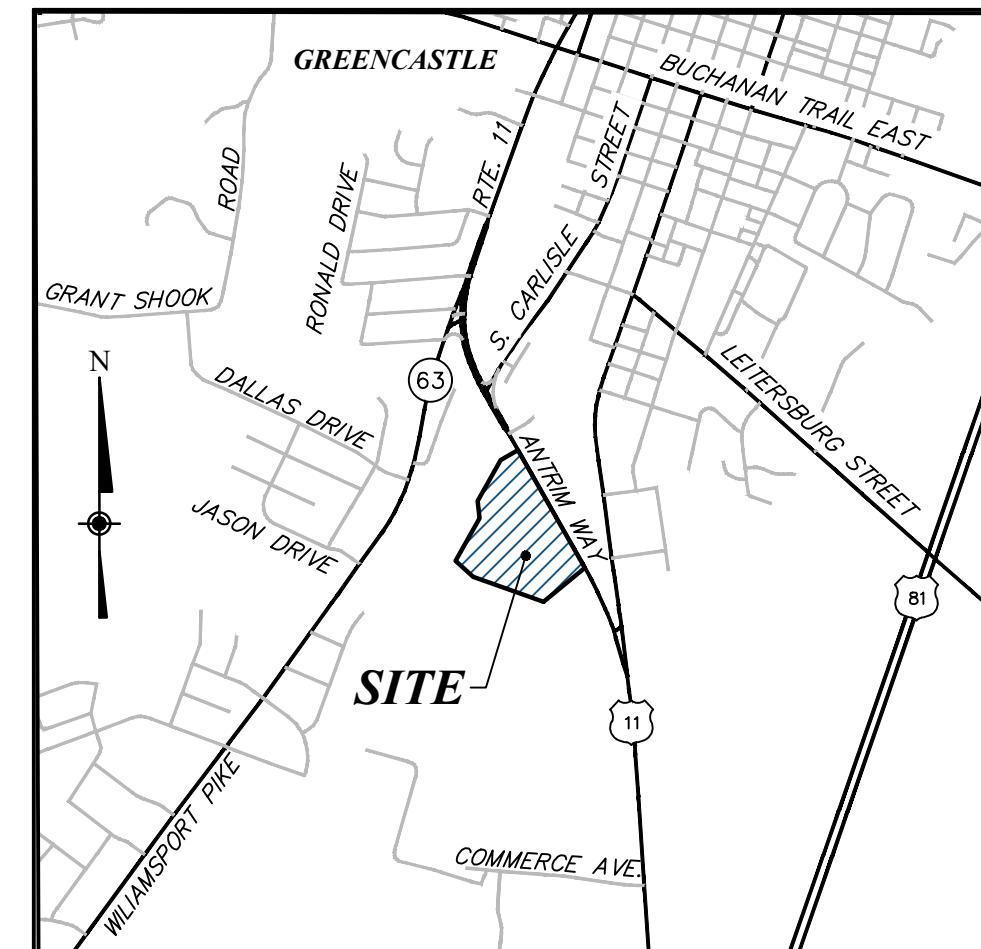
FOR

### TOWNSHIP OF ANTRIM

ANTRIM TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA

JULY 29, 2020

LAST REVISED: DECEMBER 1, 2022



**LOCATION MAP**  
SCALE: 1"=2000'

**ACT 287** UNDERGROUND UTILITY PROTECTION ACT

SNYDER SECARY & ASSOCIATES, LLC HEREBY STATES THAT, PURSUANT TO THE PROVISIONS OF ACT NO. 287 OF 1974, AS AMENDED BY ACT 160 OF 11/04/2016, OF THE PENNSYLVANIA LEGISLATURE, IT HAS PERFORMED THE FOLLOWING IN PREPARING THESE DRAWINGS REQUIRING EXCAVATION OR DEMOLITION WORK AT SITES WITHIN THE POLITICAL SUBDIVISION(S) SHOWN ON THE DRAWINGS:

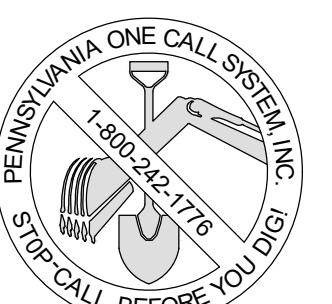
- PURSUANT TO SECTION 4, CLAUSE (2) OF SAID ACT, SNYDER, SECARY & ASSOCIATES, LLC REQUESTED FROM EACH USER'S OFFICE DESIGNATED ON SUCH LIST PROVIDED BY THE ONE CALL SYSTEM NOTIFICATION, THE INFORMATION PRESCRIBED BY SECTION 2, CLAUSE (4) OF SAID ACT, NOT LESS THAN (10) NOR MORE THAN (90) WORKING DAYS BEFORE FINAL DESIGN IS TO BE COMPLETED.
- PURSUANT TO SECTION 4, CLAUSE (5) OF SAID ACT, SNYDER, SECARY & ASSOCIATES, LLC HAS MET THEIR OBLIGATIONS OF CLAUSE (2) BY CALLING THE ONE CALL SYSTEM SERVING THE LOCATION WHERE EXCAVATION IS TO BE PERFORMED.
- PURSUANT TO SECTION 4, CLAUSE (3) OF SAID ACT, SNYDER, SECARY & ASSOCIATES, LLC HAS SHOWN UPON THESE DRAWINGS "THE POSITION AND TYPE OF EACH LINE, AS DERIVED PURSUANT TO THE REQUEST MADE AS REQUIRED BY CLAUSE (2), THE SERIAL NUMBER PROVIDED BY THE ONE CALL SYSTEM, THE "TOLL-FREE" ONE CALL SYSTEM PHONE NUMBER AND THE NAME OF THE USER, THE USER'S DESIGNATED OFFICE ADDRESS AND PHONE NUMBER AS SHOWN ON THE LIST REFERRED TO IN SECTION 4, CLAUSE (5) OF SAID ACT."

AND SNYDER, SECARY & ASSOCIATES, LLC DOES NOT MAKE ANY REPRESENTATION, WARRANTY, ASSURANCE OR WARRANTY THAT THE INFORMATION RECEIVED PURSUANT TO SAID ACT AND AS REFLECTED ON THESE DRAWINGS IS CORRECT OR ACCURATE; BUT SNYDER, SECARY & ASSOCIATES, LLC IS REFLECTING SAID INFORMATION ON THESE DRAWINGS ONLY DUE TO THE REQUIREMENTS OF THE SAID ACT NO. 160 OF 2016.

ONE CALL SYSTEM SERIAL NO. NOTIFICATION:

DATE: 10/17/2018

ONE CALL SYSTEM SERIAL NUMBER: #20182901335



INDEX OF DRAWINGS	
SHEET NO.	TITLE
CS 1.0	COVER SHEET
EX 2.1	EXISTING CONDITIONS PLAN
SW 11.1	POST-CONSTRUCTION STORMWATER MANAGEMENT PLAN
SW 12.1-12.2	POST-CONSTRUCTION STORMWATER MANAGEMENT DETAILS
5 TOTAL SHEETS	

**LIST OF UTILITIES**

COLUMBIA GAS OF PA INC BETHEL PARK  
251 W MAIDEN STREET  
WASHINGTON, PA 15301-4653  
GRACE BACHISM  
GRACE.BACHISM@COLUMBIAGAS.COM

COLUMBIA GAS TRANSMISSION LLC  
1700 MACCORKLE AVE SE 8TH FLOOR  
CHARLESTON, WV 25314  
MONITORING CENTER PERSONNEL

WINDSTREAM  
929 MARTHA'S WAY  
HIAWATHA, IA 52233  
LOCATE DESK PERSONNEL  
LOCATE.DESK@WINDSTREAM.COM

ANTRIM TOWNSHIP  
13431 ANTRIM CHURCH ROAD  
PO BOX 130  
GREENCASTLE, PA 17225  
DOUG McCULLOH

WEST PENN POWER  
C/O USIC  
9040 COLUMBIA RIVER ROAD STE 300  
INDIANAPOLIS, IN 46256  
USIC LOCATING SERVICE PERSONNEL

CENTURYLINK FORMERLY EMBARQ  
700 W MINERAL AVE  
GRANT, CO 80242-3434  
LITTLETON, CO 80120  
GEORGE MCELVAIN  
GEORGE.MCELVAIN@CENTURYLINK.COM

GREENCASTLE BOROUGH  
40 WASHINGTON ST  
GREENCASTLE, PA 17225  
BOB MANAHAN

**OWNER/APPLICANT**  
ANTRIM TOWNSHIP BOARD OF SUPERVISORS  
10655 ANTRIM CHURCH ROAD  
GREENCASTLE, PA 17225

SITE ADDRESS:  
11800 MOLLY PITCHER HIGHWAY  
GREENCASTLE, PA 17225

TAX PARCEL NO:  
#01-0A17-016

**LEGAL OWNERS**  
ANTRIM TOWNSHIP  
10655 ANTRIM CHURCH ROAD  
GREENCASTLE, PA 17225

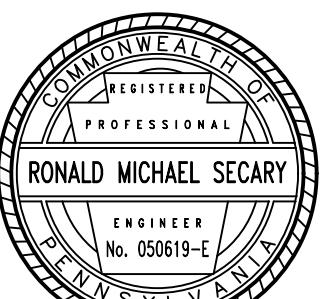
ATTN: MS. SYLVIA HOUSE  
(717) 597-3818

**ENGINEER'S CERTIFICATE OF ACCURACY**

I, RONALD M. SECARY, P.E., A REGISTERED PROFESSIONAL ENGINEER OF THE COMMONWEALTH OF PENNSYLVANIA, HERBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE PLAN IS ACCURATE AND CORRECT AS INDICATED.

12/01/22

RONALD M. SECARY, P.E.  
REG. NO. 050619-E



**Snyder Secary & Associates, LLC**  
ENGINEERS • PLANNERS • DEVELOPMENT CONSULTANTS

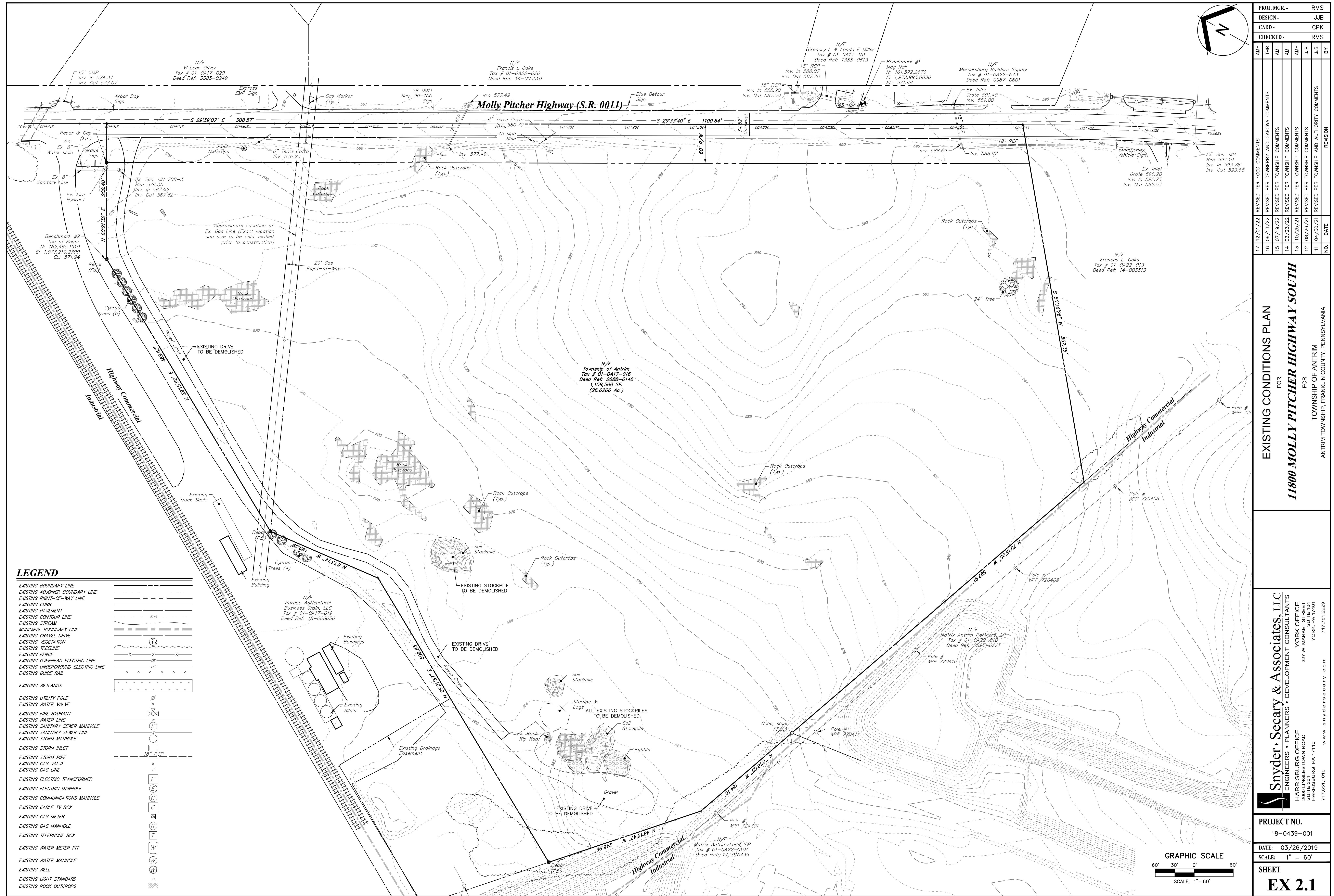
HARRISBURG OFFICE  
2000 LINGLESTOWN ROAD  
SUITE 304  
HARRISBURG, PA 17110

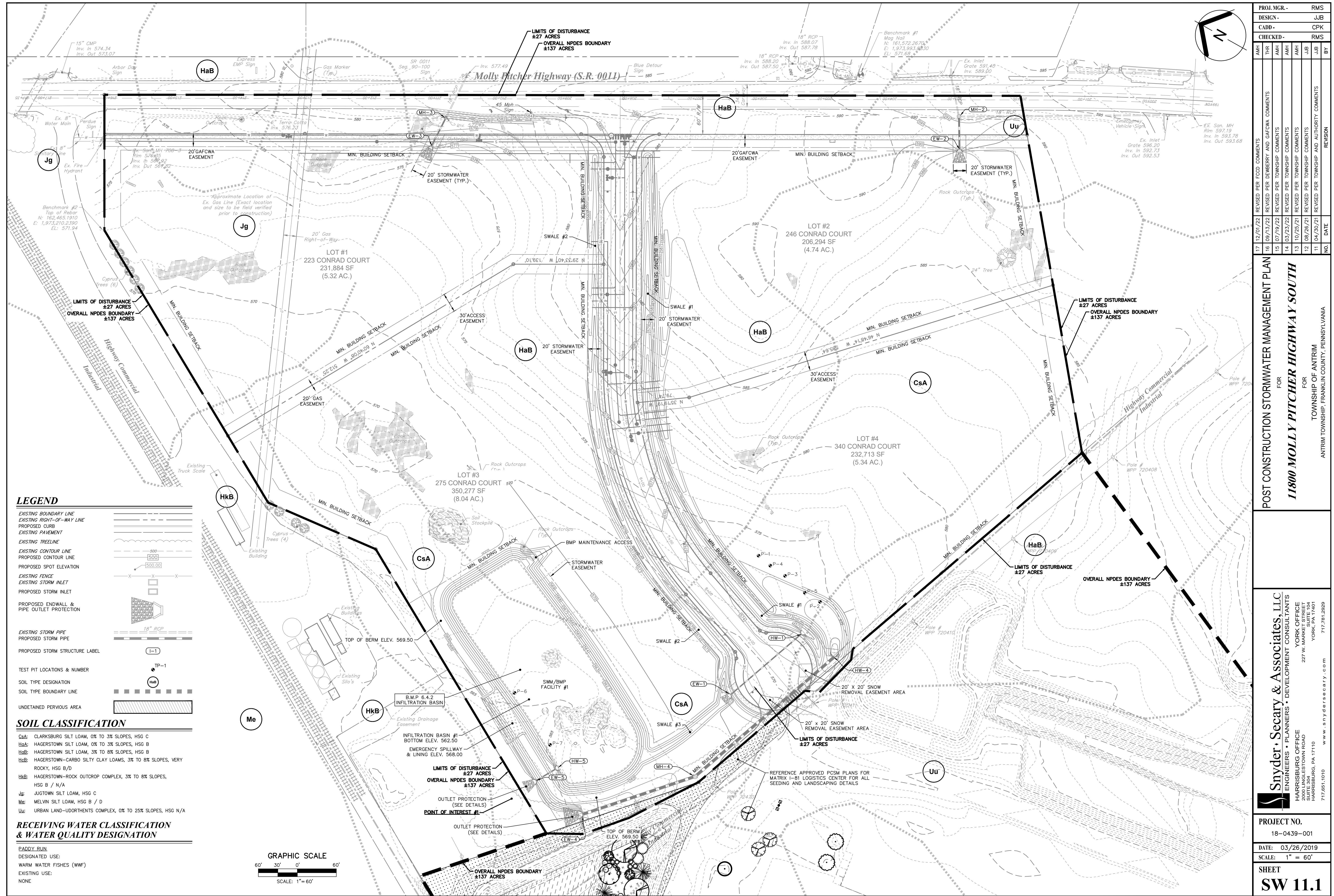
YORK OFFICE  
227 W. MARKET STREET  
SUITE 104  
YORK, PA 17401

717.651.1010

www.snydersecary.com

717.781.2929





## STAGING OF MAJOR CONSTRUCTION ACTIVITIES

ALL EARTH DISTURBANCE ACTIVITIES SHALL PROCEED IN ACCORDANCE WITH THE FOLLOWING SEQUENCE. EACH STAGE SHALL BE COMPLETED AND IMMEDIATELY STABILIZED BEFORE ANY FOLLOWING STAGE IS INITIATED. CLEARING, GRUBBING, AND TOPSOIL STRIPPING SHALL BE LIMITED ONLY TO THOSE AREAS DESCRIBED IN EACH STAGE. ANY DEVIATION FROM THE FOLLOWING SEQUENCE MUST BE APPROVED IN WRITING FROM THE LOCAL COUNTY CONSERVATION DISTRICT.

1. AT LEAST 7 SEVEN DAYS BEFORE STARTING ANY EARTH DISTURBANCE ACTIVITIES, INCLUDING CLEARING AND GRUBBING, THE OWNER AND/OR OPERATOR SHALL INVITE ALL CONTRACTORS, THE LANDOWNER, ALL APPROPRIATE MUNICIPAL OFFICIALS, THE E&S PLAN PREPARED, THE PCSM PLAN PREPARED, THE LICENSED PROFESSIONAL RESPONSIBLE FOR OVERSIGHT OF CRITICAL STAGES OF IMPLEMENTATION OF THE PCSM PLAN, AND A REPRESENTATIVE OF THE LOCAL COUNTY CONSERVATION DISTRICT TO AN ON-SITE PRE-CONSTRUCTION MEETING.
2. AT LEAST 3 DAYS BEFORE STARTING ANY EARTH DISTURBANCE ACTIVITIES, ALL CONTRACTORS INVOLVED IN THOSE ACTIVITIES SHALL NOTIFY THE PENNSYLVANIA ONE CALL SYSTEM INCORPORATED AT 1-800-242-1776 FOR THE LOCATION OF EXISTING UNDERGROUND UTILITIES.
3. THE LIMITS OF DISTURBANCE (LUD), STREAMS, WETLANDS, PONDS, AND PROPOSED BMP INFILTRATION AREAS SHOULD BE MARKED PRIOR TO DISTURBANCE ACTIVITIES (I.E. SURVEY STAKES, POSTS & ROPE, CONSTRUCTION FENCE, ETC.) AND PROTECTED DURING DISTURBANCE ACTIVITIES.
4. UPON THE INSTALLATION OR STABILIZATION OF ALL PERIMETER SEDIMENT CONTROL BMPs AND AT LEAST 3 DAYS PRIOR TO PROCEEDING WITH THE BULK EARTH DISTURBANCE ACTIVITIES, THE PERMITTEE OR CO-PERMITTEE SHALL PROVIDE NOTIFICATION TO THE DEPARTMENT OR AUTHORIZED CONSERVATION DISTRICT.
5. INITIAL EROSION AND SEDIMENTATION CONTROL MEASURES AND BMPs MUST BE CONSTRUCTED, STABILIZED, AND OPERATIONAL BEFORE ANY EARTH DISTURBANCE WHICH IS TRIBUTARY TO THOSE MEASURES BEGINS.
6. CLEAR AND GRUB, REMOVE TOPSOIL, PERFORM NECESSARY INITIAL GRADING IN ONLY THE AREAS NEEDED FOR ROCK CONSTRUCTION ENTRANCES #1 & #2, AND INSTALL ROCK CONSTRUCTION ENTRANCES #1 & #2. VEHICLES AND EQUIPMENT MAY NEITHER ENTER DIRECTLY NOR EXIT DIRECTLY FROM THE PROJECT SITE WITHOUT USING THIS ENTRANCE.
7. INSTALL FILTER SOCKS #1, #2, & #3 ALONG THE SITE'S PERIMETER AS SHOWN ON THE PLAN.
8. CONSTRUCT THE CONTRACTOR STAGING AREA WITH SUBBASE MATERIAL AS SHOWN ON THE PLANS. THE CONTRACTOR SHALL INITIALLY UTILIZE THIS AREA FOR EQUIPMENT/MATERIAL STORAGE, OFFICES, GENERAL PARKING, ETC. UNTIL FURTHER AREAS OF THE SITE ARE STABILIZED WITH STONE.
9. CONDUCT ANY NECESSARY SITE DEMOLITION ACTIVITIES AND REMOVE ALL WASTE FROM THE SITE IN ACCORDANCE WITH THE DEP REGULATIONS. VEHICULAR ACCESS FOR DEMOLITION ACTIVITIES (PAVEMENTS, BUILDINGS, TREES ETC.) SHALL BE FROM THE ESTABLISHED ROCK CONSTRUCTION ENTRANCES.
10. CRITICAL STAGE: CLEAR AND GRUB, REMOVE TOPSOIL, PERFORM NECESSARY INITIAL GRADING ONLY WITHIN THE AREAS DESIGNATED FOR SEDIMENT BASIN #1. STORE TOPSOIL DURING EXCAVATION OF THESE BMPs IN THE DESIGNATED AREA ON THE E&S PLAN. CONSIDERATION SHALL BE ACCORDING WITH THE DESIGN PRESENTED ON THE E&S PLAN. ALL EXCAVATED MATERIAL FROM BASIN EXCAVATION SHALL BE PLACED UPSTREAM OF THE APPROVED E&S AND CONSTRUCT STORM OUTFALL SYSTEMS OS-1 (A-D) TO EW-4 BEGINNING AT THE DOWNSTREAM END AND PROCEEDING UPSTREAM. INSTALL THE PERMANENT EMBANKMENT, BERM, IMPERVIOUS CORES, AND EMERGENCY SPILLWAYS TO THE PERMANENT DESIGN ELEVATIONS. CLAY CORE MATERIAL SHALL BE AVAILABLE FOR PLACEMENT AS SOON AS EXCAVATION PERMITS PROCEED. WITH THE BULK EXCAVATION AND ROUGH GRADING OF LOT #3 AND CONSTRUCT SWALE #3 TO PROVIDE POSITIVE FLOW INTO SEDIMENT BASIN #1.
11. PROCEED WITH BULK SITE EXCAVATION AND ROUGH GRADING ACTIVITIES TO BRING THE PROPOSED ROADWAY SUBGRADE ELEVATION.
12. AS THE ROADWAY IS BEING BROUGHT TO SUBGRADE ELEVATION, CONSTRUCT SWALES #1 & #2, AND STORMWATER CONVEYANCE SYSTEM HW-1 TO EW-1. APPLY EROSION CONTROL MATTING AND CHANNEL PROTECTION AS SHOWN ON THE PLANS. INSTALL ROCK FILTER #1.
13. INSTALL SANITARY SEWER MAIN LINES, MANHOLES, AND SEWER LATERALS. ALSO, INSTALL ALL OTHER UTILITY SERVICE LINES AND OTHER RELATED UNDERGROUND WORK AT THIS TIME. ANY WATER PUMPED FROM UTILITY TRENCHES SHALL BE DIRECTED TO A SEDIMENT REMOVAL FACILITY SUCH AS A FILTER BAG OR APPROVED EQUAL.
14. PLACE SUBBASE MATERIAL TO STABILIZE THE ROADWAY AS SOON AS PRACTICABLE. CONSTRUCT ROCK CONSTRUCTION ENTRANCE #3 TO ACCESS STOCKPILE AREAS.
15. INSTALL REMAINING STORMWATER CONVEYANCE SYSTEMS.
16. CONTINUE WITH GENERAL CONSTRUCTION AND CONSTRUCTION OF OTHER LOCALIZED SITE ITEMS SUCH AS SIDEWALK SYSTEMS, FENCING, UTILITY CONNECTIONS, ETC.
17. INSTALL BITUMINOUS BINDER COURSE ON THE ROADWAY ONCE ALL UTILITY CONSTRUCTION IS SUBSTANTIALLY COMPLETED.
18. CONDUCT FINE GRADING ACTIVITIES AND PLACE TOPSOIL ON ALL REMAINING AREAS. APPLY PERMANENT SEEDING, MULCHING AND MATTING WHERE APPLICABLE IN ACCORDANCE WITH THE PERMANENT SEEDING SPECIFICATIONS PRESENTED ON THE PLAN.
19. INSTALL SITE SIGNAGE, FINAL WEARING COURSE, PAVEMENT MARKINGS, AND OTHER INCIDENTAL CONSTRUCTION ITEMS AS NECESSARY.
20. CRITICAL STAGE: NOTE THAT ALL TRIBUTARY AREAS MUST BE PERMANENTLY STABILIZED PRIOR TO THE INITIATION OF THIS STAGE. ALSO NOTE THAT THIS STAGE MUST BE COMPLETED DURING A GROWING SEASON TO PROMOTE PROPER STABILIZATION AND VEGETATION GROWTH WITHIN THE BMP. CONVERT SEDIMENT BASIN #1 INTO SWM/BMP FACILITY #1 IN ACCORDANCE WITH THE DETAILS PRESENTED ON THE PLAN USING THE FOLLOWING STEPS: 1) REMOVE BAFFLE, CLEANOUT STAKE, AND SKIMMER; 2) CLEAN OUT ALL SEDIMENT FROM BOTTOM OF FACILITY; 3) EXCAVATE FACILITY TO PERMANENT ELEVATION OF SWM/BMP FACILITY #1; 4) PERFORM ADDITIONAL INFILTRATION TESTING TO CONFIRM DESIGN INFILTRATION RATES OF SWM/BMP FACILITY #1; 5) IMMEDIATELY STABILIZE THESE AREAS WITH THE PRESCRIBED PERMANENT SEED MIX, MULCH, MATTING, AND SLOPE PROTECTION, AS APPLICABLE; 6) ADJUST SWALE #3 TO PROVIDE POSITIVE FLOW INTO SWM/BMP FACILITY #1.
21. DEMOLISH EXISTING ACCESS ROAD AND CONTRACTOR STAGING AREA. IMMEDIATELY STABILIZE AREAS AND SEED WITH LAWN MIXTURE.
22. UPON COMPLETION OF ALL EARTH DISTURBANCE ACTIVITIES, REMOVAL OF ALL TEMPORARY BMPs, INSTALLATION OF ALL PERMANENT PCSM BMPs, AND PERMANENT STABILIZATION OF ALL DISTURBED AREAS, THE OWNER AND/OR OPERATORS SHALL CONTACT THE LOCAL COUNTY CONSERVATION DISTRICT FOR A FINAL INSPECTION.
23. WITHIN 30 DAYS AFTER THE COMPLETION OF EARTH DISTURBANCE ACTIVITIES AUTHORIZED BY THIS PERMIT, INCLUDING THE PERMANENT STABILIZATION OF THE SITE AND PROPER INSTALLATION OF PCSM BMPs IN ACCORDANCE WITH THE APPROVED PCSM PLAN, OR UPON SUBMISSION OF THE NOT SOONER, THE PERMITTEE SHALL FILE WITH THE DEPARTMENT OR AUTHORIZED CONSERVATION DISTRICT A STATEMENT SIGNED BY A LICENSED PROFESSIONAL AND BY THE CONTRACTOR STATING THAT WORK HAS BEEN PERFORMED IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF THIS PERMIT AND THE APPROVED E&S AND PCSM PLANS. COMPLETION CERTIFICATES ARE NEEDED TO ENSURE THAT ALL WORK IS PERFORMED IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF THE PERMIT AND THE APPROVED E&S AND PCSM PLANS.

## POTENTIAL GEOLOGIC/SOIL POLLUTION

THE PROJECT SITE IS UNDERLAIN BY SHALLOW BEDROCK AND IS SUBJECT TO THE DEVELOPMENT OF SINKHOLES. THERE ARE NO KNOWN EXISTING SINKHOLES LOCATED ON THE SITE. HOWEVER, CONTRACTOR MUST IMMEDIATELY NOTIFY THE ENGINEER AND CONSERVATION DISTRICT AND THE SITE OWNER IF ANY SINKHOLE IS DISCOVERED DURING CONSTRUCTION. SINKHOLES HAVE THE POTENTIAL TO CAUSE POLLUTION TO THE GROUNDWATER. CONTRACTOR MUST DETERMINE WHETHER DIRECTLY OR INDIRECTLY, INTO THE SINKHOLE. REFERENCE IS MADE TO THE GEOTECHNICAL REPORT, LOCATED UNDER A SEPARATE COVER, FOR ANY FURTHER SOIL ANALYSIS. DUE TO THE UNPREDICTABLE NATURE OF SUBSURFACE TOPOGRAPHY, THE EXACT LOCATION OF THE POTENTIAL SINKHOLES IS UNABLE TO BE DEPICTED ON THE PLANS. ALTHOUGH A WETLAND DETERMINATION REPORT OF THE SUBJECT PROPERTY DID NOT ENCOUNTER HYDRIC SOILS, THERE IS STILL THE POSSIBILITY THAT HYDRIC SOILS COULD BE ENCOUNTERED IN THE EVENT HYDRIC SOILS ARE ENCOUNTERED, THE CONTRACTOR MUST IMMEDIATELY NOTIFY THE ENGINEER AND CONSERVATION DISTRICT. THERE ARE NO OTHER KNOWN POTENTIAL SOURCES OF POLLUTION ASSOCIATED WITH THIS PROJECT.

## OFF-SITE DISPOSAL AREAS

TO THE EXTENT THAT IT MAY BE NECESSARY TO EXPORT WASTE MATERIAL, EXCESS TOPSOIL, OR OTHER UNSUITABLE OR UNSALABLE MATERIAL FROM THE SITE, IT SHALL BE THE RESPONSIBILITY OF THE PERMITTEE AND ANY CO-PERMITTEE TO DISPOSE OF THE MATERIAL AT AN APPROVED AND PERMITTED SITE. OTHERWISE, A SOIL EROSION AND SEDIMENTATION CONTROL PLAN AND OTHER NECESSARY PERMIT APPLICATIONS AND MATERIALS SHALL BE SUBMITTED TO THE APPROPRIATE COUNTY CONSERVATION DISTRICT FOR APPROVAL PRIOR TO DISPOSAL REGARDLESS OF THE SITE LOCATION.

## RECYCLING OF BUILDING MATERIALS

ALL BUILDING MATERIAL AND WASTES SHALL BE REMOVED FROM THE SITE AND RECYCLED OR DISPOSED OF IN ACCORDANCE WITH THE DEPARTMENT'S SOLID WASTE MANAGEMENT REGULATIONS AT 25 PA. CODE 2601 ET SEQ., §271.1, AND §287.1 ET SEQ. NO BUILDING MATERIAL OR WASTES OR UNUSED BUILDING MATERIAL SHALL BE BURNED, BURIED, DUMPED OR DISPOSED AT THE SITE. ANTICIPATED WASTES DURING CONSTRUCTION INCLUDE BUT ARE NOT LIMITED TO, PAPER, PLASTIC, LUMBER, CONCRETE, ROCK, METAL, WOOD, DRYWALL, STUMPS, AND WOODY DEBRIS. ALL CONSTRUCTION WASTES TO BE REMOVED FROM THE SITE AND RECYCLED, REUSED, OR LANDED FILL IN AN APPROVED FACILITY.

## PREPAREDNESS, PREVENTION AND CONTINGENCY PLANS

IF THE POTENTIAL EXISTS FOR CAUSING ACCIDENTAL POLLUTION OF AIR, LAND, OR WATER, OR FOR CAUSING ENDANGERMENT OF PUBLIC HEALTH, SAFETY, AND ENVIRONMENTAL RELEASE OF TOXIC, HAZARDOUS, OR POLLUTING MATERIALS, THE PERMITTEE OR CO-PERMITTEE MUST DEVELOP A PREPAREDNESS, PREVENTION AND CONTINGENCY (PPC) PLAN. THE PPC PLAN SHALL BE DEVELOPED IN ACCORDANCE WITH APPLICABLE DEP REGULATIONS. THE PPC PLAN SHALL IDENTIFY AREAS WHICH MAY INCLUDE, BUT ARE NOT LIMITED TO, WASTE MANAGEMENT AREAS, RAW MATERIAL STORAGE AREAS, TEMPORARY AND PERMANENT SPOILS STORAGE AREAS, MAINTENANCE AREAS, AND ANY OTHER AREAS THAT MAY HAVE THE POTENTIAL TO CAUSE NON-COMPLIANCE WITH THE TERMS AND CONDITIONS OF THE PPC. PERMITTED HAZARDOUS WASTE DISPOSAL AREAS, CONTAINERS, HERBICIDES, SOLVENTS, ETC. BINS SHALL BE DEVELOPED AND IMPLEMENTED FOR EACH IDENTIFIED AREA. THE PPC PLAN SHALL BE MAINTAINED ON SITE AT ALL TIMES AND SHALL BE MADE AVAILABLE FOR REVIEW AT THE DEPARTMENT'S OR AUTHORIZED COUNTY CONSERVATION DISTRICT'S REQUEST.

## THERMAL IMPACT ANALYSIS (PCSM)

SEVERAL FEATURES HAVE BEEN PLANNED TO MITIGATE THE THERMAL IMPACTS FROM THE DEVELOPMENT. THE RUNOFF FROM THIS STREET IS CAPTURED AND CONVEYED IN A PROPOSED STORMWATER MANAGEMENT FACILITY. THIS FACILITY CAPTURES AND INFILTRATES THE FIRST FLUSH WHICH CONSISTS OF THE MAJORITY OF THE ELEVATED RUNOFF. FURTHER, THE FACILITY WILL SLOW THE RATE OF DISCHARGE OF RUNOFF AND PROVIDE AN OPPORTUNITY FOR THE WATER TO COOL BEFORE IT IS DISCHARGED FROM THE SITE.

## SOIL LIMITATIONS AND RESOLUTIONS

IN GENERAL, THERE ARE NO KNOWN UNUSUAL SITE CHARACTERISTICS THAT ARE UNLIKE THOSE FOUND ELSEWHERE IN THE REGION WHERE SIMILAR SOILS ARE PRESENT. NO SPECIAL CONSTRUCTION METHODS OR PROCEDURES ARE ANTICIPATED AND WILL GENERALLY BE IN ACCORDANCE WITH GEOTECHNICAL RECOMMENDATIONS PROVIDED FOR THE PROJECT.

ANY ROCK ENCOUNTERED WILL BE RIPPED OR BLASTED AS NECESSARY, AND USED FOR COMPACTED FILL IN OTHER AREAS OR REMOVED FROM THE SITE.

SLOPE WILL NOT BE AN ADVERSE FACTOR TO CONSTRUCTION. SLOPES WILL BE RE-SHAPED PER THE PROPOSED GRADING PLAN AND THE SLOPES WILL BE 3:1 OR FLATTER. ANY ACCELERATED RUNOFF OR EROSION FROM SLOPES WILL BE HANDLED BY EROSION CONTROL MATTING AND SILT SOCKS ON THE SITE.

DRAINAGE WITHIN THE PROJECT AREA WILL BE ACCOMMODATED BY PROPOSED GRADING, STORM PIPING AND SWALES.

THE GROUND SURFACE WILL BE RESHAPED, COMPACTED AND STABILIZED CONSISTENT WITH THE PROPOSED GRADING PLAN CONTAINED HEREIN.

CORROSIVE SOILS, WHEN IDENTIFIED, SHALL NOT BE PLACED IN THE VICINITY OF UNDERGROUND UTILITY LINES, TO THE EXTENT POSSIBLE.

SOIL STRENGTH SHALL BE ENSURED THROUGH PROPER COMPACTION TECHNIQUES. STRUCTURAL FILL SHOULD BE PLACED IN LIFTS NOT EXCEEDING 10 INCHES IN LOOSE THICKNESS AND COMPACTED WITH A VIBRATORY ROLLER HAVING A MINIMUM STATIC WEIGHT OF 10 TONS. WHERE STRONGER FILL IS REQUIRED, THE CONTRACTOR SHALL USE THE HANDBLOCKED COMPACTING EQUIPMENT. THE MAXIMUM ALLOWABLE THICKNESS OF 4 INCHES IS RECOMMENDED. THE OPTIMUM LIQUID THICKNESS AND NUMBER OF REPETITIVE PASSES WITH COMPACTION EQUIPMENT NECESSARY TO ACHIEVE THE REQUIRED PERCENTAGE COMPACTION VALUES SHOULD BE DETERMINED IN THE FIELD WITH TEST PASSES OF THE CHOSEN COMPACTION EQUIPMENT. ALL FILL SHOULD BE PLACED AT, OR DEVIATE NOMINALLY FROM (+2%) THE OPTIMUM MOISTURE CONTENT AS DETERMINED IN ACCORDANCE WITH ASTM D698 AND COMPACTED TO THE MINIMUM PERCENTAGE OF THE SOILS' MAXIMUM DRY DENSITY.

SHOULD EXCAVATION ACTIVITIES OCCUR DURING WINTER MONTHS WHEN FROST ACTION MAY OCCUR, THE CONTRACTOR SHALL REMOVE THE FROST-IMPACTED SOILS PRIOR TO PLACEMENT OF FILL MATERIAL.

IN CUT AREAS, OVER-EXCAVATION SHALL BE PERFORMED TO ENSURE THAT PROPER SOIL ADHESION IS ACHIEVED IN AREAS OF SHALLOW BEDROCK.

AREAS TO BE FILLED ARE TO BE CLEARED, GRUBBED, AND STRIPPED OF TOPSOIL TO REMOVE TREES, VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL NEED TO HAVE APPROPRIATE E&S CONTROLS.

ALL FILLS SHALL BE COMPACTED AS REQUIRED TO REDUCE EROSION, SLIPPAGE, SETTLEMENT, SUBSIDENCE OR OTHER RELATED PROBLEMS. FILL INTENDED TO SUPPORT BUILDINGS, STRUCTURES, AND CONDUITS, ETC. SHALL BE COMPACTED IN ACCORDANCE WITH LOCAL REQUIREMENTS OR CODES.

ALL EARTHEN FILLS SHALL BE PLACED IN COMPACTED LAYERS NOT TO EXCEED 9 INCHES IN THICKNESS.

FILL MATERIALS SHALL BE FREE OF FROZEN PARTICLES, BRUSH, ROOTS, SOD, OR OTHER FOREIGN OR OBJECTIONABLE MATERIALS THAT WOULD INTERFERE WITH OR PREVENT CONSTRUCTION OF SATISFACTORY FILLS.

FROZEN MATERIALS OR SOFT, MUCKY, OR HIGHLY COMPRESSIBLE MATERIALS SHALL NOT BE INCORPORATED INTO FILLS.

FILL SHALL NOT BE PLACED ON SATURATED OR FROZEN SURFACES.

SEEPS OR SPRINGS ENCOUNTERED DURING CONSTRUCTION SHALL BE HANDLED IN ACCORDANCE WITH THE STANDARD AND SPECIFICATION FOR SUBSURFACE DRAIN OR OTHER APPROVED METHOD.

SOIL NAME	CUTBANKS CAVES	CORROSIVE TO CONCRETE/ STEEL DROUGHT	EASILY ERODIBLE	FLOODING	DEPTH TO SATURATED ZONE/SEASONAL HIGH WATER TABLE	HYDRO/ HYDRAULIC INCLUSIONS	LOW STRENGTH/ZONE	SLOW PERCOLATION	PIPING	POOR SOURCE OF TOPSOIL	FROST ACTION	SHRINK/ SWELL	POTENTIAL SINKHOLE	PONDING	WETNESS
CLARKSBURG	X	C/S	X	X	X	X	X	X	X	X	X	X	X	X	X
HAGERSTOWN	X	C/S	X	X	X	X	X	X	X	X	X	X	X	X	X
JUGTOWN	X	S	X	X	X	X	X	X	X	X	X	X	X	X	X
MELVIN	X	S	X	X	X	X	X	X	X	X	X	X	X	X	X

### CUTBANKS CAVE:

CONTRACTOR SHALL USE THE FOLLOWING CONSTRUCTION TECHNIQUES DESIGNED TO REDUCE OR ELIMINATE THE POTENTIAL FOR CUTBANK CAVING. AS DEFINED BY OSHA, PROTECTIVE SYSTEMS INCLUDE ONE OR MORE OF THE FOLLOWING DESIGNS:

1. SLOPING THE GROUND TO REDUCE THE HEIGHT OF THE CUTBANK.
2. BENCHING THE GROUND TO REDUCE THE HEIGHT OF THE CUTBANK.
3. SHORING THE CUTBANK WITH SUPPORT (PLANKING OR HYDRAULIC JACKS)
4. SHIELDING THE CUTBANK (TRENCH BOX)

### CORROSIVE:

ALL UNDERGROUND PIPES, CONDUITS, AND STORAGE TANKS SHALL BE PROTECTIVE COATING OR SHALL BE MANUFACTURED FROM CORROSION RESISTANT MATERIALS TO PREVENT CORROSION DUE TO EXPOSURE TO CORROSIVE SOILS.

### EASILY ERODIBLE:

EROSION CONTROL MEASURES SHALL BE MONITORED AND ROUTINELY IN ACCORDANCE WITH PROVIDED SCHEDULE AND PROCEDURE UNTIL THE SITE IS COMPLETELY STABILIZED.

### FLOODING:

CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE AT ALL AREAS DURING AND AFTER CONSTRUCTION BY SLOPING ALL SURFACES, EXCEPT FOR THE BUILDING PAD AND BOTTOM SURFACES OF PCSM BMPs, A MINIMUM OF 1% THE BOTTOM SURFACES OF PCSM BMPs SHALL BE SLOPED AS DESIGNED. WATER COLLECTED IN TRENCHES AND OTHER EXCAVATIONS DURING CONSTRUCTION SHALL BE REMOVED PRIOR TO CONTINUATION OR COMPLETION OF WORK WHERE WATER IS ENCOUNTERED.

### DEPTH OF SATURATED ZONE:

CONTRACTOR SHALL PROVIDE NECESSARY PUMPS AND PIPES TO DRAIN ANY GROUNDWATER ENCOUNTERED DURING EXCAVATION. SATURATED SOILS SHALL BE DRIED PRIOR TO USE AS FILL.

### HYDRIC INCLUSIONS:

CONTRACTOR SHALL UTILIZE CONSTRUCTION TECHNIQUES DESIGNED TO HANDLE ANY SATURATED SOILS DURING EXCAVATION.

### LOW STRENGTH:

PRECAUTIONS SHOULD BE TAKEN TO PREVENT SLOPE FAILURE DUE TO IMPROPER CONSTRUCTION TECHNIQUES SUCH AS OVER-STEPPING AND OVERLOADING OF SLOPES, REMOVAL OF LATERAL SUPPORT AND FAILURE TO PREVENT SATURATION OF SLOPES. AS DEFINED BY OSHA, PROTECTIVE SYSTEMS INCLUDE ONE OR MORE OF THE FOLLOWING DESIGNS:

1. SLOPING THE GROUND TO REDUCE THE HEIGHT OF THE CUTBANK.
2. BENCHING THE GROUND TO REDUCE THE HEIGHT OF THE CUTBANK.
3. SHORING THE CUTBANK WITH SUPPORTS (PLANKING OR HYDRAULIC JACKS)
4. SHIELDING THE CUTBANK (TRENCH BOX)

### SLOW PERCOLATION:

CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE AT ALL AREAS DURING AND AFTER CONSTRUCTION BY SLOPING ALL SURFACES, EXCEPT FOR THE BUILDING PAD AND BOTTOM SURFACES OF PCSM BMPs, A MINIMUM OF 1% THE BOTTOM SURFACES OF PCSM BMPs SHALL BE SLOPED AS DESIGNED. WATER COLLECTED IN TRENCHES AND OTHER EXCAVATIONS DURING CONSTRUCTION SHALL BE REMOVED PRIOR TO CONTINUATION OR COMPLETION OF WORK WHERE WATER IS ENCOUNTERED.

### PIPING:

PRECAUTIONS SHOULD BE TAKEN, AS NECESSARY, TO PREVENT PIPING. CONSTRUCT ANTI-SEEP COLLARS AS DESIGNED FOR EACH PCSM BMP BASIN.

### POOR SOURCE OF TOPSOIL:



## **Appendix B**

### As-Built Plan

