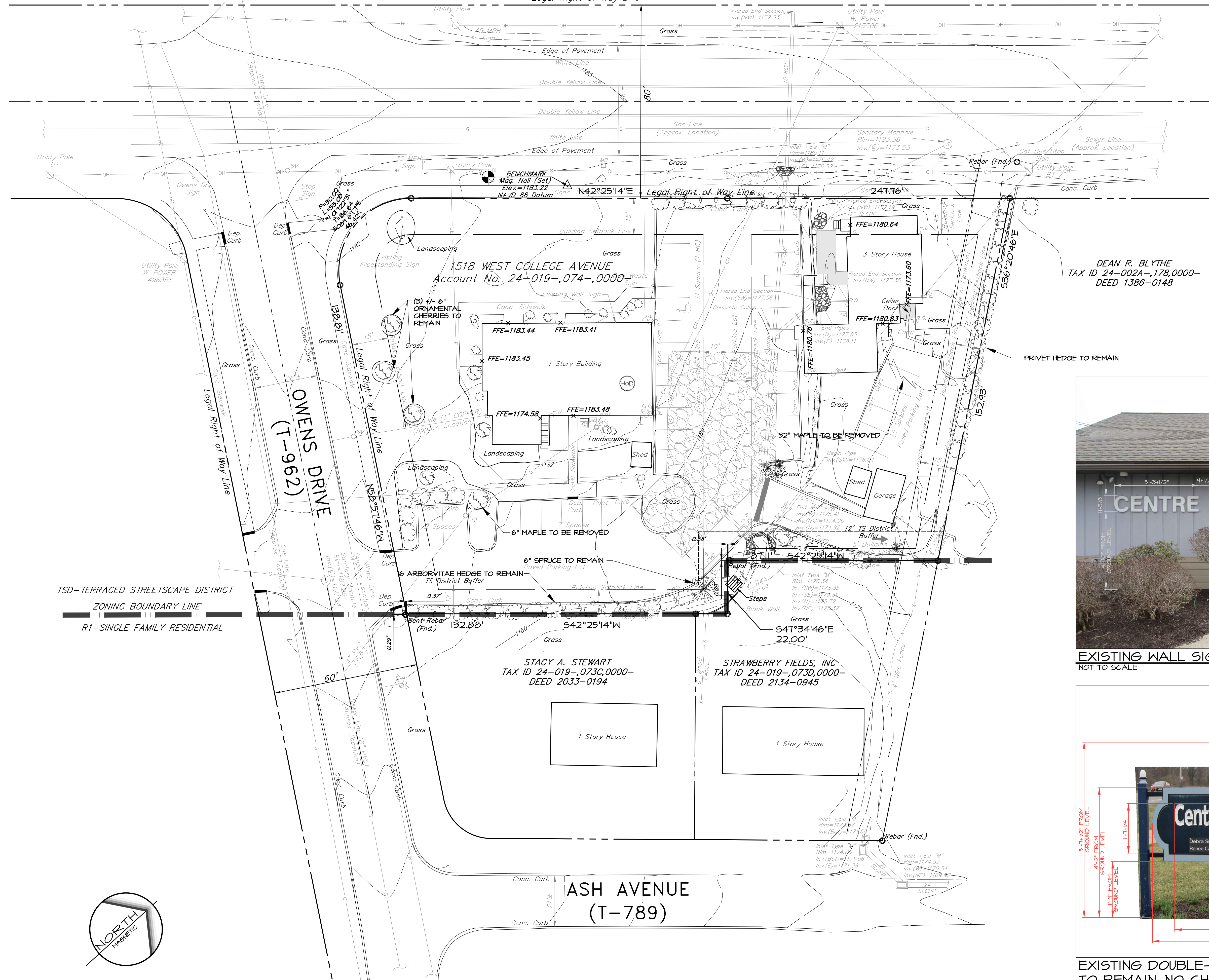




# WEST COLLEGE AVENUE (S.R. 0026)

Legal Right of Way Line



### LEGEND

- Adjoinder Property Line
- Property Line
- Right-of-Way Line
- Centerline
- Index Contour
- Intermediate Contour
- Spot Elevation
- Curb Line
- Edge of Pavement (E.O.P.)
- Min. Bldg Setback Line
- Overhead Electric
- Underground Electric
- Underground Telephone
- Gas Line
- Sanitary Sewer Line
- Sanitary Force Main
- Water Line
- Storm Drainage Piping
- Fence
- Zoning Line
- Tree Line
- Sign
- Light Pole (LP)
- Roof Drain (RD)
- Mailbox
- Ballard
- Deciduous Trees
- Coniferous Tree
- Soil Type

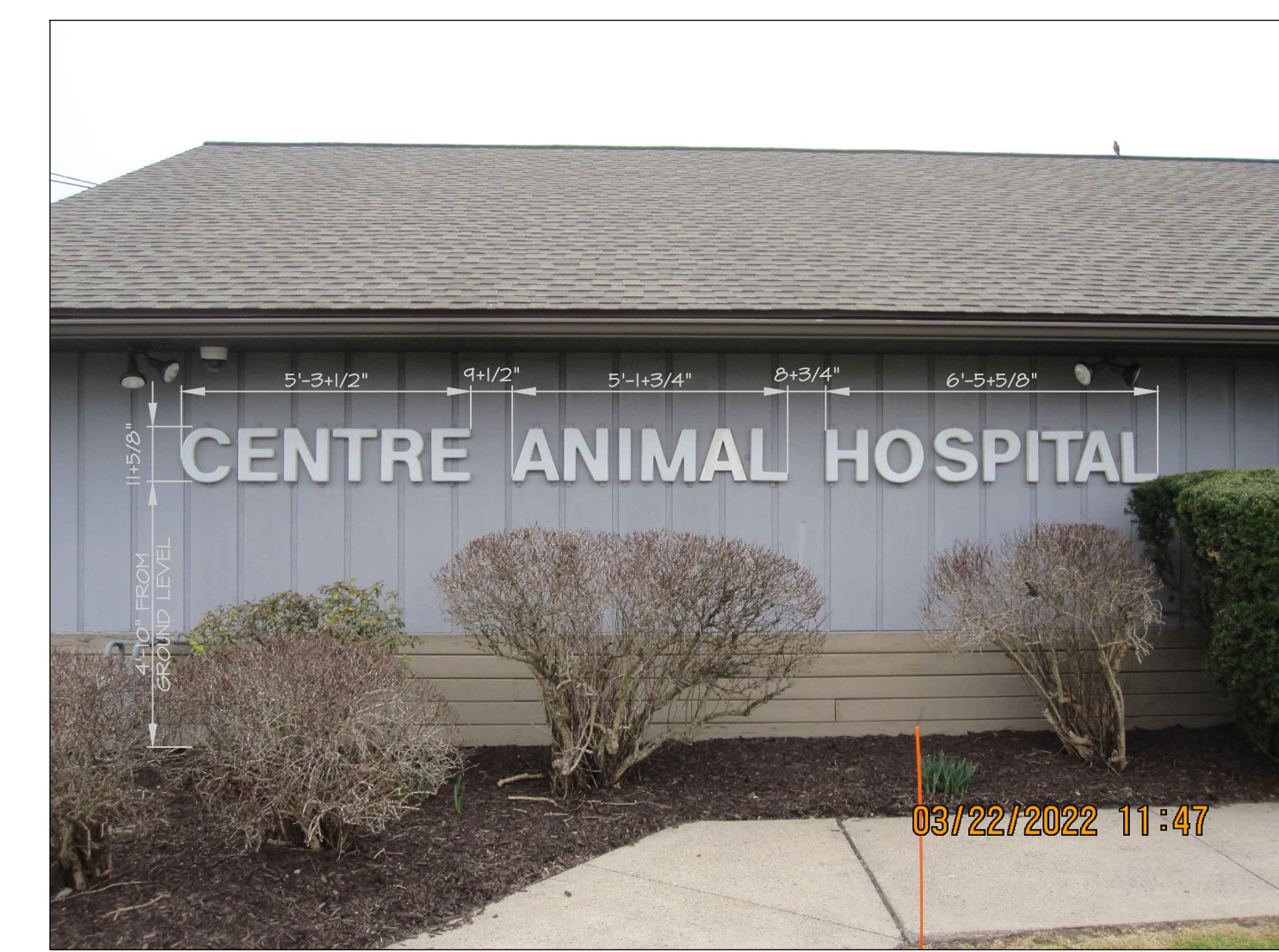
### SOILS LEGEND

HaB HAGERSTON SILT LOAM, 3-8% SLOPES

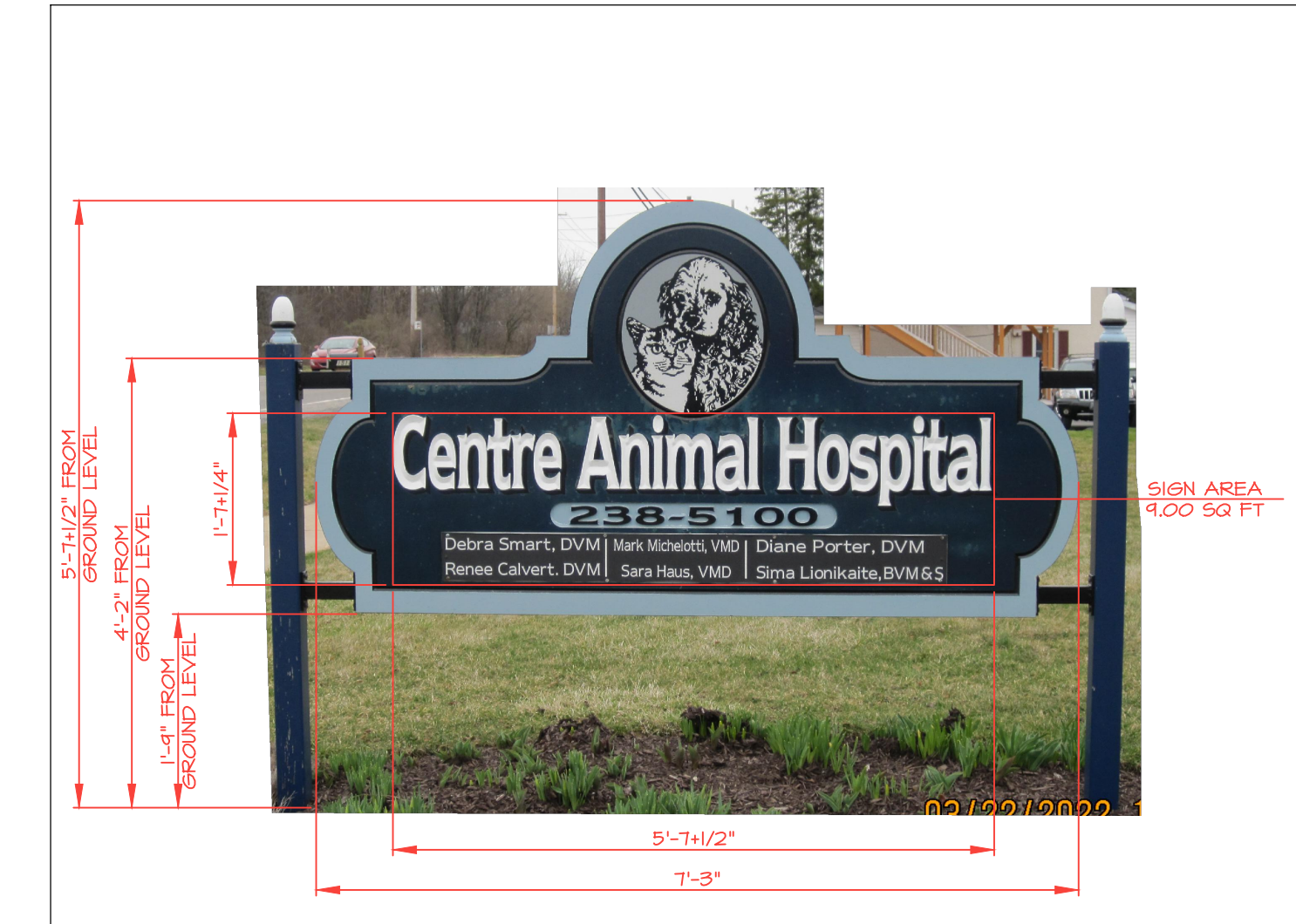
### TREE PROTECTION NOTES

TREES TO REMAIN SHALL BE PROTECTED DURING CONSTRUCTION UTILIZING ORANGE CONSTRUCTION FENCING SO AS TO PROTECT THE TREE TRUNK, BRANCHES, AND ELIMINATE SOIL COMPACTION OVER THE ROOT ZONE TO THE BEST ABILITY POSSIBLE WHILE MAINTAINING THE ABILITY TO COMPLETE THE CONSTRUCTION OF THE PROJECT.

DEAN R. BLYTHE  
TAX ID 24-002A-,178,0000-  
DEED 1386-0148



EXISTING WALL SIGN - TO BE REMOVED  
NOT TO SCALE

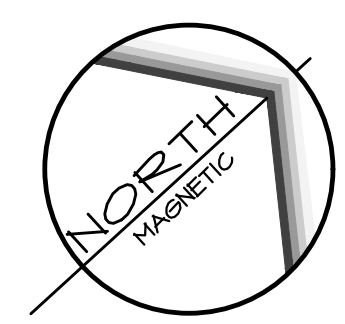
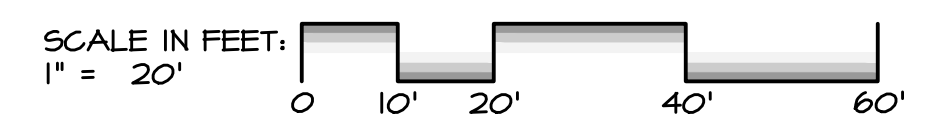


EXISTING DOUBLE-SIDED FREESTANDING SIGN  
TO REMAIN, NO CHANGES  
NOT TO SCALE

REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-


FINAL LAND DEVELOPMENT  
SUBJECT:  
EXISTING CONDITIONS PLAN  
FOR  
CENTRE ANIMAL HOSPITAL  
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
CLIENT:  
TUSSEY TRACKS, LLC  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: 1" = 20'



WEST COLLEGE AVENUE  
(S.R. 0026)

LINE AND SYMBOL LEGEND

**EXISTING**

- PROPERTY LINE
- - - LEGAL RIGHT-OF-WAY LINE
- - - EASEMENT LINE
- - - EDGE OF PAVEMENT
- - - ROAD CURB
- - - BUILDING SETBACK
- - - ZONING BOUNDARY

**PROPOSED**

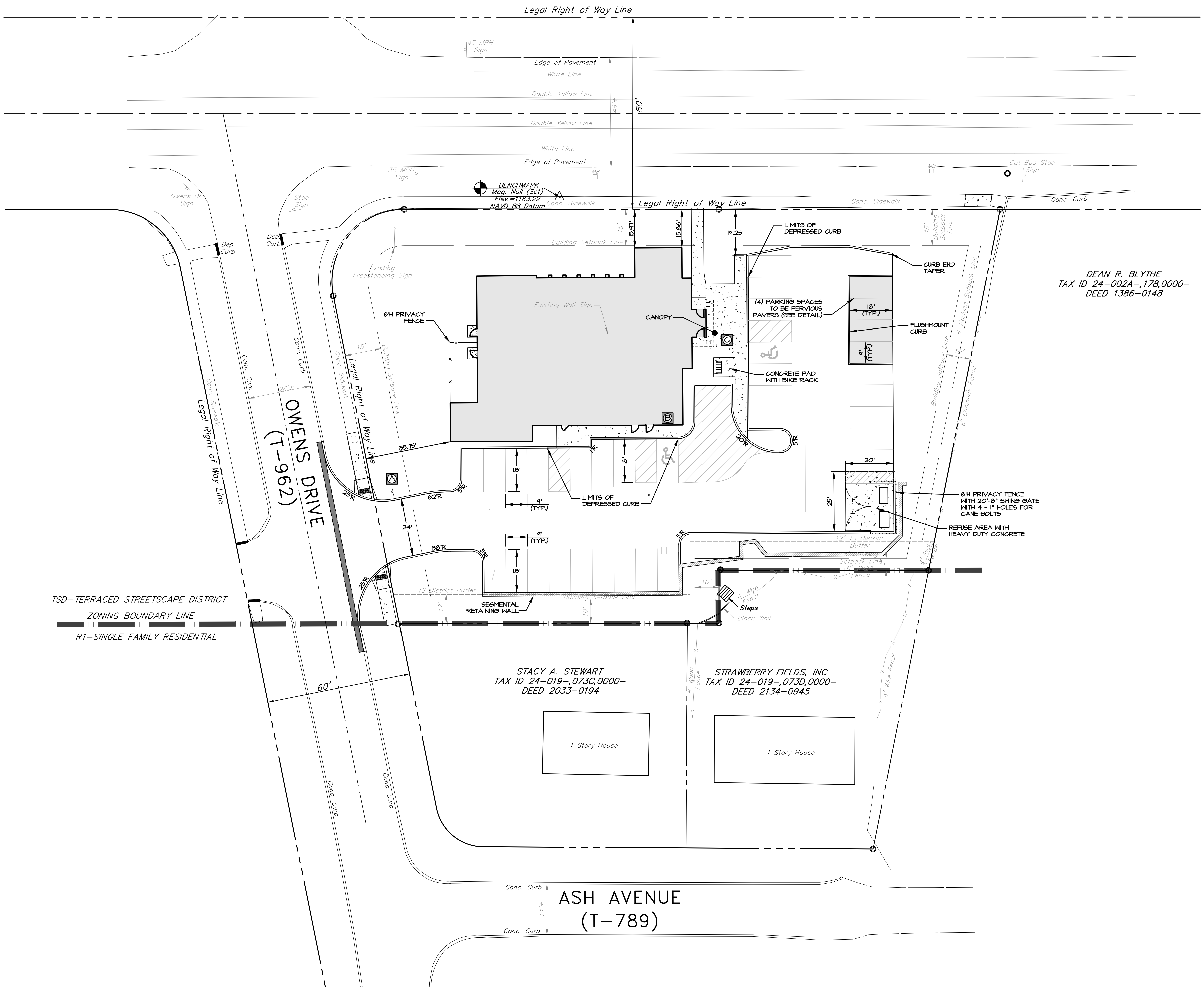
- EDGE OF ROAD
- - - ROAD CURB
- - - FENCE

CONCRETE SIDEWALK  
 PROPERTY PIN SET  
 PROPERTY PIN FOUND  
 END OF LINE SEGMENT  
 SIGN  
 STRUCTURE

ACCESSIBLE PARKING  
 CONCRETE PAVING

TRAFFIC SIGNAGE LEGEND

SYMBOL	DESCRIPTION	SIZE	PA DOT DESIGNATION	NOTES	QUANTITY
	STOP	24" X 24"	RI-1	W/ BREAK-AWAY POST	1
	HANDICAP PARKING MINIMUM FINE TOW AWAY ZONE	12" X 18" 6" X 12" 6" X 12"	RT-8 RT-8P RT-20IAP	SEE DETAIL	1
	HANDICAP PARKING VAN ACCESSIBLE MINIMUM FINE TOW AWAY ZONE	12" X 18" 6" X 12" 6" X 12"	RT-8 RT-8P RT-20IAP	SEE DETAIL	1



DEAN R. BLYTHE  
TAX ID 24-002A-178,000-  
DEED 1386-0148

STACY A. STEWART  
TAX ID 24-019-073C,000-  
DEED 2033-0194

STRAWBERRY FIELDS, INC  
TAX ID 24-019-073D,000-  
DEED 2134-0945

REVISIONS PER: DATE: BY:

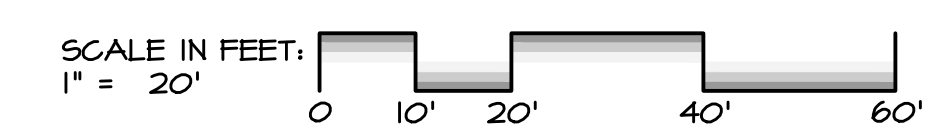
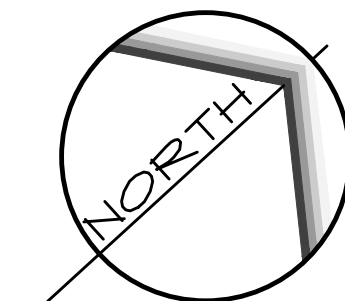
1.	TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2.	-	-	-
3.	-	-	-
4.	-	-	-
5.	-	-	-



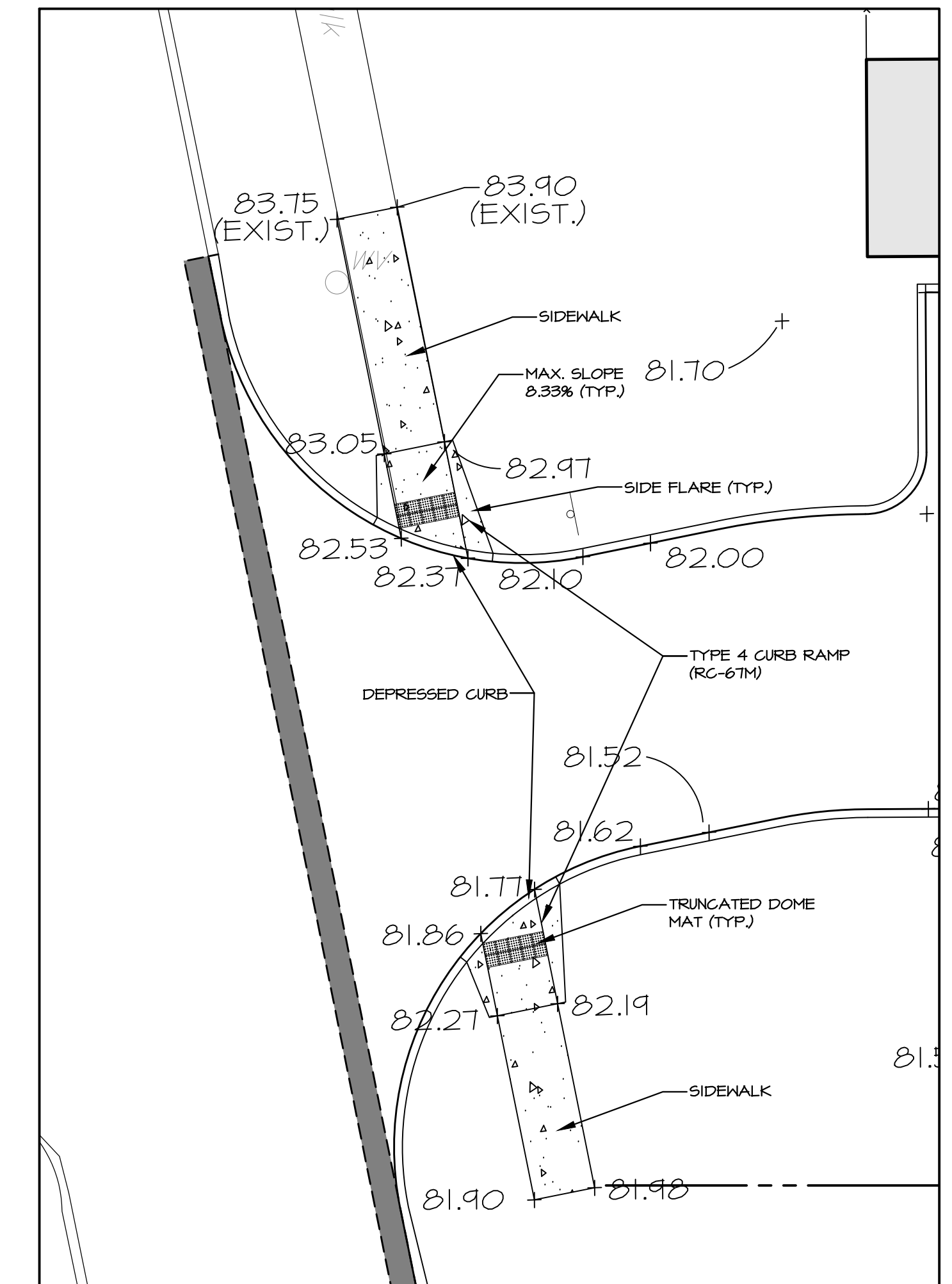
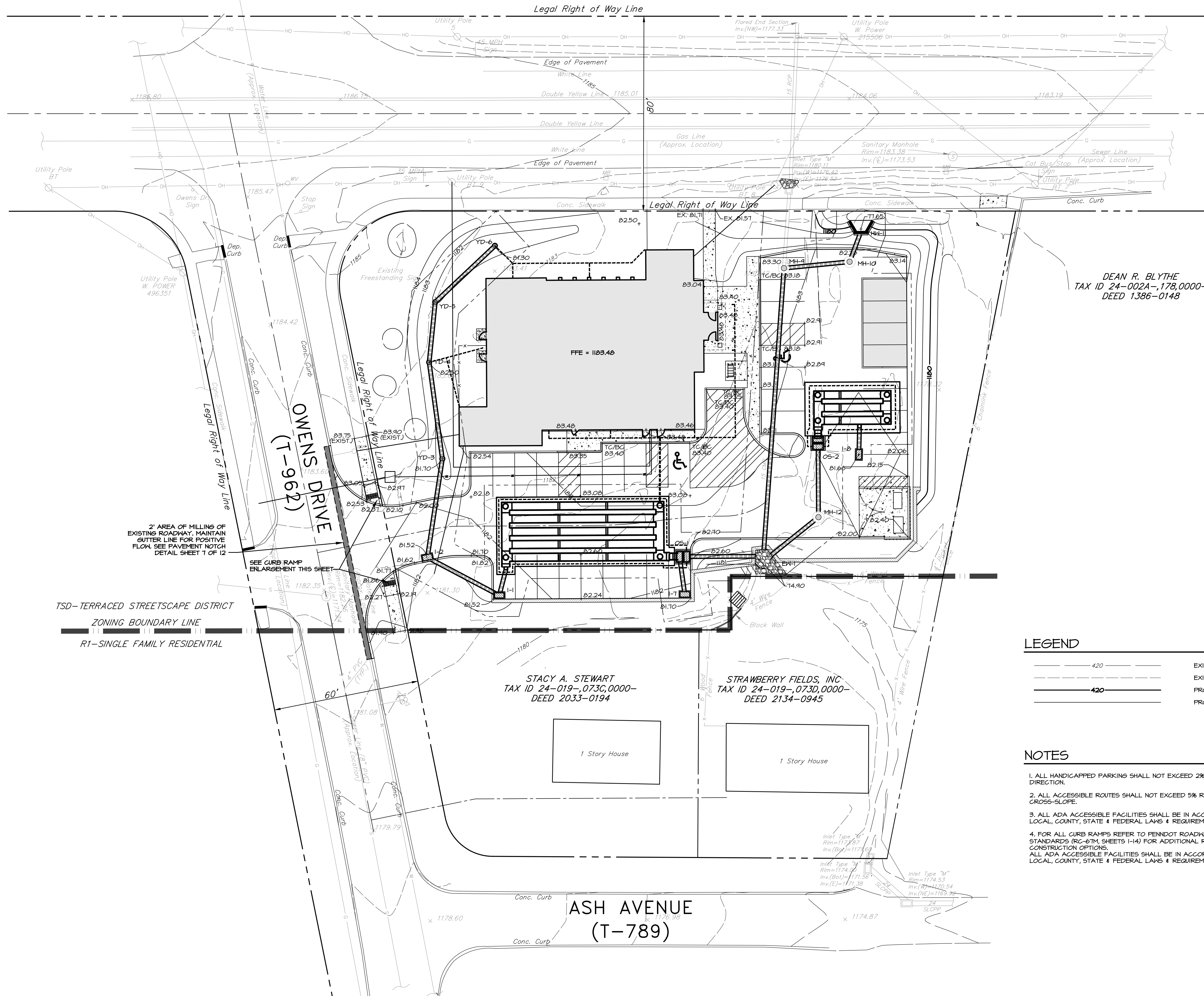
FINAL LAND DEVELOPMENT  
SUBJECT:  
SITE LAYOUT PLAN  
FOR  
CENTRE ANIMAL HOSPITAL  
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
CLIENT:  
TUSSEY TRACKS, LLC  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: 1" = 20'

DRAWING NO.  
**3 OF 11**



WEST COLLEGE AVENUE  
(S.R. 0026)



CURB RAMP ENLARGEMENT  
SCALE: 1" = 10'

DEAN R. BLYTHE  
TAX ID 24-002A-178,000-  
DEED 1386-0148

STACY A. STEWART  
TAX ID 24-019-073C,000-  
DEED 2033-0194

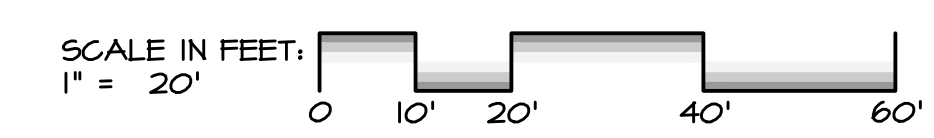
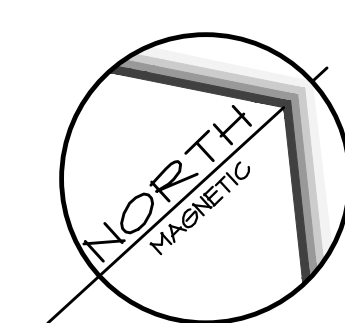
STRAWBERRY FIELDS, INC.  
TAX ID 24-019-073D,000-  
DEED 2134-0945

TSD-TERRACED STREETSCAPE DISTRICT  
ZONING BOUNDARY LINE  
R1-SINGLE FAMILY RESIDENTIAL

**LEGEND**

	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR

- NOTES**
1. ALL HANDICAPPED PARKING SHALL NOT EXCEED 2% SLOPE IN ANY DIRECTION.
  2. ALL ACCESSIBLE ROUTES SHALL NOT EXCEED 5% RUNNING SLOPE AND 2% CROSS-SLOPE.
  3. ALL ADA ACCESSIBLE FACILITIES SHALL BE IN ACCORDANCE WITH ALL LOCAL, COUNTY, STATE & FEDERAL LAWS & REQUIREMENTS AS APPLICABLE.
  4. FOR ALL CURB RAMP REFER TO PENNDOT ROADWAY CONSTRUCTION STANDARDS (RC-6TM, SHEETS I-14) FOR ADDITIONAL RAMP DETAILS AND CONSTRUCTION OPTIONS. ALL ADA ACCESSIBLE FACILITIES SHALL BE IN ACCORDANCE WITH ALL LOCAL, COUNTY, STATE & FEDERAL LAWS & REQUIREMENTS AS APPLICABLE.



**REVISIONS PER:**

NO.	DESCRIPTION	DATE	BY
1.	TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2.	-	-	-
3.	-	-	-
4.	-	-	-
5.	-	-	-

**FINAL LAND DEVELOPMENT**

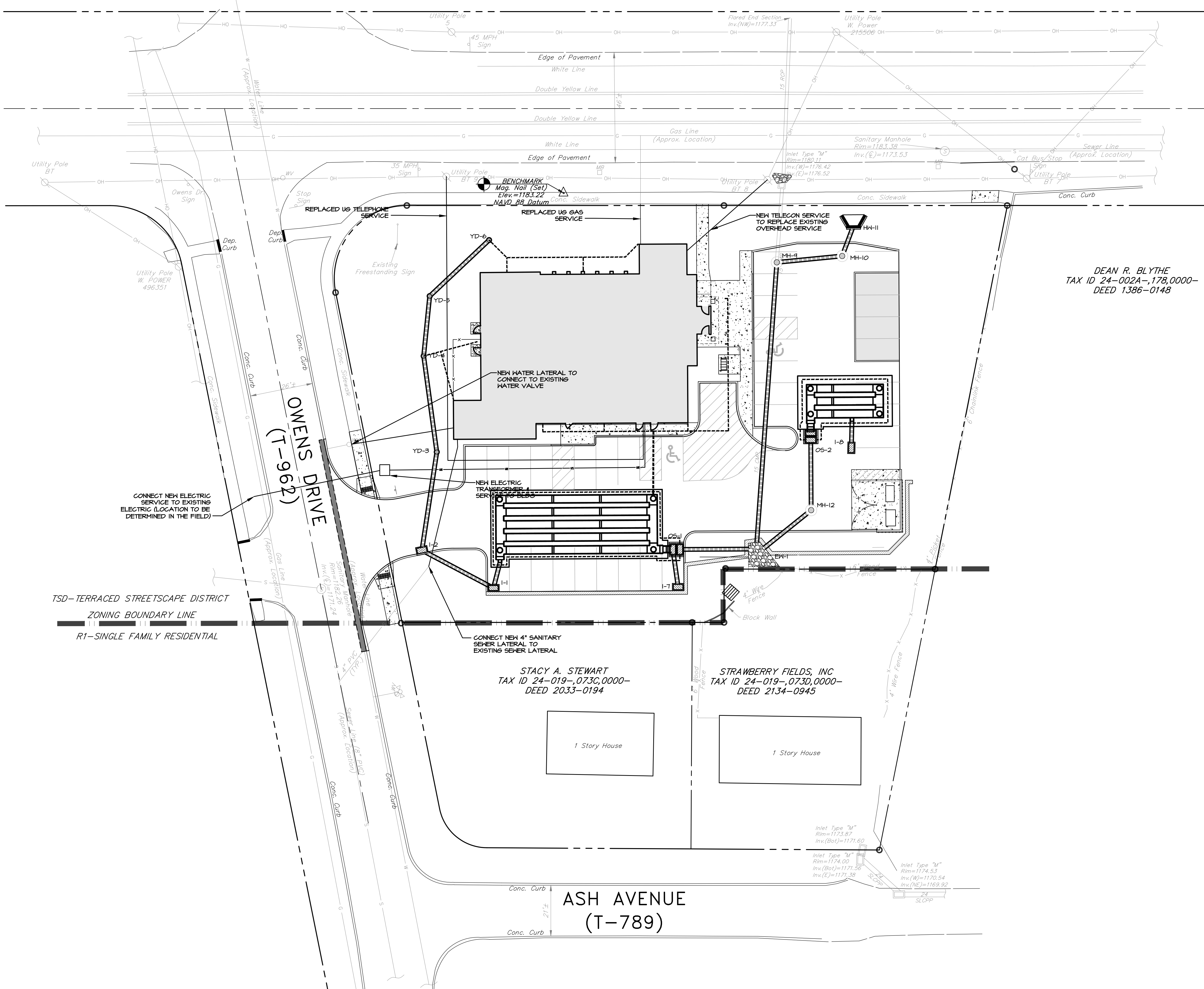
SUBJECT:  
**GRADING AND DRAINAGE PLAN**  
FOR  
CENTRE ANIMAL HOSPITAL  
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA

CLIENT:  
**TUSSEY TRACKS, LLC**  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: 1" = 20'

DRAWING NO.  
**4 OF 11**

# WEST COLLEGE AVENUE (S.R. 0026)



## LINE AND SYMBOL LEGEND

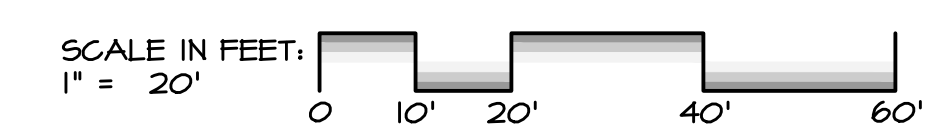
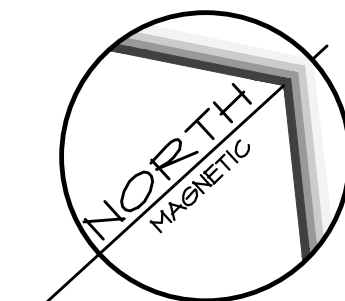
EXISTING		PROPOSED	
---	PROPERTY LINE	---	EASEMENT LINE
---	LEGAL RIGHT-OF-WAY LINE	---	EDGE OF PAVEMENT
---	EASEMENT LINE	---	ROAD CURB
---	EDGE OF PAVEMENT	---	BUILDING SETBACK
---	ROAD CURB	---	WATER LINE
---	BUILDING SETBACK	---	SANITARY SEWER
---	WATER LINE	---	STORM SEWER
---	SANITARY SEWER	---	GAS LINE
---	STORM SEWER	---	TELEPHONE LINE
---	GAS LINE	---	OVERHEAD ELECTRIC
---	TELEPHONE LINE	---	UNDERGROUND ELECTRIC
---	OVERHEAD ELECTRIC	---	FENCE
---	UNDERGROUND ELECTRIC	---	
---	FENCE	---	
○	MANHOLE	○	ACCESSIBLE PARKING
○	LIGHT POLE	○	CONCRETE PAVING
○	FIRE HYDRANT		
○	PROPERTY PIN SET		
○	PROPERTY PIN FOUND		
○	END OF LINE SEGMENT		
○	SIGN		
○	UTILITY POLE		

DEAN R. BLYTHE  
TAX ID 24-002A-178,000-  
DEED 1386-0148

STACY A. STEWART  
TAX ID 24-019-073C,000-  
DEED 2033-0194

STRAWBERRY FIELDS, INC  
TAX ID 24-019-073D,000-  
DEED 2134-0945

TSD-TERRACED STREETSCAPE DISTRICT  
ZONING BOUNDARY LINE  
R1-SINGLE FAMILY RESIDENTIAL



REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-

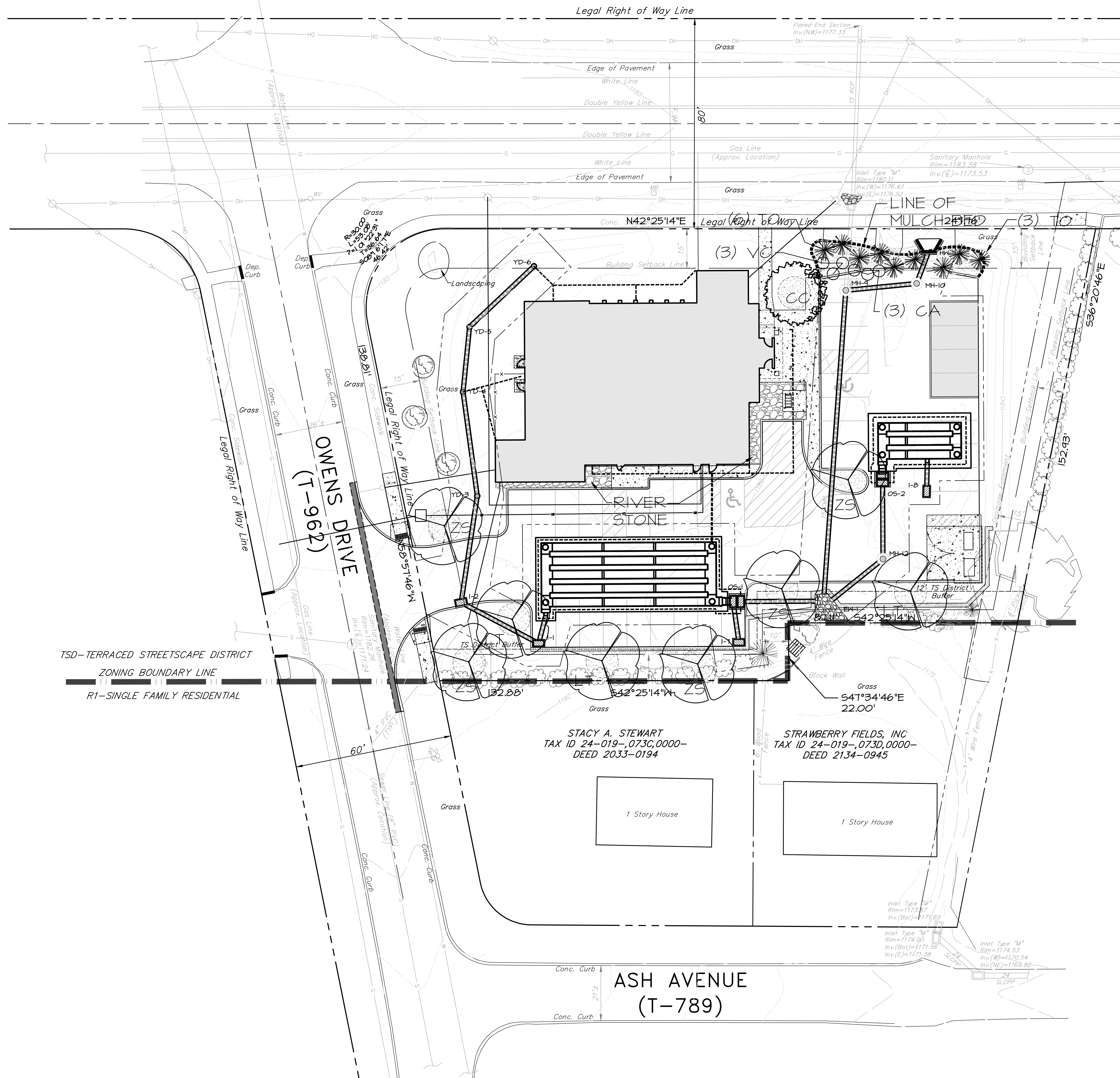


FINAL LAND DEVELOPMENT  
SUBJECT:  
**UTILITY PLAN**  
FOR  
CENTRE ANIMAL HOSPITAL  
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
CLIENT:  
**TUSSEY TRACKS, LLC**  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: 1" = 20'

DRAWING NO.  
**5 OF 11**

WEST COLLEGE AVENUE  
(S.R. 0026)



PLANT SCHEDULE

TREES						
KEY	SCIENTIFIC NAME	COMMON NAME	SIZE	CONTAINER	COMMENTS	HEIGHT (FT) AT MATURITY
LT	Liriodendron tulipifera	Tulip Tree	2-1/2' - 3'	B#B		80
ZS	Zelkova serrata 'Green Vase'	Green Vase Zelkova	2-1/2' - 3'	B#B		70
QP	Quercus palustris	Pin Oak	2-1/2' - 3'	B#B		70
CC	Cercis canadensis	Redbud	8 - 10'	B#B	Single Stem	35

SHRUBS

KEY	SCIENTIFIC NAME	COMMON NAME	SIZE	CONTAINER	COMMENTS
VC	Viburnum carlesii	Korean Spice Viburnum	30 - 36"	B#B	
CA	Clethra alnifolia	Summersweet	18 - 24"	B#B	
TO	Thuja occidentalis	Northern White Cedar	48-54"	B#B	

TURF & SPECIALTY GRASS MIXES

KEY	USE/AREA	SEED/MIX NAME	SEEDING RATE
-	Temporary Soil Stabilization	Annual Ryegrass	2 Pounds per 1,000 Square Feet
-	General Lawn and Restoration	20% Perennial Ryegrass 50% Kentucky Bluegrass (3 varieties) 30% Hard Fescue	4 - 5 Pounds per 1,000 Square Feet

LEGEND

KEY	SCIENTIFIC NAME	QUANTITY
LT	Liriodendron tulipifera	3
ZS	Zelkova serrata 'Green Vase'	5
CC	Cercis canadensis	1
VC	Viburnum carlesii	3
CA	Clethra alnifolia	3
TO	Thuja occidentalis	4
[Hatched Box]	AREA OF HARDWOOD MULCH	

NOTES:

- ALL TREES AND SHRUBS SHALL BE PLANTED IN ACCORDANCE WITH THE "GUIDE TO PLANTING IN FERUGSON TOWNSHIP".
- TREES REGULATED BY THE TREE PRESERVATION AND PROTECTION ORDINANCE SHALL BE REPLACED IF DEATH OCCURS. REPLACEMENT SHALL BE IN ACCORDANCE WITH THE ORDINANCE AND SHALL OCCUR DURING THE FALL PLANTING SEASON PER THE AMERICAN ARBORISTS SOCIETY.

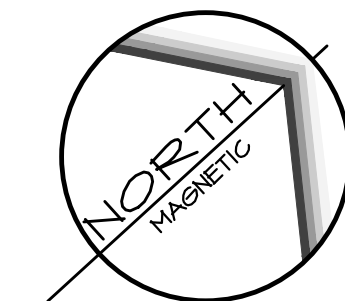
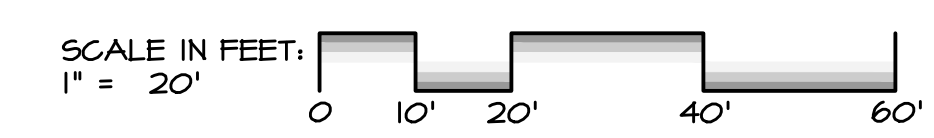
REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-

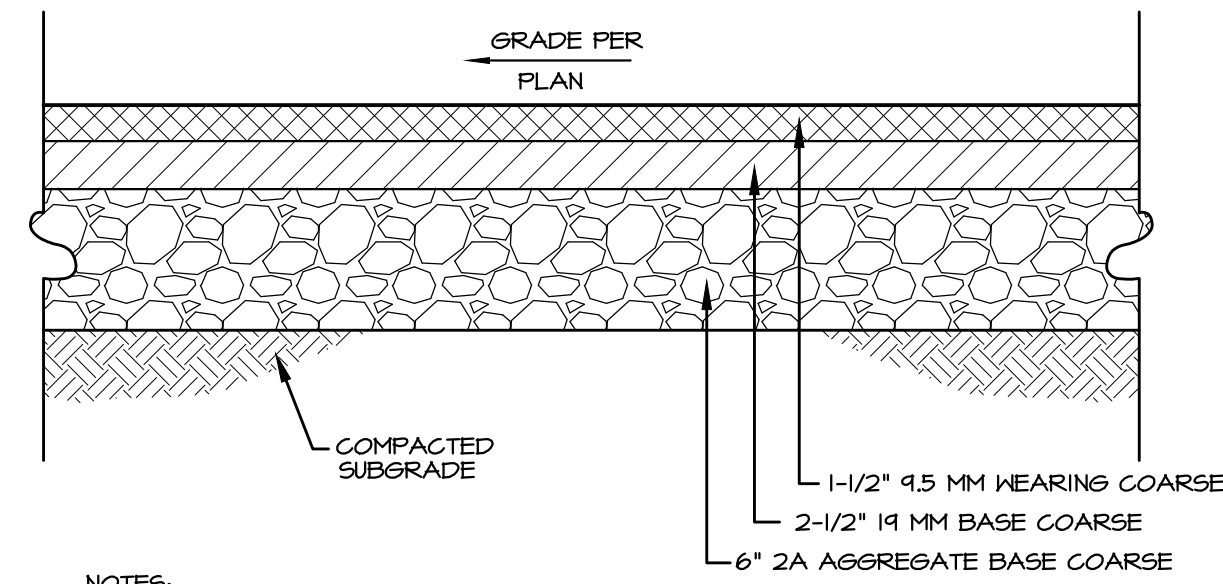


FINAL LAND DEVELOPMENT  
SUBJECT:  
**LANDSCAPING PLAN**  
FOR  
CENTRE ANIMAL HOSPITAL  
FERUGSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
CLIENT:  
**TUSSEY TRACKS, LLC**  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: 1" = 20'

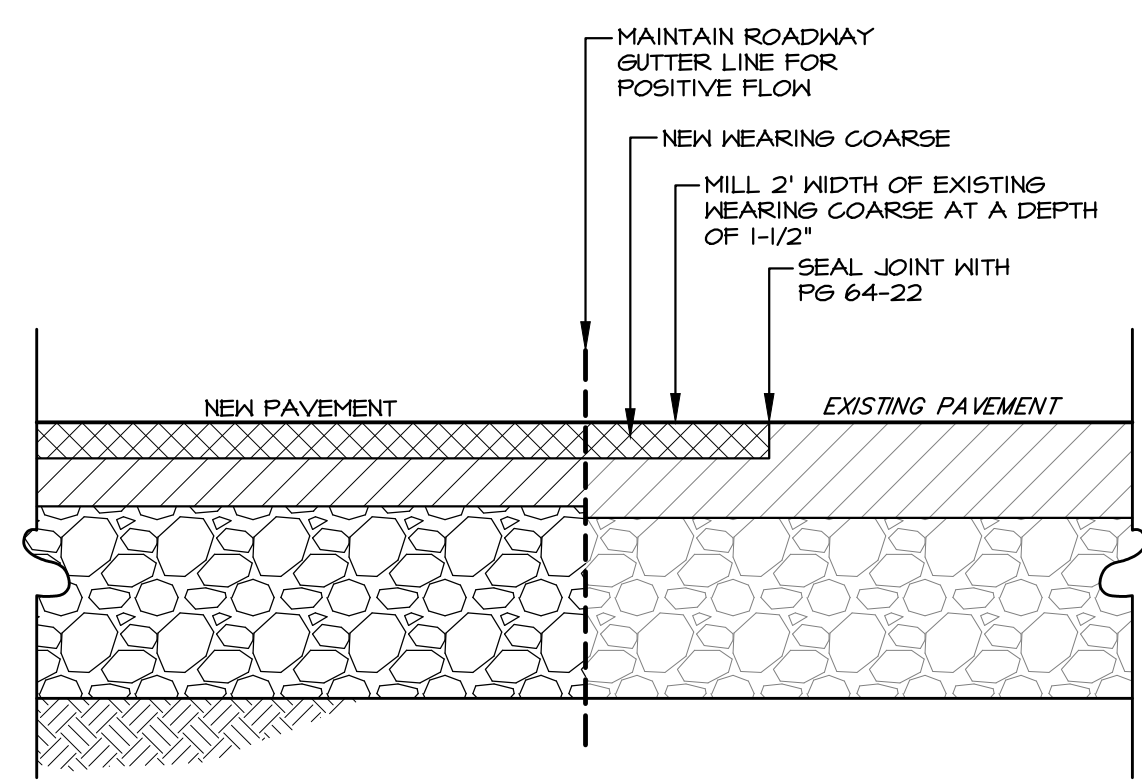
DRAWING NO.  
**6 OF 11**



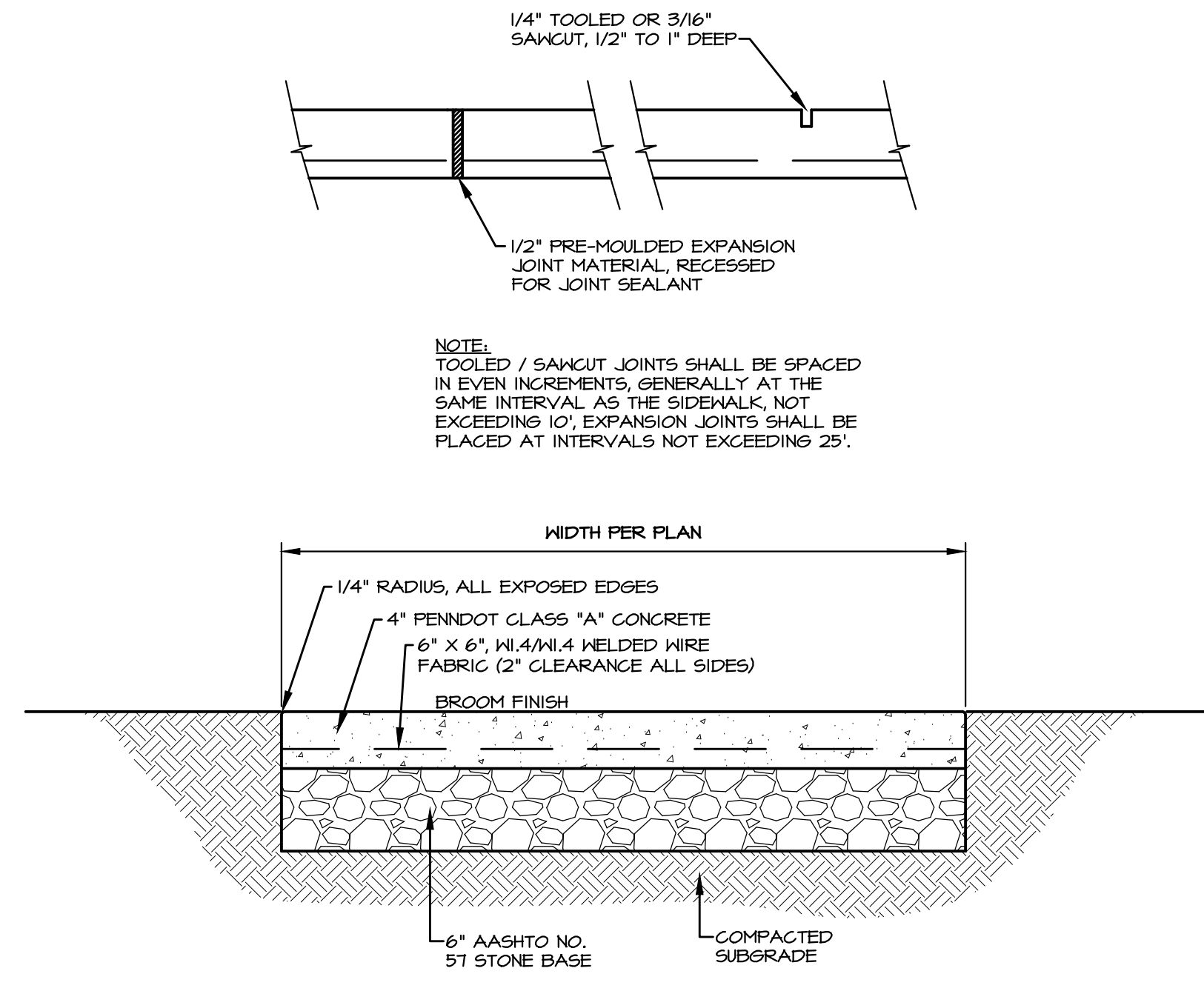


**NOTES:**  
 1. "SUPERPAVE" ASPHALT DESIGN, LESS THAN 0.3 MILLION ESALS, 50 GYRATIONS. ASPHALT TO BE PG 64-22.  
 2. ALL BITUMINOUS PAVING SUBGRADE AND AGGREGATE BASE COURSE COMPACTED TO 98% STANDARD PROCTOR (ASTM D698).

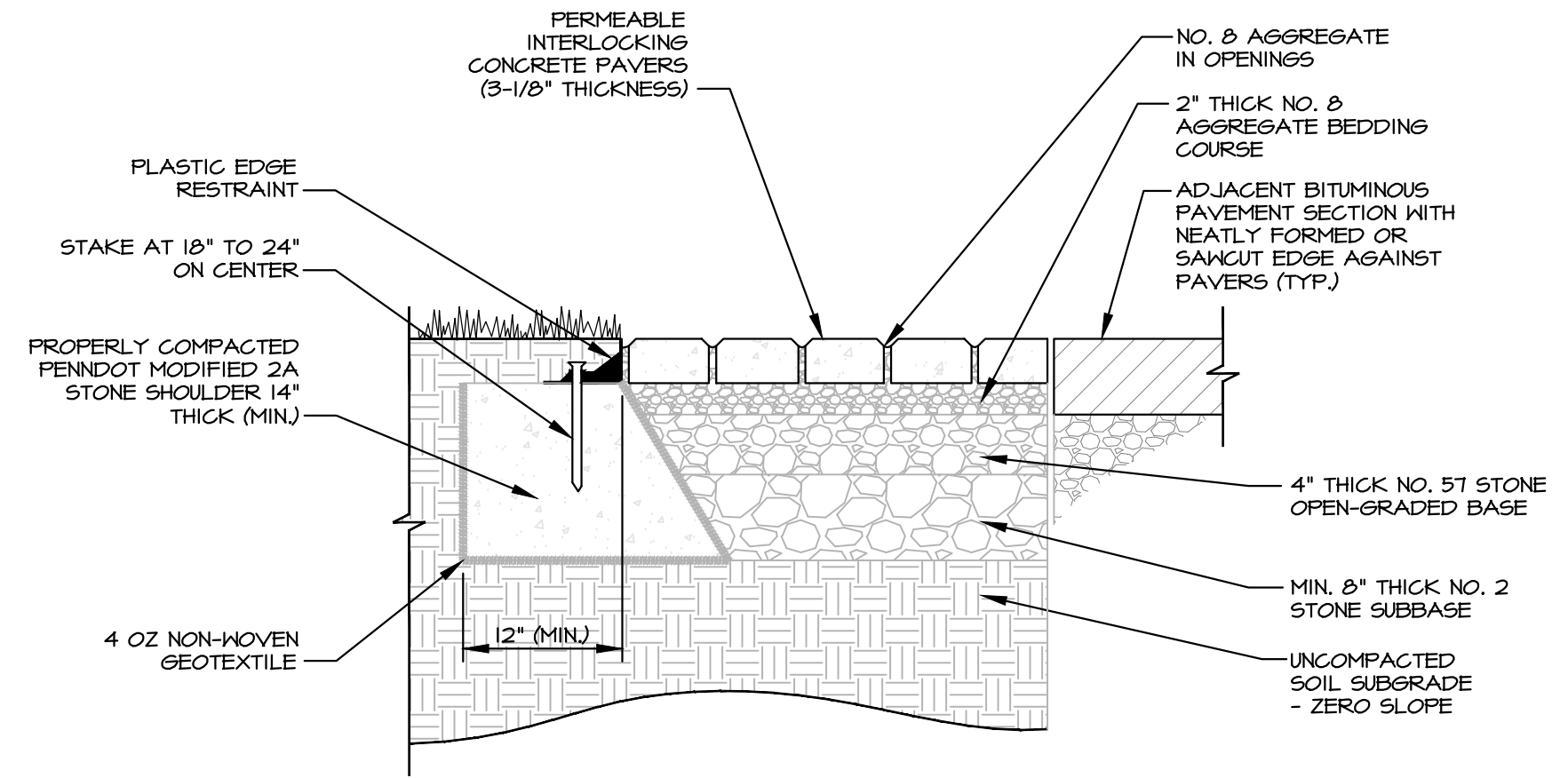
**BITUMINOUS PAVING SECTION (STANDARD DUTY)**  
 NO SCALE



**PAVEMENT NOTCH DETAIL**  
 NO SCALE

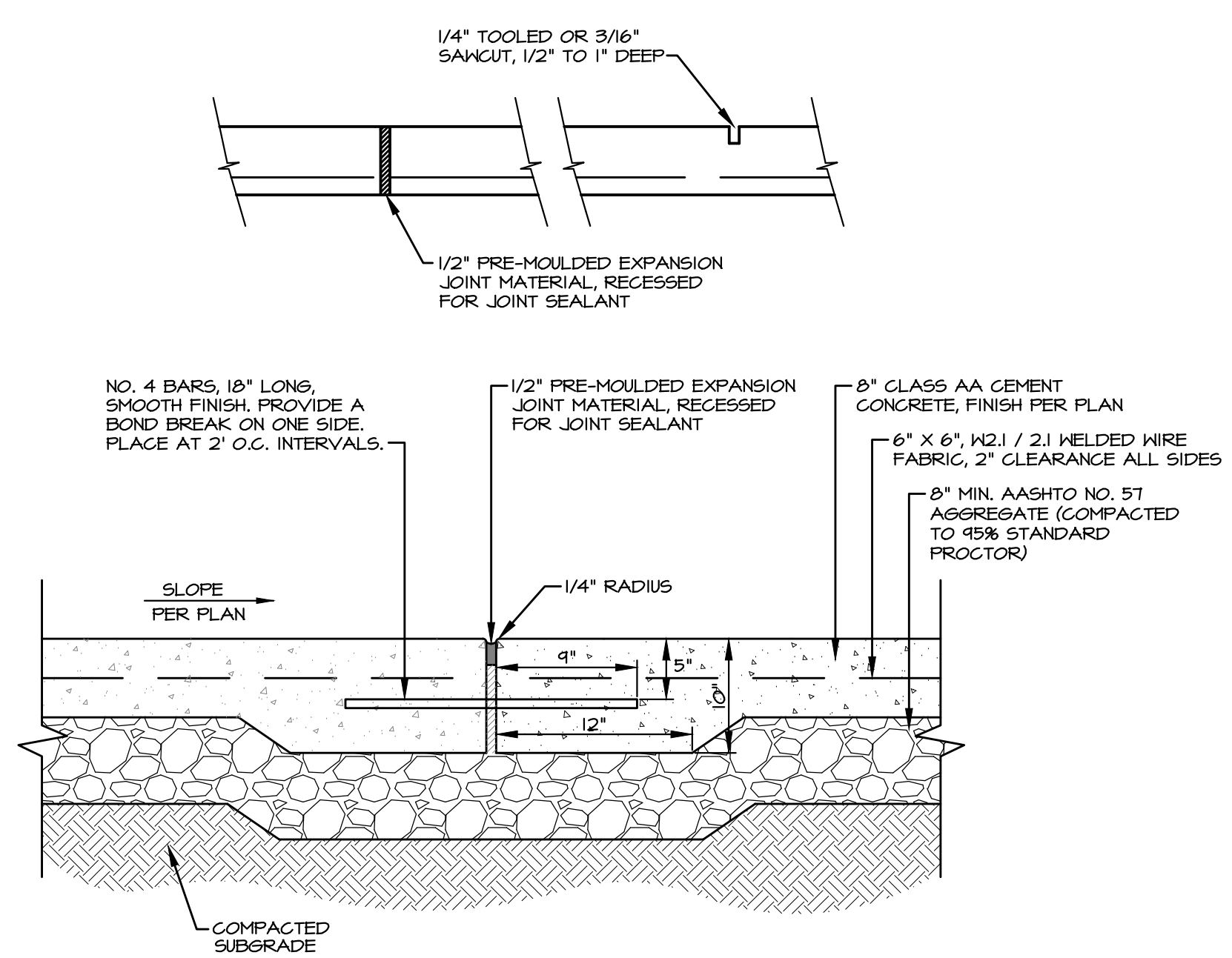


**CONCRETE PAVING (SIDEWALKS)**  
 NO SCALE

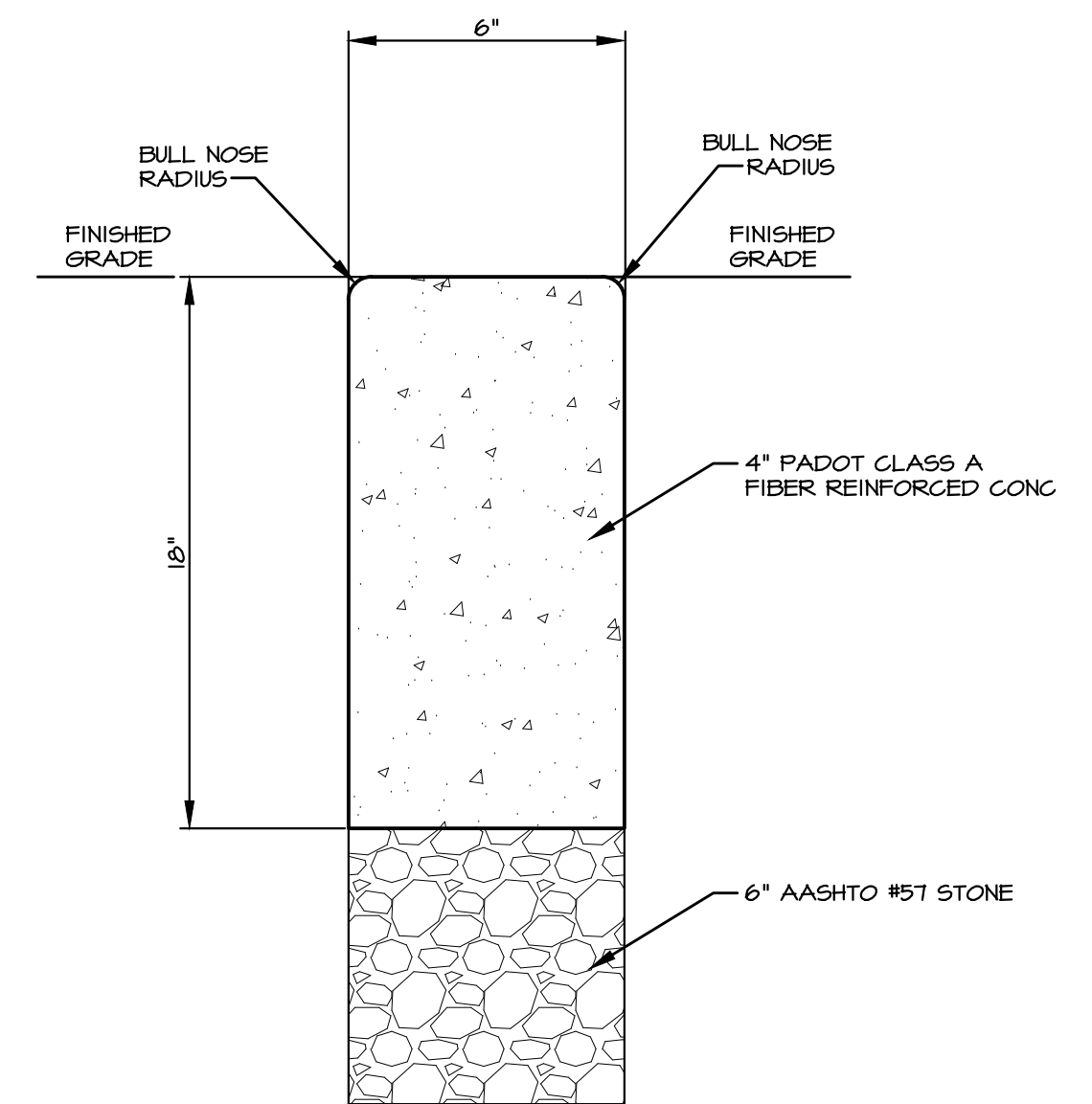


**NOTES:**  
 1. CONCRETE PAVER SHALL BE "ECO COBBLE" AS MANUFACTURED BY EP HENRY. THICKNESS OF PAVER SHALL BE AS NOTED ON DETAIL (3-1/8"). COLOR AND PATTERN OF PAVER AREA SHALL BE CHOICE OF OWNER. ANY ALTERNATIVE PAVER MUST BE APPROVED BY THE FERGUSON TOWNSHIP ENGINEER.  
 2. PAVER INSTALLATION SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND AS SHOWN AND DESCRIBED IN THIS DETAIL.  
 3. FOR AREAS OF PAVERS THAT ARE TO BE INSTALLED AT LOCATIONS THAT DO NOT HAVE NATURAL SUBSOILS (I.E. AT LOCATIONS OF EXISTING BUILDING WALLS/FOUNDATIONS), PREVIOUSLY EXCAVATED ON-SITE SOILS SHALL BE PLACED UP TO THE PROPOSED SUBGRADE ELEVATION AND THE TOP 12" OF THE SUBGRADE SHALL THEN BE REFRACTURED TO BREAK UP COMPACTED SOIL AND PROMOTE INFILTRATION. INFILTRATION TESTING SHALL THEN BE COMPLETED AT THE SUBGRADE ELEVATION. TESTING SHALL BE COMPLETED AS SPECIFIED IN THE "POST-CONSTRUCTION TESTING" NOTES ON PLAN SHEET 8 OF THIS PLAN SET. INFILTRATION TEST RESULTS SHALL BE PROVIDED TO ELA GROUP, INC. FOR APPROVAL PRIOR TO PLACEMENT OF STONE SUBBASE.

**PERMEABLE PAVERS**  
 NO SCALE



**HEAVY DUTY CONCRETE PAVING SECTION AND JOINT (SERVICE AREA)**  
 NO SCALE



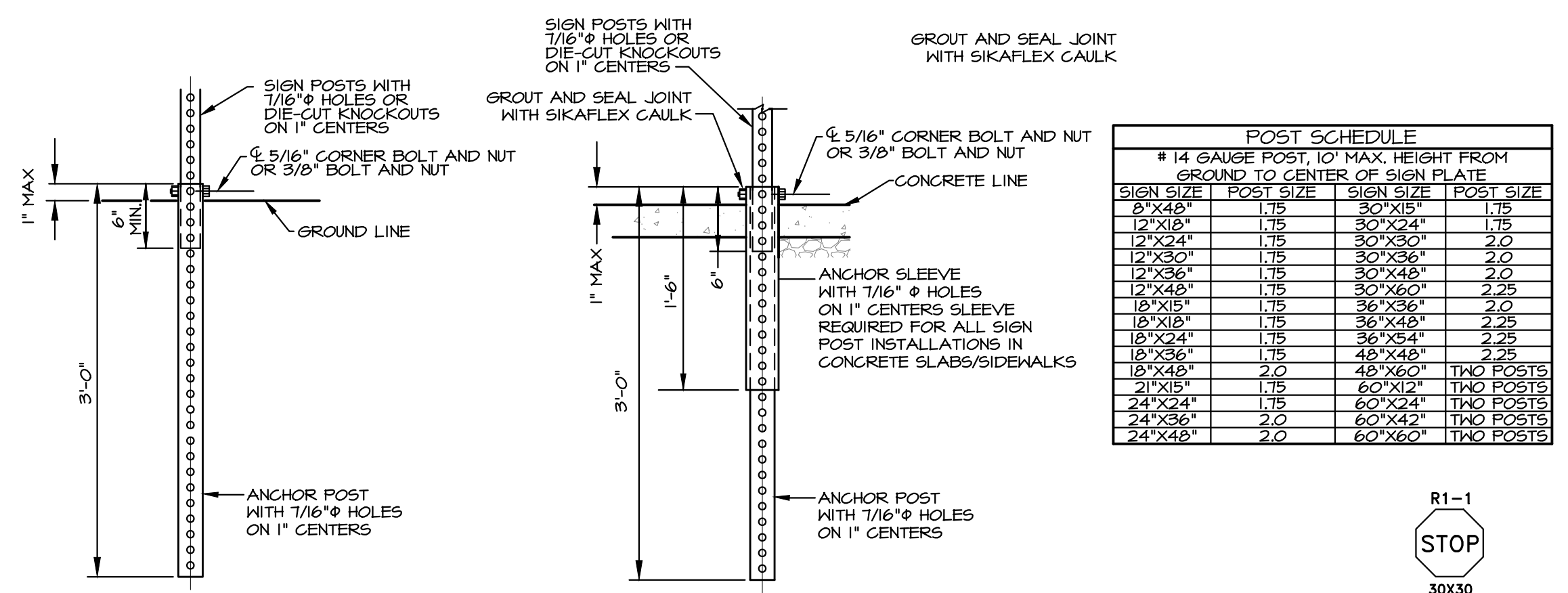
**FLUSHMOUNT CURB**  
 NOT TO SCALE

REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-



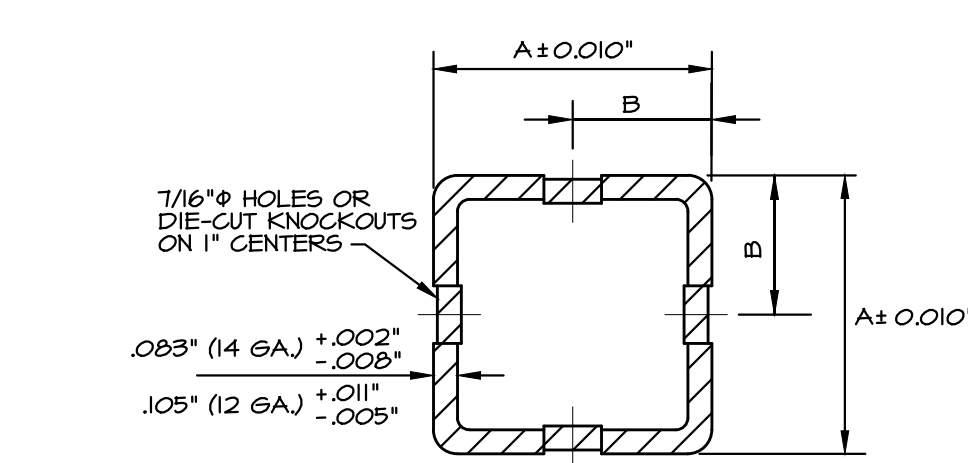
**FINAL LAND DEVELOPMENT**  
 SUBJECT:  
**SITE DETAILS**  
 FOR  
 CENTRE ANIMAL HOSPITAL  
 FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
 CLIENT:  
**TUSSEY TRACKS, LLC**  
 1518 WEST COLLEGE AVENUE  
 STATE COLLEGE, PA 16801  
 (814) 238-5100

MANAGER:	THS	JUNE 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: AS NOTED



POST SCHEDULE			
# 14 GAUGE POST, 10' MAX. HEIGHT FROM GROUND TO CENTER OF SIGN PLATE			
SIGN SIZE	POST SIZE	SIGN SIZE	POST SIZE
8"x48"	1.75	30"x15"	1.75
12"x18"	1.75	30"x30"	1.75
12"x24"	1.75	30"x36"	1.75
12"x30"	1.75	30"x36"	2.0
12"x36"	1.75	30"x36"	2.0
12"x48"	1.75	30"x36"	2.25
18"x15"	1.75	36"x36"	2.0
18"x18"	1.75	36"x48"	2.25
18"x24"	1.75	36"x48"	2.25
18"x36"	1.75	48"x48"	2.25
18"x48"	2.0	48"x48"	TPO POST(S)
21"x15"	1.75	60"x12"	TPO POST(S)
24"x24"	1.75	60"x24"	TPO POST(S)
24"x36"	2.0	60"x48"	TPO POST(S)
24"x48"	2.0	60"x60"	TPO POST(S)

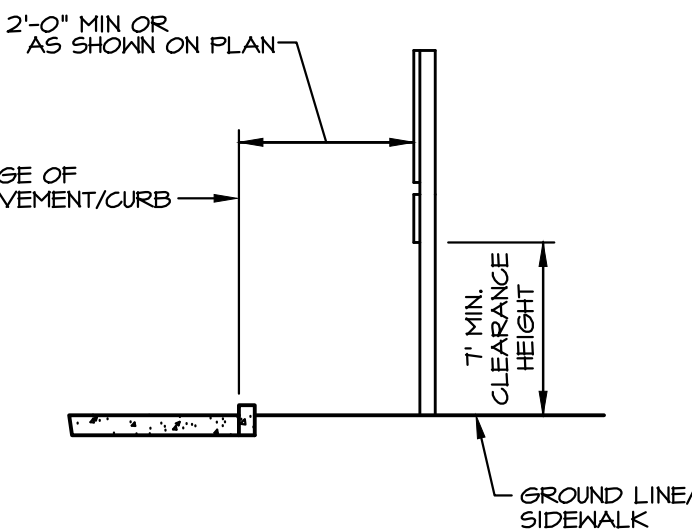
INSTALLATION DETAIL (STANDARD)      INSTALLATION DETAIL (CONCRETE)



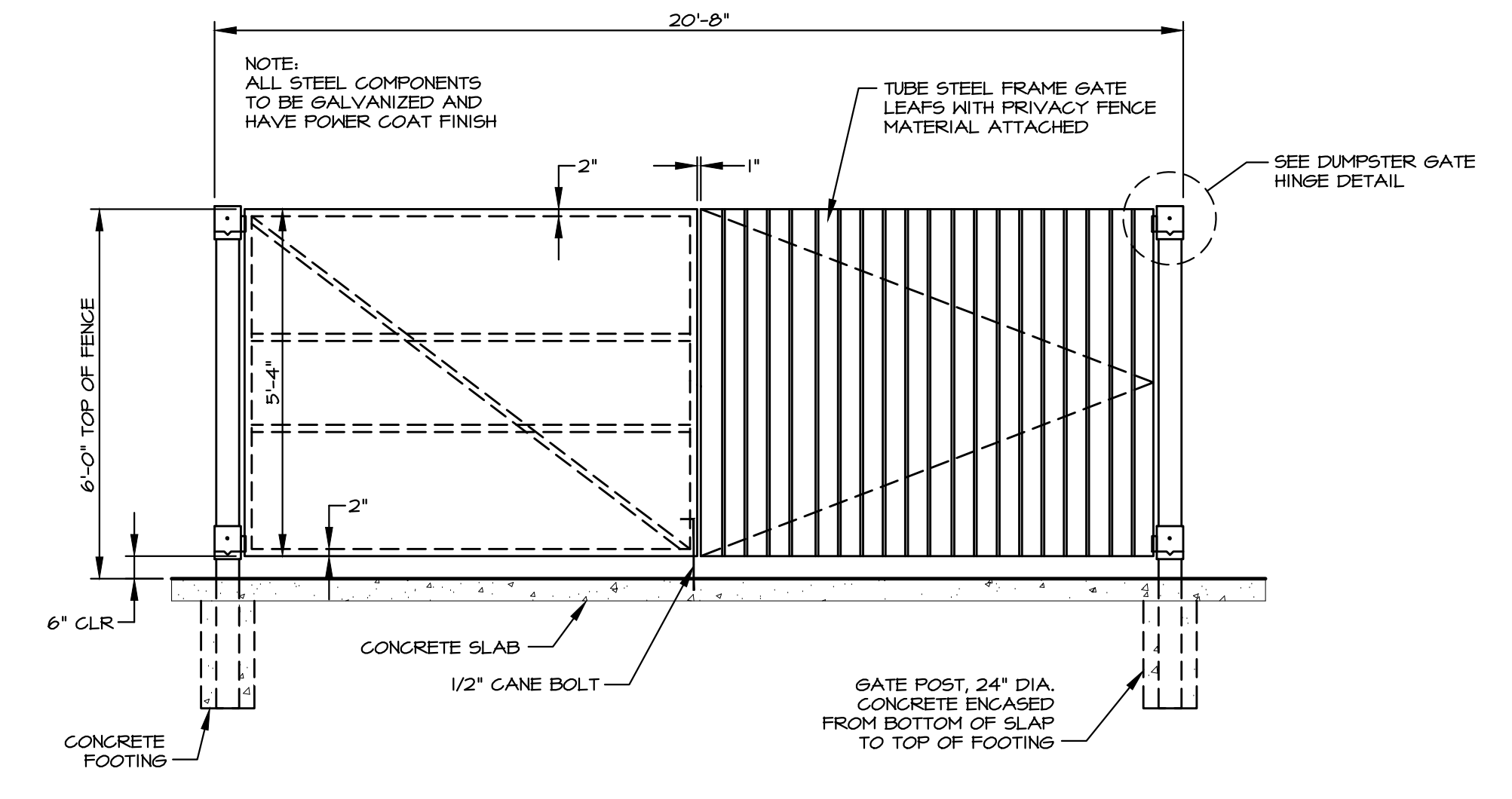
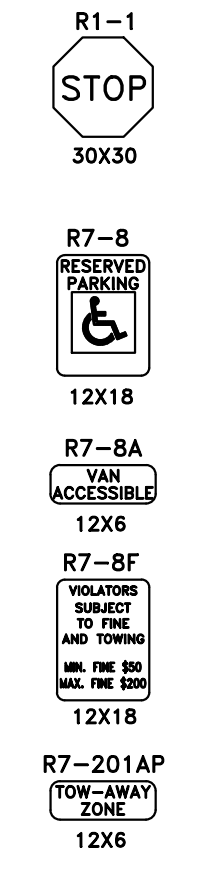
SIGN POST		ANCHOR POST		ANCHOR SLEEVE*		SPRICE SLEEVE	
SIZE	DIMENSION	SIZE	DIMENSION	SIZE	DIMENSION	SIZE	DIMENSION
1.75"	1.341 7/8"	2.0"	2"	2.25"	2 1/4" 1 1/4"	1.75"	1.21 5/4"
2.0"	2"	2.25"	2 1/4" 1 1/4"	2.50"	2 1/2" 1 1/4"	2.0"	1.50" 1 1/2"
2.25"	2 1/4" 1 1/8"	2.50"	2 1/2" 1 1/4"	3.00"	3" 1 1/2" 3/16"	2.25"	2" 1" 1/4"

\* ONLY REQUIRED FOR INSTALLATIONS IN CONCRETE.

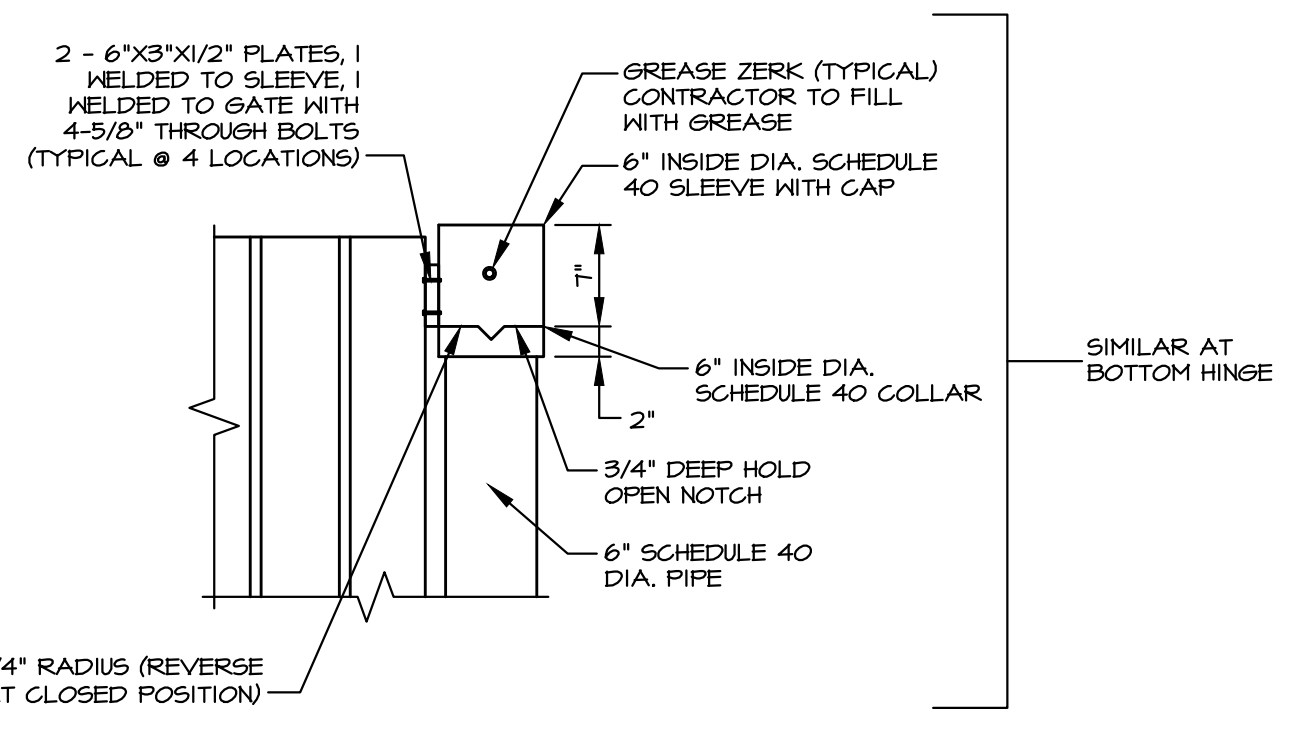
SQUARE STEEL POSTS  
12 AND 14 GAGE - 60 KSI



- INSTALLATION NOTES
1. ALL SIGN MATERIALS SHALL BE IN ACCORDANCE WITH PENNDOT PUBLICATION 408/2016, SECTIONS 1029.04 AND 1029.08 AND INSTALLED PER PENNDOT STANDARD DRAWING TC-8102B.
  2. SIGN POSTS AND SPRICE SLEEVES SHALL HAVE 7/16" DIAMETER HOLES OR DIE-CUT KNOCKOUTS ON 1" CENTERS ON ALL FOUR SIDES. ANCHOR POSTS AND ANCHOR SLEEVES SHALL HAVE 7/16" DIAMETER HOLES ON 1" CENTERS ON ALL FOUR SIDES.
  3. BOLTS AND NUTS SHALL BE ASTM-307, GRADE 2.
  4. DRIVE RIVETS MAY BE USED TO FASTEN SIGN BLANKS TO THE SIGN POST.

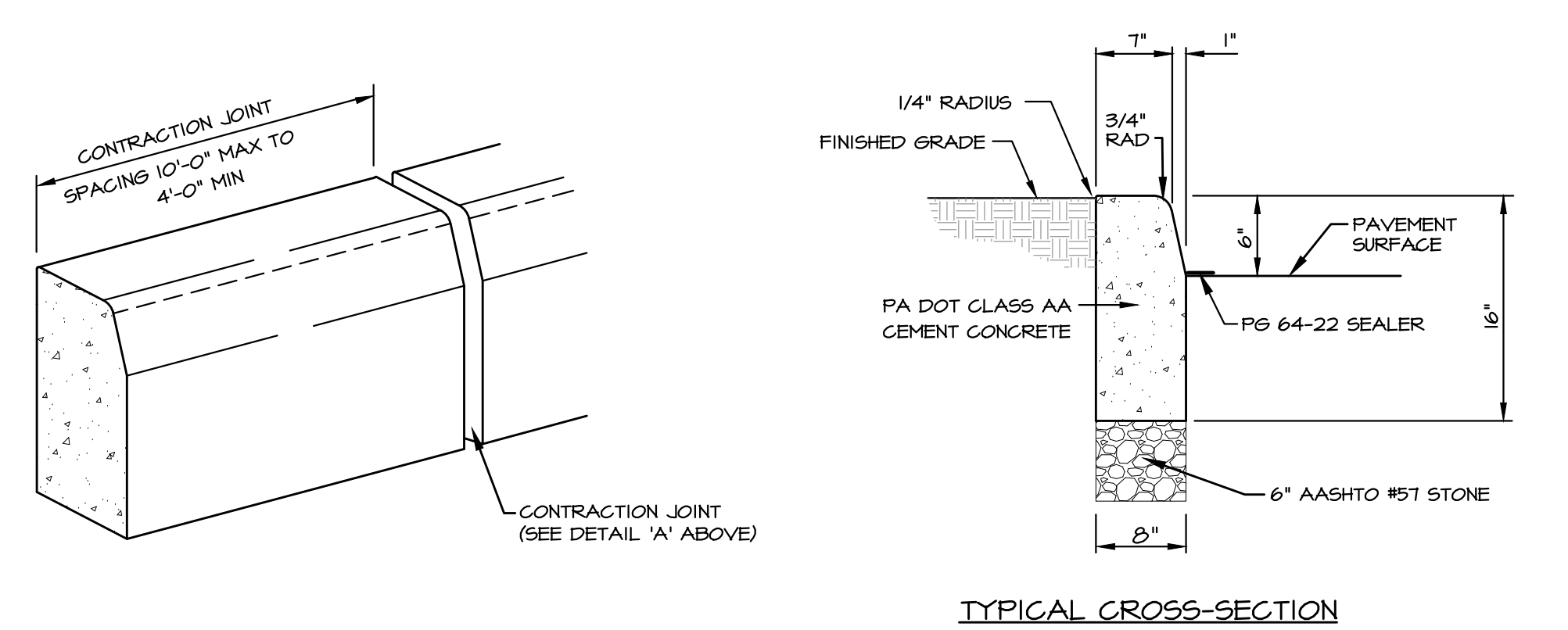
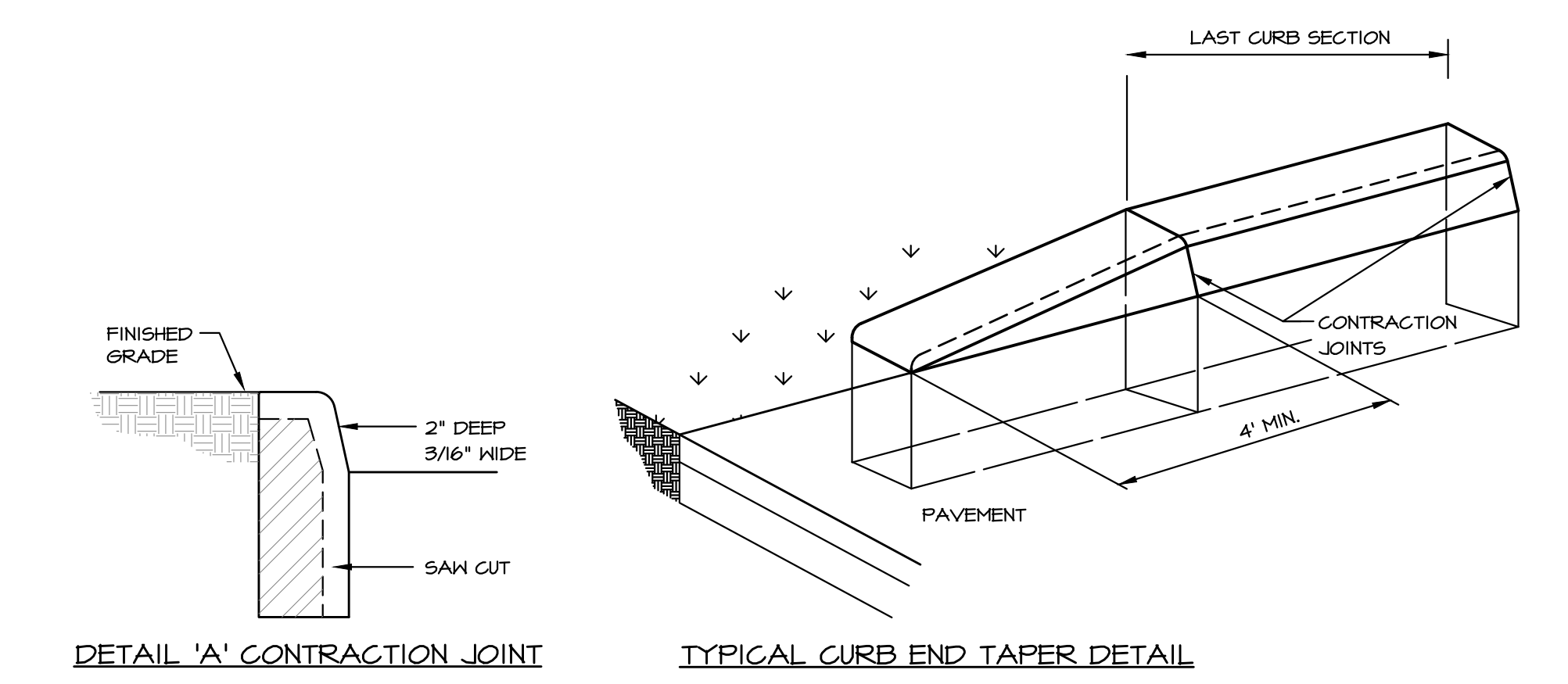


DUMPSTER GATE ELEVATION  
NOT TO SCALE

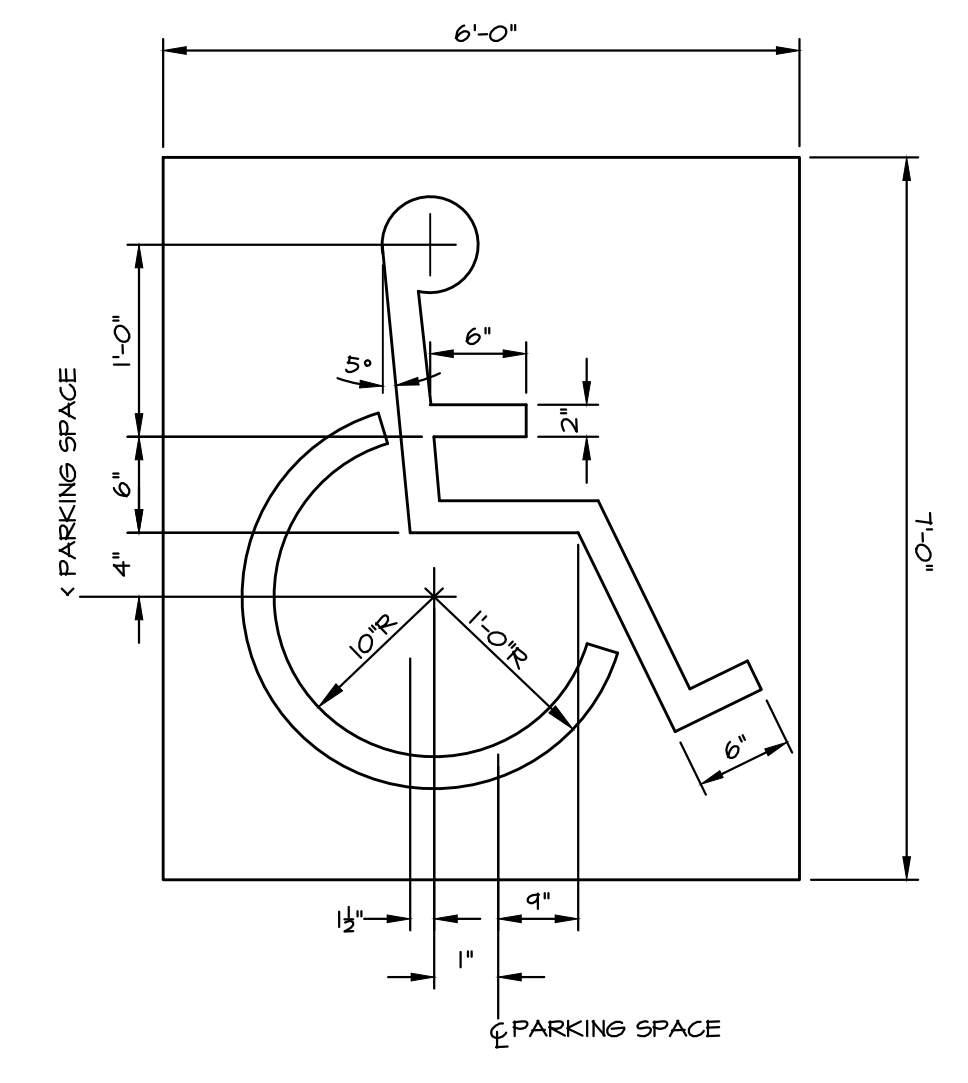


DUMPSTER GATE HINGE DETAIL  
NOT TO SCALE

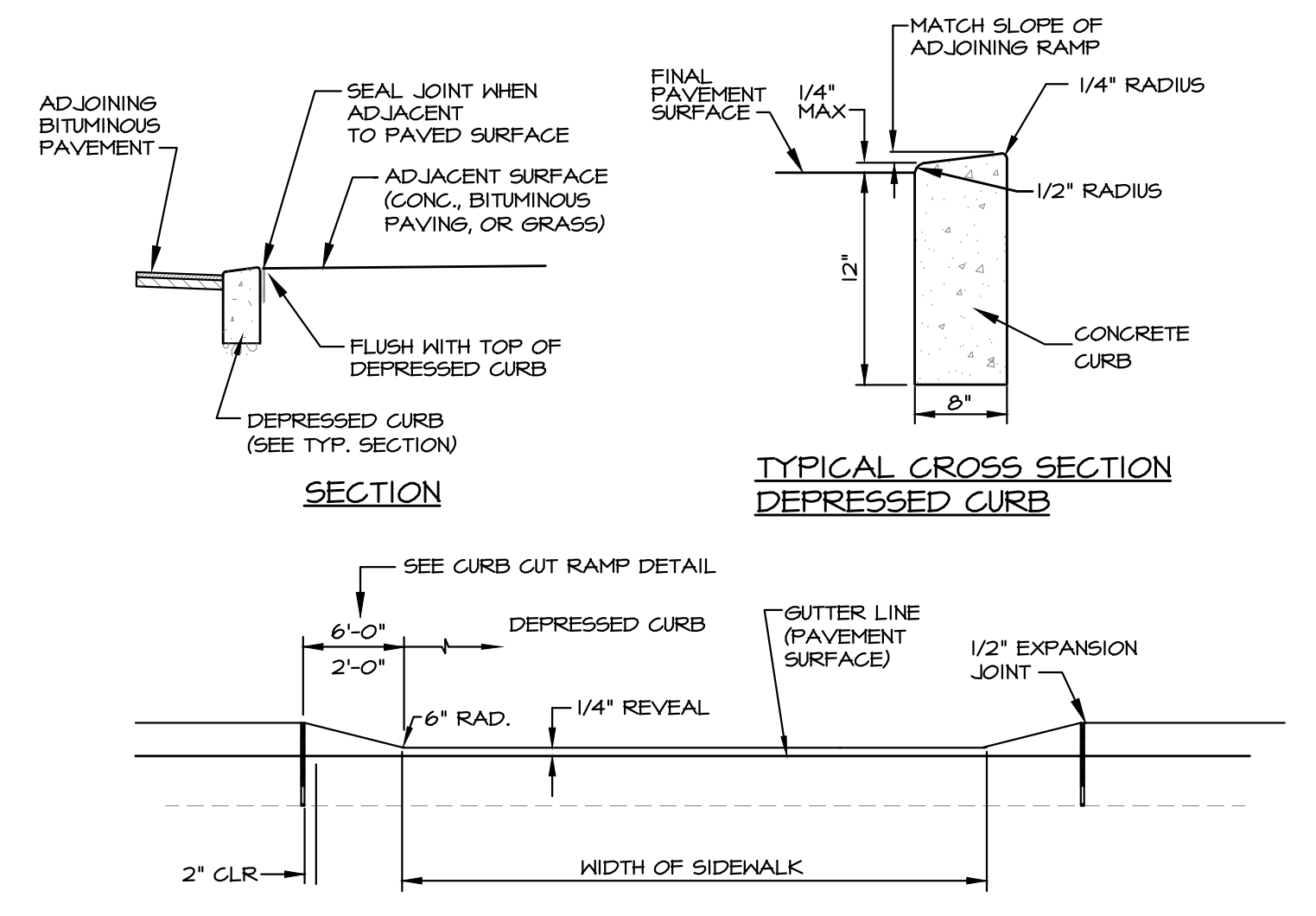
PADOT TRAFFIC CONTROL SIGN POSTS/INSTALLATION ON SITE  
NO SCALE



TYPICAL VERTICAL CURB DETAILS  
NO SCALE



HANDICAP SYMBOL  
NO SCALE



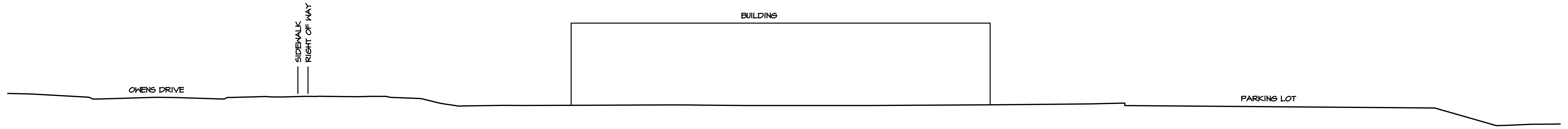
DEPRESSED CURB  
NO SCALE

REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-

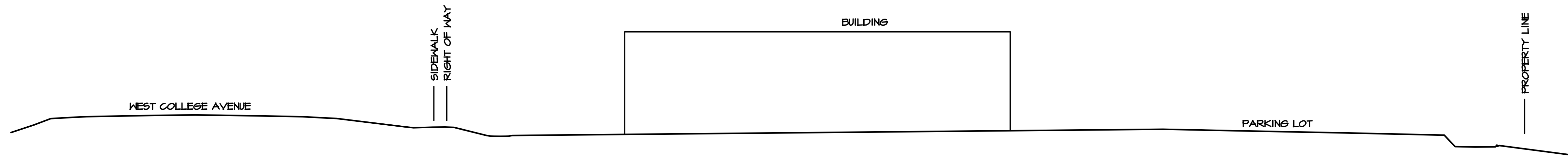
FINAL LAND DEVELOPMENT
SUBJECT:
SITE DETAILS
FOR
CENTRE ANIMAL HOSPITAL
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA
CLIENT:
TUSSEY TRACKS, LLC
1518 WEST COLLEGE AVENUE
STATE COLLEGE, PA 16801
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: AS NOTED

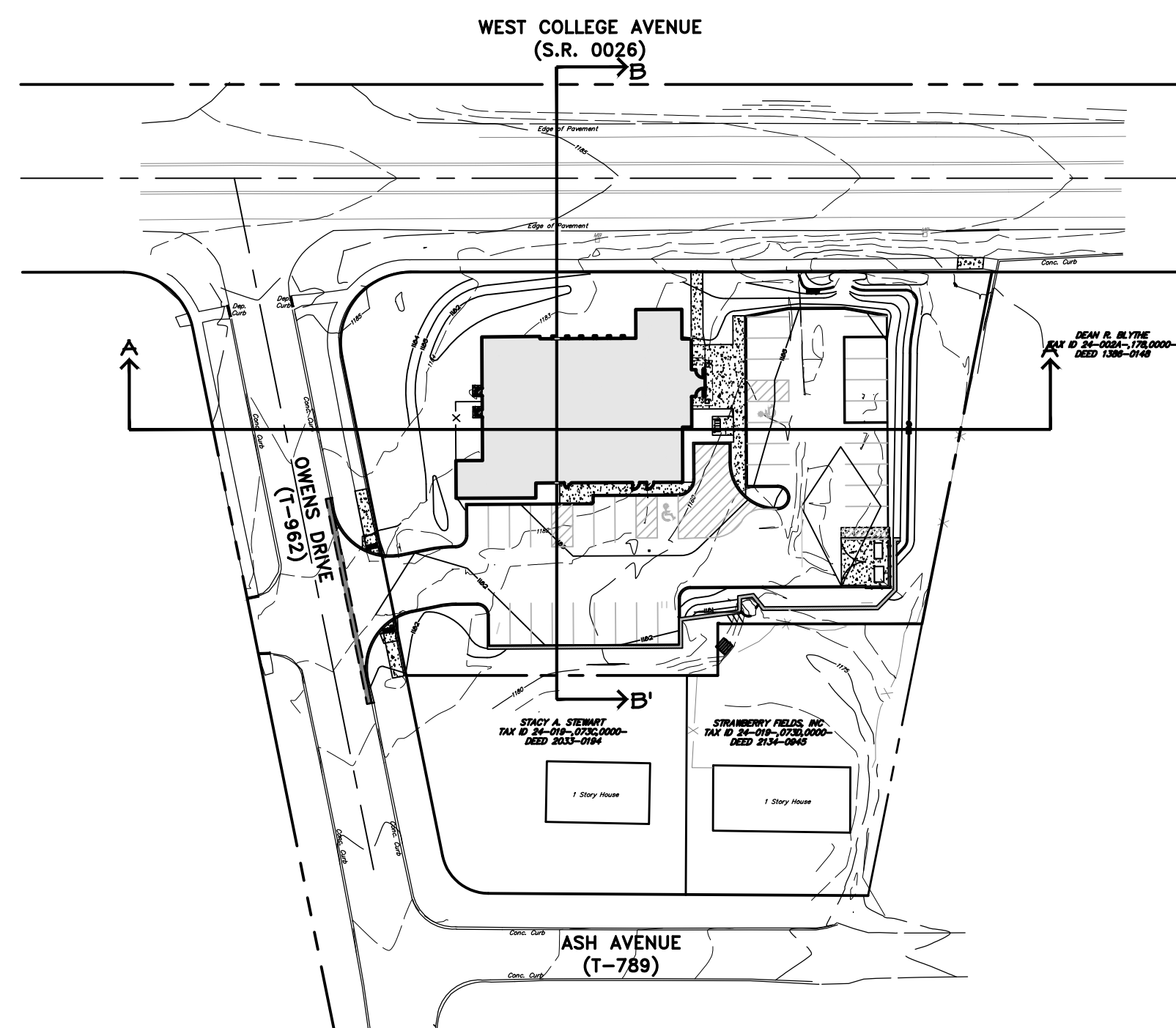




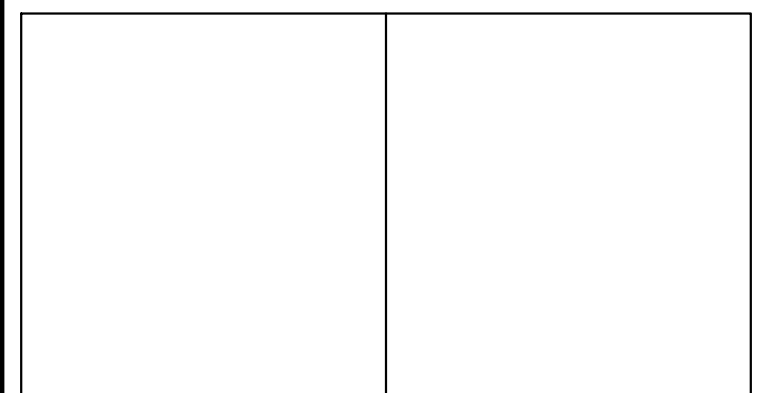
SECTION A - A'



SECTION B - B'



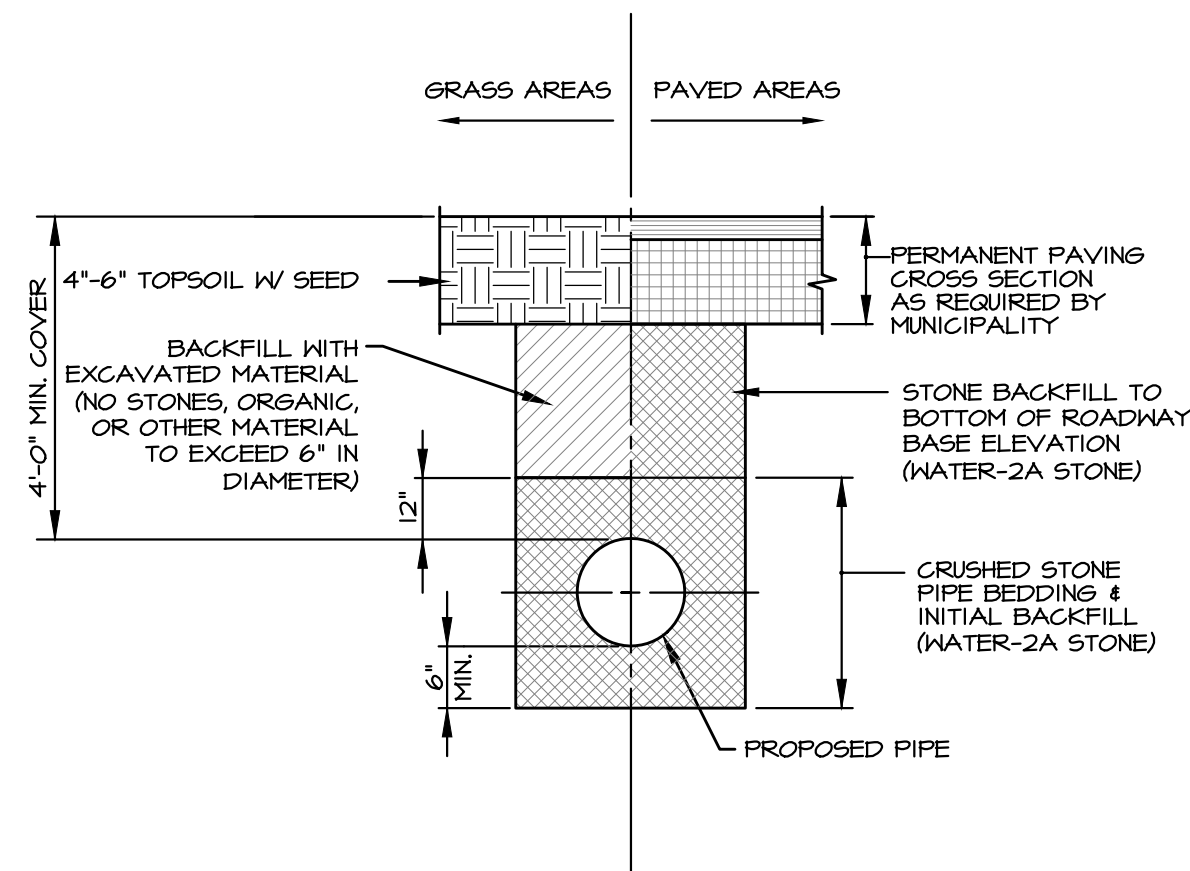
REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-



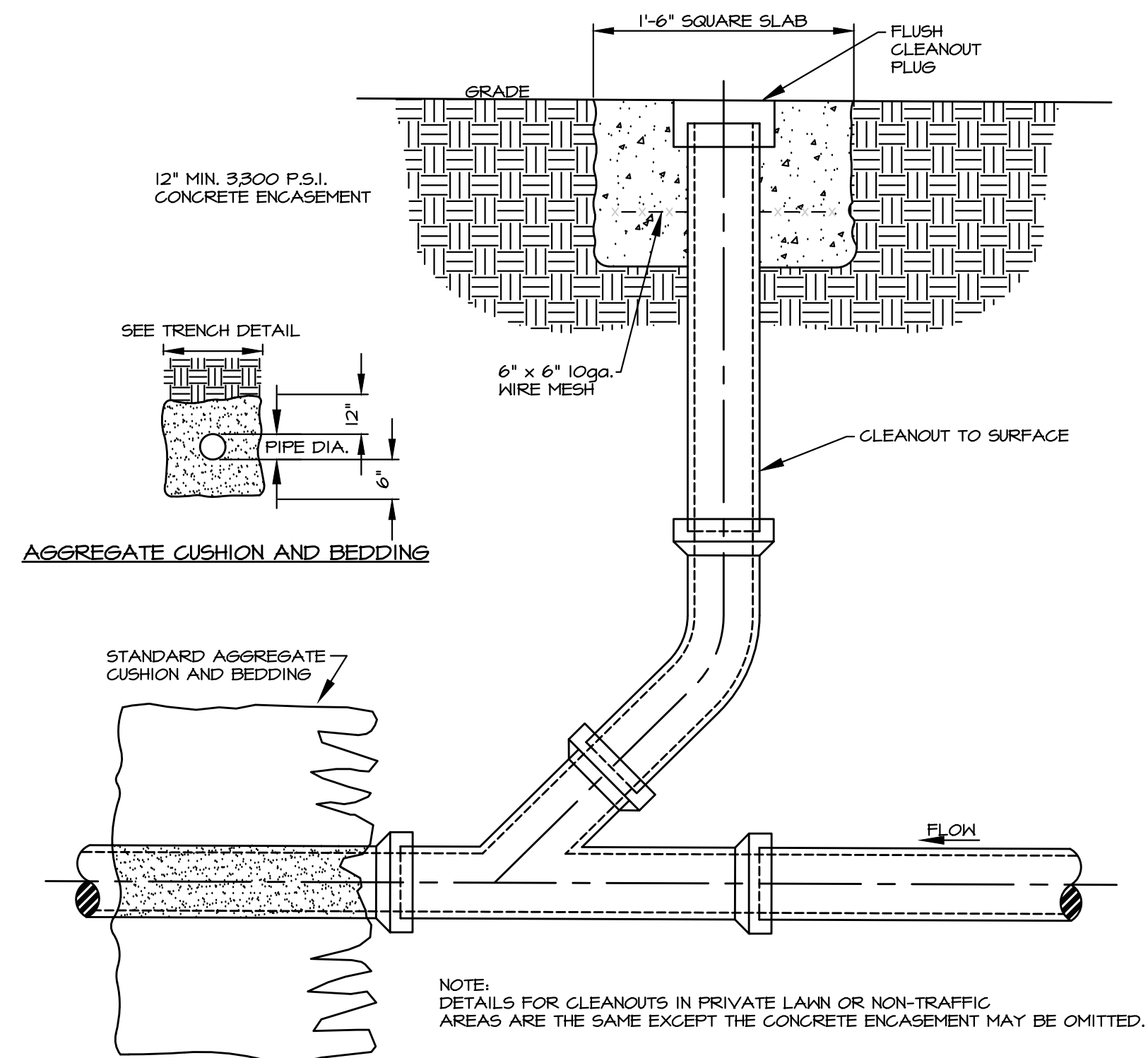
FINAL LAND DEVELOPMENT  
 SUBJECT:  
 SITE DETAILS  
 FOR  
 CENTRE ANIMAL HOSPITAL  
 FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
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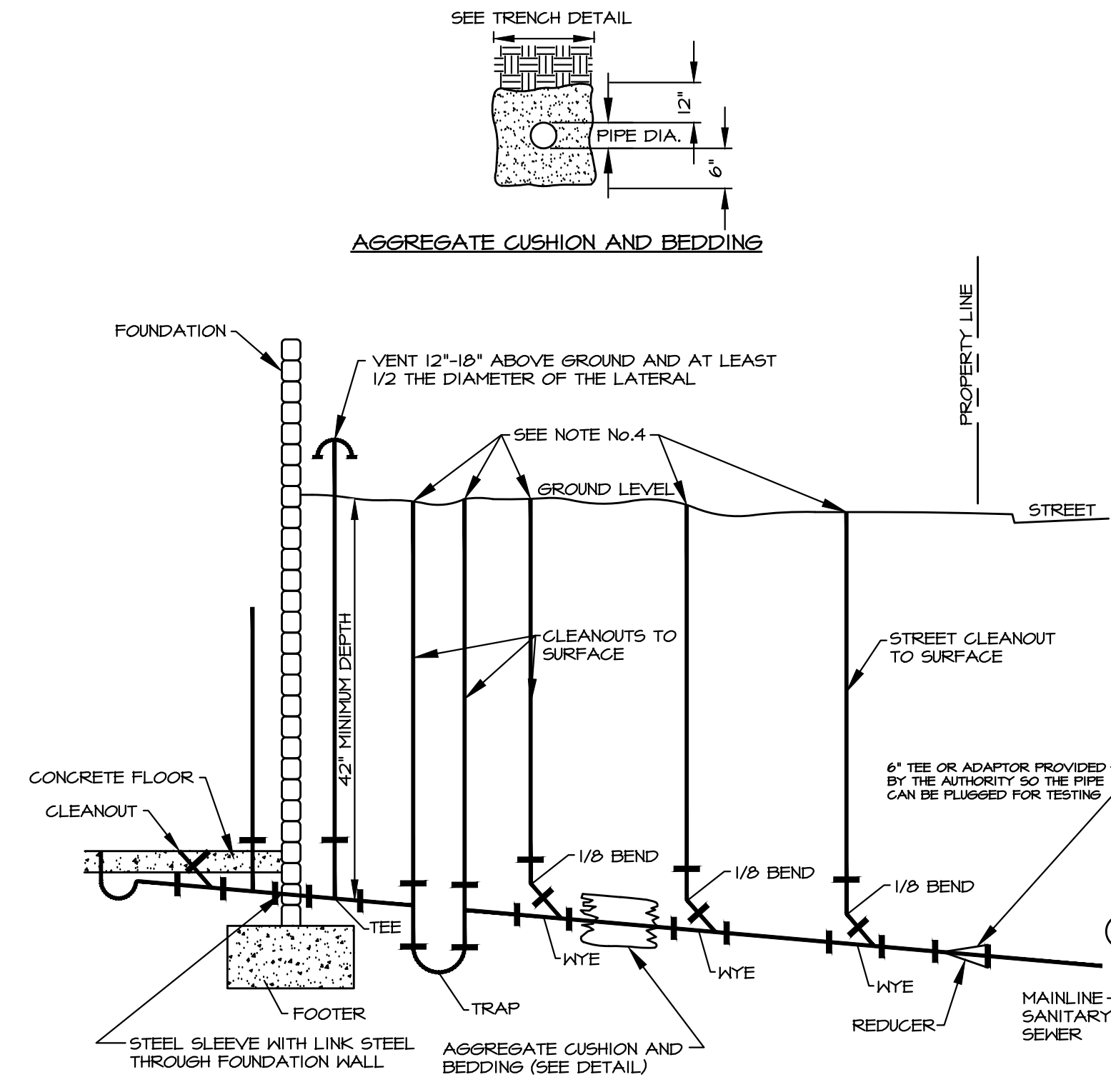
DRAWING NO.  
**9 OF 11**



TRENCH RESTORATION FOR WATER  
NO SCALE

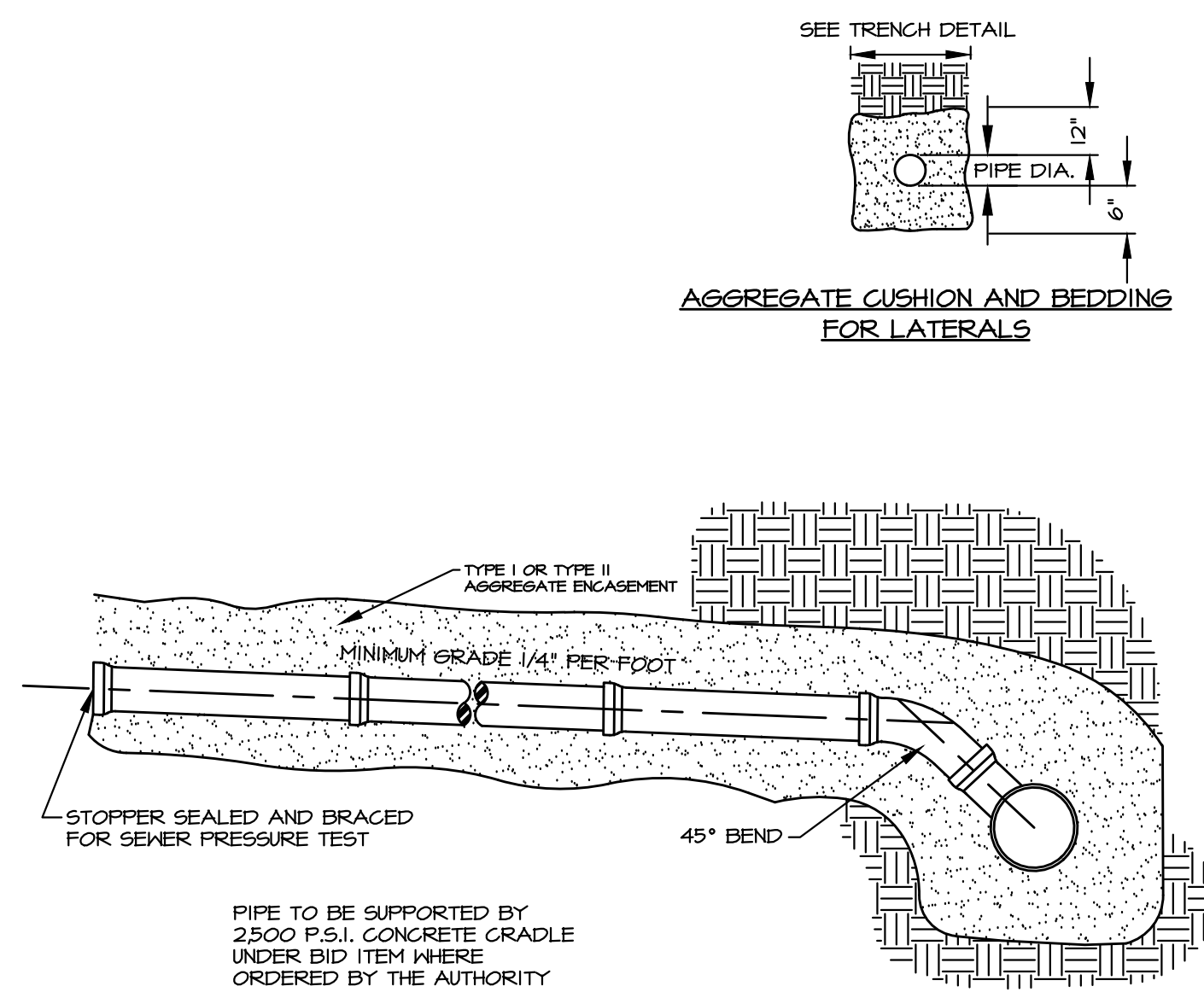


CLEANOUT CONSTRUCTION DETAIL FOR PRIVATE COLLECTION SYSTEM IN COMMERCIAL AREAS  
NO SCALE

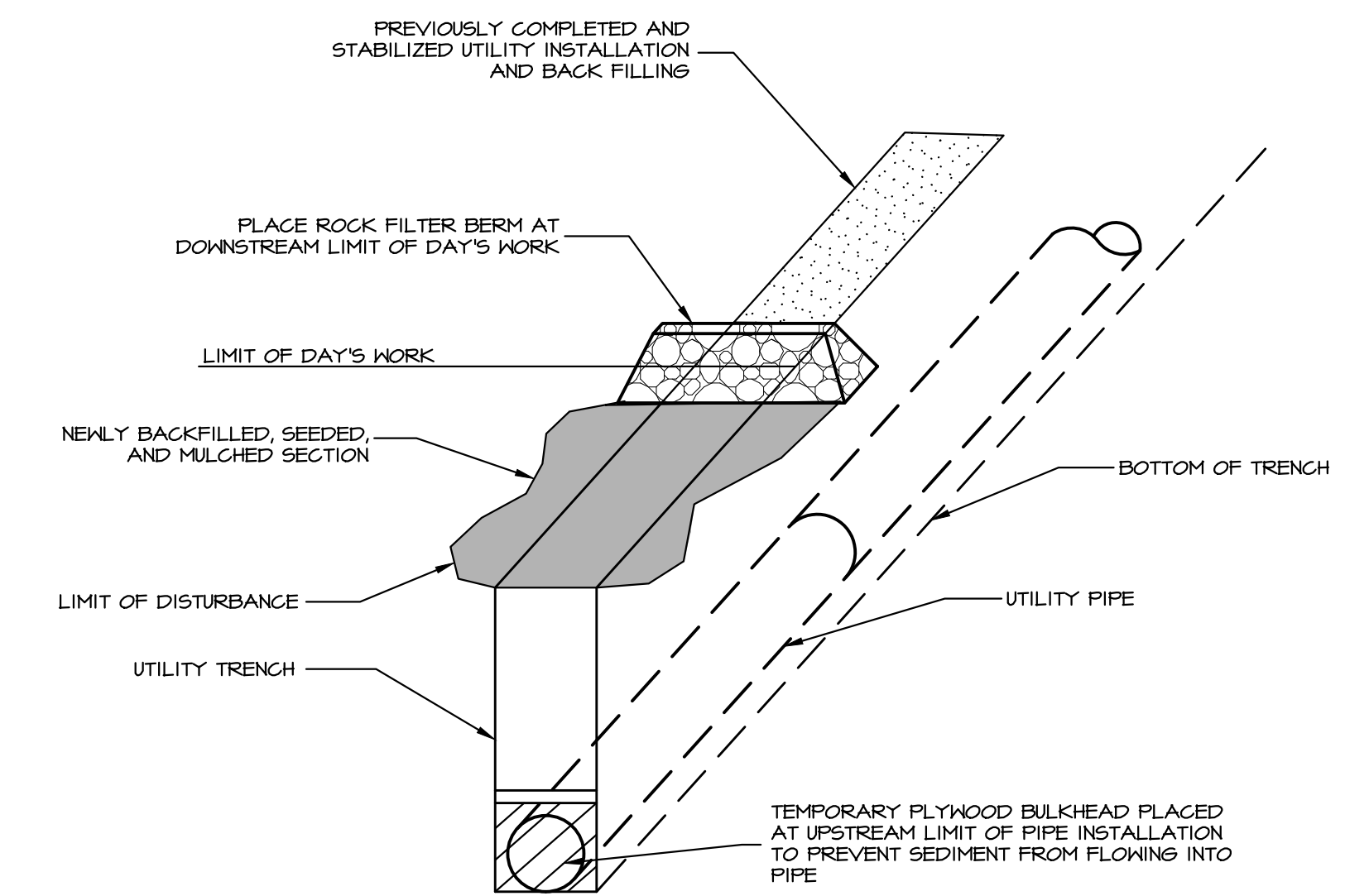


- LATERAL SPECIFICATIONS
1. SLOPE SHALL BE 1/4" PER FOOT UNLESS APPROVED OTHERWISE BY THE AUTHORITY.
  2. CLEANOUTS MUST BE INSTALLED EVERY 50' ON 4" PIPE AND EVERY 100' ON 6" PIPE.
  3. LATERALS SHALL BE LAID IN AGGREGATE CUSHION AND BEDDING.
  4. CLEANOUT TERMINAL(S) SHALL HAVE TREATMENT AS RESPECTIVE LOCATION. REFER TO CLEANOUT DETAIL(S).
  5. ALL PIPING MATERIALS INCLUDING TRAPS SHALL BE SCHEDULE 40 PVC.
  6. WORK MUST BE INSPECTED AND TESTED BEFORE BACKFILLING.

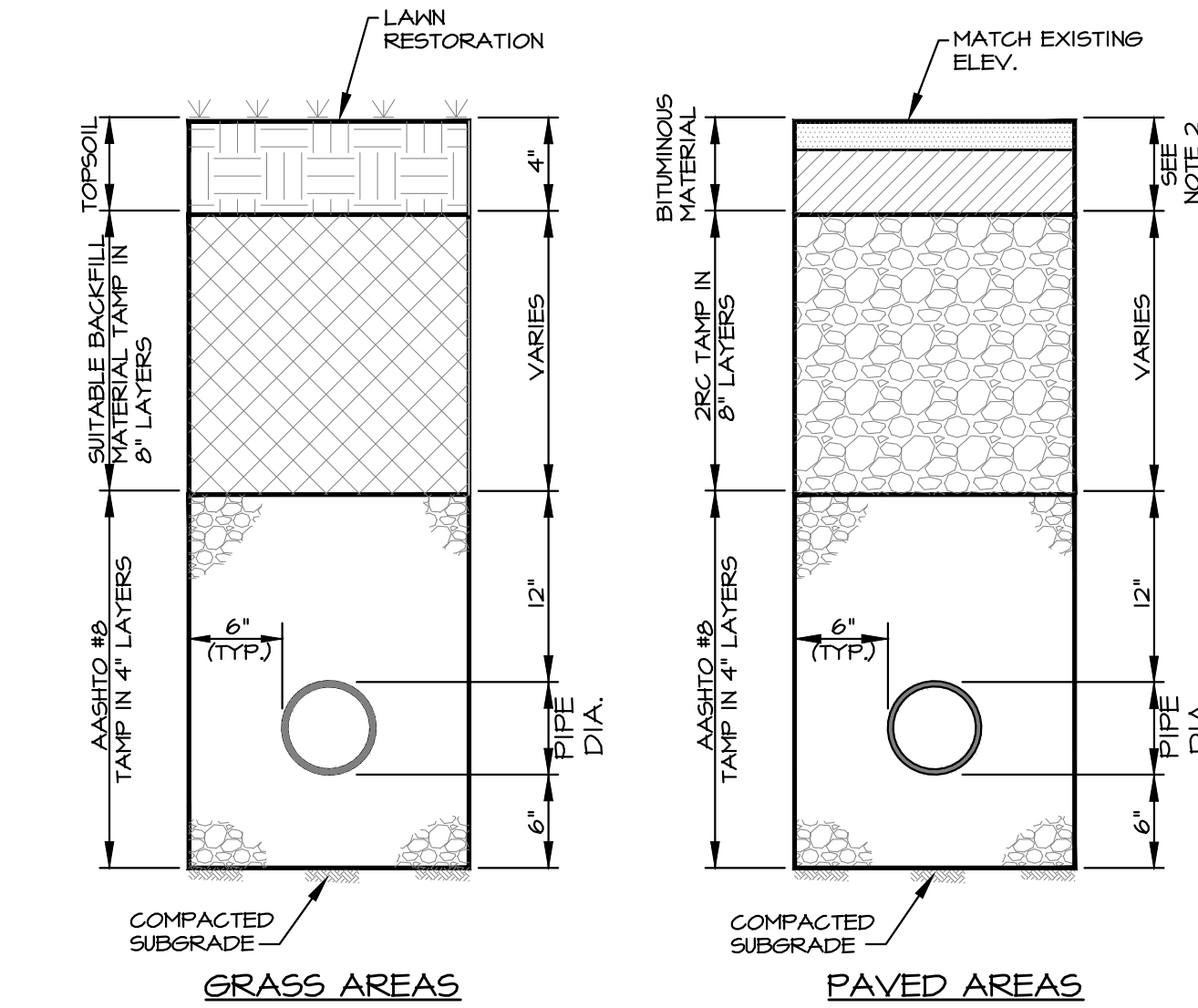
TYPICAL SANITARY SEWER LATERAL  
NO SCALE



LATERAL DETAIL  
NO SCALE



UTILITY TRENCH EXCAVATION/RESTORATION  
NO SCALE



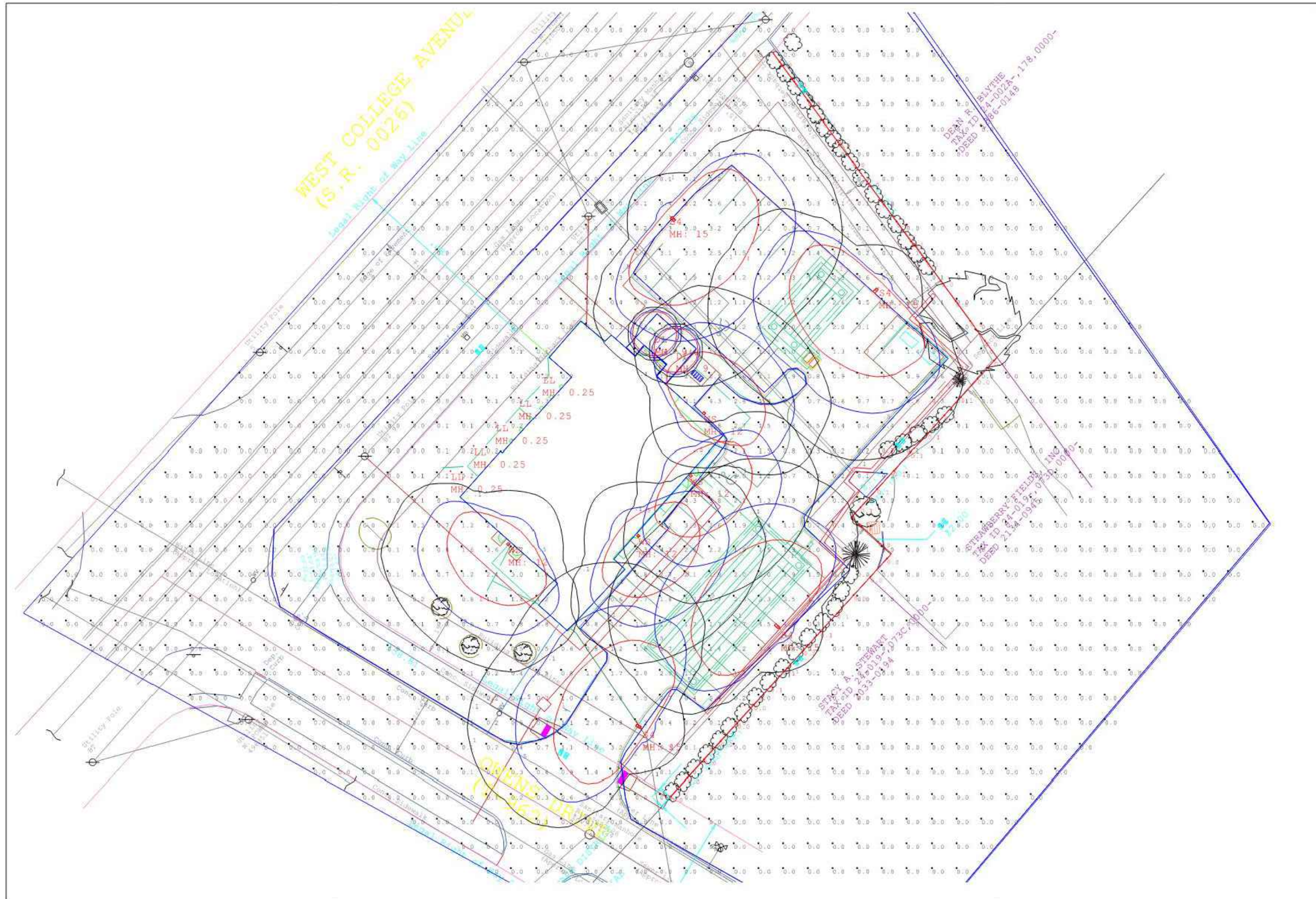
- NOTES:
1. MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM TO PENNDOT, PUBLICATION 408, LATEST EDITION UNLESS OTHERWISE STATED IN TOWNSHIP SPECIFICATIONS.
  2. SEE BITUMINOUS PAVING CROSS SECTIONS FOR PAVEMENT STRUCTURE.

SANITARY SEWER TRENCH DETAIL  
NO SCALE

REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-

FINAL LAND DEVELOPMENT  
SUBJECT:  
UTILITY DETAILS  
FOR  
CENTRE ANIMAL HOSPITAL  
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
CLIENT:  
TUSSEY TRACKS, LLC  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: AS NOTED



**Penn Lighting**  
ASSOCIATES

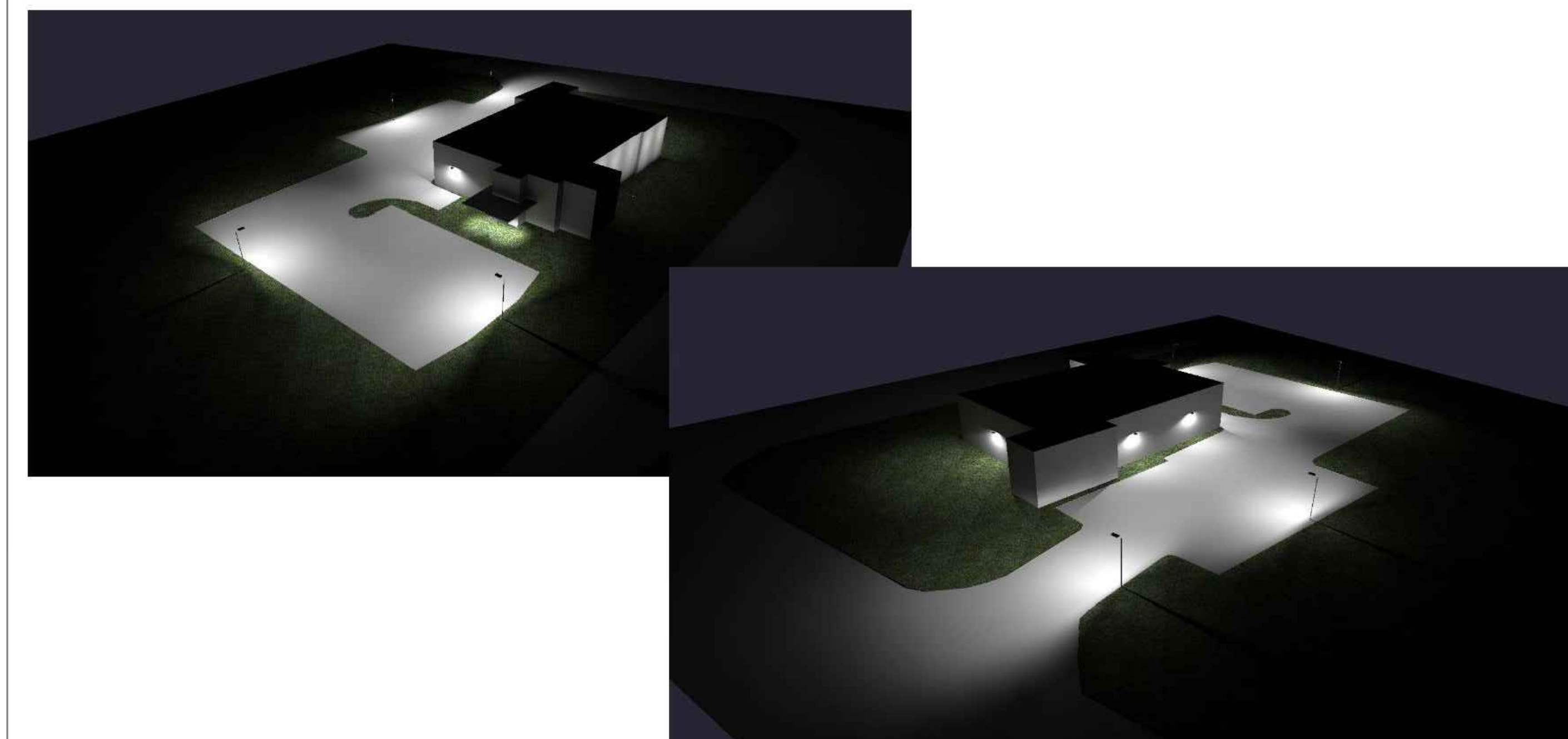
Drawn By: TE	Checked By:	Date: 3/14/2022	Scale:
Revisions			
#	Date	Comments	

**Centre Animal Hospital**

Luminaire Schedule									
Symbol	Qty	Label	Arrangement	LLF	Description	Lum. Watts	Lum. Lumens	BUG Rating	
	4	S4	SINGLE	0.900	Gardco P15-P-A04-740-T4S-AR1-UNV-X-X-HIS-FINISH	60.1	7158	B1-U0-G2	
	4	WS	SINGLE	0.900	Gardco PWS-64L-600-AM-G2-4	94.4	4381	B1-U0-G1	
	2	DL	SINGLE	0.900	Lightolier C6RN+C6L20835WZ10U+C6RDCLC	17	1833	B2-U0-G0	
	5	LL	SINGLE	0.900	Hadco b9_10w_nw_med	9.7	1097	B1-U1-G0	

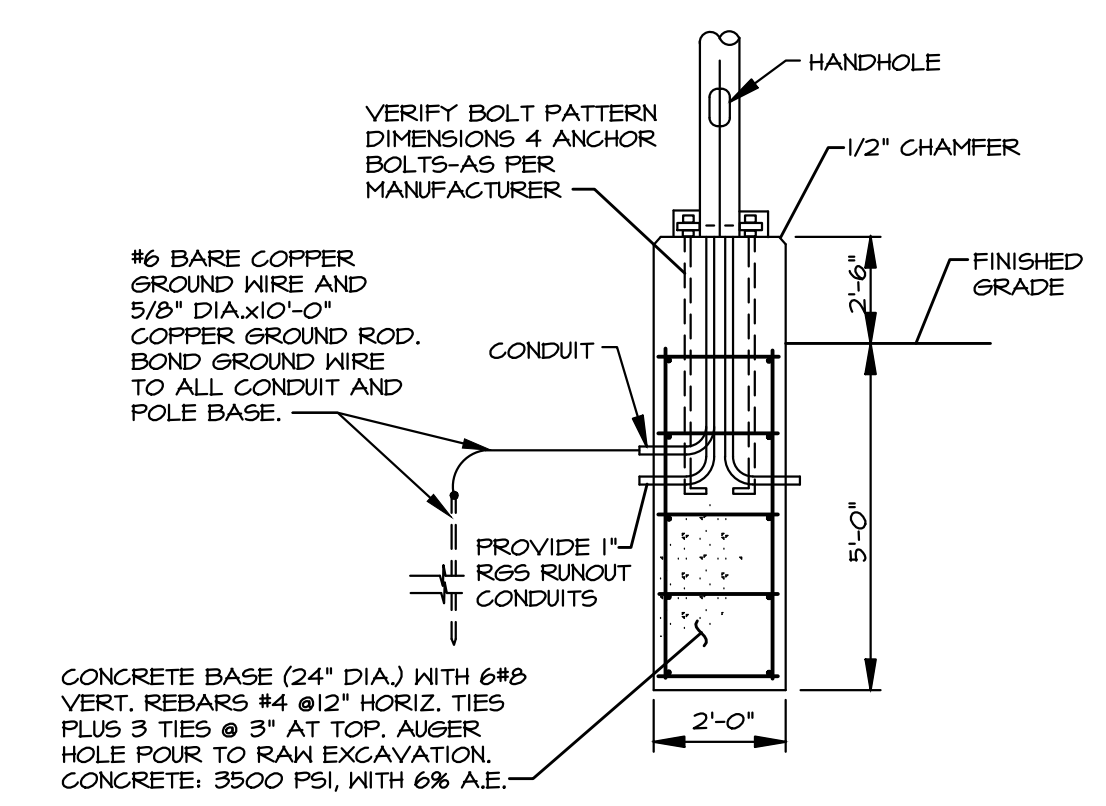
Calculation Summary										
Label	CalcType	Units	Avg	Max	Min	Max/Min	Avg/Min	Grid Z	PtSpclr	PtSpctb
Calc Grid	Illuminance	Fc	0.35	14.0	0.0	N.A.	N.A.	0.25	10	10
Property Line	Illuminance	Fc	0.04	0.1	0.0	N.A.	N.A.	N.A.	10	N.A.



**Penn Lighting**  
ASSOCIATES

Drawn By: TE	Checked By:	Date: 3/14/2022	Scale:
Revisions			
#	Date	Comments	

**Centre Animal Hospital**

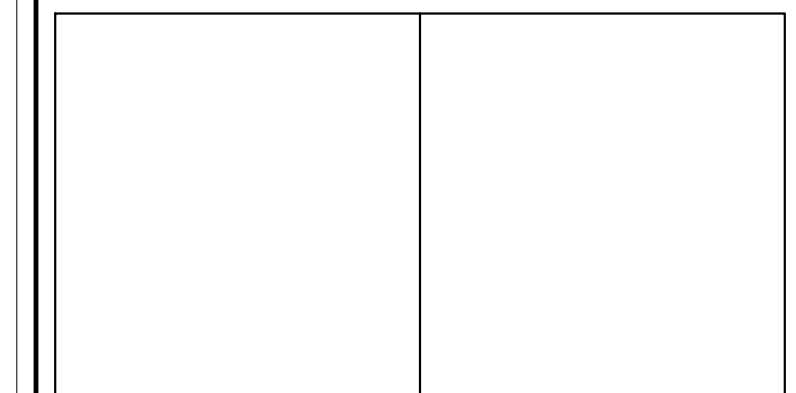


- LIGHTING NOTES:**
- COORDINATE ALL FIXTURE TYPES AND APPURTENANCES WITH OWNER PRIOR TO ORDERING.
  - COORDINATE ALL FIXTURE COLORS AND FINISHES WITH OWNER PRIOR TO ORDERING.
  - ALL APPURTENANCES (POLE AND MOUNTS) TO BE COORDINATED WITH MANUFACTURER'S RECOMMENDED POLE MOUNTING PATTERN PRIOR TO INSTALLING CONCRETE BASE. ADVISE ENGINEER OF ANY DISCREPANCIES PRIOR TO INSTALLATION OF ANY COMPONENTS.
  - COORDINATE POLE ANCHOR BOLT PATTERN AND BASE DIAMETER WITH MANUFACTURER'S RECOMMENDED POLE MOUNTING PATTERN PRIOR TO INSTALLING CONCRETE BASE. ADVISE ENGINEER OF ANY DISCREPANCIES PRIOR TO INSTALLATION OF ANY COMPONENTS.
  - LIGHT FIXTURE MOUNTING HEIGHT IS 10 FEET.

**SITE LIGHTING POLE BASE DETAIL**  
NO SCALE

REVISIONS PER:	DATE:	BY:
1. TWP ENGINEER COMMENTS OF 6/17/22	8/8/22	THS
2. -	-	-
3. -	-	-
4. -	-	-
5. -	-	-

**EVA**  
**group, inc.**  
ENGINEERS • LANDSCAPE ARCHITECTS  
2013 SANDY DRIVE, SUITE 103  
STATE COLLEGE, PA 16803  
(814) 861-6328  
elagroup.com



**FINAL LAND DEVELOPMENT**  
SUBJECT:  
**LIGHTING PLAN**  
FOR  
CENTRE ANIMAL HOSPITAL  
FERGUSON TOWNSHIP, CENTRE COUNTY, PENNSYLVANIA  
CLIENT:  
**TUSSEY TRACKS, LLC**  
1518 WEST COLLEGE AVENUE  
STATE COLLEGE, PA 16801  
(814) 238-5100

MANAGER:	THS	JUNE, 14, 2022
DESIGNER:	THS	PROJECT NO. SC 455-001
DRAWN BY:	TJH	SCALE: AS NOTED