



**ENVIRONMENTAL DESIGN  
PARTNERSHIP, LLP.**

Shaping the physical environment

900 Route 146 Clifton Park, NY 12065  
(P) 518.371.7621 edpllp.com

**March 20, 2025**

**Chief Larry O'Regan**  
Code Enforcement Officer

City of Johnstown  
PO Box 160  
244 North Perry Street  
Johnstown, NY 12095

**Regarding: Walmart Distribution Center  
Temporary Shower Unit**

**Dear Chief O'Regan:**

The Environmental Design Partnership, LLP (EDP), represents Walmart in their pursuit of approvals necessary for the installation of a temporary shower unit at the Walmart Distribution Center located at 300 Enterprise Road. Walmart is in the planning and design phase of renovations to the Transportation Maintenance Garage (TMG) facility located on the grounds of the distribution center complex.

The TMG building will be renovated with, among other things, an increase in the shower capacity of the existing facility. Walmart anticipates the ability to apply for a building permit for the new facility later this year. Temporary facilities will be utilized during renovations of the TMG building.

To satisfy the existing need for shower facilities and in preparation for upcoming renovations, Walmart desires to install a temporary shower unit in advance of making an application for a complete building permit for the TMG building renovations. Upon approval, the shower unit would be installed and remain in place until renovations are completed at the TMG building at which time the shower unit would be removed and any temporary utilities capped.

It is EDP's understanding that approval for installation of the temporary shower unit requires an application for a Site Plan Amendment to the Planning Board.

Enclosed please find nine (9) copies of the following information in support of this application:

1. Application to Johnstown Planning Board
2. Site Plan Drawings
3. Floor Plan & Elevation Drawings
4. SEQRA Short Environmental Assessment Form

On behalf of Walmart, we respectfully request that you review the enclosed materials and notify our office of any additional information required to initiate the Site Plan Amendment process that would allow for installation of the temporary shower unit as described herein.

Please do not hesitate to contact me if you have any questions or require additional information.

**Regards,**

**Travis Mitchell, P.E.**  
Partner

## BUILDING PERMIT

### APPLICATION FOR BUILDING PERMIT & CERTIFICATE OF OCCUPANCY

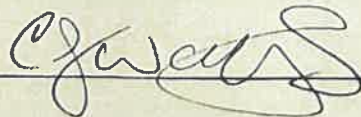
**APPLICATION** is hereby made to the Code Enforcement Officer for a Building Permit pursuant to the New York State Uniform Fire Prevention and Building Code for construction of buildings, additions, alterations, removal or demolition as herein described. The applicant agrees to comply with all applicable laws, ordinances and regulations, etc. as follows:

- A. The applicant shall notify the Code Enforcement Office of any changes in the information contained in the application during the period for which the permit is in effect. A permit will be issued when the application has been determined to be complete and when the proposed work is determined to conform to the requirements of the Uniform Code. The authority conferred by such a permit may be limited by conditions.
- B. A building permit may be suspended or revoked if it is determined that the work for which it pertains is not proceeding in conformance with the Uniform Code or with any condition attached to such permit, or if there has been a misrepresentation or falsification of a material fact in connection with the application for permit.
- C. A building permit shall expire **one (1) year from the date of issuance** or upon the issuance of a Certificate of Occupancy (other than a temporary certificate of occupancy), whichever comes first. The permit may, upon written request, be renewed for successive one-year periods provided that (1.) the permit has not been revoked or suspended at the time the application for renewal has been made; (2.) the relevant information in the application is up to date; and (3.) the renewal fee is paid (half cost of original permit).
- D.

#### CERTIFICATION:

I hereby certify that I have read the instructions and examined this application and known the same to be true and correct. All provisions of Laws and Ordinances covering this type of work will be completed with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other State or Local Law regulating construction or the performance of construction.

Owner/Authorized Agent



Date:

4/2/25

Referred to Planning Board for Approval:

Date:



**CITY OF JOHNSTOWN**  
Code Enforcement Office  
PO Box 160, 244 North Perry Street  
Johnstown, New York 12095  
(518) 736-4076

**- OFFICE USE ONLY -**

Approved: \_\_\_\_/\_\_\_\_/\_\_\_\_ Receipt #: \_\_\_\_  
Permit #: \_\_\_\_\_, 20\_\_\_\_ Fee Paid: \_\_\_\_  
Signature: \_\_\_\_\_

ADDRESS

NAME

TYPE

## BUILDING / DEMOLITION PERMIT APPLICATION

Applicant shall notify this Office of any changes in the information contained in the application during the period for which the permit is in effect. **A permit will be issued when: a) application has been determined to be complete, b) fee has been paid and 3) when proposed work is determined to conform to the requirements of the Uniform Code.** The authority conferred by such a permit may be limited by conditions.

Permit may be suspended or revoked if it's determined that work is not proceeding in conformance with the Uniform Code, with any conditions attached to such permit, or if there has been misrepresentation or falsification of a material fact in connection with the application for permit.

Demolition Permit will expire six (6) months from date of issuance / Building permit will expire one (1) year from the date of issuance or upon issuance of a Certificate of Occupancy (other than a temporary Certificate of Occupancy), whichever comes first. Permit may, upon written request, be renewed for successive one-year periods provided that a) permit has not been revoked or suspended at the time the application for renewal has been made; b) relevant information in the application is up to date, and c) renewal fee is paid (half cost of original permit).

Additional terms of permit can be found on Schedule of Permit Fees.

### APPLICANT INFORMATION

Name / Company	Walmart Distribution Center	Phone	912 332-9219
Contact Person	Colt Nichols	Email	colt.nichols@walmart.com
Address	300 Enterprise Road, Johnstown	State	NY
		Zip	12095

### PROPERTY OWNER INFORMATION, IF DIFFERENT THAN APPLICANT

Name	Phone
Address	State Zip

### SUBCONTRACTOR INFORMATION (attach additional sheets if necessary)

Name of Company	Phone
-----------------	-------

### PROJECT INFORMATION

Location	Walmart Distribution Center, 300 Enterprise Road	Renewal Application: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>
Estimated Cost of Project:	\$50,000	Work will begin: 04/14/2025
		for a period of 45 day(s) week(s)

### DEMOLITION GENERAL COMMENTS

Environmental Survey
Asbestos Abatement w/ Way Bill
Where is Debris going?

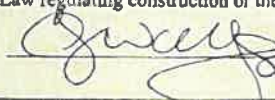


**DESCRIPTION OF PROJECT w/ DETAILS. IF NEEDED, ATTACH DRAWING OF PLOT PLAN / CONSTRUCTION PLAN.**

Walmart Distribution Center is in the process of renovating their Transportation Maintenance Garage (TMG). To accomodate workers during renovations to the TMG, Walmart desires to install a temporary shower unit. This shower unit will be hooked up to the existing potable water supply via 120+/- linear feet of 1.5" PE 4710 IPS DR-11 water service. The sewer discharges will be pumped to existing sanitary infrastructure by an EOne grinder pump and 315+/- linear feet 1.25" PE 4710 IPS DR-11 sanitary force main. All pavement disturbed during utility installation will be replaced to a condition equal to or better than existing. Upon completion of the TMG renovations, the shower trailer will be removed and any temporary utilities will be capped.

**APPLICANT CERTIFICATION:**

I hereby certify that I have read and examined this application and known the same to be true and correct. All provisions of Laws and Ordinances covering this type of work will be completed whether or not specified herein. Granting of a permit does not presume to give authority to violate or cancel the provisions of any other State or Local Law regulating construction or the performance of construction.

 Date: 9/2/25

**PERMIT APPROVAL - CODE ENFORCEMENT OFFICE (CEO) USE ONLY**

**BUILDING**

- ☐ General alterations / renovations - \$35.00
- ☐ Fence - \$25.00
- ☐ Swimming pool - \$35.00
- ☐ Garage - \$50.00
- ☐ Shed / Carport / Deck - \$35.00
- ☐ Siding / Roofing / Windows - \$35.00
- ☐ Mobile home siting - \$75.00
- ☐ Signs / Awnings / Canopies - \$35.00

**ALTERATIONS & RENOVATIONS**

- ☐ 1 & 2 family - \$100.00
- ☐ Multiple dwelling - \$200.00

**MISCELLANEOUS**

- ☐ Certificate of Occupancy - \$75.00
- ☐ Bank letter - \$35.00
- ☐ Operating Permit - \$35.00

**RESIDENTIAL BUILDING & EXCAVATION**

- ☐ 1 & 2 family under 1500 sq. ft. - \$200.00
- ☐ Each add't. 1000 sq. ft. or part thereof - \$100.00
- ☐ Multiple dwelling each 1000 sq. ft. - \$200.00
- ☐ Manufactured home installation - \$125.00
- ☐ Add't. units or sleeping room - \$50.00
- ☐ Additions; each 1000 sq. ft. - \$125.00
- ☐ Multiple dwelling; each 1000 sq. ft. - \$200.00

**INDUSTRIAL & COMMERCIAL SITE REVIEW**

- ☐ 1 - 5 lots - \$100.00
- ☐ 6 or more lots - \$100.00
- ☐ Plus, for each add't. - \$25.00

☐ **DEMOLITION** - \$75.00

**NON RESIDENTIAL BUILDING & EXCAVATION**

- ☐ Roofing - \$75.00
- ☐ New Construction 1" 1000 sq. ft. - \$200.00
- ☐ Each add't. 1000 sq. ft. or part thereof - \$125.00
- ☐ General construction- additions- alterations- renovations \$150
- ☐ Alterations / Renovations to building system - \$250.00 (electrical, heating, ventilation, air conditioning, plumbing or any combination)

**S.E.Q.R. REQUIREMENTS**

- ☐ Lead Agency Coordination - \$50.00
- ☐ Long Form EAF & Determination of Significance - \$100.00
- ☐ Draft EIS Review - \$150.00
- ☐ Final EIS Review - \$200.00

Permit Issued? YES ☐ NO ☐ Fee charged: \_\_\_\_\_

Planning Board: Approved ☐ Not Required ☐

Code Permit #: \_\_\_\_\_ Tax Map #: \_\_\_\_\_

Zoning Variance: Approved ☐ Not Required ☐

Insurance provided? ☐ Yes ☐ No

CEO Signature: \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_

**INSPECTIONS:**

Date: \_\_\_\_/\_\_\_\_/\_\_\_\_ Type: \_\_\_\_\_ Approved: YES ☐ NO ☐ CEO Initials: \_\_\_\_\_

Date: \_\_\_\_/\_\_\_\_/\_\_\_\_ Type: \_\_\_\_\_ Approved: YES ☐ NO ☐ CEO Initials: \_\_\_\_\_

Date: \_\_\_\_/\_\_\_\_/\_\_\_\_ Type: \_\_\_\_\_ Approved: YES ☐ NO ☐ CEO Initials: \_\_\_\_\_

Date: \_\_\_\_/\_\_\_\_/\_\_\_\_ Type: \_\_\_\_\_ Approved: YES ☐ NO ☐ CEO Initials: \_\_\_\_\_

# Short Environmental Assessment Form

## Part 1 - Project Information

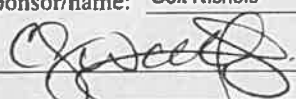
### Instructions for Completing

**Part 1 – Project Information.** The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

<b>Part 1 – Project and Sponsor Information</b>			
Name of Action or Project: Temporary Shower Unit Installation			
Project Location (describe, and attach a location map): Walmart DC - 300 Enterprise Road, Johnstown, NY 12095			
Brief Description of Proposed Action: Installation of a temporary shower unit connected to existing potable water supply and sanitary sewer. The unit is to be installed within an existing paved parking area with no new impervious surfaces created. Upon completion of building renovations the shower unit will be removed and site restored.			
Name of Applicant or Sponsor: Colt Nichols		Telephone: E-Mail: colt.nichols@walmart.com	
Address: 100 Opportunity Drive			
City/PO: Johnstown		State: NY	Zip Code: 12095
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action? b. Total acreage to be physically disturbed? c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		145 acres < 1 acre acres 145 acres	
4. Check all land uses that occur on, are adjoining or near the proposed action: 5. <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural (non-agriculture) <input checked="" type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban) <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): <input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
b. Are public transportation services available at or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: Construction will be in compliance with state energy code requirements.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:		
<input type="checkbox"/> Shoreline <input checked="" type="checkbox"/> Forest <input checked="" type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources?	NO	YES
If Yes,	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input type="checkbox"/>
If Yes, briefly describe:		
_____		
_____		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	NO	YES
If Yes, explain the purpose and size of the impoundment: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
_____		
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	NO	YES
If Yes, describe: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
_____		
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	NO	YES
If Yes, describe: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
_____		
<b>I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</b>		
Applicant/sponsor/name: <u>Colt Nichols</u> Date: <u>9/1/25</u>		
Signature:  Title: <u>Senior Manager</u>		





**Disclaimer:** The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	No
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 20 [Remediation Site]	No