



Crabtree, Rohrbaugh & Associates

Chambersburg Area SCHOOL DISTRICT

Greenvillage Campus

ARCHITECTURE /
ENGINEERING SERVICES

August 5, 2025

Agenda

- 1 Project Update
- 2 Building Tours
- 3 Educational Program
- 4 Schematic Design
- 5 Next Steps





Project Update

Project Status Report

Project Update

- 4- 6 Intermediate School
 - Educational Program
 - Schematic Plans
- Greenvillage Elementary
 - Educational Program
 - Schematic Plans
- Civil Engineering:
 - Site Survey
 - Master Site Plan
 - Geotechnical Report
 - PennDOT Scoping
 - Solar Feasibility



Schematic Design Checklist

From Concept Design to Schematic Design

1. Programming:

- ✓ Project Visioning – Building Tours, Students and Faculty Meetings
- ✓ Projected Enrollment & Planned Capacity
 - Educational Program
 - Educational Specifications

2. Site Analysis:

- ✓ Site Survey
 - Determine necessary approvals

3. Conceptual Plans:

- ✓ Establish building organization
- ✓ Prioritize Program and site adjacencies
- ✓ Develop traffic circulation

4. Schematic Plans:

- Develop Floor Plans based on Educational Program and site conditions
- M/E/P Basis of Design narrative



A top-down view of several people's hands and forearms stacked in a circle, creating a sense of unity and teamwork. The individuals are wearing various casual clothing, including an orange button-down shirt, a blue sweater, and a grey hoodie. The background is a blurred indoor setting.

Building Tours

Manheim Twp SD & Dallastown Area SD

Manheim Township Middle School



Dallastown Intermediate School



A top-down view of several people's hands and forearms reaching towards the center, symbolizing teamwork and collaboration. The hands are of various skin tones and are wearing different colored sleeves (orange, blue, grey). One person is wearing a black wristband. The background is a blurred indoor setting.

Educational Program

Programming of Spaces

K-3 Educational Program

Determining Building Size

Grandview Projected Enrollment =189

Planned Seating Capacity = 480 seats

Utilization Factor 90%

Educational Capacity = 432 seats

**Educational Capacity exceeds
Grandview ES enrollment projections by
243 Students*

*Provides educational space for
redistricting or consolidation*

am

Media Center Classrooms	
Workroom/Storage	
Conference Room	
Total Net Area for	
7	Music
Music Classroom	
Storage	
Total Net Area:	
8	Art
Art Classroom	
Storage	
STEAM	
Storage	
Total I	
9	Gym
Full Co	
Stage	
PE O	
Sto	
10	Fd
11	
12	
13	School Counselor
Waiting	
Counselor Office	

Chambersburg Area School District						
PROGRAM DEVELOPMENT WORKSHEET						
GRANDVIEW ELEMENTARY SCHOOL (K-3)						
Total Capacity		480				
Utilization Rate		90%				
Functional Capacity (K-3)		432				
ACADEMICS PROGRAM						
1 Classrooms						
Kindergarten	Qty.	Class Size	Capacity	SF Each	Total SF	
First Grade	5	22	110	1,000	5,000	
Second Grade	5	22	110	850	4,250	
Third Grade	5	26	130	850	4,250	
subtotal		5	26	130	850	4,250
				480	17,750	
2 Collaborative Space						
Collaboration Space	QTY	Class Size	Capacity	SF Each	Total SF	
Total Net Area for this Functional Group		1		1,850	1,850	
3 Academic Support						
ESL	QTY	Class Size	Capacity	SF Each	Total SF	
Title 1	1			850	850	
Speech	1			425	425	
SGI	1			425	425	
Total Net Area for this Functional Group		1		425	425	
4 Special Ed						
Learning Support	QTY	Class Size	Capacity	SF Each	Total SF	
Emotional Support Classroom	4			850	3,400	
Emotional Support Toilet Room	1			850	850	
Autistic Support	1			90	90	
Autistic Support toilet rooms	1			850	850	
Sensory Room	1			90	90	
Calm Down Room	1			200	200	
Supplemental Learning Support	1			100	100	
OT/PT	1			850	850	
Total Net Area for this Functional Group		1		425	425	
5 Grade Storage						
Grade Level Storage Room	QTY	Class Size	Capacity	SF Each	Total SF	
Total Net Area for this Functional Group		4		300	1,200	
6 Library						
Main Media Center	QTY	Class Size	Capacity	SF Each	Total SF	
Total Net Area for this Functional Group		1		3,000	3,000	
13 School Counselor						
Waiting						
Counselor Office						

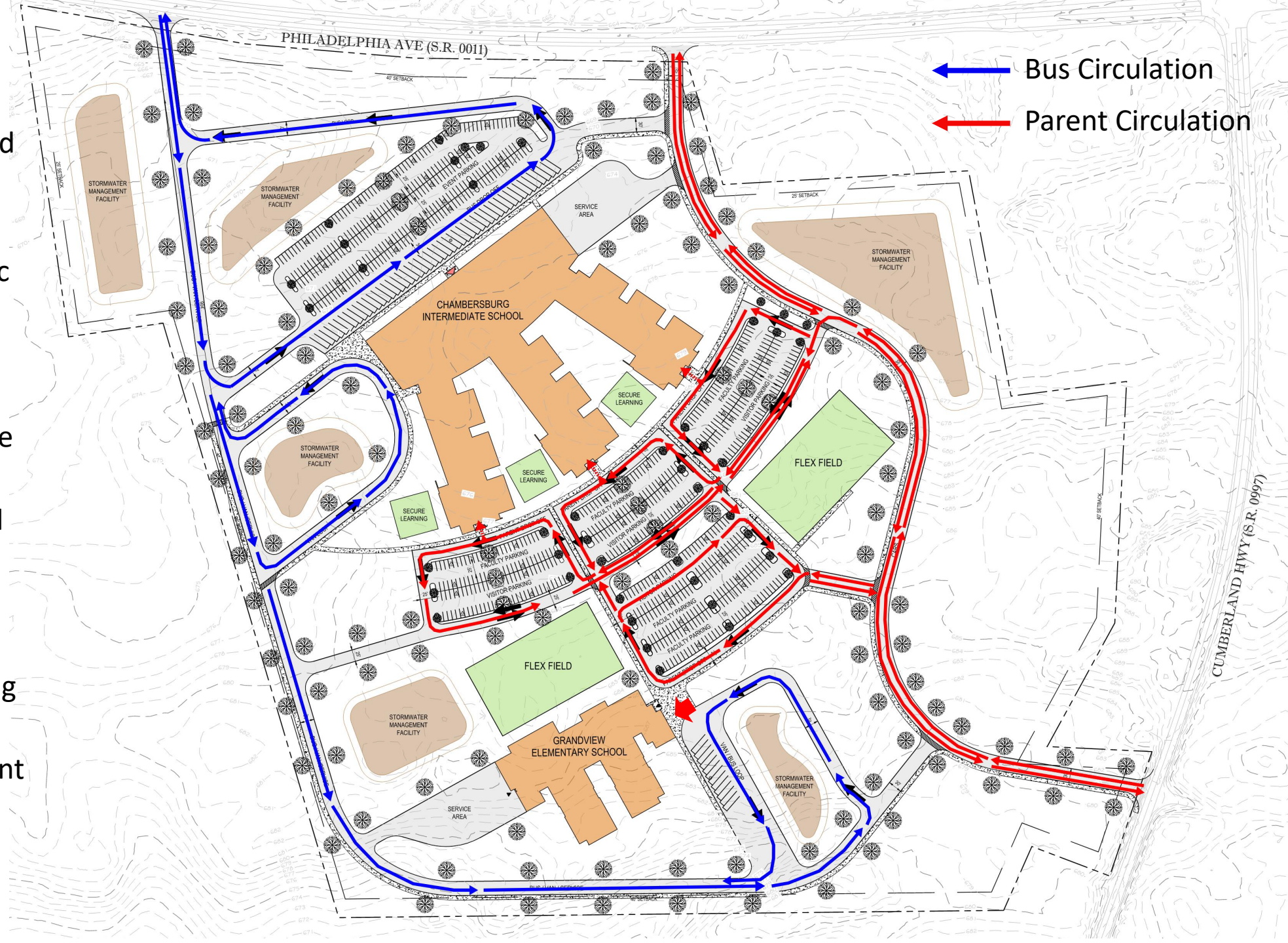
A top-down photograph of a group of people's hands and forearms stacked in a circle, symbolizing teamwork and collaboration. The individuals are wearing various casual clothing, including an orange button-down shirt, a blue sweater, and a grey hoodie. The background is a blurred indoor setting.

Schematic Design

Intermediate School & Greenvillage Floor Plans

Site Plan

1. Separation of parent and bus traffic
2. Intermediate School
 1. Parents – Academic Wings (3) entrance
 2. Bus – Assembly Space entrance
3. Elementary School – one main entrance
4. Parking – Provided at all locations for faculty or evening events
5. Van drop-off
6. Service drive and loading dock
7. Stormwater management
8. Play fields
9. PennDOT - Highway Occupancy Permit



4-6 Floor Plan

1. Assembly / Public Spaces

1. Bus rider entrance
2. Phys. Ed.
3. Music
4. Cafeteria

2. Academic Wings

1. Parent rider entrance
2. Administration Office
3. Classrooms

3. Main Street – separation of academic spaces from assembly / public spaces

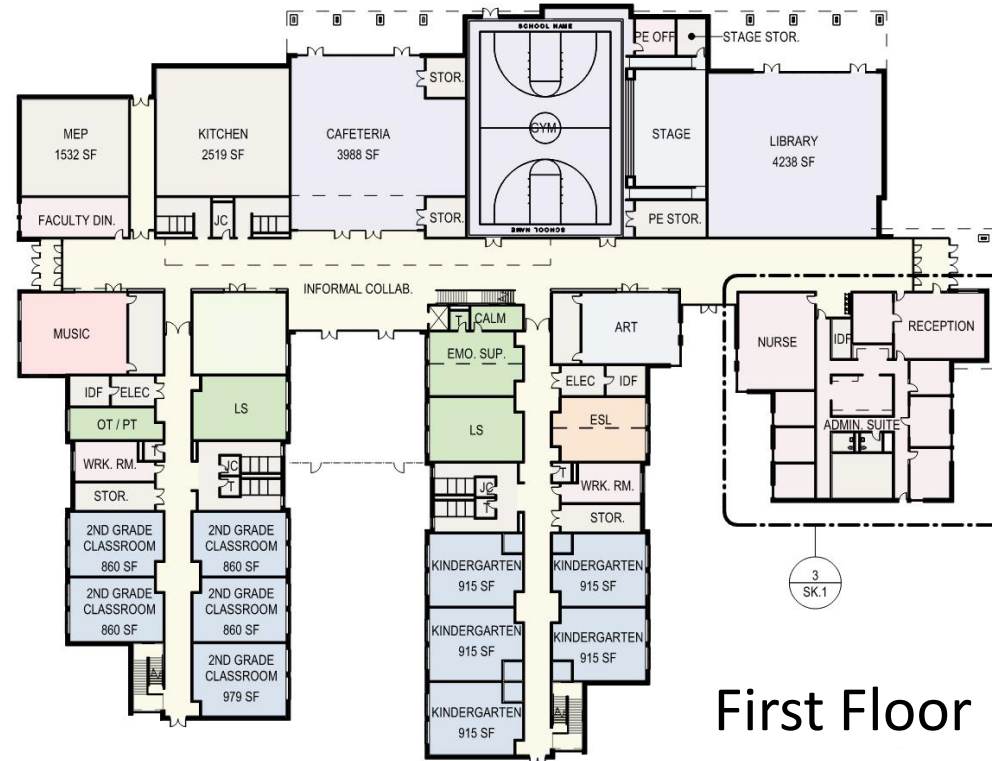


K-3 Floor Plan

1. Main Street – separation of academic spaces from assembly / public spaces
2. Assembly / Public Spaces
 1. Cafeteria
 2. Phys. Ed.
 3. Library
 4. Music/Art
3. Academic Wings
 1. Classrooms
 2. Music/Art



Second Floor



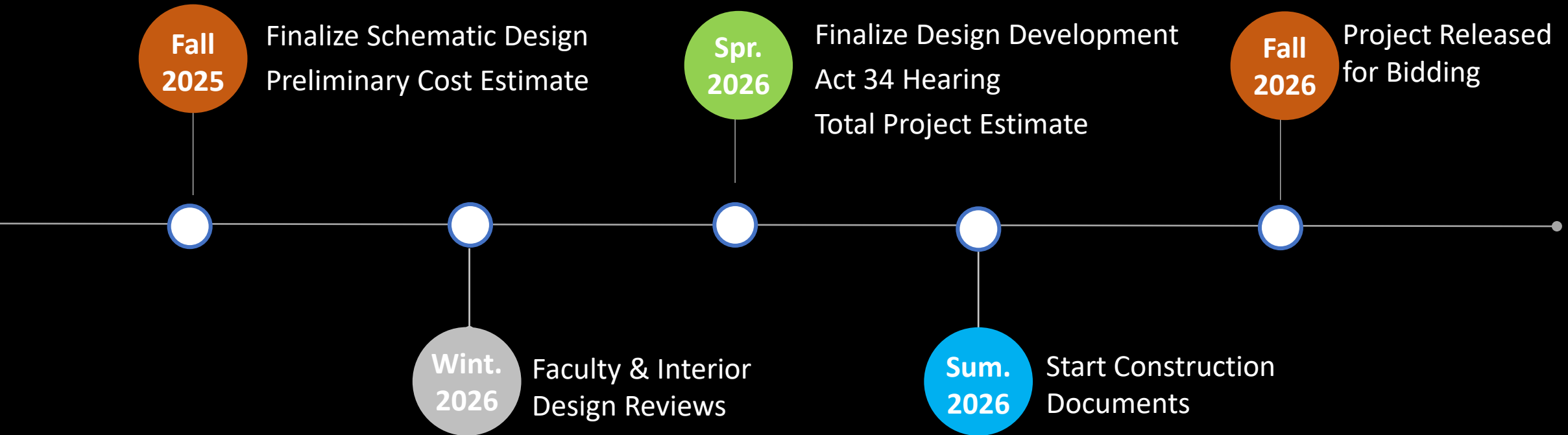
First Floor



Project Schedule

Design Phases

Project Schedule



Note: Schedule is pending Municipal and Regulatory Agency Approvals

Questions?



Crabtree, Rohrbaugh & Associates
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