



# PLANNING & ZONING REPORT



JANUARY 2022

# North Huntingdon Township

11279 Center Highway

North Huntingdon PA, 15642

Phone: 724-863-3806



## North Huntingdon Township Permit Report By Ward

01/01/2022 to 01/31/2022

Permit #	Ward	Type	Category	Contractor	Applicant	Property Address	Est. Cost
<a href="#">18636</a>	1	Interior Remodel HVAC Replacement	Interior Renovation	Artech Group LLC	Excela Norwin Square Development LLC	8775 Norwin Avenue	\$35,000.00
<a href="#">18637</a>	1	Inground Pool		Alpine Pools		9530 Don Drive	\$26,110.00
<a href="#">18647</a>	1	Single Family Home Attached	New Construction	RWS Development Co	RWS Development Co	9156 Riley Way	\$362,900.00
<a href="#">18646</a>	1	Single Family Home Attached	New Construction	RWS Development Co	RWS Development Co	9140 Riley Way	\$362,900.00
<a href="#">18645</a>	1	Replacement Roof	Exterior Renovation	O'Haras Son Roofing		8931 State Route 30	\$136,205.00
<a href="#">777</a>	1	MECH DEVICE				8621 Walnut Street	\$0.00
<a href="#">18643</a>	2	Single Family Home		Ryan Homes		926 Giulia Drive	\$257,285.00
<a href="#">18649</a>	2	Norwin Nail Salon	Commercial Occupancy			10670 State Route 30	\$0.00
<a href="#">18650</a>	2	Deck with Roof	Addition Deck - 05		Daniel & Ambre Althouse	7081 Gio Drive	\$23,000.00
<a href="#">18642</a>	2	Single Family Home	New Construction	Ryan Homes	Ryan Homes	919 Giulia Drive	\$286,695.00
<a href="#">18648</a>	3	Deck with Roof	Addition Deck - 05	laurel Valley Decks	laurel Valley Decks	660 Peregrine Drive	\$62,245.00
<a href="#">18644</a>	4	Retaining Wall	Retaining Wall	JP Operations Inc	JP Operations Inc	490 Daily Drive	\$120,000.00
<a href="#">18641</a>	4	Inground Pool	Pool In-ground	Alpine Pools	Gregory C. & Lisa Gigliotti	2184 Robbins Station Road	\$31,151.00
<a href="#">18639</a>	4	Replace Existing Sign / Add Reader Board	Permanent Sign	3 Rivers Sign LLC	3 Rivers Sign LLC	12118 State Route 30	\$1,750.00
<a href="#">18638</a>	4	Replace Existing Sign Face	Permanent Sign	3 Rivers Sign LLC	3 Rivers Sign LLC	State Route 30/Lincoln Way	\$1,750.00
<a href="#">18640</a>	5	Porch With Roof	Addition Deck - 05	Zona Construction & Remodeling Inc	Zona Construction & Remodeling Inc	1682 Marion Drive	\$31,350.00
<a href="#">18635</a>	5	Interior Renovations	Interior Renovation	Rittenour Property Solutions	Mercedes Mathias	120 Naponic Lane	\$50,000.00
<a href="#">789</a>	6	MECH DEVICE				11369 Center Highway	\$0.00
<a href="#">78</a>	7	House on property			William M. Jr. & Carolyn Remai	4120 Fundistown Road	\$0.00

**Total Estimated Cost:**

**\$1,788,341.00**

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## Budget Report January 2022

Budget Items	2022 Budget	January 2022	YTD	% YTD	January 2021
Building and Occupancy Permit Fees	\$185,000.00	\$7,716.00	\$7,716.00	4.17%	\$16,415.00
Zoning Hearing Board Application Fees	\$12,000.00	\$0.00	\$0.00	0.00%	\$600.00
Planning Commission Application Fees	\$23,000.00	\$1,040.00	\$1,040.00	4.52%	\$700.00
Non-Conforming Use Permit Fees	\$2,500.00	\$0.00	\$0.00	0.00%	\$0.00
Mechanical Device Fees	\$6,500.00	\$2,000.00	\$2,000.00	30.77%	\$0.00
Septic Tank Permit Fees	\$500.00	\$0.00	\$0.00	0.00%	\$0.00
Miscellaneous Fees	\$50.00	\$80.00	\$80.00	160.00%	\$0.00
Fee in Lieu for Recreation	\$25,000.00	\$2,000.00	\$2,000.00	8.00%	\$1,500.00
Total:	\$254,550.00	\$12,836.00	\$12,836.00	5.04 %	\$19,215.00

## New Home Residential Building Permits (Major Developments & Off-Site)

Plan Name	January 2022	Year to Date
Bella Mia	0	0
Brook Haven III	0	0
Brook Haven IV	2	2
Dartmoor Estates III	0	0
Legends III	0	0
Mountain Ridge Estates	0	0
Redstone Highlands	0	0
Thomas Farm Acres	0	0
Tuscan Hills III	0	0
Tuscan Hills IV	2	2
Tuscan Hills V	0	0
Weber Estates	0	0
Willow Glenn III	0	0
Willow Estates I	0	0
Willow Estates II	0	0
Willow Estates III	0	0
Willow Estates IV	0	0
Woodridge Estates I	0	0
Woodridge Estates II	0	0
Off-Site	0	0
<b>Total:</b>	<b>4</b>	<b>4</b>

## New Home Residential Building Permits by Ward

Ward	January 2022	Year to Date
1	2	2
2	2	2
3	0	0
4	0	0
5	0	0
6	0	0
7	0	0
<b>Total:</b>	<b>4</b>	<b>4</b>

PLANNING COMMISSION MEETING  
FEBRUARY 7, 2022 @7:00 PM  
11279 CENTER HIGHWAY  
NORTH HUNTINGDON, PA 15642



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## Meeting Agenda

- Call To Order; Pledge of Allegiance; Roll Call
- Reorganization of the Planning Commission
- Approval of minutes from previous meeting
- Citizens Input
- Old Business
  - None
- New Business
  1. S-01-2022: Thomas Farm Acres Revision 1
    - *Proposed revision to the Thomas Farm Acres residential development.*
- Advisory Hearings
  - None
- Items for Acceptance
  1. Willow Estates II Revision 2
  2. Rhodin Enterprises Subdivision
  3. Hamilton Rezoning
  4. Javor Backyard Chickens
- Discussion Items—None
- Chairman's Report
- Adjournment