



PLANNING & ZONING REPORT



NOVEMBER 2023

North Huntingdon Township

11279 Center Highway

North Huntingdon PA, 15642

Phone: 724-863-3806



North Huntingdon Township Permit Report By Ward

11/01/2023 to 11/30/2023

Permit #	Ward	Type	Category	Contractor	Applicant	Property Address	Est. Cost
19489	1	Porch roof	Addition	Bright Covers	Bright Covers	8195 Gina Drive	\$10,500.00
19491	1	Deck	Addition Deck - 05	Pevarnik Construction	Pevarnik Construction	521 Brittany Court	\$7,500.00
19496	1	Demolition	Demolition	Schade Landscaping & Excavation		9802 Broadway Street	\$14,675.00
19500	1	Pole Sign	Permanent Sign	CRA HMP LLC		900 Mills Drive	\$8,500.00
19499	1	Deck	Addition Deck - 05	KMA Carpentry and Construction	Clay & Hannah L. Vuich	1010 Castleview Drive	\$11,000.00
19507	1	Accessory structure		Self	Vaughn & Hallie Estep	891 Castleview Drive	\$6,700.00
19493	1	Demo Peppermill Restaurant	Demolition	Costa Construction	Costa Construction	8695 State Route 30	\$0.00
19490	1	Commercial Occupancy	Commercial Occupancy			8731 State Route 30	\$0.00
19487	1	Burger King overall signage	Permanent Sign	Site Enhancement Services		9070 Route 30	\$30,440.00
19502	2	Solar Panels	Solar Panels	Energy Independent Solutions	Energy Independent Solutions	1129 Giulia Drive	\$74,000.00
19486	2	Home Occupation - Orange Room Designs	Home Occupation			11050 Bluebird Drive	\$0.00
19503	3	Repair Fire Damage	Repair Damage	Briggs Construction	Briggs Construction	11413 Drop Road	\$1,300.00
19506	3	Deck	Addition Deck - 05	Richard Felser Inc	Richard Felser Inc	1967 Guffey Road	\$13,000.00
19498	3	Single Family Home	New Construction	RWS Development Co	RWS Development Co	7472 Alvina Court	\$433,166.00
19495	3	Inground Pool	Accessory Pool-06	Choice Pools	Choice Pools	11709 Dartmoor Drive	\$135,000.00
19484	3	Demolition of Single Family Home	Demolition	C&S Excavating	Victor V. Yakin	11595 Wilshire Drive	\$0.00
19350	3	Grading to install 60" HDPE culvert and place cover soil on top	Grading		Potocnik Joseph R & Kimberly A	1395 Hemlock Drive	\$0.00
19505	5	Solar Panels	Solar Panels	Palmetto Solar	Palmetto Solar	14049 Wayne Drive	\$20,250.00
19494	5	Porch roof	Addition Deck - 05	Jeff Stanish	Jeff Stanish	3030 Warwick Drive	\$15,000.00
19501	6	Dentist Office	Commercial Occupancy			11521 Parkway Drive	\$0.00
19492	6	Commercial occupancy	Commercial Occupancy			10739 State Route 30	\$0.00
19488	6	Demolition of single family home	Demolition	Nick Weaver	Parker Hertzog	141 Woodall Avenue	\$0.00
19504	7	Temporary Sign	Temporary Sign		JP Land Holdings LLC	12220 State Route 993	\$500.00
19497	7	Demolition	Demolition	Scherbick Excavation	Life Site Inc	360 Skellytown Road	\$0.00
19485	7	St Johns Open Episcopal Parish	Commercial Occupancy			13499 State Route 30	\$0.00
19467	7	Pump Station - Fees waved by NHT BOC	New Construction	Greenland Construction Inc.	North Huntingdon Township Municipal Authority	3441 Kee Road	\$250,000.00

North Huntingdon Township

11279 Center Highway

North Huntingdon PA, 15642

Phone: 724-863-3806



Total Estimated Cost:

\$1,031,531.00

11279 Center Highway
North Huntingdon PA, 15642
Phone: 724-863-3806



Budget Report November 2023

Budget Items	2023 Budget	November 2023	YTD	% YTD	November 2022
Building and Occupancy Permit Fees	\$200,000.00	\$4,903.91	\$156,762.21	78.38%	\$5,361.00
Zoning Hearing Board Application Fees	\$4,000.00	\$0.00	\$10,800.00	270.00%	\$600.00
Planning Commission Application Fees	\$7,000.00	\$1,290.00	\$52,549.50	750.71%	\$0.00
Mechanical Device Fees	\$8,200.00	\$0.00	\$8,500.00	103.66%	\$0.00
Miscellaneous Fees	\$100.00	\$0.00	\$260.00	260.00%	\$0.00
Fee in Lieu for Recreation	\$30,000.00	\$500.00	\$22,500.00	75.00%	\$500.00
Total:	\$249,300.00	\$6,693.91	\$251,371.71	100.83 %	\$6,461.00

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

Plan Name	November 2023	Year to Date
Bella Mia	0	0
Hollybrook	0	2
Legends III	0	1
Redstone Highlands	0	0
Stonegate	0	0
Sunset Valley VIII	0	0
Thomas Farm Acres	1	27
Tuscan Hills II	0	2
Tuscan Hills V	0	0
Tuscan Hills VI	0	11
Tuscan Hills VII	0	0
Tuscan Hills VIII	0	0
Willow Glenn I	0	0
Willow Glenn II	0	0
Willow Glenn III	0	0
Willow Estates I	0	2
Willow Estates II	0	1
Willow Estates III	0	0
Willow Estates IV	0	0
Woodridge Estates II	0	1
Off-Site	0	5
Total:	1	52

New Home Residential Building Permits by Ward

Ward	November 2023	Year to Date
1	0	2
2	0	17
3	1	30
4	0	0
5	0	3
6	0	0
7	0	0
Total:	1	52

PLANNING COMMISSION MEETING
DECEMBER 4, 2023 @ 7:00 PM
11279 CENTER HIGHWAY
NORTH HUNTINGDON, PA 15642



Meeting Agenda

- Call To Order; Pledge of Allegiance; Roll Call
- Approval of minutes from previous meeting
- Citizens Input
- Old Business
 1. SP-10-2023: Leader Properties
 - o *Proposed commercial plaza on State Route 30.*
- New Business
 1. S-25-2023: Whiteside-Stelma Plan
 - o *Proposed boundary line revision in Park Meadows.*
 2. SP-11-2023: PDS Industries Addition
 - o *Proposed building addition at existing facility.*
- Advisory Hearings
 - o None
- Items for Acceptance
 1. Clark Backyard Chicken Keeping
- Discussion Items— None
- Chairman's Report
- Adjournment