



COMMUNITY DEVELOPMENT REPORT



November 2024

North Huntingdon Township

11279 Center Highway

North Huntingdon PA, 15642

Phone: 724-863-3806



North Huntingdon Township Permit Report By Ward

11/01/2024 to 11/30/2024

Permit #	Ward	Type	Category	Contractor	Applicant	Property Address	Est. Cost
19869	1	Deck	Addition Deck - 05	David Unterreiner	David Unterreiner	832 Oakside Drive	\$27,642.00
19860	1	Vape Store Sign	Permanent Sign			7875 State Route 30	\$6,000.00
19863	2	Single Family Home	New Construction	Ryan Homes	Ryan Homes	6845 Kate Court	\$326,812.00
19867	3	Single Family Home	New Construction	RWS Development Co	RWS Development Co	12040 Sundae Drive	\$474,030.00
19868	4	Accessory Building	Accessory Build- 07		Jeffrey S. & Lori A. Long	2201 Bradbury Lane	\$22,115.00
19858	5	Single family Home	New Construction	Maronda Homes	Maronda Homes	3008 Trafalgar Court	\$348,350.00
19857	5	Single Family Home	New Construction	Maronda Homes	Maronda Homes	3064 Trafalgar Court	\$377,300.00
19859	5	Single Family Home	New Construction	Maronda Homes	Maronda Homes	1890 Cornwall Drive	\$339,174.00
19856	5	Single Family Home	New Construction	Maronda Homes	Maronda Homes	1778 Cornwall Drive	\$350,542.00
19865	6	Repair of Fire damage	Repair Damage	Phillip Zappa	Phillip Zappa	1211 Reed Street	\$348,564.00
19866	6	Shed	Accessory Shed- 07	Wendy Marshall	Wendy Marshall	470 Meadow Road	\$5,124.00
19871	6	Sign Permit - Beer Depot	Permanent Sign	Skuta Signs		10749 State Route 30	\$7,095.00
19853	6	Roof Replacement	Repair Damage	Gerken Roofing	Gerken Roofing	11600 Parkway Drive	\$50,000.00
19870	7	Replace porch roof	Addition	Lance Blankenship	Lance Blankenship	2236 Scotch Hill Road 1	\$18,500.00
19855	7	Footings for bridge		Graycar Contracting	Steven Cleaveland	5635 Spring Lane	\$59,000.00
19854	7	Grading for bridge abutment	Grading	Graycar Contracting	Steven Cleaveland	5635 Spring Lane	\$59,000.00
Total Estimated Cost:							\$2,819,248.00

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Budget Report November 2024

Budget Items	2024 Budget	November 2024	YTD	% YTD	November 2023
Building and Occupancy Permit Fees	\$225,000.00	\$15,766.00	\$221,836.00	98.59%	\$4,508.91
Zoning Hearing Board Application Fees	\$10,000.00	\$0.00	\$4,350.00	43.50%	\$0.00
Planning Commission Application Fees	\$45,000.00	\$700.00	\$24,710.00	54.91%	\$1,290.00
Mechanical Device Fees	\$8,800.00	\$0.00	\$9,900.00	112.50%	\$0.00
Miscellaneous Fees	\$100.00	\$25.00	\$303.00	303.00%	\$0.00
Fee in Lieu for Recreation	\$20,000.00	\$3,000.00	\$24,500.00	122.50%	\$500.00
Total:	\$308,900.00	\$19,491.00	\$285,599.00	92.46%	\$6,298.91

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

Plan Name	November 2024	Year to Date
Bella Mia	0	0
Chestnut Hill	0	1
Legends III	0	4
Redstone Highlands	0	0
St. Georges Acres	0	1
Sunset Valley VIII	0	0
Thomas Farm Acres	1	12
Tuscan Hills V	0	0
Tuscan Hills VI	0	0
Tuscan Hills VII	1	10
Tuscan Hills VIII	0	0
Walthour	0	1
Willow Glenn I	0	0
Willow Glenn II	0	0
Willow Glenn III	0	0
Willow Estates I	0	0
Willow Estates II	4	21
Willow Estates III	0	0
Willow Estates IV	0	0
Woodridge Estates II	0	2
Off-Site		7
Total:	6	59

New Home Residential Building Permits by Ward

Ward	November 2024	Year to Date
1	0	5
2	1	10
3	1	17
4	0	2
5	4	21
6	0	1
7	0	3
Total:	6	59

PLANNING COMMISSION MEETING
DECEMBER 2, 2024 @ 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-09-2024 Sheetz North Thompson Redevelopment**
 - Added two waiver modification requests to the previously approved site plan
 2. **S-13-2024: Rhodin Revision 1**
 - *Proposed revised residential development west of Altman Farms.*
- New Business
 1. **S-17-2024 Fox Subdivision**
 - *Proposed subdivision on Hahntown Wendel Road.*
- Advisory Hearings
 - None
- Items for Accepted for Review (these plans won't be discussed at this meeting)
- Discussion Items— None
- Chairman's Report
- Adjournment