



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

Total Estimated Cost: \$1,788,341.00



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
Total:	4	4

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
Total:	4	4

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



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 Subdivison
 3. Hamilton Rezoning
 4. Javor Backyard Chickens
- Discussion Items—None
- Chairman’s Report
- Adjournment