



**NORTH
HUNTINGDON**
CONNECTED

PLANNING & ZONING REPORT



APRIL 2022

North Huntingdon Township

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



North Huntingdon Township Permit Report By Ward 04/01/2022 to 04/30/2022

Permit #	Ward	Type	Category	Contractor	Applicant	Property Address	Est. Cost
18732	1	Sign	Permanent Sign	Accel Signs Group		8755 Norwin Avenue	\$12,500.00
18734	1	Deck	Addition Deck - 05	Justin Galloway	Justin Galloway	860 Linmor Drive	\$16,245.00
164	1	House in commercial district			Lincoln Corner Plaza LLC	7671 State Route 30	\$0.00
18754	1	Verizon Cell Antenna	Cell Antenna	Cross Roads Group		900 Oakside Drive	\$20,000.00
18759	1	Accessory building	Accessory Build- 07		Jason T. & Deborah A. Crock	8986 Delaware Avenue	\$7,800.00
166	1	Non-conforming billboard (non-conforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)				Highland Avenue	\$0.00
165	1	Billboard on Industrial property. I believe it is a permitted use without special exception.			Lamar Advertising	Broadway Street	\$0.00
18764	1	Hair Salon - Home occupation	Home Occupation		Alison M. Maughan	1320 First Street	\$0.00
18743	1	11X13 Gazelbo	Accessory Build- 07		Robert A. II & Susanna Rizzo	1321 Jasper Drive	\$1,800.00
18742	1	Garage additon	Addition		Nicholas G. Costa	7711 Kifer Lane	\$10,000.00
778	1	MECH DEVICE				915 Mills Drive	\$0.00
18741	2	Accessory Structure	Accessory Shed- 07	Self	Gordon E. & Sharon Palmer	471 Buttermilk Hollow Road	\$2,000.00
18747	2	Single Family Home	New Construction	Ryan Homes	Ryan Homes	7097 Gio Drive	\$292,498.00
18740	2	Above Ground pool	Accessory Pool-06		Garrett & Tabitha Riggs	480 Lily Street	\$1,000.00
83	2	Billboard on R-2 with home (non-conforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)			Charles E. Sr. & Regina C. Bazala	319 Main Street	\$0.00
18746	3	Solar Panel	Solar Panels	Palmetto Solar	Palmetto Solar	2130 Belgian Drive	\$20,000.00
18748	3	Above ground pool	Accessory Pool-06	Alpine Pools	Jeffrey & Shannon Zimmerman	2103 Haflinger Drive	\$1,000.00
18752	3	Free Standing Patio Roof	Accessory Build- 07	Matthew DiBernardo	Matthew DiBernardo	12000 Dartmoor Drive	\$7,848.00

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18760	3	Deck		Marty's Window Cleaning & Home Service		1050 New Hope Drive	\$31,500.00
18766	3	Gazebo	Accessory Build- 07		Nicholas F. & Casey E. Castle	10240 Roseway Blvd	\$2,000.00
18767	3	Deck with roof	Addition Deck - 05		Joseph C. & Toni M. Cavallaro	3181 Guffey Road	\$12,000.00
18765	3	Deck	Addition Deck - 05	Dutchman Decks	Dutchman Decks	2150 Haflinger Drive	\$10,000.00
18756	3	Replacement Deck	Addition Deck - 05	Curtis Lapp	Curtis Lapp	680 Peregrine Drive	\$20,720.00
18763	3	Deck	Addition Deck - 05		Maronda Homes LLC	7873 Isabella Drive	\$10,000.00
18755	3	Single Family Home	New Construction	Pasquarelli Property Management	Pasquarelli Property Management	7865 Oscar Court	\$1,511,779.00
18737	3	Above ground pool	Accessory Pool-06		Eric D. & Jennifer L. Queen	750 Peregrine Drive	\$1,000.00
18733	3	Pool Deck	Addition Deck - 05	William Lohr	William Lohr	1976 Haflinger Drive	\$10,000.00
18753	4	Addition	Addition	AJM Contracting	AJM Contracting	2434 Myers Lane	\$283,000.00
18723	4	Solar Panels	Solar Panels	Palmetto Solar	Palmetto Solar	13730 Lincoln Way	\$14,400.00
18762	4	Deck	Addition Deck - 05	BZ Construction	BZ Construction	895 Alder Drive	\$19,157.00
18758	4	Above Ground Pool	Accessory Pool-06	B&T Installations	B&T Installations	2730 Coulterville Road	\$6,259.00
18757	4	Deck	Addition Deck - 05	James Garris	James Garris	12818 Veronica Lane	\$13,000.00
18726	4	Accessory Pool Deck	Accessory Structure	Self	Phillip J. & Norma J. Novak	12249 Roth Drive	\$5,000.00
18722	4	Above pool replacement	Accessory Pool-06	B&T Installations	William & Danielle Bernard & Kelly	12260 Roth Drive	\$1,385.00
18728	5	Commercial Occupancy	Commercial Occupancy			12814 State Route 30	\$0.00
18761	5	shed	Accessory Shed- 07	Self	George J. & Catherine L. Karabin	2035 Cornwall Drive	\$700.00
18739	5	Accessory Building	Accessory Build- 07		Brandon R. & Natalie R. Boehm	1353 Samantha Way	\$20,000.00
18731	5	Addition	Addition	Northeast Builders & Remodeler	Northeast Builders & Remodeler	260 Cherry Lane	\$160,000.00
18750	5	Enclosed Porch	Addition	NGS Construction	NGS Construction	1241 Craig Drive	\$35,950.00
796	5	mechanical device				12970 State Route 30	\$0.00
18768	6	Shed	Accessory Shed- 07	Heartland	Gerald & Paulette Reed	451 Whitney Chase Drive	\$3,041.00

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168	6	Non-Conforming Billboard (non-comforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)				11639 Parkway Drive	\$0.00
169	6	Non-Conforming billboard (non-comforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)				Center Highway/State Route 30	\$0.00
167	6	Non-Conforming Billboard (non-comforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)				10960 Center Highway	\$0.00
18738	6	Single Family Home	New Construction	Nyberg Homes	Nyberg Homes	1026 Meadow Road	\$468,000.00
18730	6	Grading		KDH Engineers	KDH Engineers	1026 Meadow Road	\$0.00
18729	6	Pole Sign	Permanent Sign	Sign Stat	Sign Stat	11317 State Route 30	\$56,000.00
18749	6	Above ground pool	Accessory Pool-06	B&T Installations	Robert C. & Lori A. Painter	10897 Carlson Drive	\$4,419.00
18751	6	Above ground pool	Accessory Pool-06		Jason & Jamie Miller	1921 Shaw Street	\$1,000.00
18745	6	Cell Antenna Replacement T-Mobile	Cell Antenna	Crown Castle Usa Inc		2130 Timothy Road	\$15,000.00
18744	6	Above ground pool	Accessory Pool-06		Michelle A. Del Signore	11200 Larwin Lane	\$7,700.00
58	6	NONCONFORMING--Billboard This billboard is on Lamar's list; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA ds15205; 412-722-0200; Martha Jameson; mjameson@lamar.com; Lamar.com/pittsburgh			Jody Inc	11000 & 11020 Center Highway	\$0.00
18736	7	Accessory Structure	Accessory Structure	Self	Denny G. Luce	292 Hannah Drive	\$1,000.00
163	7	House in Industrial zone			Lindsay K. Wright	13221 Ardara Road	\$0.00

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171	7	Non-Conforming Billboard (non-comforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)				State Route 30	\$0.00
18735	7	Deck	Addition Deck - 05	Justin Galloway	Justin Galloway	14480 Wisperwood Court	\$16,245.00
162	7	House in industrial zone.			Jaime Wright	13225 Ardara Road	\$0.00
18727	7	Shed	Accessory Shed- 07	Self	Randal K. & Cynthia L. Reece	71 Bonnie Drive	\$3,800.00
62	7	NONCONFORMING Mobile Home park since 1940's (non-comforming Lamar billboard; Lamar Inc., 740 Trumbull Drive, Pittsburgh, PA 15605; 412-722-0200; Martha Jameson; mjameson@lamar.com; lamar.com/pittsburgh)				Leger Road	\$0.00

Total Estimated Cost: \$3,136,746.00



Budget Report April 2022

Budget Items	2022 Budget	April 2022	YTD	% YTD	April 2021
Building and Occupancy Permit Fees	\$185,000.00	\$8,698.00	\$70,433.50	38.07%	\$22,268.00
Zoning Hearing Board Application Fees	\$12,000.00	\$1,200.00	\$1,200.00	10.00%	\$1,350.00
Planning Commission Application Fees	\$23,000.00	\$2,540.00	\$10,380.00	45.13%	\$8,401.00
Non-Conforming Use Permit Fees	\$2,500.00	\$0.00	\$0.00	0.00%	\$105.00
Mechanical Device Fees	\$6,500.00	\$500.00	\$7,700.00	118.46%	\$0.00
Septic Tank Permit Fees	\$500.00	\$0.00	\$0.00	0.00%	\$0.00
Miscellaneous Fees	\$50.00	\$0.25	\$106.25	212.50%	\$33.00
Fee in Lieu for Recreation	\$25,000.00	\$1,000.00	\$7,500.00	30.00%	\$4,500.00
Total:	\$254,550.00	\$13,938.25	\$97,319.75	38.23 %	\$36,657.00

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

Plan Name	April 2022	Year to Date
Bella Mia	0	0
Brook Haven III	0	0
Brook Haven IV	0	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	1	9
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	1	2
Villas of Buena Vista	0	1
Off-Site	1	5
Total:	3	19

New Home Residential Building Permits by Ward

Ward	April 2022	Year to Date
1	0	3
2	1	10
3	1	2
4	0	1
5	0	0
6	1	3
7	0	0
Total:	3	19

PLANNING COMMISSION MEETING
MAY 2, 2022 @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
 - None
- New Business
 1. CU-02-2022: Helzlsouer Backyard Chicken Keeping
 - *Proposed conditional use of chicken keeping on Adams Drive.*
 2. S-08-2022: Penrod-Walley Plan
 - *Proposed boundary line revision on Veronica Lane.*
- Advisory Hearings
 - None
- Items for Acceptance
 1. Hamilton Rezoning
 2. Brook Haven IV Revision 1
 3. JP Land Holdings Plan 2
 4. Craycraft/Charney-Shuster Plan
- Discussion Items—None
- Chairman's Report
- Adjournment