



PLANNING & ZONING REPORT



MAY 2022

North Huntingdon Township

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



North Huntingdon Township Permit Report By Ward 05/01/2022 to 05/31/2022

Permit #	Ward	Type	Category	Contractor	Applicant	Property Address	Est. Cost
18770	1	Deck	Addition Deck - 05	Jake Vargo	Jake Vargo	1240 Arline Drive	\$12,000.00
18776	1	Interior Buildout Waffles Incaffeinated.	Interior Renovation	RDHC Corp		648 Mills Drive	\$139,000.00
18780	1	192 Sqft accessory building	Accessory Build- 07		Jonathan D. Shuster	8140 Gina Drive	\$2,500.00
18800	1	Inground pool	Accessory Pool-06	Westmoreland Pools & Spa	Richard & Sarah B. Gobel	7402 Natalie Lane	\$75,000.00
18810	1	Inground Pool	Accessory Pool-06	Bianco Custom Pools	Scott A. & Jessica L. Willard & Stouffer	1798 Sandy Hill Road	\$52,000.00
18807	1	Demo Building	Demolition	Stecko Contracting	Stecko Contracting	9200 Broadway Street	\$0.00
18799	1	Demo detached garage	Demolition		Joseph Leonard	9830 McClellan Street	\$0.00
18781	1	140 Sqft Accessory building	Accessory Build- 07		Terry R. & Bonnie L. Bechtold	1240 Arline Drive	\$12,000.00
18773	1	HVAC	HVAC Renovation	AES Mechanical	AES Mechanical	8931 State Route 30	\$41,308.00
18769	1	Roof over patio	Addition	Self	Keith P. & Lynda M. Giuliani	8037 Oxford Court	\$7,500.00
18808	2	Inground pool	Accessory Pool-06	Under the Sun Aquatics	Gabriel & Ashley McNeal	7106 Gio Drive	\$25,000.00
18803	2	shed	Accessory Shed- 07	Self	Linda L. Phillips	11030 Bluebird Drive	\$1,500.00
18806	2	Deck	Addition Deck - 05	Done Right Construction	Matthew & Elizabeth A. Bilinsky	1136 Giulia Drive	\$10,000.00
18795	2	Deck	Addition Deck - 05	Reliable General Contractor	Reliable General Contractor	1242 Giulia Drive	\$20,000.00
18778	2	10 X 12 Accessory Building	Accessory Build- 07	TL Leach	Leo & Tracy Sipe	6515 Antonio Drive	\$3,000.00
172	2	Industrial in a residential			James W. Clark	1100 Main Street	\$0.00
68	2	NONCONFORMING Tool shop in PEDD2			Progressive Tool Company	1173 Iris Drive	\$0.00
18783	3	Inground Pool	Accessory Pool-06	Precision Pools	Brian A. & Tarryn A. Kustra	10110 Stella De Oro Court	\$72,000.00
18785	3	Deck	Addition Deck - 05		Aaron P & Amanda M Nutter	650 Peregrine Drive	\$35,000.00
18779	3	Above ground pool	Accessory Pool-06	B&T Installations	Monique L. Laney	1773 Haflinger Drive	\$2,600.00
18772	3	Deck	Accessory Structure	Pine Valley Construction	Michael J. & Kara D. Ferlano	11720 Beacon Drive	\$9,000.00
18792	3	Porch Roof	Addition	Bernie Bowman	Jurstin J. & Kimberly A. Kelly	11374 Percheron Circle	\$3,500.00
18812	3	Solar Panels	Solar Panels	Palmetto Solar	Palmetto Solar	11632 Percheron Circle	\$12,800.00
18802	3	deck	Addition Deck - 05	Self	Jonathan P. & Terah L. Wik	1083 New Hope Drive	\$6,014.00
18797	3	Pool Deck	Addition Deck - 05		Joseph A. & Laura B. Costantino	11628 Dartmoor Drive	\$12,000.00
18794	3	Shed	Accessory Shed- 07	Backyard Structures	Christopher M. & Rachel H. Ruble	11900 Beacon Drive	\$3,200.00
18774	3	140 Accessory Building	Accessory Build- 07		Shepherd P. & Ruby Chacko & Shepherd	11461 Beacon Drive	\$8,000.00

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18771	3	Single Family Home	New Construction	Maronda Homes	Maronda Homes LLC	1124 New Hope Drive	\$298,916.00
18786	4	Above ground pool	Accessory Pool-06	D&C Pool Contractors	Kathryn M. Katic	12355 Church Drive	\$1,895.00
18787	4	Deck	Addition Deck - 05		Pamela J. Removcik	764-766 Robbins Station Road	\$8,000.00
18789	4	Drive-thru addition	Commercial Addition	Max Construction		12118 State Route 30	\$225,000.00
18777	4	Second Story Addition	Addition		Douglas E. Dolnack	2050 Middle Drive	\$200,000.00
18793	4	Pavilion	Accessory Build- 07	Riverside Structures	Nathan D. & Shannelle B. Hayden & Conway	12399 Roth Drive	\$9,235.00
18791	4	Accessory building	Accessory Build- 07		Andrew D. & Katlyn M. Radocay	13299 Ridge Road	\$7,600.00
18809	4	160 sqft accessory building	Accessory Build- 07		Michael J. & Julie D. Stettner	12451 St Nikolai Drive	\$456.00
18775	4	Accessory Structure	Accessory Structure	Self	Robert C. Jr. Weeber	2601 Robbins Station Road	\$8,600.00
18782	5	Detached Garage	Accessory Garage-04	Big Building Direct	Philip Shroyer & Jessica Martin	12779 Menzie Road	\$32,000.00
18811	5	Addition	Addition	Mangone Contracting	David M. & Caitlin Auth	1882 Bernice Drive	\$90,000.00
18788	5	Above ground pool	Accessory Pool-06	D&C Pool Contractors	Richard D. Miller & Elizabeth A. McBride	13398 Dean Drive	\$6,354.00
18796	5	Inground pool	Accessory Pool-06	CMB Contracting	Daniel T. & Carol A. Bielick	14204 Roberta Drive	\$30,000.00
18725	5	Grading:n 5-4-22 granted with conditions	Grading	All Star Building Inc. Chuck Wiggins	All Star Building Inc. Chuck Wiggins	3010 Derby Court	\$0.00
18805	6	Single Family Home	New Construction	Nyberg Homes	Nyberg Homes	1019 Meadow Road	\$475,000.00
18804	6	Enclose porch addition	Addition		Gary & Bonna Pearson	10891 Carlson Drive	\$8,000.00
18801	7	Dog Walking business	Home Occupation			14507 Chris Drive	\$0.00
18790	7	Hauling timber on Schade Hill, Scotch Hill and Tray Roads.	Heavy Haul/Rd Inspection	Andy's Sawmill	Andy's Sawmill	Haywood Road	\$0.00
18784	7	Addition	Addition	Capets Construction LLC	Capets Construction LLC	1129 Calvin Lane	\$55,000.00
18715	7	Timber Harvest	Logging	Andys Sawmil	Andys Sawmil	Haywood Road	\$0.00

Total Estimated Cost: \$2,020,978.00



Budget Report May 2022

Budget Items	2022 Budget	May 2022	YTD	% YTD	May 2021
Building and Occupancy Permit Fees	\$185,000.00	\$9,427.00	\$79,851.50	43.16%	\$26,544.50
Zoning Hearing Board Application Fees	\$12,000.00	\$0.00	\$1,200.00	10.00%	\$8,400.00
Planning Commission Application Fees	\$23,000.00	\$2,950.00	\$13,330.00	57.96%	\$1,250.00
Non-Conforming Use Permit Fees	\$2,500.00	\$0.00	\$0.00	0.00%	\$70.00
Mechanical Device Fees	\$6,500.00	\$0.00	\$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	\$5.00	\$111.25	222.50%	\$520.00
Fee in Lieu for Recreation	\$25,000.00	\$500.00	\$8,000.00	32.00%	\$8,500.00
Total:	\$254,550.00	\$12,882.00	\$110,192.75	43.29 %	\$45,284.50

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

Plan Name	May 2022	Year to Date
Bella Mia	0	0
Brook Haven III	0	0
Brook Haven IV	0	2
Dartmoor Estates III	0	0
Hollybrook	1	1
Legends III	0	0
Mountain Ridge Estates	0	0
Redstone Highlands	0	0
Thomas Farm Acres	0	0
Tuscan Hills IV	0	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	0	2
Villas of Buena Vista	0	1
Off-Site	1	6
Total:	2	21

New Home Residential Building Permits by Ward

Ward	May 2022	Year to Date
1	0	3
2	0	10
3	1	3
4	0	1
5	0	0
6	1	4
7	0	0
Total:	2	21

PLANNING COMMISSION MEETING
JUNE 6, 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. S-10-2022: Brook Haven IV Revision 1
 - *Proposed lot consolidation on Morris Avenue.*
 2. S-11-2022: JP Land Holdings Plan 2
 - *Proposed subdivision on Clay Pike.*
- Advisory Hearings
 - None
- Items for Acceptance
 1. Freidhof Consolidation
 2. NHTMA Youghiogheny WWTP Improvements
- Discussion Items—None
- Chairman's Report
- Adjournment