Police Station
Fire Station
School

PA Lincoln
Memorial Park

Ackerman Nature
Preserve

Oak Hollow
Park

White Oak Park

30

Norwin Town
Square

Hilltop
Park

76

993

Inter County
Airport

Lions Park
Ballpark

Tinkers Run
Park

North Huntingdon
Square

Norwin Hills
Shopping Center

Braddock's Trail
Park

Indian Lake
Park

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COMMUNITY ASSETS DIAGRAM

NORTH HUNTINGDON
DECEMBER 5, 2022
Drawing No. 22802201

0 1,000 2,000
Feet

NORTH

TRAFFIC VOLUMES

(AVERAGE ANNUAL DAILY TRIPS)

- 0 - 700
- 701 - 5000
- 5001 - 12000
- 12001 - 27000
- 27001 - 50000

76

993

30

Lincoln Way

Clay Pike

Barnes Lake Road

Source: 2022 PA Department of Transportation traffic count dataset

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TRAFFIC VOLUME MAP

NORTH HUNTINGDON
DECEMBER 5, 2022
Drawing No. 22802203

0 1,0002,000
Feet

NORTH

Land Use

- Agriculture
- Park/Recreation
- Residential
- Commercial
- Industrial
- Communication/Utilities
- Public/Institutional
- Mixed
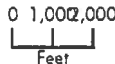- Undeveloped
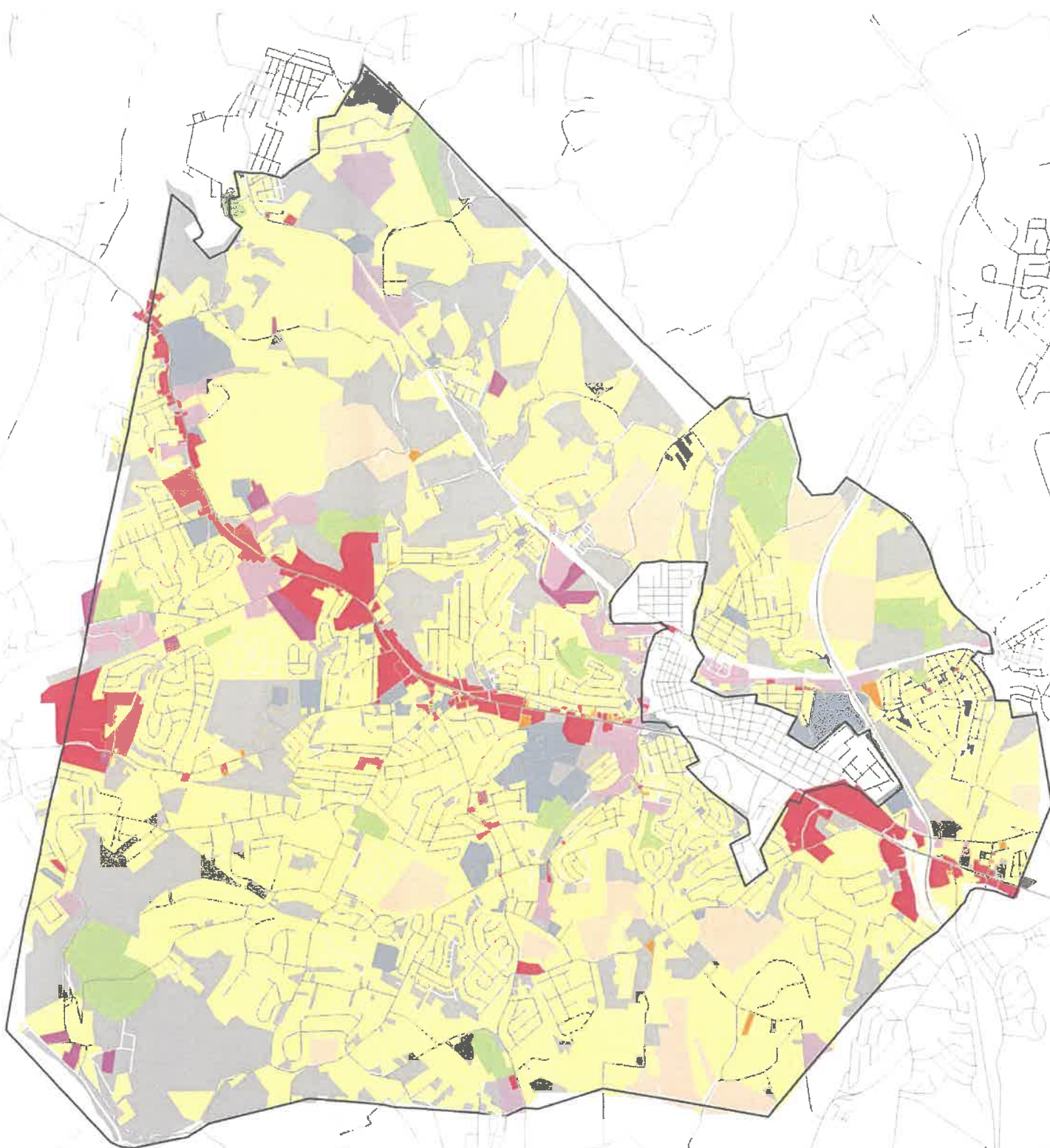
Source: Westmoreland County 2017 parcel data
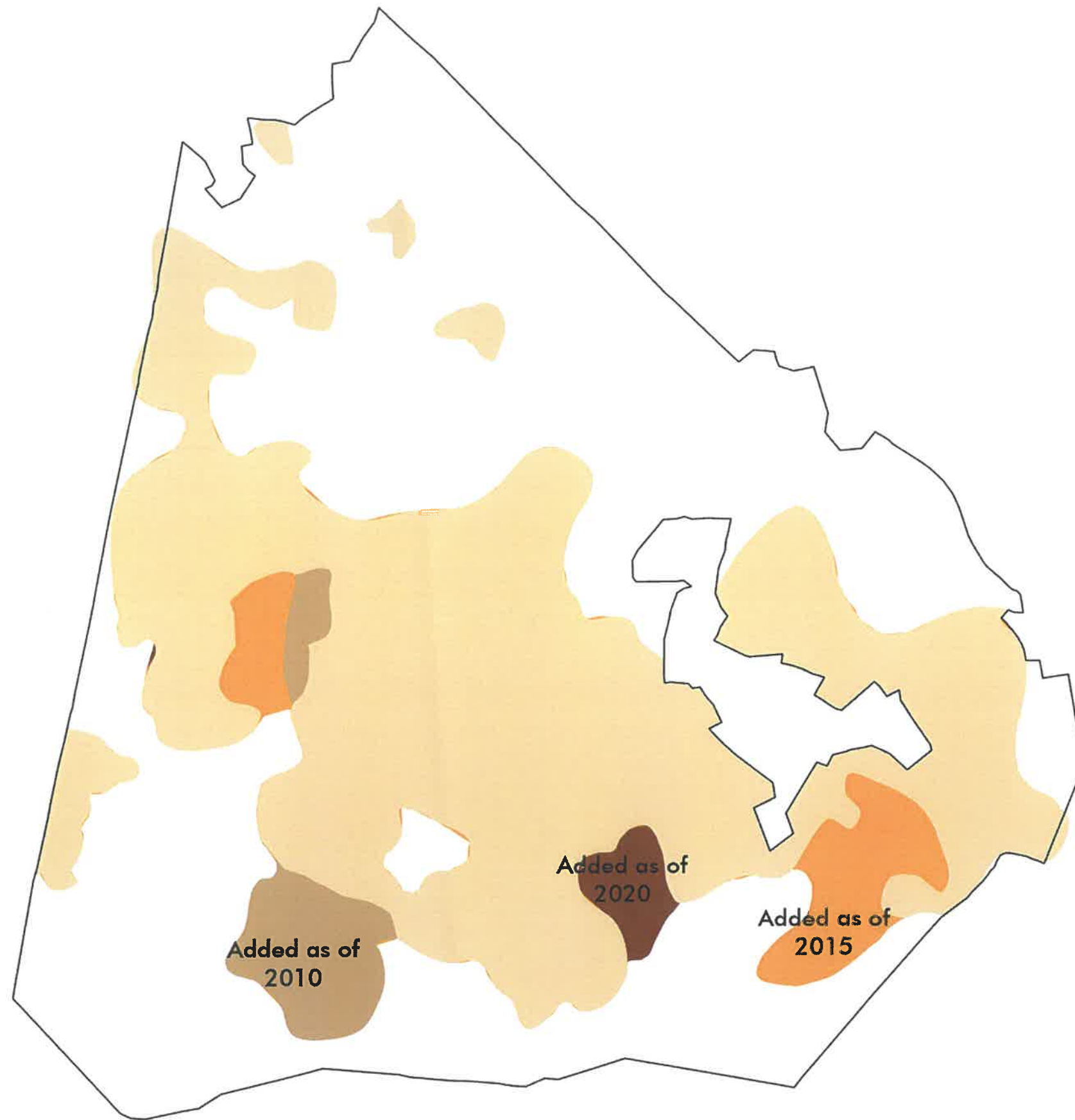
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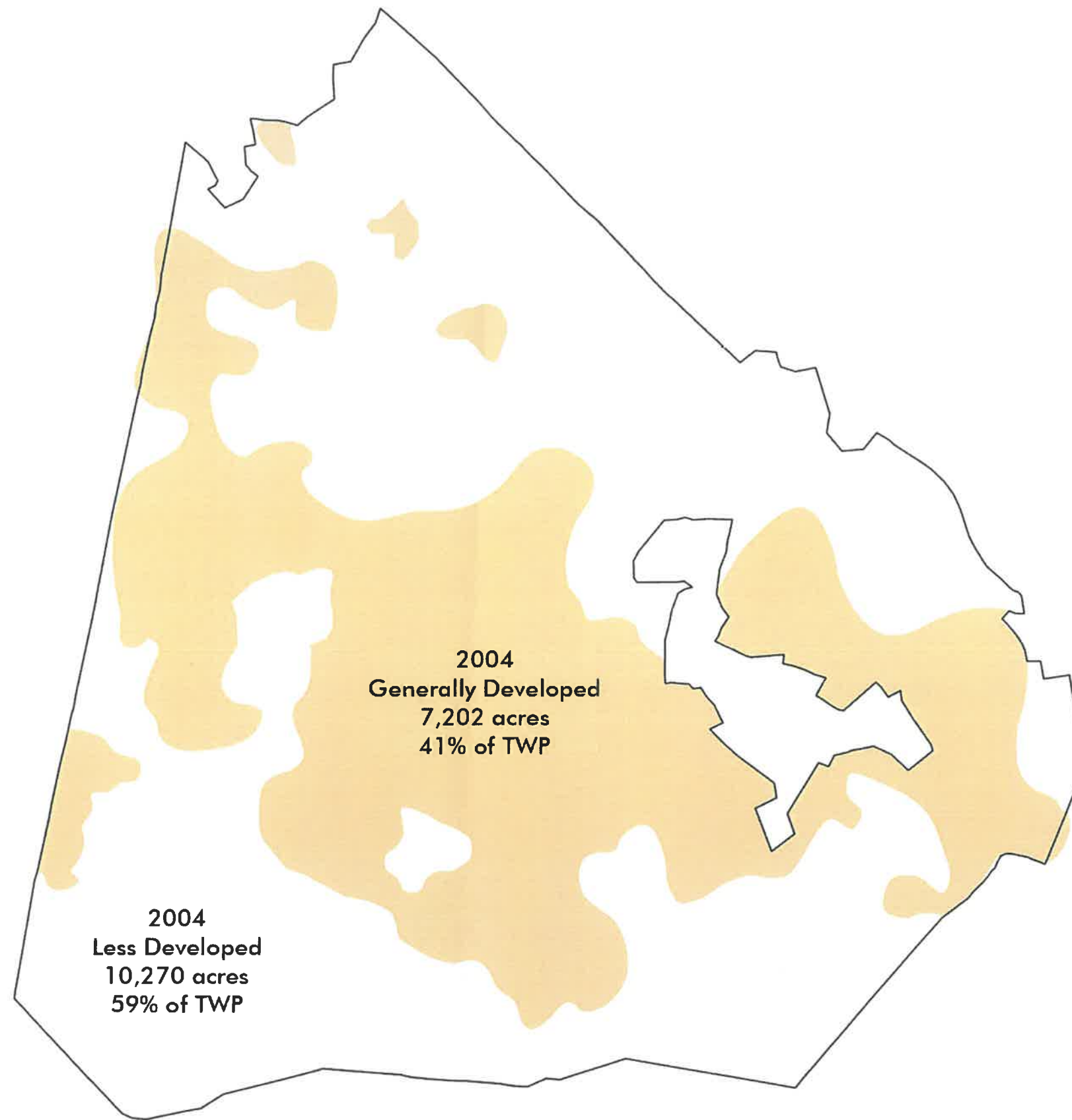landscape architects | urban designers | community planners

EXISTING LAND USE MAP

NORTH HUNTINGDON
DECEMBER 2022
Drawing No. 22802202

0 1,000 2,000
Feet

NORTH

Added as of
2020

Added as of
2010

Added as of
2015

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GENERAL CONCENTRATIONS OF DEVELOPMENT - MAP 2 of 3

0   2,000   4,000
Feet

NORTH

NORTH HUNTINGDON
DECEMBER 2022
Drawing No. 22802202

2004
Generally Developed
7,202 acres
41% of TWP

2004
Less Developed
10,270 acres
59% of TWP

Generally Developed - Land used/developed according to the full capacity of existing Zoning/ Subdivision standards

Less Developed - Land used/developed below the capacity of existing Zoning/Subdivision standards

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GENERAL CONCENTRATIONS OF DEVELOPMENT - MAP 1 of 3

0   2,000   4,000
Feet

NORTH

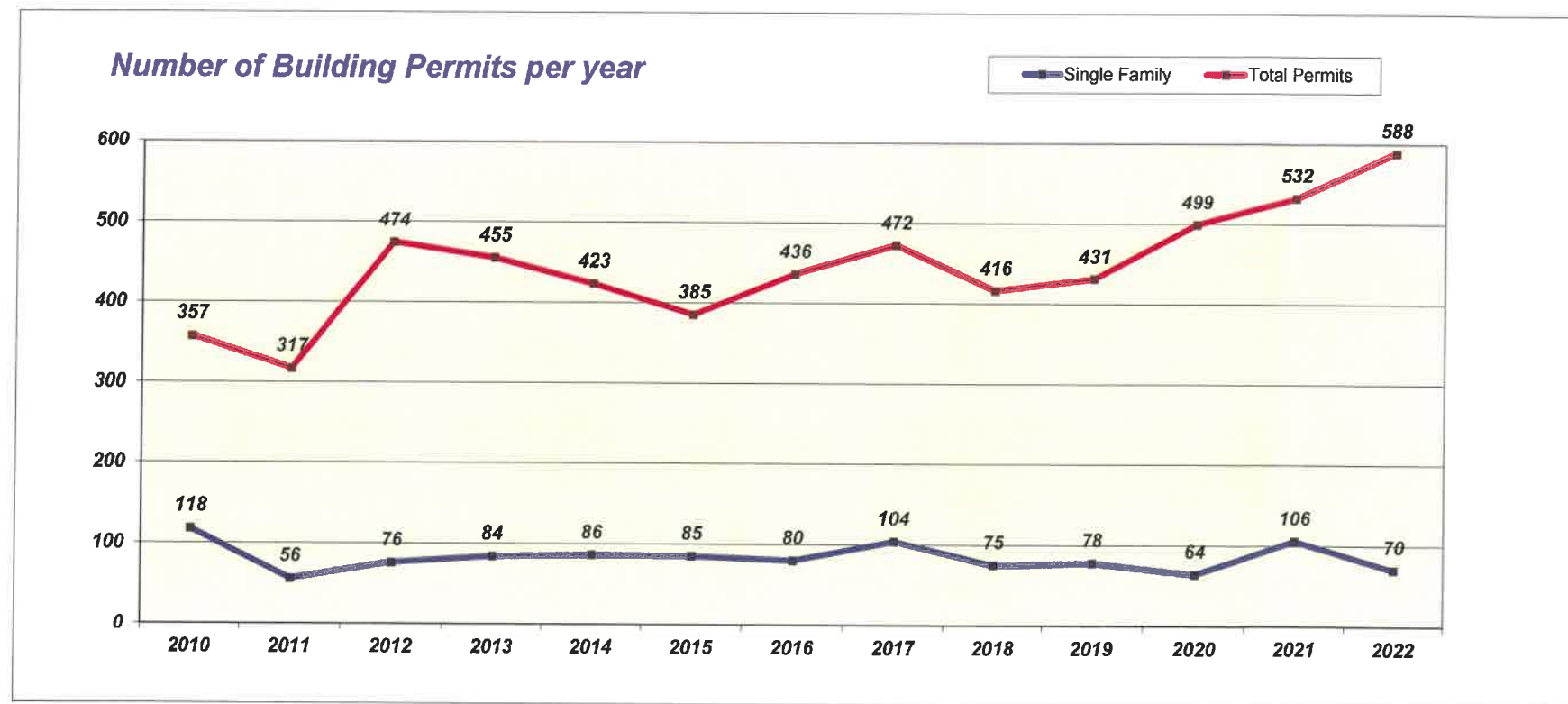NORTH HUNTINGDON
DECEMBER 2022
Drawing No. 22802202
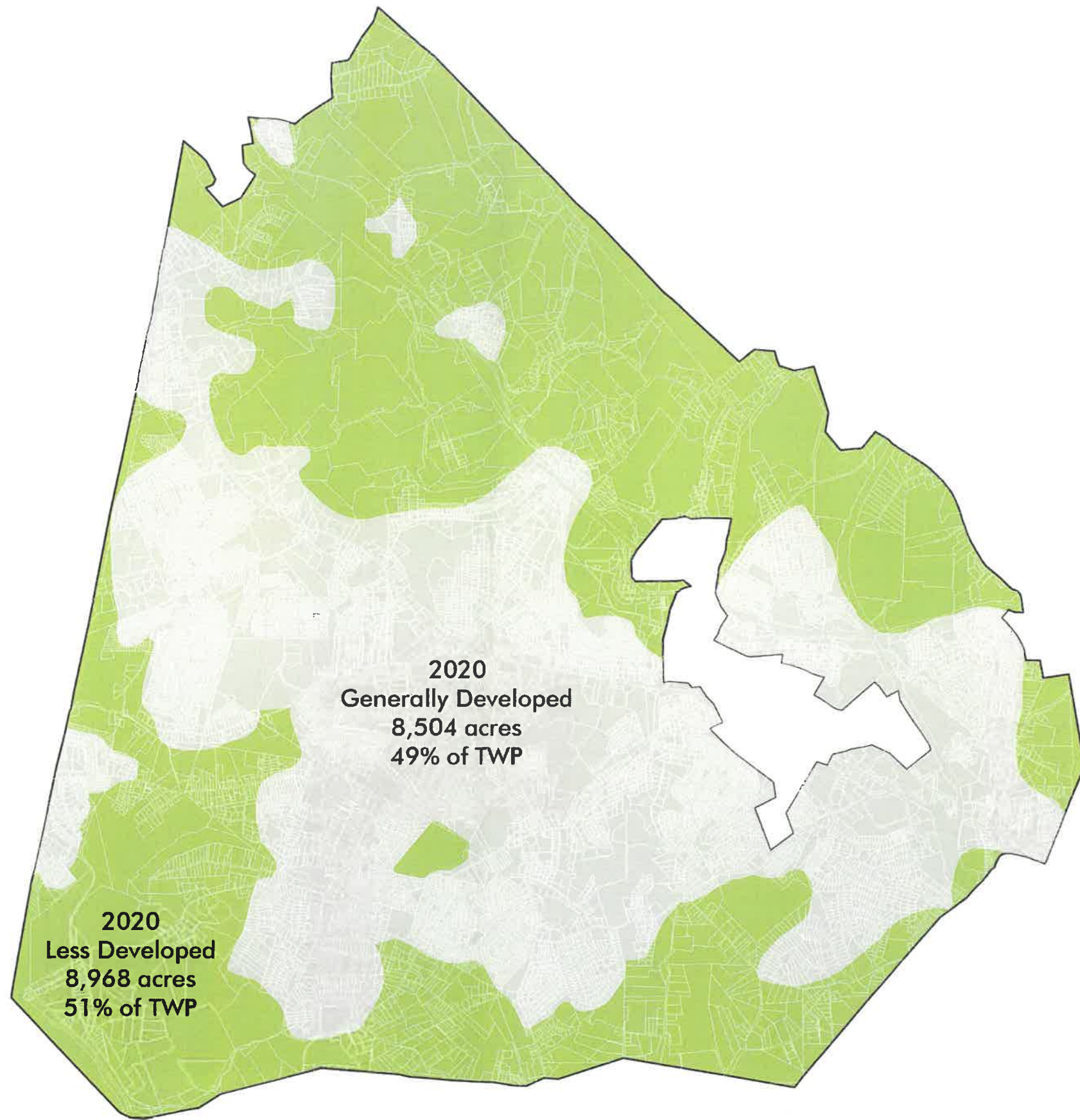
2020
Generally Developed
8,504 acres
49% of TWP

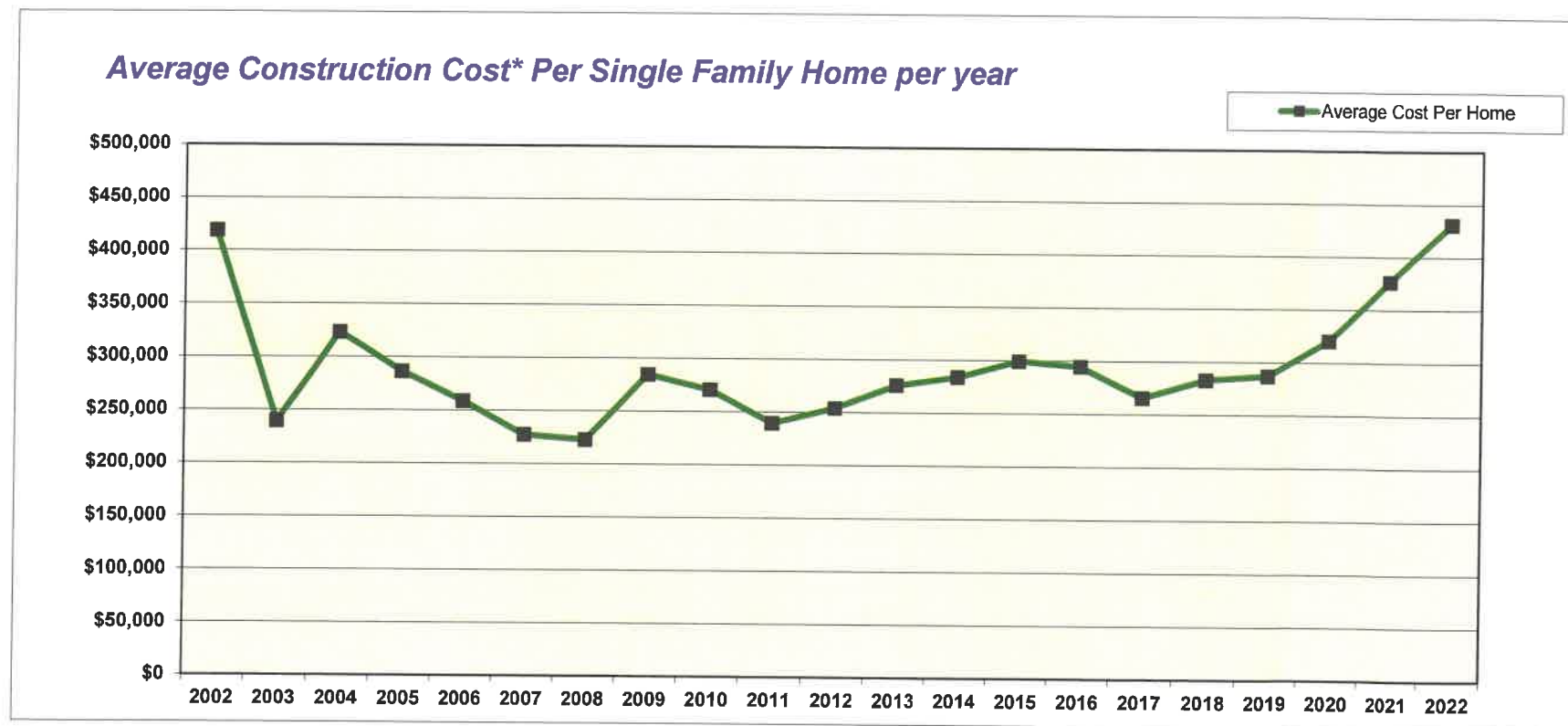2020
Less Developed
8,968 acres
51% of TWP

Generally Developed - Land used/developed according to the full capacity of existing Zoning/ Subdivision standards

Less Developed - Land used/developed below the capacity of existing Zoning/Subdivision standards

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GENERAL CONCENTRATIONS OF DEVELOPMENT - MAP 3 of 3

0   2,000   4,000
Feet

NORTH

NORTH HUNTINGDON
DECEMBER 2022
Drawing No. 22802202

TOWNSHIP BUILDING PERMIT DATA

Number of Building Permits per year

Legend: Single Family, Total Permits

Total Permits: 357, 317, 474, 455, 423, 385, 436, 472, 416, 431, 499, 532, 588

Single Family: 118, 56, 76, 84, 86, 85, 80, 104, 75, 78, 64, 106, 70

Years: 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022

TOWNSHIP BUILDING PERMIT DATA

Average Construction Cost* Per Single Family Home per year

*May include cost factors due to public infrastructure extensions, such as roads and utilities.

RATE OF GROWTH (2010-2020)

Key Takeaways:

±200 new residents each year[1] moving into newly constructed single-family homes

±75 acres developed each year[2] of which were generally farmland or woodlands

1. Estimated between 2010 and 2020 using TWP building permit data, assuming a median household size of 2.34 residents per unit.
2. Estimated between 2010 and 2020 based on GIS satellite imagery analysis.

Farmland Preservation And

CENSUS DATA

Select data related to housing development/growth

	2010	**2020**	**Decade Change**
Total population	30,609	31,880	+1,271
Total housing units (both single and multi-family)	13,018	13,576	+558
Vacancy rate of housing units	5.1%	4.4%	-0.7%
Median household size	2.35	2.34	-0.01
School District total student enrollment*	5,197	5,117	-80

All data from the 2020 Decennial Census survey.

*PA Dept. of Education reports. Norwin SD includes Irwin/North Irwin not included in the North Huntingdon census data.