Building & Zoning Monthly Report

April 2024

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Residential Development
Highfield Trails

New Single Family Dwelling Start
Oakdale Road

Developing and Protecting Our Community

- Planning Activities
- Zoning Activities
- Building Activities
- Code Enforcement Activities

Mission statement:

Ensuring the quality of life of those who live, work, and visit Butler Township by:

- Promoting safety in the regulation of construction, use, and occupancy of buildings.
- Providing for orderly growth of our community.
- Taking a customer oriented approach to finding educated, cost effective solutions.

New Commercial Business
Whitestown Road

APRIL PLANNING COMMISSION AGENDA ITEMS

Family Bowlaway Subdivision - Fairground Hill Road

The referenced Subdivision Plan is located along Fairground Hill Road in the C-2 (Convenience Commercial) Zoned District. The plan proposes to subdivide Tax Parcel 056-21-15D into Lot 1, a flag lot, and Revised Parcel A. This will allow for the senior housing facility to be on a separate lot. Planning Commission recommended to grant a modification for odd shaped lots and final approval of the Family Bowlaway Subdivision.

APRIL ZONING HEARING BOARD APPEALS

There were no Zoning Hearing Board Appeals heard in April.

Permit Report

03/27/2024 - 04/23/2024

Permit #	Permit Type	Description	Issued Date	Primary Contractor	Project Cost	Parcel Address	Total Fees
20240094	ZONING - Zoning	Installing 297 lf of 6' fence in side and rear yard	4/22/2024	Homeowner	2,700	136 BOYD DR	$30.00
20240093	ASFD - Addition Single Family Dwelling	Garage addition with living space. Front covered porch	4/23/2024	Homeowner	80,000	106 ENGLAND ST	$611.00
20240090	SHED ZO - Shed	Installing 14x10 Accessory structure in rear yard	4/19/2024	Homeowner	0	101 WOODBURY RD	$30.00
20240089	ASFD - Addition Single Family Dwelling	Replacing existing deck with 12x20 deck.	4/19/2024	Homeowner	10,000	101 HAVENHILL DR	$155.00
20240088	ZONING - Zoning	Installing 288lf of 4' 50% open fence in front and side yard	4/18/2024	BLAINE FENCING	6,345	129 JARRETT AVE	$30.00
20240086	ASFD - Addition Single Family Dwelling	Installing whole house generator	4/18/2024	Generator Super Center	12,030	187 MCCALMONT RD	$130.00
20240084	RCB - Repair/Remodel Commercial Building	Repair fire damaged duplex	4/23/2024	C and A recovery services	10,000	56 58 OLD PLANK RD	$385.00
20240083	SHED ZO - Shed	Installing 10 x12 shed in rear yard	4/16/2024	Major Rental Center,LLC	3,500	106 WALK OFF WAY	$30.00
20240082	SHED ZO - Shed	8 by 12 accessory Bldg	4/15/2024	Homeowner	2,000	271 HEMLOCK DR	$30.00
20240081	ASFD - Addition Single Family Dwelling	16'x12' deck with roof	4/18/2024	MAX Decks	30,800	117 WALK OFF WAY	$179.00

20240078	RCB - Repair/Remodel Commercial Building	30a sub panel in accessory structure	4/15/2024	Nye Electrical Maintenance Service	4,450	251 HOME AVE	$80.00
20240077	AOCC - Application for Occupancy	AO Market Application For Occupancy	4/16/2024	Owner as General Contractor	100	937 E JEFFERSON ST	$165.00
20240074	ASFD - Addition Single Family Dwelling	Remove existing 14x22 deck and replacing with 14'x19'	4/12/2024	TY88 solutions	30,000	102 REMBRANDT DR	$155.00
20240072	ASFD - Addition Single Family Dwelling	14'x20' deck on rear of house	4/10/2024	Homeowner	20,000	114 Walk Off Way	$155.00
20240071	DEMO - Demolition	Demolition of Single Family Dwelling	4/9/2024	Owner as General Contractor	10,000	63 PITTSBURGH RD	$105.00
20240069	ZONING - Zoning	2 temporary Banners May 6th thru 18 and Sept 30 thru Oct 12, 2024	4/15/2024	Owner as General Contractor	200	180 POINT PLZ	$60.00
20240067	SHED ZO - Shed	10x20 addition to accessory structure	4/4/2024	Homeowner	4,800	592 WHITESTOWN RD	$30.00
20240066	ASFD - Addition Single Family Dwelling	Adding deck and ramp to rear and side of house	4/4/2024	Webster Renovations	16,900	204 BEECH RD	$155.00
20240065	SHED ZO - Shed	Installing 8x10 accessory structure	3/28/2024	Homeowner	1	259 N DUFFY RD	$30.00
20240064	ASFD - Addition Single Family Dwelling	Deck Replacement	3/27/2024	Fosters Renovations LLC	12,500	142 SHARON DR	$250.00
20240062	ASFD - Addition Single Family Dwelling	Installing 30' x 52" above ground pool	4/3/2024	B&T Installations	7,500	212 DECATUR DR	$185.00
20240061	RCB - Repair/Remodel Commercial Building	NEW CT, MEP, and accessibility upgrades.	4/15/2024	Artech Group LLC	900,000	1 HOSPITAL WAY	$1,985.00
20240058	ASFD - Addition Single Family Dwelling	installing roof mounted solar array	4/8/2024	Bracket UT LLC	20,250	103 FARMINGTON DR	$210.00

20240056	ZONING - Zoning	Crown Castle Fiber Equipment upgrade	4/9/2024	Crown Castle Fiber LLC	5,000	125 Pittsburgh Road	$30.00
20240055	NSFD - New Single Family Dwelling	2108 sf living space, 1124 sf basement, 1968 sf garage, 384 sf deck with roof.	4/12/2024	Homeowner	300,000	4428 Oakdale Rd	$3,668.00
20240053	NSFD - New Single Family Dwelling	New Single Family Dwelling. 1 story, 3 bedroom, 2 baths.	3/27/2024	Ryan Homes	204,515	128 Dominic Drive	$2,170.00
20240052	NSFD - New Single Family Dwelling	New Single Family Dwelling. 1 story, 3 bedroom, 2 baths.	3/27/2024	Ryan Homes	210,714	153 Jerome Drive	$2,170.00
20240051	NSFD - New Single Family Dwelling	New Single Family Dwelling. 2 story, 3 bedroom, 2.5 baths.	3/27/2024	Ryan Homes	173,239	123 Dominic Drive	$1,842.00
20240050	AOCC - Application for Occupancy	Whitestown Market LLC Application For Occupancy	4/16/2024	DBA CLASSIC SIGNS & GRAPHICS	12,000	390 WHITESTOWN RD	$560.00
20240046	NICB - New Commercial Building	Concession Stand/Restroom Building	4/12/2024		429,000	161 Hollywood Drive	$0.00
20240040	RCB - Repair/Remodel Commercial Building	Reconstruct damaged Building frontage. Yomato Sushi	4/18/2024	Rycon Construction LLC	20,000	600 MORAINE POINTE PLZ	$180.00
20240019	SIGN - Sign	Fine Wine & Good Spirit Signage replacement	4/10/2024	CUSTOM SIGNS INC	6,000	608 MORAINE POINTE PLZ	$150.00
							$15,945.00

Total Records: 32 **4/24/2024**

APRIL 2024 REVENUE
Building & Zoning

Building/Zoning Permits	$ 15,945.00
Change of Zoning	$ 0.00
Commercial Occupancy Permit	$ 0.00
Fines	$ 111.24
Land Development	$ 0.00
Maps/Copies	$ 0.00
Operational Permits	$ 0.00
Septic	$ 0.00
Subdivision	$ 0.00
UCC Board of Appeals	$ 0.00
Zoning Certification Letter	$ 0.00
Zoning Hearing Board	$ 0.00
TOTAL	**$ 16,056.24**

Code Summary Report Violation Name

Violation Date01/01/2024 TO 04/30/2024

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Row Total
Construction without a Permit - Fence	0	0	1	0	0	0	0	0	0	0	0	0	1
Garbage	2	0	1	3	0	0	0	0	0	0	0	0	6
Junked or Abandoned Vehicle	2	0	0	0	0	0	0	0	0	0	0	0	2
Non-Domesticated Pets	0	1	0	0	0	0	0	0	0	0	0	0	1
Totals:	**4**	**1**	**2**	**3**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**10**

Commercial Occupancy Certificates

March 27, 2024 to April 23, 2024

AO Market	937 East Jefferson Street
Yinz-Binz	210 Greater Butler Mart