

ORDINANCE NO. 90

AN ORDINANCE OF THE TOWNSHIP OF BARRETT, MONROE COUNTY, PENNSYLVANIA, AMENDING THE BARRETT TOWNSHIP FLOOD PLAIN MANAGEMENT ORDINANCE, TO REQUIRE REVIEW OF OTHER NECESSARY GOVERNMENT PERMITS PRIOR TO ISSUANCE OF ANY BUILDING PERMIT, TO REQUIRE NOTICE TO OTHER GOVERNMENTAL AGENCIES IN THE EVENT OF ANY PLANNED ALTERATION TO ANY WATERCOURSE, TO PROHIBIT VARIANCE OF THE REQUIREMENT FOR ELEVATION OF STRUCTURES IN FLOOD PLAIN AREAS, TO SET STANDARDS FOR ANCHORING OF STRUCTURES IN FLOOD PLAIN AREAS, TO PROHIBIT THE MAINTENANCE OR STORAGE OF CERTAIN SUBSTANCES AND MATERIALS DANGEROUS TO HUMAN LIFE IN IDENTIFIED FLOOD PLAIN AREAS, AND TO SPECIFY ANCHORING REQUIREMENTS FOR MOBILE HOMES IN FLOOD PLAIN AREAS.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED by the Board of Supervisors of Barrett Township, Monroe County, Pennsylvania, and it is hereby ordained and enacted by the authority of the same:

SECTION 1: Section 2.01.5 of the Barrett Township Flood Plain Management Ordinance is hereby amended to provide as follows:

2.01.5 - Commission Action. Within forty-five (45) days of the filing of the application with the Zoning Officer, the Commission shall act to recommend to the Board of Supervisors, in writing, that the Site Development Plan be approved, with modifications, or disapproved. Failure on the part of the Commission to act within forty-five (45) days shall be construed as a favorable recommendation of the Commission.

SECTION 2: Section 2.02 of the Barrett Township Flood Plain Management Ordinance is hereby amended to provide as follows:

2.02 - Other Permit Issuance Requirements.

Prior to the issuance of any building permit, the Building Permit Officer shall review the application for permit to determine if all other necessary government permits required by State and Federal laws have been obtained, such as those required by the Pennsylvania Sewage Facilities Act (Act 1966-537, as amended); the Pennsylvania Dam Safety and Encroachments Act (Act 1978-325, as amended); the Pennsylvania Clean Streams Act (Act 1937-394, as amended); the U.S. Clean Water Act, Section 404, 33 U.S.C. 1334. No permit shall be issued until this determination has been made. Issuance of the permit shall not be evidence of compliance with such regulations.

SECTION 3: Section 2.02.1 of the Barrett Township Flood Plain

Management Ordinance is hereby added to provide as follows:

2.02.1 - Other Permits Required.

No encroachment, alteration, or improvement of any kind shall be made to any watercourse until all adjacent municipalities which may be affected by such action have been notified by the Township, and until all required permits or approvals have been first obtained from the Department of Environmental Resources, Bureau of Dams and Waterway Management.

In addition, the Federal Insurance Administrator and Pennsylvania Department of Community Affairs, Bureau of Community Planning, shall be notified by the Township prior to any alteration or relocation of any watercourse.

SECTION 4: Section 2.08 E. (2) (d) of the Barrett Township Flood

Plain Management Ordinance is hereby added to provide as follows:

(d) Except for a possible modification to the requirement that buildings or uses be elevated up to one (1') foot above the one hundred (100) year flood elevation, no variance will be granted for any of the requirements contained in Article ~~VI~~ of this Ordinance.

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SECTION 5: Section 4.01 (7) of the Barrett Township Flood Plain

Management Ordinance is hereby added to provide as follows:

4.01 (7) - Anchoring

(a) All buildings and structures shall be firmly anchored in accordance with accepted engineering practices to prevent flotation, collapse, or lateral movement.

(b) All air ducts, large pipes, storage tanks, and other similar objects or components located below the Regulatory Flood Elevation shall be securely anchored or affixed to prevent flotation.

SECTION 6: Section 6.01 of the Barrett Township Flood Plain

Management Ordinance is hereby added to provide as follows:

6.01 - Development Which May Endanger Human Life.

A. In accordance with the Pennsylvania Flood Plain Management Act, and the regulations adopted by the Department of Community Affairs as required by the Act, any new or substantially improved structure which:

(a) will be used for the production or storage of any of the following dangerous materials or substances; or,

(b) will be used for any activity requiring the maintenance of a supply of more than 550 gallons, or other comparable volume, of any of the following dangerous materials or substances on the premises; or

(c) will involve the production, storage, or use of any amount of radioactive substances;

shall be subject to the provisions of this section, in addition to all other applicable provisions. The following list of materials and substances are considered dangerous to human life:

- (1) Acetone
- (2) Ammonia
- (3) Benzene
- (4) Calcium carbide
- (5) Carbon disulfide
- (6) Celluloid
- (7) Chlorine
- (8) Hydrochloric acid
- (9) Hydrocyanic acid
- (10) Magnesium
- (11) Nitric acid and oxides of nitrogen
- (12) Petroleum products (gasoline, fuel oil, etc.)
- (13) Phosphorus
- (14) Potassium
- (15) Sodium
- (16) Sulphur and sulphur products
- (17) Pesticides (including insecticides, fungicides and rodenticides)
- (18) Radioactive substances, insofar as such substances are not otherwise regulated.

B. Within any identified flood plain area, any new or substantially improved structure of the kind described in Subsection A, above, shall be prohibited within the area measured fifty (50) feet landward from the top-of-bank of any watercourse.

C. Where permitted within any identified flood plain area, any new or substantially improved structure of the kind described in Subsection A, above, shall be:

(1) elevated or designed and constructed to remain completely dry up to at least one (1) foot above the one hundred (100) year flood and,

(2) designed to prevent pollution from the structure or activity during the course of a one-hundred (100) year flood.

Any such structure, or part thereof, that will be built below the Regulatory Flood Elevation shall be designed and constructed in accordance with the standards for completely dry flood-proofing contained in the public-action "Flood-Proofing Regulations" (U.S. Army Corps of Engineers, June 1972), or with some other equivalent watertight standard.

SECTION 7: Section 6.02 of the Barrett Township Flood Plain

Management Ordinance is hereby added to provide as follows:

6.02 - Special Requirements for Mobile Homes.

Where permitted within any identified flood plain area, all mobile homes and additions thereto shall be:

A. anchored to resist flotation, collapse, or lateral movement by providing over-the-top and frame ties to ground anchors in accordance with the American National Standards as specified in the Standard for the Installation of Mobile Homes Including Mobile Home Park Requirements (NFPA No. 501A-1974 (ANSI A119.3-1975) as amended for Mobile Homes in Hurricane Zones or other appropriate standards such as the following:

(1) over-the-top ties shall be provided at each of the four (4) corners of the mobile home, with two (2) additional ties per side at intermediate locations for units fifty (50) feet or more in length, and one (1) additional tie per side for units less than fifty (50) feet in length.

(2) frame ties shall be provided at each corner of the mobile home, with five (5) additional ties per side at intermediate locations for units fifty (50) feet or more in length, and four (4)

additional ties per side for units less than fifty (50) feet in length.

(3) all components of the anchoring system shall be capable of carrying a force of four thousand eight hundred (4,800) pounds.

B. elevated in accordance with the following requirements:

(1) the stands or lots shall be elevated on compacted fill, or on pilings so that the lowest floor of the mobile home will be one and one-half (1 1/2) feet or more above the elevation of the one hundred (100) year flood.

(2) adequate surface drainage is provided.

(3) adequate access for a hauler is provided.

(4) where pilings are used for elevation, the lots shall be large enough to permit steps; piling foundations shall be placed in stable soil no more than ten (10) feet apart; reinforcement shall be provided for pilings that will extend for six (6) feet or more above the ground level.

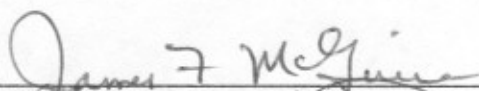
An evacuation plan indicating alternate vehicular access and escape routes shall be filed with the appropriate Township officials for mobile home parks.

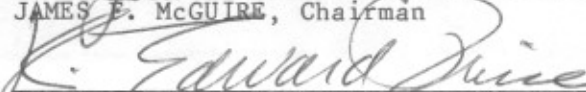
SECTION 8: All Ordinances or parts of Ordinances inconsistent herewith are hereby repealed.


SECTION 9: This Ordinance shall take effect five (5) days after its enactment.

ORDAINED AND ENACTED into an Ordinance at a regular meeting of the Board of Supervisors of the Township of Barrett, Monroe County, Pennsylvania, this 10th day of September, 1986.

TOWNSHIP OF BARRETT


JAMES F. MCGUIRE, Chairman


K. EDWARD PRICE, Secretary-Treasurer


JOHN R. NAUMAN, Roadmaster

(TOWNSHIP SEAL)

