

ORDINANCE NO. 6 -91

TOWNSHIP OF MIDDLESEX
CUMBERLAND COUNTY, PENNSYLVANIA

AN ORDINANCE AMENDING ORDINANCE NO. 5-81 (AS PREVIOUSLY AMENDED BY ORDINANCE NO. 2-87) REGULATING THE CONSTRUCTION AND MODIFICATION OF STRUCTURES WITHIN FLOOD PLAIN DISTRICTS IN MIDDLESEX TOWNSHIP TO COMPLY WITH CURRENT FEDERAL REQUIREMENTS AS RECOMMENDED BY THE DEPARTMENT OF COMMUNITY AFFAIRS OF THE COMMONWEALTH OF PENNSYLVANIA, BY DELETING, REPLACING AND ADDING STANDARDS OF CONSTRUCTION OF SUCH STRUCTURES

WHEREAS, the Board of Township Supervisors in and for Middlesex Township, Cumberland County, Pennsylvania, by Ordinance No. 5-81 enacted June 9, 1981, established various regulations concerning construction and modification of structures within the flood districts in the Township of Middlesex in order to comply with Federal and State requirements applicable to flood areas and flood insurance, said Ordinance having been amended on January 7, 1987, by Ordinance No. 2-87 to add Section III.6; and

WHEREAS, the Pennsylvania Department of Community Affairs has advised said Board of various changes in Federal requirements and has recommended various amendments to said Ordinance No. 5-81 as amended; and

WHEREAS, said Board, intending to comply with all applicable superior requirements in order to maximize the safety, health and welfare of its residents, hereby causes said Ordinance No. 5-81 as amended to be further amended as set forth below;

NOW, THEREFORE, be and it is hereby enacted and ordained by said Board of Township Supervisors as follows:

SECTION 1: Subsection B of Section II.2 of Ordinance No. 5-81 as amended is hereby deleted and repealed, and the following language is hereby substituted therefor:

- B. Any non-residential structure, or part thereof, having a lowest floor which is not elevated to at least one and one half (1 1/2) feet above the one hundred (100) year flood elevation, shall be floodproofed in a completely or essentially dry manner in accordance with the W1 or W2 space classification standards contained in the publication entitled "Flood-Proofing Regulations" published by the U.S. Army Corps of Engineers (June 1972), or with some other equivalent standard. All plans and specifications for such floodproofing shall be accompanied by a statement certified by a registered professional engineer or architect which states that the proposed design and methods of construction are in conformance with the above referenced standards.

SECTION 2: Sections II.4 through II.18 are hereby renumbered to provide for the addition of a new Section II.4 as provided in Section 3 below by substituting the "New" number for the "Old" corresponding numbers as follows:

<u>OLD</u> <u>(Former Number)</u>	<u>NEW</u> <u>(Revised Number)</u>
II.4	II.5
II.5	II.6
II.6	II.7
II.7	II.8
II.8	II.9
II.9	II.10
II.10	II.11
II.11	II.12
II.12	II.13
II.13	II.14
II.14	II.15

II.15	II.16
II.16	II.17
II.17	II.18
II.18	II.19

SECTION NO. 3: The following new Section II.4 is hereby added to Ordinance No. 5-81 as amended:

Section II.4 - Enclosed Space Below the Lowest Floor

- A. Enclosed space below the lowest floor (including basement) that is subject to flooding shall be designed to automatically equalize hydrostatic flood forces on exterior walls by allowing for the entry and exit of floodwaters. Designs for meeting this requirement must either be certified by a registered professional engineer or architect, or meet or exceed the following minimum requirements:
 - 1. A minimum of two (2) openings having a total net area of not less than one square inch for every square foot of enclosed area shall be provided.
 - 2. The bottom of all openings shall be no higher than one foot above grade.
 - 3. Openings may be equipped with screens, louvers, valves, or other coverings or devices, provided that they permit the automatic entry and exit of floodwaters.
- B. For the purposes of this Section II.4, the following special definitions shall be used in making reasonable interpretations thereof:
 - 1. "Basement" - any area of the building having its floor subgrade (below ground level) on all sides.
 - 2. "Lowest floor" - the lowest floor of the lowest enclosed area (including basement). An unfinished or flood resistant enclosure to be used solely for parking of vehicles, building access or storage in an area other than a basement, is not considered a "lowest floor", provided that such enclosure is

constructed in accordance with the
requirements of Subsection A of this
Section II.4.

SECTION NO. 4: Subsection A of Section II.15 of Ordinance
5-81 as amended (now Section II.16) is hereby further amended to
add the words "placed on a permanent foundation and" between the
words "be" and "anchored".

SECTION NO. 5: Section III.6 is amended and changed to
delete the references to "Section 17.05 and 17.06 of Article
XVII of the Middlesex Township Zoning Ordinance" and to
substitute therefor the following words:

Sections 13.04 and 13.05 of Article XIII of
the Middlesex Township Zoning Ordinance.

SECTION NO. 6: Except only as modified and amended by this
Ordinance, Ordinance No. 5-81 as previously amended is hereby
ratified, affirmed and confirmed as modified and amended hereby.

SECTION NO. 7: This Ordinance shall become effective in
accordance with law.

ENACTED AND ORDAINED this 4th day of September, 1991.

BOARD OF TOWNSHIP SUPERVISORS OF
TOWNSHIP OF MIDDLESEX

By Robert M. Eppley
Chairman

ATTEST:

John S. Blain
Township Secretary

(Township Seal)