

**HOPEWELL TOWNSHIP
YORK COUNTY, PENNSYLVANIA**

ORDINANCE NO. 2-2016

**AN ORDINANCE AMENDING CHAPTER 8 [FLOODPLAINS] OF THE
CODE OF ORDINANCES OF HOPEWELL TOWNSHIP, YORK
COUNTY**

WHEREAS, Hopewell Township (“Township”) is a Pennsylvania municipality, being a second class township; and

WHEREAS, the Federal Emergency Management Agency (“FEMA”) requires all municipalities to comply with their regulations in order to participate in the National Flood Insurance Program (“NFIP”); and

WHEREAS, the Township has adopted a Code of Ordinances (the “Code”); and

WHEREAS, the Township adopted Ordinance No. 2015-5 establishing rules and regulations for construction and development in floodplains of the Township, which has been codified as Chapter 8 of the Code; and

WHEREAS, the purpose of this Ordinance is to amend Chapter 8 of the Code to comply with the new FEMA regulations so the Township and its residents may continue to participate in the NFIP; and

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the Board of Supervisors of Hopewell Township as follows:

SECTION 1: Section 8-404 [Accessory Structures] of the Code is hereby amended as follows (additions double-underlined, deletions ~~strikethrough~~):

4. *Accessory Structures.* Structures accessory to a principal building need not be elevated or flood-proofed to remain dry, but shall comply, at a minimum, with the following requirements:

A. The structure shall not be designed or used for human habitation, but shall be limited to the parking of vehicles, or to the storage of tools, material and equipment related to the principal use or activity.

B. The floor area shall not exceed ~~600~~ 200 square feet.

C. The structure will be located on the site so as to cause the least obstruction to the flow of flood waters and have a low damage potential.

D. Power lines, wiring and outlets serving the structure will be ~~at least 1.5 feet above the 100-year flood elevation~~ elevated to the regulatory flood elevation.

E. Permanently affixed utility equipment and appliances such as furnaces, heaters, washers, dryers, etc., are prohibited.

F. Sanitary facilities are prohibited.

G. The structure shall be adequately anchored to prevent flotation, collapse, and lateral ~~or~~ movement and shall be designed to automatically provide for the entry and exit of floodwater for the purpose of equalizing hydrostatic forces on the walls. Designs for meeting this requirement must either be certified by a registered professional engineer or architect meet or exceed the ~~minimum criteria in subsection .3~~ following minimum criteria:

(1) a minimum of two openings having a net total area of not less than one (1) square inch for every square foot of enclosed space.

(2) the bottom of all openings shall be no higher than one (1) foot above grade.

(3) openings may be equipped with screens, louvers, etc. or other coverings or devices provided that they permit the automatic entry and exit of flood waters.

H. The Applicant shall enter into a non-conversion agreement in form acceptable to the Township and recordable in the York County Recorder of Deeds Office.

SECTION 2: Section 8-602 [Improvements] of the Code is hereby amended by adding the following subsection as follows:

E. Any modification, alteration, reconstruction, or improvement of any kind that meets the definition of “repetitive loss” shall be undertaken only in full compliance with the provisions of the Ordinance.

SECTION 3: Section 8-802 [Definitions] of the Code is hereby amended by adding the following definition to be placed alphabetically within the current definitions.


Repetitive Loss – flood related damages sustained by a structure on two separate occasions during a 10 year period for which the cost of repairs at the time of each such flood event, on average, equals or exceeds 25 percent of the market value of the structure before the damages occurred.

SECTION 8: This Ordinance shall be effective five (5) days after enactment.

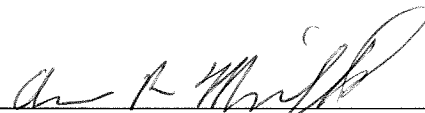
ORDAINED AND ENACTED the 3rd day of March, 2016.

ATTEST:

HOPEWELL TOWNSHIP
BOARD OF SUPERVISORS



Kristy Spevak, Secretary

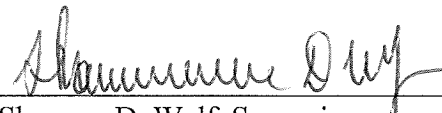


Aaron R. Manifold, Chairman



David T. Wisnom, Supervisor

(SEAL)



Shannon D. Wolf, Supervisor