

ORDINANCE NO. 652

**AN ORDINANCE OF THE TOWNSHIP OF HATFIELD,
MONTGOMERY COUNTY, PENNSYLVANIA, AMENDING CHAPTER 112
“CONSTRUCTION CODES, UNIFORM”**

WHEREAS, the Township of Hatfield provides regulations regarding construction in the Township;

WHEREAS, the Township Board of Commissioners desires to amend the regulations relative to the construction of fire separation between dwellings.

NOW, THEREFORE, be it, and it is hereby **ORDAINED** by the Board of Commissioners of Hatfield Township, Montgomery County, Pennsylvania, and it is hereby **ENACTED** and **ORDAINED** by authority of same as follows:

SECTION I.

Section 112-6 “Modifications to Standards” is amended so that “B Chapter 7” is deleted and replaced with the following:

“B. Chapter 7.

Section 705.1. Notwithstanding anything to the contrary in this code, the requirements for fire separations in multifamily dwellings shall be as follows: Dwelling units located adjacent to other dwelling units shall be completely separated from the adjacent dwelling units by wall assemblies of not less than two-hour fire-resistant construction. Dwelling units located above other dwelling units shall be completely separated from the other dwelling units by floor/ceiling assemblies of not less than two-hour fire-resistant construction. The construction methods and materials associated with these fire-resistance assemblies shall be in accordance with the Building Code. Note that the term 'multifamily dwelling' shall include any configuration in which dwelling units share common wall or floor/ceiling construction."

SECTION II. The provisions of this Ordinance are declared to be severable. If any provision of this Ordinance is declared by a court of competent jurisdiction to be invalid or unconstitutional, such determination shall have no effect on the remaining provisions of this Ordinance or on the provisions of the Hatfield Township Code.

SECTION III. All ordinances or parts thereof inconsistent with the provisions of this Ordinance are hereby repealed to the extent of the inconsistency.

SECTION IV. This Ordinance shall be effective five (5) days following its legal enactment.

ENACTED and **ORDAINED** this _____ day of _____, 2014.

ATTEST:

**BOARD OF COMMISSIONERS OF
HATFIELD TOWNSHIP**

Aaron Bibro, Secretary

Thomas C. Zipfel, President