

BOROUGH OF PITCAIRN
ORDINANCE NO. 1024

AN ORDINANCE OF THE BOROUGH OF PITCAIRN, COUNTY OF ALLEGHENY, COMMONWEALTH OF PENNSYLVANIA, AMENDING CHAPTER 27 OF THE BOROUGH OF PITCAIRN CODE, TITLED ZONING, SPECIFICALLY AMENDING PART 8, SPECIAL PROVISIONS, TO ADD SECTION 27-807, INDUSTRIALIZED AND MANUFACTURED HOUSING, AND FURTHER AMENDING PART 13, DEFINITIONS, SPECIFICALLY SECTION 1301, TO AMEND THE DEFINITION OF MOBILE HOME AND ADD THE DEFINITION FOR INDUSTRIALIZED OR MANUFACTURED HOME.

NOW, THEREFORE, be it Ordained and Enacted by the Borough of Pitcairn County of Allegheny, Commonwealth of Pennsylvania, that Chapter 27 of the Borough of Pitcairn Code, Zoning, shall be amended as follows:

1. That Chapter 27, Zoning, Part 8, Special Provisions, shall be amended to include Section 27-807, which shall read as follows:

“Section 27-807. Industrialized and Manufactured Housing.
Industrialized and Manufactured housing shall be permitted in any district in which a single-family dwelling is permitted so long as the Industrialized of Manufactured home:

- A. Is multi-sectional; and
- B. Is secured to a permanent residential masonry blocked foundation or crawlspace; and
- C. Complies with all other requirements of this Ordinance.”

2. That Chapter 27, Zoning, Part 13, Definitions, Section 27-1301, shall be amended so that the definition of “Mobile Home” reads as follows: “MOBILE HOME-A transportable, single family dwelling intended for permanent occupancy contained in a single unit or section capable of repeated towing, which arrives complete and ready for occupancy except for minor and incidental unpacking assembly operations, and constructed so that it may be used without permanent foundation.”
3. That Chapter 27, Zoning, Part 13, Definitions, Section 27-1301, shall be amended to include the definition of “Industrialized or Manufactured Home”, to read as follows: “INDUSTRIALIZED OR MANUFACTURED HOME- A non-relocated, transportable, single family dwelling consisting of a multi-sectional home secured to a permanent residential masonry blocked foundation, or crawlspace.”

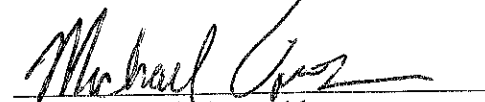
4. If any provision of this Ordinance or the application thereof to any person or circumstances is held invalid, such holding shall not affect the other provisions or applications of this Ordinance which can be given effect without the invalid provision or application, and to this end, the provisions of this Ordinance are declared severable.
5. All Ordinances or parts of Ordinances which are inconsistent herewith are hereby repealed to the extent of such inconsistency.

ORDAINED AND ENACTED this 27 day of November, 2017.

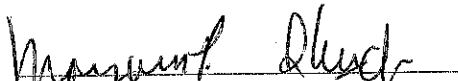
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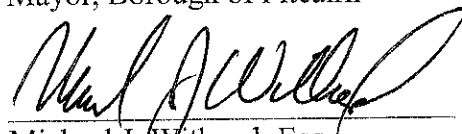
BOROUGH OF PITCAIRN


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APPROVED AS TO FORM:


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