

## **CHAPTER 11**

### **HOUSING**

#### **PART 1**

##### **TENANT REPORTS**

- §11-101. Annual Reports**
- §11-102. Changes to be Reported**
- §11-103. Maintenance of Records**
- §11-104. Compliance**
- §11-105. Penalties**

#### **PART 2**

##### **NUMBERING OF BUILDINGS**

- §11-201. Definition**
- §11-202. Numbering Plan**
- §11-203. Numbering System; Streets Extending East and West**
- §11-204. Numbering System; Streets Extending North and South**
- §11-205. Alleys**
- §11-206. Streets Not Conforming to Prevalent Pattern**
- §11-207. Assigning of Numbers**
- §11-208. Affixing or Painting of Numbers**
- §11-209. Application for Official Number**
- §11-210. Penalties**

#### **PART 3**

##### **RESIDENCY RESTRICTIONS FOR SEX OFFENDERS**

- §11-301. Definitions**
- §11-302. Incorporation of Recitals**
- §11-303. Residency Restrictions**
- §11-304. Penalties**
- §11-305. Exceptions**
- §11-306. Notice to Probation and Parole Personnel**
- §11-307. Enforcement**
- §11-308. Publication**



**PART 1**  
**TENANT REPORTS**

**§11-101. Annual Reports.**

1. All owners of leased property within East Rockhill Township shall report the names and addresses of the tenants of that property to the Township on an annual basis.
2. The term “leased property” shall mean any apartment, dwelling, structure, building or real estate used or utilized by someone other than the legal owner, with or without the payment of rent or other form of consideration.

(Ord. 99, 4/29/1986, §1)

**§11-102. Changes to be Reported.**

In the event of any change in tenancy, the owner of such leased property shall report the name and address of the new tenant within 30 days of the date upon which the new tenant took possession of the leased property.

(Ord. 99, 4/29/1986, §2)

**§11-103. Maintenance of Records.**

1. The Board of Supervisors shall appoint an individual whose duty it shall be to compile and maintain a record of all leased properties within the Township, indicating both the name and address of the owner of the property and the name and address of the tenant.
2. It shall be the responsibility of this designated individual to provide a registration form to accomplish the purpose of this Part. It shall be the further responsibility of this designated individual to mail or otherwise deliver the registration form to all owners of leased properties within the Township and to accomplish the initial registration required under this Part as soon as practical. Thereafter, annual registration forms may be forwarded to all owners of leased properties on an annual basis on or before November 15 of each calendar year, with directions that completed forms be delivered to the Township within 30 days of the date of dispatch to the owner.

(Ord. 99, 4/29/1986, §3)

## HOUSING

### **§11-104. Compliance.**

It shall be the obligation of any owner of leased property to comply with this Part whether or not the owner receives a registration form from the Township.

(Ord. 99, 4/29/1986, §4)

### **§11-105. Penalties.**

Any owner of leased property who is required to provide a report pursuant to this Part and fails to do so, upon conviction thereof in an action brought before a District Justice in the manner provided for the enforcement of summary offenses under the Pennsylvania Rules of Criminal Procedure, shall be sentenced to pay a fine of not more than \$1,000 plus costs and, in default of payment of said fine and costs, to a term of imprisonment not to exceed 90 days. Each day that a violation of this Part continues or each section of this Part which shall be found to have been violated shall constitute a separate offense.

(Ord. 99, 4/29/1986, §5; as amended by Ord. 192, 4/18/2000)

**PART 2**

**NUMBERING OF BUILDINGS**

**§11-201. Definition.**

BUILDING — any structure used or intended to be used as a dwelling or place of business or industry, but shall not include any public building or any structure built as a place of worship or any accessory building located upon a lot where there is also a main building.

(Ord. 26, 2/9/1970, §1)

**§11-202. Numbering Plan.**

The Township Supervisors are hereby required to draw up a numbering plan for East Rockhill Township in its entirety and to assign numbers to all lots and buildings located in the Township. Such numbers shall be assigned according to the system prescribed in this Part.

(Ord. 26, 2/9/1970; as added by Ord. 26A, 5/11/1970, §1)

**§11-203. Numbering System; Streets Extending East and West.**

Upon all streets extending east and west, the numbering system shall commence at the westwardly most border of the Township with the number two and shall increase eastwardly. Each full square, which shall constitute the distance between any two consecutive streets as laid out on the Township Map on file with the Township Secretary, shall be construed as constituting 100 numbers. The allotment of numbers shall be made as nearly as practicable, one number for every 50 feet. The odd numbers shall be on the south side of the streets and the even numbers on the north side thereof.

(Ord. 26, 2/9/1970, §3)

**§11-204. Numbering System; Streets Extending North and South.**

Upon all streets extending north and south, the number system shall commence at the southwardly border of the Township with the number two and shall increase northwardly. Each full square, which shall constitute the distance between any two consecutive streets as laid out on the Township Map on file with the Secretary of the Township, shall be construed as constituting 100 numbers. The allotment of numbers shall be made as nearly as practicable, one number for every 50 feet. The odd numbers shall be on the east side of the streets and the even numbers on the west side thereof.

## HOUSING

(Ord. 26, 2/9/1970, §4)

### **§11-205. Alleys.**

Upon all alleys, the same numbering system shall be used as is prescribed in §§11-203 and 11-204, except that alleys shall not be considered as streets in locating a full square for the purpose of beginning each new consecutive group of 100 numbers.

(Ord. 26, 2/9/1970, §5)

### **§11-206. Streets Not Conforming to Prevalent Pattern.**

Upon all streets not running in a generally north-south or east-west direction or in any way not conforming to the prevalent pattern of street arrangements in the Township, numbers shall be assigned by the Township Supervisors at approximate parallel direction, or if the latter is not practicable, in the manner that the Township Supervisors consider will provide a most logical means of locating the property.

(Ord. 26, 2/9/1970, §6)

### **§11-207. Assigning of Numbers.**

Numbers shall be assigned to all existing buildings in the Township by the Township Supervisors as soon as possible after the adoption of this Part, and the Township Secretary shall immediately thereafter send to the owner of every lot upon which a building is located a notice of the number assigned to such building, directing that such number be affixed to such building or elsewhere upon the property in the manner prescribed by this Part within 30 days of such notice. Every property owner who shall disregard or fail to comply with such notice within the time limit stated therein shall be guilty of a violation of this Part.

(Ord. 26, 2/9/1970, §7)

### **§11-208. Affixing or Painting of Numbers.**

Numbers, as assigned to each building in the Township according to the provisions of this Part, shall be affixed to or painted upon or carved upon such building or upon a permanent standard, base or support between such building and street. Each number shall be of such color and material as to be visible from the street and shall be constantly maintained in complete and legible form. The property owner shall reaffix or renew all numbers that shall not continue to conform to the requirements of this section, provided that, in the case of buildings occupied by other than by the owner thereof, the occupant, rather than the owner, shall be responsible for maintaining numbers upon such buildings as hereby required.

(Ord. 26, 2/9/1970; as added by Ord. 26A, 5/11/1970, §8)

**§11-209. Application for Official Number.**

Whenever a building shall hereafter be erected in the Township, the owner thereof shall forthwith apply to the Township Supervisors for the official number thereof. The number shall be assigned by the Supervisors in conformity with the requirement set forth in this Part for numbers for existing buildings and, within 30 days after being assigned to such building, shall be affixed by the owner thereof in the manner required by this Part in the case of existing buildings and shall thereafter be maintained as hereby required for the numbers of existing buildings.

(Ord. 26, 2/9/1970, §9)

**§11-210. Penalties.**

Any person, firm or corporation who shall violate any provision of this Part, upon conviction thereof in an action brought before a District Justice in the manner provided for the enforcement of summary offenses under the Pennsylvania Rules of Criminal Procedure, shall be sentenced to pay a fine of not more than \$1,000 plus costs and, in default of payment of said fine and costs, to a term of imprisonment not to exceed 90 days. Each day that a violation of this Part continues or each section of this Part which shall be found to have been violated shall constitute a separate offense.

(Ord. 26, 2/9/1970, §10; as amended by Ord. 192, 4/18/2000)



**PART 3**

**RESIDENCY RESTRICTIONS FOR SEX OFFENDERS**

**§11-301. Definitions.**

As used in this Part, the following terms shall have the meanings indicated.

**CHILD-CARE FACILITY** — a licensed day-care center, child-care facility or any other child-care services facility exempt from licensing pursuant to the laws of the Commonwealth of Pennsylvania.

**OPEN SPACE** — a parcel or parcels of land or an area of water, or a combination of land and water, within a development site and designed and intended for the use or enjoyment of residents of a development or the general public, not including streets, off-street parking areas, and areas set aside for public facilities.

**PARK or PLAYGROUND** — any recreational facility, playground or park, owned or operated by the Township or any other governmental agency, including but not limited to the school district, the County of Bucks or the Commonwealth of Pennsylvania.

**PERMANENT ADDRESS** — a place where a person lives, abides, lodges, or resides for 14 or more consecutive days.

**SCHOOL** — any public or private school which provides education services to a minor.

**TEMPORARY RESIDENCE** — a place where a person lives, abides, lodges, or resides for a period of less than 14 days in the aggregate during any calendar year, which is not the person's permanent address or place where the person routinely lives, abides, lodges, or resides and which is not the person's permanent address.

(Ord. 221, 6/20/2006)

**§11-302. Incorporation of Recitals.**

The foregoing recitals are herein incorporated by reference as though more fully set forth at length.<sup>1</sup>

(Ord. 221, 6/20/2006)

---

<sup>1</sup> Editor's Note: A copy of the recitals originally set out at the beginning of this ordinance is on file in the Township offices.

**§11-303. Residency Restrictions.**

1. The East Rockhill Township Board of Supervisors has reviewed the findings of the Pennsylvania Legislature when it adopted Megan's Law II<sup>2</sup> as well as resource materials from the Criminal Justice Information Services Division of the Federal Bureau of Investigation and the Center for Sex Offender Management (www.csom.org.), as established in June 1997, as a collaborative effort of the Office of Justice Programs, the National Institute of Corrections and the State Justice Institute and administered by the Center for Effective Public Policy and the American Probation and Parole Association, the goal of which is to enhance public safety by preventing further victimization through improving the management of adult and juvenile sex offenders who are in the community. The Board of Supervisors finds that repeat sexual offenders, sexual offenders who use physical violence, and sexual offenders who prey on children are sexual predators who present an extreme threat to the public safety. Sexual offenders are extremely likely to use physical violence and to repeat their offenses, and most sexual offenders commit many offenses, have many more victims than are ever reported, and are prosecuted for only a fraction of their crimes. This makes the cost of sexual offender victimization to society at large, while incalculable, clearly exorbitant.
2. It is the intent of this section to serve the Township's compelling interest to promote, protect and improve the health, safety and welfare of the citizens of the Township by creating areas around locations where children regularly congregate in concentrated numbers wherein certain sexual offenders and sexual predators are prohibited from establishing temporary or permanent residence.
3. It is unlawful for any person who has been convicted of an offense listed within Section 9795.1 of Megan's Law II, 42 Pa.C.S.A. §9795.1, in which the victim of the offense was less than 16 years of age, to establish a permanent or temporary residence within 2,500 feet of any school, child-care facility, park or playground, or open space.
4. For purposes of determining the minimum distance separation, the requirement shall be measured by following a straight line from the outer property line of the permanent residence or temporary residence to the nearest outer property line of a school, child-care facility, park or playground, or open space.
5. Any person that Subsection 3 above applies to, who resides or lives within 2,500 feet of any school, child-care facility, park or playground, or open space in the Township, shall have 60 days from receipt of written notice of the prohibition set forth herein to move. Failure to move to a location which is in compliance with this section within the time period shall constitute a violation of this Part.

(Ord. 221, 6/20/2006)

---

<sup>2</sup> Editor's Note: See 42 Pa.C.S.A. §9791 et seq.

**§11-304. Penalties.**

A person who violates this Part shall be punished by a fine not exceeding \$1,000 or by imprisonment for a term not exceeding 90 days.

(Ord. 221, 6/20/2006)

**§11-305. Exceptions.**

A person residing within 2,500 feet of any school, child-care facility, park or playground, or open space does not commit a violation of this Part if any of the following apply:

- A. The person established the permanent residence prior to adoption of this Part.
- B. The person was a minor when he/she committed the offense and was not convicted as an adult.
- C. The person is a minor.
- D. The school, child-care facility, park or playground, or open space within 2,500 feet of the person's permanent or temporary residence was opened after the person established the residence.

(Ord. 221, 6/20/2006)

**§11-306. Notice to Probation and Parole Personnel.**

The Board of Supervisors shall supply or cause to be supplied to the Pennsylvania Board of Probation and Parole a duly certified copy of this Part to inform the State and County prison and probation and parole personnel about the limitations on residence set forth in this Part.

(Ord. 221, 6/20/2006)

**§11-307. Enforcement.**

All agencies and authorities within the Township, including but not limited to the Township Police Department, have full authority to enforce this Part as a summary offense. In addition to or in lieu of enforcement of this Part as a summary offense, the Township may enforce this Part in equity.

(Ord. 221, 6/20/2006)

## HOUSING

### **§11-308. Publication.**

The Township Manager is hereby directed to have prepared and placed on the Township website a map of the Township depicting the areas where sex offenders that §11-303, Subsection 3, above applies to are restricted from residing on a permanent or temporary basis.

(Ord. 221, 6/20/2006)