

CHAPTER 6

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ARTICLE I

FIRE AND CRIME ALARMS

Section 101. Definitions

For the purposes of this Article the following terms are defined as follows.

- A. **ALARM** – A communication indicating or warning that a crime, fire or other emergency situation warranting immediate action by the Borough Police or local fire companies has occurred or is occurring.
- B. **ALARM DEVICE** – A privately owned and operated electronic, electrical, mechanical or similar device designed to transmit an alarm by wire, telephone, radio, audible signal (bell, siren or buzzer) or other means to the Police, Fire Department or any other person or firm who or which is instructed to notify the Police or Fire Department or any person who is within the sound transmission distance limits of such an audible signal.
- C. **FALSE ALARM** – An alarm (excluding those operated by internal alarm devices) to which the police or local fire companies respond, resulting from the activation of an alarm device when it appears that a crime, fire or other emergency warranting immediate action by the Police or local fire companies has not occurred at the premises when the alarm was transmitted.
- D. **INTENTIONALLY FALSE ALARM** – A false alarm resulting from the intentional activation of an alarm device by an individual under circumstances where the individual has no reasonable basis to believe that a crime, fire or other emergency warranting immediate action by the Police or local fire companies has occurred or was occurring.
- E. **PERSON** – An individual, corporation, partnership, incorporated association or other similar entity.

Ord. 2000-2, 2/1/2000, §1.

Section 102. Operational Standards

- A. Except in the case of fire, smoke and personal safety alarm devices, an alarm device shall be designed so that a thirty (30) second delay occurs between the time the alarm devices receives a triggering stimulus and the alarm device transmits an alarm.
- B. If an alarm device is designed to cause an exterior bell, siren or sound-making device to be activated on or near the premises on which the alarm device is installed at the time it gives an alarm, said alarm device shall be signed to deacti-

vate the bell, siren or other sound-making device after twenty (20) minutes of operation.

- C. At the time of installation all alarm devices shall meet the applicable standard of the Underwriters Laboratories and/or the National Fire Protection Association, and/or other recognized industry standards.
- D. The sensory mechanism used in connection with an alarm device must be adjusted to suppress false indications of fire or intrusion, so that the alarm device will not be activated by impulses due to transient pressure change in water pipes, short flashes of light, wind noises such as the rattling or vibrating of doors and windows, vehicular noises adjacent to the premise, or other forces unrelated to genuine alarm situations.
- E. The alarm device must be maintained by the owner or lessee in good repair to assure reliability of operation, and to fail to do so is unlawful and shall constitute violation of this Article, subject to the penalties set forth herein.

Ord. 2000-2, 2/1/2000, §2.

Section 103. Intentional False Alarms

It shall be unlawful to cause an Intentional False Alarm and to do so shall constitute a violation of this part subject to the penalties set forth herein.

Ord. 2000-2, 2/1/2000, §3.

Section 104. False Alarm Charges

A. The owner or lessee of an alarm device shall pay to the Township of Ontelaunee a charge for each false alarm emanating from his alarm device as follows:

1.	First False Alarm	Warning
2.	Second through Fourth False Alarm	\$ 25.00
3.	Fifth through Ninth False Alarm	\$ 50.00
4.	Tenth or Subsequent False Alarm	\$100.00

B. When a false alarm occurs, the Police Chief, within ten (10) days from the date of each false alarm, shall notify the owner or lessee of the alarm device from which the false alarm emanated that a False Alarm Charge is due and the amount thereof, if any. Such notice shall be in writing and mailed to the owner or lessee at his last known address by regular mail, postage prepaid. Failure of the Police Chief to mail notice of assessment of a False Alarm Charge within ten (10) days

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from the occurrence of a false alarm shall preclude the Township from assessing a False Alarm Charge for said False Alarm.

- C. A False Alarm Charge shall be due and payable at the office of the Township Secretary thirty (30) days from the date of the mailing of the notice of assessment of the False Alarm Charge.
- D. The Township Secretary shall, within thirty (30) days of receipt of payment of a False Alarm Charge, pay the False Alarm Charge to the Fire Company or Police Department which has notified the Township that it was the primary respondent to the False Alarm for which the charge was levied.
- E. Failure of an owner or lessee to pay a False Alarm Charge on or before the due date shall constitute an unlawful act and a violation of this Article, subject to the penalties set forth herein.

Ord. 2000-2, 2/1/2000, §4.

Section 105. Penalties

See Chapter 4, Article IV entitled "Civil/Criminal Enforcement Procedure".

Ord. 2000-2, 2/1/2000, § 5; superseded by Ord. 2001-2, 7/12/2001.

ARTICLE II

FIRE INSURANCE PROCEEDS

Section 201. Certificate Verifying No Delinquent Taxes, Assessments, Penalties, User Charges, etc.

No insurance company, association or exchange doing business in this Commonwealth shall pay a claim for a named insured for fire damage to a structure located within the Township where the amount recoverable for the fire loss to the structure under all policies exceeds Seven Thousand Five Hundred Dollars (\$7,500.00), unless the insurance company, association or exchange is furnished with a certificate from the Township pursuant to Section 202 and unless there is compliance with Section 203 procedures.

Ord. 2011-3, 8/15/2011, §1.

Section 202. Certificate of Insurance

- A. A Township's Treasurer shall, upon the written request of the named insured specifying the tax description of the property, name and address of the insurance company, association or exchange and the date agreed upon by the insurance company, association or exchange and the named insured as the date of the receipt of a loss report of the claim, furnish the insurance company, association or exchange either of the following within fourteen (14) days of this request:
1. A certificate or, at the Township Treasurer's discretion, a verbal notification which shall be confirmed in writing by the insurer to the effect that, as of the date specified in the request, there are no delinquent taxes, assessments, penalties or user charges against the property and that, as of the date of the Treasurer's certificate or verbal notification, the Township has not certified any amount as total costs incurred by it for the removal, repair or securing of a building or other structure on the property.
 2. A certificate and bill showing the amount of delinquent taxes, assessments, penalties and user charges against the property as of the date specified in the request that have not been paid as of the date of the certificate and also showing, as of this date, the amount of the total costs, if any, certified to the Township's Treasurer that have been incurred by the Township for the removal, repair or securing of a building or other structure on the property. For this purpose, the Township shall certify to the Treasurer the total amount, if any, of these costs, including engineering, legal and administrative costs. A tax assessment, penalty or user charge shall become delinquent at the time and on the date a lien could otherwise have been filed against the property by the Township under applicable law.

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- B. Upon the receipt of a certificate, pursuant to Section 202.A.1, the insurance company, association or exchange shall pay the claim of the name insured in accordance with the policy terms, unless the loss agreed to between the named insured and the company, association or exchange equals or exceeds sixty percent (60%) of the aggregate limits of liability on all fire policies covering the building or other structure. For this type of loss, the insurance company, association, exchange, insured property owner and Township shall follow the procedures set for the in Section 203.
- C. Upon the receipt of a certificate and bill pursuant to Section 202.B the insurance company, association or exchange shall return the bill to the Treasurer and transfer to the Treasurer an amount from the insurance proceeds necessary to pay the taxes, assessments, penalties, charges and costs as shown on the bill. The Township shall receive the amount and apply or credit it to the payment of the items shown in the bill.

Ord. 2011-3, 8/15/2011, §2.

Section 203. Transfer of Proceeds and Escrow

- A. When the loss agreed to between the named insured and the company, association or exchange equals or exceeds sixty percent (60%) of the aggregate limits of liability on all fire policies covering the building or other structure, the insurance company, association or exchange shall transfer from the insurance proceeds to the Township's Treasurer in the aggregate Two Thousand Dollars (\$2,000) for each Fifteen Thousand Dollars (\$15,000) and each fraction of that amount of a claim, or, if at the time of a loss report the named insured has submitted a contractor's signed estimate of the costs of removing, repairing or securing the building or other structure in an amount less than the amount calculated under the foregoing transfer formula, the insurance company, association or exchange shall transfer from the insurance proceeds the amount specified in the estimate. The transfer of proceeds shall be on a pro rata basis by all companies, associations or exchanges insuring the building or other structure. Policy proceeds remaining after the transfer to the Township shall be disbursed in accordance with the policy terms. The named insured may submit a contractor's signed estimate of the costs of removing, repairing or securing the building or other structure after the transfer and the Township's Treasurer shall return the amount of the fund in excess of the estimate to the named insured if the Township has not commenced to remove, repair or secure the building or other structure.
- B. Upon receipt of proceeds by the Township, the Treasurer shall place the proceeds in a separate escrow fund to be used solely as security against the total cost of removing, repairing or securing incurred by the Township. When transferring the funds as required in this Section, an insurance company, association or exchange shall provide the Township with the name and address of the named insured, whereupon the Township shall contact the named insured, certify that the

proceeds have been received by it and notify the named insured that the procedures under this Section shall be followed.

Ord. 2011-3, 8/15/2011, §3.

Section 204. Release of Escrow

The fund shall be returned to the named insured, less any interest earned by the Township, when repairs, removal or securing of the building or other structure have been completed and the required proof received by the Treasurer if the Township has not incurred any costs for repairs, removal or securing, including engineering, legal and administrative costs. If the Township has incurred costs for repairs, removal or securing of the building or other structure, the costs shall be paid from the fund, and, if excess funds remain, the Township shall transfer the remaining funds, less any interest, to the named insured. Nothing shall be construed to limit the Township's ability to recover any deficiency. Further, nothing shall be construed to prohibit the Township and the named insured from entering into other reasonable disposition of the damaged property has been negotiated.

Ord. 2011-3, 8/15/2011, §4.

Section 205. Proof of Payment

Proof of payment by the insurance company, association or exchange of proceeds under a policy in accordance with Section 203 is conclusive evidence of the discharge of its obligation to the insured under the policy to the extent of the payment and of compliance by the company, association or exchange.

Ord. 2011-3, 8/15/2011, §5.

Section 206. Excess Proceeds Liability

Nothing shall be construed to make an insurance company, association or exchange liable for any amount in excess of proceeds payable under its insurance policy or for any other act performed pursuant to this Section or to make the Township or a public official an insured under a policy of insurance or to create an obligation to pay delinquent property taxes or unpaid removal liens of expenses than as provided.

Ord. 2011-3, 8/15/2011, §6.

Section 207. Benefit of Payment

An insurance company, association or exchange making payments of policy proceeds under this Ordinance for delinquent taxes or structure removal liens or removal ex-

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penses incurred by the Township shall have the full benefit of this payment, including all rights of subrogation and of assignment.

Ord. 2011-3, 8/15/2011, §7.

Section 208. Penalties and Remedies for Violations

- A. Any person, firm or corporation violating these provision shall pay a fine of up to One Thousand Dollars (\$1,000.00) and costs, to be recovered in the Township's name before a District Justice. In default of payment, the person shall be imprisoned for a period of not more than thirty (30) days.
- B. The Township may revoke any permit issued to the any person, firm or corporation violating these provisions.
- C. The imposition of penalties shall not preclude the Township from instituting an appropriate action or proceeding to prevent the performance of work or acts violating these provisions, or to restrain, correct, abate a violation or seek relief by a complaint in equity.

Ord. 2011-3, 8/15/2011, §8.

Section 209. Notice

The Township Secretary shall give notice of this Ordinance with an executed copy to the Department of Community Affairs, also known as the Department of Community and Economic Development, along with the name, position and phone number of the municipal official responsible for Ordinance compliance.

Ord. 2011-3, 8/15/2011, §9.

ARTICLE III

OPEN FIRES AND BURINING

Section 301. Title

This Ordinance shall be known and may be referred to and cited as the “Ontelaunee Township Open Fire and Burning Ordinance.”

Ord. 2013-1, 3/7/2013, §2.

Section 302. Definitions

As used in this Ordinance, the following terms shall have the meanings indicated, unless a different meaning clearly appears from the context:

- A. **FIRE PIT** – A man made appliance or structure which uses wood, charcoal or propane as the primary fuel source and is located outdoors for the purpose to cook food outdoors.
- B. **GARBAGE** – All animal and vegetable matter resulting from the handling, preparation, cooking and consumption of food.
- C. **LEAF WASTE** – Leaves, garden residues, shrubbery and tree trimmings and similar materials, but not including grass clippings.
- D. **OPEN FIRE** – A fire in which any material is burned outdoors including, but not limited to, an outdoor brick oven, outdoor cooking grill, outdoor fire place, fire pit or smoker.
- E. **OUTDOOR BRICK OVEN** – A man made appliance or structure which uses wood, charcoal or propane as the primary fuel source and is located outdoors for the purpose to cook food outdoors.
- F. **OUTDOOR COOKING GRILL** – A man made appliance which uses charcoal, or propane as the primary fuel source and is designed and used for the purpose to cook food outdoors.
- G. **OUTDOOR FIREPLACE** – A man made appliance that is located outside which uses wood as the primary fuel source for the expressed purpose of heating a residential or commercial building.
- H. **OUTDOOR WOOD BOILERS** – A man made appliance that is located outside which uses wood as the primary fuel source for the expressed purpose of heating a residential or commercial building.

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- I. **PERSON** – Any individual, partnership, association, corporation, department, bureau, agency or other legal entity.
- J. **REFUSE** – Garbage, rubbish and trade waste.
- K. **RUBBISH** – Solids not considered to be highly flammable or explosive, including but not limited to rags, old clothes, leather, rubber, carpets, wood, paper, ashes, tree branches, tree leaves, yard trimmings, furniture, tin cans, glass, crockery, masonry and other similar materials.
- L. **SALVAGE OPERATION** – Any business, trade or industry engaged in whole or in part in salvaging or reclaiming any product or material including but not limited to metals, chemicals, chipping containers or drums.
- M. **SMOKER** – A man made appliance which uses wood, charcoal or propane as the primary fuel source which is located outdoors for the purpose of smoking and curing food.
- N. **TRADE WASTE** – All solid or liquid material or rubbish resulting from construction, building operations or the prosecution of any business, trade or industry including but not limited to plastic products, cartons, paint, grease, oil and other petroleum products, chemicals, cinders and other forms of solid or liquid waste material, provided the “trade waste” shall not include any coal refuse associated with the mining or preparation of coal.

Ord. 2013-1, 3/7/2013, §3.

Section 303. Prohibition

- A. All open fires except those specifically permitted by Section 304 of this Ordinance are hereby strictly prohibited within the Township of Ontelaunee.
- B. The burning of leaf waste is prohibited in all zoning districts within the Township of Ontelaunee.
- C. No person shall, within the Township of Ontelaunee, ignite or feed an open fire for the destruction of refuse or in the conduct of salvage operation in any public or private place outdoor any building or cause, suffer, allow or permit the maintenance of any open fire for the destruction of refuse or in the conduct of a salvage operation on any property under his control outdoor of any building.
- D. Burn during a Fire Ban Emergency as proclaimed by Berks County Emergency Management or the Ontelaunee Township Board of Supervisors.

Ord. 2013-1, 3/7/2013, §4.

Section 304. Exceptions

- A. Open fires may be set in the performance of an official duty of any public officer if the fire is necessary for:
 - 1. The prevention of a fire hazard which cannot be abated by other means.
 - 2. The protection of public health and welfare.
 - 3. The purpose of fire fighting training by the Township or designated fire fighting organizations.

- B. Outdoor fires contained in an outdoor cooking grill are permitted within all zoning districts of Ontelaunee Township.

- C. Fires within a fire pit, outdoor brick oven, outdoor fireplace or smoker may be set for the express purpose of outdoor cooking, smoking and curing of food for residential purposes only provided that the following requirements are met:
 - 1. The fire pit, outdoor brick over, outdoor fireplace or smoker is located a minimum of thirty feet (30') from all property lines.
 - 2. The fire pit, outdoor fireplace or smoker is located a minimum of thirty feet (30') from all structures located on the property.
 - 3. The outdoor brick oven is located a minimum of thirty feet (30') from all structures located on the property, unless the structure(s) closer than thirty feet (30') is/are constructed for a reduced clearance combustibles and approved per the Pennsylvania Uniform Construction Code.
 - 4. All fires within a fire pit, outdoor brick oven, outdoor fireplace or smoker brick oven must be maintained and supervised by an adult at all times.
 - 5. All wood used as a primary fuel source for a fire must be well seasoned.

- D. Open fires may be set in a furnace or incinerator permitted for the burning of trade waste by the Pennsylvania Department of Environmental Protection.

- E. Outdoor wood boilers are permitted within all zoning districts provided that the following requirements are met:
 - 1. The outdoor wood boiler is located a minimum of thirty feet (30') from all property lines and structures.
 - 2. The chimney of the outdoor wood boiler must be a minimum of twelve feet (12') high measured from the connection point of the chimney to the outdoor wood boiler to the top of the spark arrestor.

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3. A spark arrestor must be installed on the top of the chimney.
 4. Compliance with the Pennsylvania Uniform Construction Code is required.
- F. Open fires for burning everything except leaf waste may be set for controlled burning for agricultural purposes in the A-1, A-2 and A-3 Agricultural Zoning Districts subject to the following regulations:
1. It shall be unlawful to allow any fire within thirty feet (30') of any building or property line.
 2. No fire shall be ignited, set, started, fed, permitted to burn or maintained where such fire may endanger any structure, building or other property.
 3. All fires must be maintained and supervised by an adult.
 4. No fire shall be permitted to burn or smolder anywhere within the Township of Ontelaunee between sunset and sunrise.

Ord. 2013-1, 3/7/2013, §5.

Section 305. Fire Ban Emergency

- A. The Board of Supervisors may declare a fire ban emergency in Ontelaunee Township with or without consultation with the Emergency Management Coordinator and/or fire chiefs of the volunteer fire companies operating within the Township during the period of drought, or other periods of high fire risk to woodlands or property within Ontelaunee Township.
- B. Upon the Board of Supervisors declaring a fire ban emergency, all outdoor burning or fires shall be prohibited until the ban is lifted by the Board of Supervisors.
- C. The Township shall post a notice of the fire ban emergency prominently at the Ontelaunee Township building and issue news releases to all communication media, including radio, television and newspapers.

Ord. 2013-1, 3/7/2013, §6.

Section 306. Enforcement

This Ordinance shall be enforced by the Zoning Officer of Ontelaunee Township.

Ord. 2013-1, 3/7/2013, §7.

Section 307. Penalties

- A. Any person who shall violate any provision of this Ordinance shall upon conviction be sentenced to pay a fine of not more than One Thousand Dollars (\$1,000.00) and in default of payment such person shall be committed to the Berks County Prison for a period of up to thirty (30) days. Every violation of this Ordinance exists shall be deemed a separate violation and therefore a separate fine.
- B. In addition, a person found guilty of starting or setting a fire shall be required to reimburse any fire company and/or the Township of Ontelaunee for any and all expenses incurred by them in responding to and containing said fire.
- C. Nothing contained herein shall prevent the Township of Ontelaunee from enforcing this Ordinance by equitable, injunctive or other legal remedies.

Ord. 2013-1, 3/7/2013, §8.