

BOROUGH OF HONEY BROOK

ORDINANCE NUMBER 209

An Ordinance by the Council of the Borough of Honey Brook, Chester County, Pennsylvania amending Chapter 27 of the Code of Ordinances, "Zoning", Part 11 "General Regulations" by amending Section 27-1102 "Lot, Yard and Height Requirements", Section 3.C."Projections into Required Yards" as follows:

1. By deleting §27-1102 3.C. and inserting the following in its place:

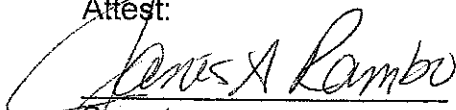
"C. A terrace, patio, deck or enclosed porch that does not extend above the level of the first floor of the building may be erected to extend into a required front or rear yard a distance of not more than 10 feet, provided that it shall not extend more than  $\frac{3}{4}$  into the required setback. In the event a unit in a condominium development, planned unit development or similar development does not have a front yard or a rear yard, a terrace, patio, deck or enclosed porch that does not extend above the level of the first floor of the building may be erected to extend into the common area a distance of not more than 10 feet, provided that it shall not extend more than  $\frac{3}{4}$  into the required setback and provided that such terrace, patio, deck or enclosed porch is otherwise permitted in the development."

2. Except as modified by this Ordinance, the remainder of Chapter 27, Part 11 shall remain unmodified and in full force and effect.
3. This Ordinance is hereby incorporated into Part 27, Part 11 of the Code of Ordinances of the Borough of Honey Brook.

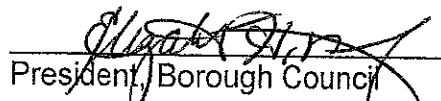
This Ordinance shall become effective on the date which is 5 days after its adoption.

Adopted at a regular meeting of the Council of the Borough of Honey Brook held on OCTOBER 17, 2011.

Attest:

  
Secretary

BOROUGH OF HONEY BROOK

  
President, Borough Council

Approved this 17<sup>th</sup> day of OCT., 2011

  
(Acting) Mayor