

# Township Of Warwick

1733 Township Greene, Jamison, PA 18929  
(215) 343-6100 fax (215) 343-4407

## APPLICATION FOR RESIDENTIAL USE & OCCUPANCY CERTIFICATE (RESALE)

Date: \_\_\_\_\_ Fee: \$100.00. Check Number \_\_\_\_\_  
Property Address \_\_\_\_\_  
Name of Development \_\_\_\_\_  
Zoning District \_\_\_\_\_ Tax Parcel Number \_\_\_\_\_  
Water/Sewer:  
Private \_\_\_\_\_ Warwick Township Water & Sewer Authority \_\_\_\_\_ Warminster Municipal Authority \_\_\_\_\_  
Agent for Seller \_\_\_\_\_ Address \_\_\_\_\_  
Phone # \_\_\_\_\_ Fax \_\_\_\_\_  
Present Owner \_\_\_\_\_ Phone # \_\_\_\_\_  
Agent for Buyer/Tenant \_\_\_\_\_ Address \_\_\_\_\_  
Phone # \_\_\_\_\_ Fax \_\_\_\_\_  
New Owner \_\_\_\_\_ Phone # \_\_\_\_\_  
Will new owner reside there? \_\_\_\_\_ If no, please give mailing address of new owner: \_\_\_\_\_  
Will property be used as rental unit? \_\_\_\_\_ if yes, please give name of occupant/tenant: \_\_\_\_\_

\*Property Contact: \_\_\_\_\_ Phone # \_\_\_\_\_  
**\*The above must contact Warwick Township to schedule an inspection. Most inspections need to be scheduled two (2) to three (3) weeks prior to settlement. Please plan accordingly.**

Settlement date: \_\_\_\_\_ Title Company \_\_\_\_\_

Unit Type (check one)

- \_\_\_\_\_ Residential Single Family Detached (RSD)  
\_\_\_\_\_ Residential Single Family Attached/Townhouse (RSA)  
\_\_\_\_\_ Residential Multi-Family/Apartments/Condos (RM)  
\_\_\_\_\_ Other

Fax # for completed Use & Occupancy Certificate \_\_\_\_\_

**\*NOTE: A \$40.00 re-inspection fee will be charged to all properties needing re-inspection. Payment must be made before the time of second inspection.**

**APPLICANT – PLEASE READ & SIGN PAGE TWO OF THIS APPLICATION**

## WARWICK TOWNSHIP

### Application for Residential Use and Occupancy Certificate

Each residence will be inspected by a Township Official, no sooner than thirty (30) days prior to change of ownership or occupancy in accordance with Township Ordinance N<sup>o</sup>. 97-05, as last amended.

Residential properties having a private water system and/or a private sanitary disposal system must contact the Township of Warwick Code Enforcement Department for instructions relative to the provision of testing results for those systems.

Inspection for compliance will be relative to the following list of items; however, additional items to be corrected **may be** identified and noted at the time of inspection.

1. Property use shall be in accordance with Zoning.
2. Numbers clearly visible from the street (at least 3 inches in height). All houses and buildings that are over 50 (fifty) from the road must have their address number out at the curb.
3. All sidewalks, walkways, driveways and similar areas shall be maintained in good condition.
4. The exterior of the structure shall have no visible openings which would allow weather to breach the interior.
5. Guardrails must be present at all balconies and/or decks which are greater than 30" above grade or floor level.
6. Handrails and/or guard rails must be present at all stairways.
7. Fire rated door shall be present at all garages.
8. If present, sump pump must discharge to exterior of building.
9. Working fans shall be present in all bathrooms and/or toilet rooms which are not provided with an operable window.
10. If present, garbage disposal must be maintained in working condition.
11. All plumbing fixtures (sinks, toilets, etc.) must be in working condition.
12. Where not present, 5/8" type "X" drywall should be installed along the wall between the garage and the living space.
13. All systems, devices and equipment to detect fire or smoke, actuate an alarm or suppress or control a fire shall be properly maintained.
14. Existing fire suppression systems (sprinklers) are to be certified by either the Warwick Township Fire Marshal or a certified sprinkler company.
15. There shall be a properly maintained and functioning smoke detector present on each level and in every bedroom, including basement. Smoke detectors are to be hardwired or wireless and interconnected with battery back-up.
16. There shall be no unfilled openings within the electric circuit breaker box.
17. There shall be no exposed or uncapped electric wires or uncovered outlet or switch boxes.
18. All fireplaces must have a screen, whether they have been in use or not (unless the flue has been permanently sealed).
19. All bedroom windows must open easily and stay open without props.
20. All dry exhaust ducts must be of metallic, non-combustible material, attached with tape or compression bands (no screws).
21. Need thumb latch lock on front door (no deadbolts).

The validity of the Use and Occupancy Certificate is contingent upon compliance with the Ordinances of the Township of Warwick. The property owner is responsible for this compliance.

Use and/or Occupancy of a property without a valid Use and Occupancy Certificate issued by the Township of Warwick constitutes a violation of Township Ordinance N<sup>o</sup>. 97-05, as last amended, and may result in the Township pursuing legal remedies as set forth in said Ordinance.

\_\_\_\_\_  
*Signature of applicant*

\_\_\_\_\_  
*Name of applicant (print)*

# **Township of Warwick**

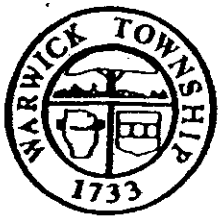
**Administration Building  
1733 Township Greene, Jamison, PA 18929  
TELEPHONE: (215) 343-6100 FAX: (215) 343-4407**

## **Resale of a home with a fire Sprinkler System**

**Back Flow check valve requires an inspection. A letter certifying the proper back flow operation is required by Warwick Township.**

**If the sprinkler system is a type that has a partial system that contains antifreeze, the anti freeze must be determined to prevent freezing to 10 F degrees below freezing. A letter certifying 10 F degrees below freezing is required by Warwick Township.**

**Letters and/or certifications should be available at the time of inspection.**



# TOWNSHIP OF WARWICK

Administration Building 1733 Township Greene, Jamison, PA 18929-1621

phone: 215/343-6100  
fax: 215/343-4407  
[www.warwick-bucks.org](http://www.warwick-bucks.org)

## USE & OCCUPANCY RE-INSPECTION

OWNER NAME: \_\_\_\_\_

PROPERTY ADDRESS: \_\_\_\_\_

**Pursuant to the Warwick Township Ordinance a re-inspection fee is required. The fee to re-inspect is \$40.00. Payment must be made prior to scheduling a re-inspection. Payment can either be mailed or dropped off at the township building. Please attach this form to your payment.**

**Thank You**