

55-49--55-52. RESERVED. [Deleted 6-19-89 by Ord. No. 1989-19]

55-53. M-H - MOBILE HOME RESIDENTIAL ZONE. [Amended 4-3-89 by Ord. No. 1989-8; 8-20-90 by Ord. No. 1990-26; 12-16-96 by Ord. No. 1996-60 § 20]

The following regulations apply in the M-H Zone: A. *Permitted Uses.*

- (1) Detached mobile home dwelling for residential purposes, together with its accessory structures, constructed in accordance with the Code of the Township of Barnegat, Chapter 56, entitled "Mobile Home Parks."
- (2) Municipal offices and fire and rescue stations.
- (3) Parks and preserves.

- (4) Public service infrastructure intended to primarily serve the needs of the Pinelands. Centralized waste water treatment and collection facilities shall be permitted to service the M-H zone only in accordance with N.J.A.C. 7:50-6.84(a)2.

*B. Accessory and Temporary Uses.*

- (1) Same as those permitted in the PF Zone, except agricultural commercial establishments, and as provided that a storage shed on a residential lot shall not exceed one hundred fifty (150) square feet and does not conflict with provisions in Chapter 56, Code of the Township of Barnegat rn

*C. Conditional Uses.* The following uses shall be permitted in the M-H Zone, subject to issuance of a conditional use permit in conformance with the provisions of this chapter:

- (1) Same as specified for the PF Zone.

*D. Land and Building Requirements.* Use of lots which do not meet the minimum area requirements set forth in § 55-300, shall be subject to approval by the Pinelands Commission, if in the Pinelands Area.

- (1) Notwithstanding the minimum lot areas set forth above, no such minimum lot area for a non-residential use within the M-H Zone shall be less than that needed to meet the water quality standards of § 55-291B(4), whether or not the lot may be served by a centralized sewer treatment or collection system.