

55-44. RESERVED. [Deleted 6-19-89 by Ord. No. 1989-191]

55-45. RM - RESIDENTIAL MEDIUM ZONE. [Amended 4-3-89 by Ord. No. 1989-8; 6-19-89 by Ord. No. 1989-19]

The following regulations apply in the RM Zone:

A. *Permitted Uses.*

- (1) Detached single-family dwelling for residential purposes, together with its accessory structures.
- (2) Parks and preserves.
- (3) The erection, construction, alteration or maintenance by a public utility or municipal agency of underground distribution or collection systems necessary for the furnishing of adequate service by such utility or agency to the use on the same lot and/or surrounding neighborhood or for the public health, safety or general welfare.
- (4) Crop and tree farming and horticulture, including greenhouses, nurseries and accessory sheds.

B. *Accessory and Temporary Uses.*

- (1) Same as those permitted in the PF Zone, except agricultural commercial establishments.

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

- (1) [Deleted 3-20-95 by Ord. No. 1995-15 § 2; 8-5-96 by Ord. No. 1996-27 § 2]
- (2) [Deleted 3-20-95 by Ord. No. 1995-15 § 2; 8-5-96 by Ord. No. 1996-27 § 2]

- (3) Public utility uses, such as water towers, electric substations, radio towers and transmission lines, which must be provided above ground.
  - (4) Indoor antique auction, conducted for commercial gain, provided that the use must be carried out and housed within a structure other than a residence and provided further that not more than six (6) persons may be employed on the premises.
  - (5) Raising and keeping of a farm animal for domestic use on a lot having not less than one (1) acre. Additional farm animals shall not exceed one (1) per every one (1) additional acre. There shall be no storage of manure within one hundred (100) feet of any adjoining property line.
- D. *Lot and Building Requirements.* These shall be as prescribed in the Schedule of Area, Yard and Building Requirements in this chapter, except as provided in § 55-300 for unsewered lots in the Pinelands Area.
- E. Any municipal variance approval which grants relief from density or lot area requirement set forth in the Schedule of Area, Yard and Building Requirements for the RM Zone shall require that Pinelands development credits be used for all dwelling units or lots in excess of that permitted without the variance.

55-46. RESERVED. [Deleted 649-89 by Ord. No, 198949]