

AN ORDINANCE AMENDING MILLVILLE CODE CHAPTER 30 ("LAND USE AND DEVELOPMENT REGULATIONS"), ARTICLE XI ("ZONING DISTRICTS AND MAP"), SECTION 117.7 ("MOBILE HOME DISTRICT (MHD)") TO ADD NEW SUBSECTION B (14)

WHEREAS, by Ordinance No. 19-2023 adopted on August 2, 2023, the Board of Commissioners implements the goals and objectives contained in the 2017 Land Use Element adopted by the City of Millville Planning Board; and

WHEREAS, the purpose of this proposed amendment is to clarify that a mobile home may be replaced by a mobile home in the same location where the original mobile home was located; and

WHEREAS, the Board of Commissioners finds that this proposed amendment is consistent with the 2017 Master Plan Land Use Element in that the latter clearly provides that "existing... mobile home parks and trailer court parks should continue to be permitted and expanded".

NOW THEREFORE, BE IT ORDAINED by the Board of Commissioners of the City of Millville, County of Cumberland and State of New Jersey that City Code Chapter 30, Article XI, Section 30-117.7 ("Mobile Home District (MHD)") B shall hereby be amended to add the following subsection:

Section One

14. The replacement of a mobile home in a location on which a mobile home was previously present is permitted as long as the new mobile home is placed in the same or similar location (if the new mobile home is larger or smaller than the original mobile home), and the new mobile home is at least 14 feet by 60 feet or has a minimum habitable square footage of 900 square feet.

Section Two

Should any provisions of this ordinance be deemed invalid for any reason that invalidity shall not affect the remaining provisions of the ordinance, and the provisions and sections of the ordinance are hereby declared to be severable with respect to their validity.

Section Three

This ordinance shall take effect twenty (20) days after final passage, according to law.

FIRST READING: October 17, 2023

Moved By: Romanik
Seconded By: Watson

<u>VOTING</u>	<u>In Favor</u>	<u>Against</u>	<u>Abstain</u>	<u>Absent</u>
Lisa M. Orndorf	X			
Benjamin J. Romanik	X			
Joseph Sooy	X			
C. Kirk Hewitt	X			
Stephen E. Watson, Jr	X			

SECOND READING: November 8, 2023

Moved By: Romanik

Seconded By: Hewitt

<u>VOTING</u>	<u>In Favor</u>	<u>Against</u>	<u>Abstain</u>	<u>Absent</u>
Lisa M. Orndorf	X			
Benjamin J. Romanik	X			
Joseph Sooy	X			
C. Kirk Hewitt	X			
Stephen E. Watson, Jr				X

CERTIFICATION

I certify that the foregoing is a true copy of an Ordinance adopted by the Board of Commissioners, of the City of Millville in the County of Cumberland, at a meeting thereof held on November 8, 2023.



Laura R. Burns, Assistant City Clerk

PROCEDURE

Approved on First Reading:	October 17, 2023
Published:	October 21, 2023
Approved on Second Reading:	November 8, 2023
Published:	November 11, 2023
Effective Date:	December 1, 2023