

Line #	USE	R-A ¹⁰	R-B ¹⁰	NB	VCB ¹⁰	GB	I	P ¹⁰	O
1	Public, Semipublic and Institutional:								
2	Use of land or structures for religious purposes	Y	Y	Y	Y	Y	Y	Y	Y
3	Use of land or structures for public or private non-profit educational purposes	Y	Y	Y	Y	Y	Y	Y	Y
4	Museum, library, park or playground, conservation area, water supply area, or land owned and operated for public use and enjoyment by a public agency or non-profit organization	Y	Y	Y	Y	Y	Y	Y	Y
5	Child care facility	Y	Y	Y	Y	Y	Y	Y	N
6	Adult day care	SP	SP	SP	SP	SP	N	SP	N
7	Private golf course, not including miniature golf	SP	N	N	N	N	N	N	N
8	Private non-profit charitable organization or membership club, e.g., social, fraternal, or professional organization	SP	SP	SP	SP	SP	N	N	N
9	Day or overnight camps in accordance with a site plan as provided in § 218-25	SP	SP	SP	N	SP	N	SP	Y

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10	Outdoor recreation, such as nature study, walking trail, or non-motorized boating, fishing, and hunting where otherwise legally permitted; but not including outdoor recreation facilities owned or operated for commercial purposes	Y	Y	Y	Y	Y	N	Y	Y
11	Public Playground, non-commercial	Y	Y	Y	Y	Y	N	Y	Y
12	Athletic field, skating rink, or similar facility intended for sports, games, or physical fitness	PB	Y	Y	N	Y	N	Y	PB
13	Use of land or structures for municipal purposes	SP	SP	Y	Y	Y	N	Y	SP
14	Facilities for servicing and fueling municipal vehicles and equipment	N	N	N	N	N	N	Y	N
15	Telephone, telegraph, power and gas transmission and radio-television broadcasting facilities	SP	SP	Y	Y	Y	Y	N	Y
16	Underground gas and utility transmission	Y	Y	Y	Y	Y	Y	Y	Y
17	Use of land for a public utility	SP	SP	SP	SP	SP	SP	Y	N
18	Hospital, sanitarium, assisted living facility, or nursing home, subject to § 218-25	SP	SP	SP	N	SP	N	SP	N
19	Cemetery	SP	SP	N	N	N	N	Y	Y

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29	<ul style="list-style-type: none"> ● Barns, stables, or other farm buildings for the shelter of animals and for the storage of crops raised on the premises 	Y	Y	Y	Y	Y	N	Y	Y
30	Conservation of water, plants and wildlife	Y	Y	Y	Y	Y	Y	Y	Y
31	Roadside stand for sale of principally local farm produce raised in the Town, set back at least 50 feet from the street line, and provided that space for customer's cars is available off the right-of-way of the street and is so arranged as not to permit backing of automobiles onto a public or traveled way	Y	Y	Y	Y	Y	Y	Y	Y
32	Commercial Greenhouse	Y	Y	Y	Y	Y	Y	Y	Y
33	Residential:								
34	Single-family detached dwelling	Y	Y	Y	Y	Y	N	N	N
35	Conversion of a seasonal residence to a year-round residence	SP	SP	SP	SP	SP	N	N	N
36	Two family attached dwelling, provided that its external appearance is not significantly different from a single-family dwelling	Y	Y	Y	Y	Y	N	N	N
37	Dwelling unit above the street level floor of a commercial building	N	Y	Y	Y	PB	N	N	N

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38	Multifamily use, as allowed by the provisions of § 218-27A through 27C	PB	PB	PB	PB	PB	N	N	N
39	The taking of not more than 4 lodgers in an owner-occupied single-family detached dwelling	Y	Y	Y	Y	Y	N	N	N
40	The taking of more than 4 lodgers in an owner-occupied, single-family detached dwelling	SP	SP	SP	SP	SP	N	N	N
41	Flexible development pursuant to § 218-26	PB	N	N	N	N	N	N	N
42	Business:								
43	For restrictions on the following uses, see § 218-18, Performance Standards for the R-B, VCB, NB, GB, and I Districts								
44	Retail store								
45	<ul style="list-style-type: none"> ● Store with up to 2,500 square feet gross floor area 	N	Y	Y	Y	Y	N	N	N
46	<ul style="list-style-type: none"> ● Store with more than 2,500 square feet gross floor area or more but less than 5,000 square feet gross floor area 	N	PB	PB	PB	Y	N	N	N
47	<ul style="list-style-type: none"> ● Store with 5,000 square feet gross floor area or more but less than 10,000 square feet gross floor area 	N	N	PB	PB	Y	N	N	N

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48	<ul style="list-style-type: none"> • Store with 10,000 square feet gross floor area or more 	N	N	N	N	PB	N	N	N
49	Craft shop	N	Y	Y	Y	Y	N	N	N
50	Personal service establishment	N	SP	Y	Y	Y	N	N	N
51	Repair shop for bicycles, small household appliances, or other light equipment, not including vehicles	N	SP	Y	Y	Y	SP	N	N
52	Restaurant serving food for consumption indoors on the premises, but may include accessory outdoor service on a patio or seating area	N	SP	Y	Y	PB	N	N	N
53	Take-out food service establishment, e.g., an ice cream shop or deli, bakery or coffee shop, but no drive-through service, up to 2,500 square feet gross floor area	N	N	Y	Y	Y	N	N	N
54	Take-out food service establishment, e.g., an ice cream shop or deli, bakery or coffee shop, but no drive-through service, of more than 2,500 square feet gross floor area	N	N	PB	PB	PB	N	N	N
55	Business or professional office, not including medical office	N	SP	Y	Y	Y	Y	N	N
56	Bank, credit union	N	N	Y	Y	Y	SP	N	N

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57	Automatic teller machines as free standing structure or with exterior access	N	N	PB	PB	PB	PB	N	N
58	Medical, dental, or mental health care office, excluding a clinic	N	N	Y	PB	Y	Y	N	N
59	Health care clinic for outpatient services, or ambulatory care center, with or without laboratory	N	N	PB	PB	PB	N	N	N
60	Veterinarian	N	N	SP	SP	SP	Y	N	N
61	Kennel or overnight boarding facility for household pets, pet grooming facility and daytime pet care establishment	N	N	SP	N	SP	SP	N	N
62	Funeral home	N	N	SP	SP	SP	N	N	N
63	Hotel, motel, or inn	N	N	PB	PB	PB	N	N	N
64	Bed and breakfast	SP	SP	SP	SP	SP	N	N	N
65	Theatre or cinema	N	N	PB	PB	PB	N	N	N
66	Commercial recreation up to 2,500 square feet gross floor area.; indoor	N	N	Y	Y	Y	N	N	N
67	Commercial recreation of more than 2,500 square feet gross floor area; indoor	N	N	SP	SP	PB	N	N	N

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79	Large-scale ground-mounted solar photovoltaic installation	PB	PB	PB	PB	PB	PB	PB	N
80	On-site solar photovoltaic installation	Y	Y	Y	Y	Y	Y	Y	N
81	Industrial:								
82	For restrictions on the following uses, see § 218-18, Performance Standards for the R-B, VCB, NB, GB, and I Districts								
83	Research and development	N	N	SP	SP	SP	Y	N	N
84	Manufacturing	N	N	N	N	N	Y	N	N
85	Contractor's shop	N	N	SP	SP	SP	Y	N	N
86	Contractor's storage yard, including office, yard, and storage facilities for construction or landscape contractor, or similar establishment as a principal use	N	N	SP	N	SP	Y	N	N
87	Sale of building materials and supplies, which may include outdoor storage of lumber products as a principal use	N	N	N	N	N	Y	N	N
88	Outdoor storage of fuel supplies and fuel products	N	N	N	N	N	SP	N	N

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89	Wholesale establishment, including preparation, storage, transfer, or distribution of goods, with incidental display space	N	N	N	N	SP	Y	N	N
90	Rail or bus station, or bus terminal	N	N	SP	SP	SP	Y	N	N
91	Commuter parking facility as a principal use	N	N	N	N	SP	Y	SP	N
92	Parking or maintenance facility for commercial vehicles	N	N	N	N	N	SP	N	N
93	Personal wireless service facility	PB	PB	PB	PB	PB	PB	PB	N
94	Commercial radio, television studio, with or without transmitting or receiving tower	N	N	N	N	N	SP	N	N
95	Noncommercial airfield or noncommercial heliport	SP	N	N	N	N	SP	N	N

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96	Accessory (see § 218-16):								
97	Uses customarily incidental to any principal use on the same premises, and including but not limited to private garages, boathouses, and to activities associated with agriculture, such as barns, stables, and other farm buildings, provided that no building for the keeping of horses, goats, sheep, cattle, pigs or poultry shall be nearer than 25 feet to any lot line	Y	Y	Y	Y	Y	Y	Y	N
98	Uses customarily incidental to any principal use on the same premises, including off-street parking in accordance with § 218-23.	Y	Y	Y	Y	Y	Y	Y	N
99	Home occupation, see 218-16B								
100	Family dependent care, see 218-16C								
101	Accessory apartment, as regulated under 218-16D								
102	Family day care home for up to 6 children	Y	Y	SP	SP	SP	N	N	N
103	Dwelling unit, whether detached or attached, accessory to business or industrial use, solely for use as living quarters by security, maintenance, or administrative employee	N	N	SP	SP	SP	Y	N	N

NOTES:

³ No building for the keeping of horses, goats, sheep, cattle, pigs or poultry shall be nearer than 25 feet to any lot line.

⁹ The removal of soil, loam, sand or other earth material is subject to permits issued by the Board of Selectmen in accordance with the provisions of Ch. 134, Earth Removal.

¹⁰For additional uses which may be permitted in those portions of the R-A, R-B, VCB and P Districts which underlie the Town Center Overlay District, see § 218-30.2.