

**3.2.3.1 - Use Regulation Schedule
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Agricultural, Floricultural & Horticultural Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Raising and keeping of livestock, including but not limited to horses cattle, sheep, goats, swine, fur animals and poultry, on a parcel under 5 acres.	S	S	S	S	N	N	S	S	N	S	---
2. Raising and keeping of livestock, including but not limited to horses, cattle, sheep, goats, swine, fur animals and poultry, on a parcel over 5 acres.	Y	Y	Y	Y	Y	Y	Y	Y	Y	S	---
3. Raising of crops whether for sale or personal consumption on a parcel of 5 acres or less. (T.M. 10-28-86)	Y	Y	Y	Y	Y	Y	Y	Y	Y	S	---
4. Raising of crops, whether for sale or personal consumption, on a parcel of over 5 acres.	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	---
5. Indoor commercial horticultural/ floricultural establishment under 5 acres (e.g. greenhouses) (T.M. 10-28-86)	Y	S	S	S	S	S	S	S	S	S	---

3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)

PRINCIPAL USES

DISTRICTS

Residential Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Detached one-family dwelling (one per lot) (T.M. 10-17-94)	Y	Y	Y	Y	N	N	N	N	N	S	---
2. Detached two-family dwelling (one per lot) (T.M. 10-17-94)	N	N	S	Y	N	N	N	N	N	S	---
3. Multi-family dwelling (see Section 5.2).	N	N	N	S	N	N	N	N	Y	S	---
4. Lodging and/or boarding house.	S	N	S	S	S	S	N	N	S	S	SN
5. Hotel, Motel or Motor Court	N	N	N	N	S	S	S	S	S	S	SN
6. Mobile homes or trailers for human habitation.	N	N	N	N	N	N	N	N	N	N	---
7. Flexible Development (T.M. 5-13-91)	S	S	S	S	N	N	N	N	N	S	---
8. Minor Residential Dev. (T.M. 5-13-91)	Y	Y	Y	S	N	N	N	N	N	N	N
9. Major Residential Dev. (T.M. 5-13-91)	S	S	S	S	N	N	N	N	N	N	N
10. Apartment for security guard (one per premise)	N	N	N	N	S	S	S	S	Y	S	---
11. Conversion of any existing building to residential use, conforming with the applicable zoning requirements for the district in which it is located.	S	S	S	S	N	N	N	N	N	S	---
12. Artist Live / Work / Gallery (T.M. 5/9/16)	N	N	N	N	S	N	N	N	P	-	---

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Public and Semi-Public Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Public, private sectarian or denominational school (non-profit) (T.M. 10-20-97)	P	P	P	P	P	P	P	P	P	P	P
2. Day Care Centers (T.M. 5-11-92)	P	P	P	P	P	P	P	P	P	P	---
3. Family Day Care Home (T.M. 5-11-92)	P	P	P	P	P	P	P	P	P	P	---
4. Religious use	P	P	P	P	P	P	P	P	P	P	P
5. Nursing and/or convalescent homes and long-term care facilities (non-profit)	S	N	S	S	N	S	N	N	N	S	SN
6. Hospitals and Clinics for in and out-patient care (non-profit)	S	N	S	S	S	S	S	S	N	S	SN
7. Community and/or Neighborhood Centers	S	S	S	S	S	S	S	S	Y	S	---
8. Other institutional and philanthropic uses	S	S	S	S	S	S	S	S	S	S	---
9. Cemeteries (profit and non-profit)	S	S	S	S	S	S	S	S	S	S	---
10. Municipal uses voted by Town Meeting	S	S	S	S	S	S	S	S	S	S	---
11. Large Family Child Care Home (T.M. 5/9/16)	P	P	P	P	P	P	P	P	P	-	---

3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)

PRINCIPAL USES

DISTRICTS

Recreational Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Standard golf and Par-3 golf courses	S	S	S	S	S	S	S	S	N	S	*
2. Golf driving ranges and miniature golf courses	S	N	N	N	S	S	S	S	N	S	---
3. Other recreational facilities conducted for gainful profit, including indoor and outdoor theaters, physical fitness centers, outdoor tennis and racquetball facilities	S	N	N	S	S	S	S	S	S	S	---
4. Private membership clubs	S	N	N	N	S	S	S	S	S	S	---
6. Picnic and beach areas	S	S	S	S	S	S	S	S	S	S	---
6. Riding stables, and/or boarding, trails and riding academies (also subject to provisions of Section 5-6)	P	P	P	P	P	P	P	P	P	P	---
7. Camp grounds	S	N	N	N	N	N	S	S	N	S	SN
8. Other private predominantly open recreational uses	S	N	N	N	N	N	S	S	S	S	---
9. Other private recreational uses housed in buildings	S	N	N	N	N	S	S	S	S	S	---
10. Public recreational facilities	S	S	S	S	S	S	S	S	S	S	---

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Business Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Retail establishment serving the convenience goods needs of a local area including but not limited to: grocery, delicatessen, bakery, supermarket, drug stores and similar uses:											
a) up to 5,000 sq. ft. of floor area per establishment	N	N	N	N	Y	Y	S	S	Y	S	---
b) exceeding 5,000 sq. ft. of floor area per establishment	N	N	N	N	S	P	S	S	S(1)	S	---
2. Auction galleries & flea markets	N	N	N	N	N	P	S	S	N	S	---
3. Other retail establishments:											
a) up to 5,000 sq. ft. of floor area per establishment	N	N	N	N	Y	Y	S	S	Y	S	---
b) exceeding 5,000 sq. ft. of floor area per establishment	N	N	N	N	S	P	S	S	S(1)	S	---
4. Personal and consumer service establishments, including but not limited to: barber and beauty shops, shoe and leather repair, laundry or dry cleaning establishments and laundromats:											
a) up to 5,000 sq. ft. of floor area per establishment	N	N	N	N	Y	Y	S	S	Y	S	*
b) exceeding 5,000 sq. ft. of floor area per establishment	N	N	N	N	S	P	S	S	S(1)	S	*

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Business Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
5. Establishments selling food prepared for immediate consumption which is distributed to customers in whole or in part, by means of automobile drive-up windows, counters or by employees delivering such food to automobiles	N	N	N	N	N	S	S	S	N	S	---
6. Establishments selling food prepared for immediate consumption where customers are served primarily at a table or counter	S	N	N	S	P	P	S	S	Y	S	---
7. Other eating and drinking establishments (T.M. 5/9/16)	N	N	N	N	S	P	S	S	S	S	---
8. Offices of licensed medical and dental practitioners limited to general out-patient care and diagnosis	N	N	N	N	S	P	S	P	Y	S	---
9. Business, professional and general offices:											
a) up to 5,000 sq. ft. of floor area per establishment	N	N	N	N	Y	Y	S	Y	Y	S	---
b) exceeding 5,000 sq. ft. of floor area per establishment	N	N	N	N	S	P	S	P	S	S	---
10. Gasoline service stations	N	N	N	N	N	S	S	S	N	S	N
11. Fuel Oil dealers and stations	N	N	N	N	N	S	S	S	N	S	N
12. Car wash establishments	N	N	N	N	N	S	S	S	N	S	SN
13. Banks	N	N	N	N	S	P	S	S	Y(2)	S	---

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Business Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
14. Funeral homes	S	S	S	S	S	Y	S	S	S	S	---
15. Animal kennels or hospitals	S	N	N	N	N	S	S	S	S	S	---
16. Schools (for profit)	N	N	N	N	S	Y	S	Y	N	S	SN
17. Nursing and/or convalescent homes and long term care facilities (for profit)	S	N	S	S	S	S	N	N	N	S	SN
18. Hospitals and clinics for in- and out-patient care (for profit)	N	N	N	S	N	S	N	S	N	S	SN
19. Kiosks for business use and information dissemination	N	N	N	N	S	S	N	N	S	S	---
20. Adult Entertainment Enterprises pursuant to Section 5.7 of this Bylaw (T.M. 10-20-97)	N	N	N	N	N	S	S	N	N	---	---
21. Mixed Use	N	N	N	N	N	N	N	N	Y	N	N
22. Registered Marijuana Dispensary (RMD) (T.M. 5/9/16)	N	N	N	N	N	N	S	S	N	----	---
23. Off- Site Medical Marijuana Dispensary (OMMD) (T.M. 5/9/16)	N	N	N	N	N	S	S	S	N	----	---
24. Brewery (T.M. 5/9/16)	N	N	N	N	N	N	S	S	N	----	---
25. Microbrewery (T.M. 5/9/16)	N	N	N	N	N	S	S	S	S	----	---
26. Nanobrewery (T.M. 5/9/16)	N	N	N	N	S	P	P	P	P	----	---
27. Brewpub (T.M. 5/9/16)	N	N	N	S	S	P	P	P	P	----	---

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Communications, Transportation, Public Utility Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Wireless Communications Facility, in accordance with Section 5.8 of this bylaw (T.M. 10-20-97)	S	S	S	S	S	S	S	S	S	S	---
2. Bus or railroad passenger terminal	N	N	N	N	N	S	S	S	N	S	---
3. Rail terminals, including rail freight yards or freight terminals	N	N	N	N	N	S	S	S	N	S	*
4. Truck terminals, truck freight yards or freight terminals	N	N	N	N	N	S	S	S	N	S	*
5. Aircraft landing area:											
a) Airport or aircraft landing area for fixed wing flying craft	N	N	N	N	N	N	S	S	N	S	*
b) helicopter aircraft or gyroplane landing area	S	N	N	N	N	S	S	S	N	S	*
6. Independent storage area or parking area, automobile parking garage for 5 or more automobiles	N	N	N	N	S	S	S	S	N	S	*
7. Electric generating or distribution station or substation	S	S	S	S	S	S	S	S	S	S	---
8. Wind energy conservation system	S	S	S	S	S	S	S	S	S	S	---
9. Automobile and/or truck sales and/or rental establishment	N	N	N	N	N	S	S	S	N	S	*
10. All Public Water Utility Uses to include wells, treatment facilities, storage tanks and accessory uses.	S	S	S	S	S	S	S	S	S	S	S

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Industrial and Warehouse Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Manufacturing establishments including assembly, fabrication, processing and reprocessing of materials, excepting that tanneries, meat packing and pet food plants and slaughterhouses are prohibited. Also prohibited are establishments that treat and/or process hazardous waste materials	N	N	N	N	N	N	S	N	S	S	*
2. The following light industrial uses: Scientific or research laboratories - Offices for technical, executive, professional or administrative uses - Public utility/community use, excepting power generation facilities. - Light manufacturing, assembly, warehousing or processing operations, excluding those defined as heavy industrial uses in Section 2.1 of this Bylaw. Further provided that the storage of goods or materials shall not be permitted on any lot except in a fully enclosed building.	N	N	N	N	N	N	S	S	N	S	*
3. Lumber and building material establishments	N	N	N	N	N	S	P	S	N	S	*
4. Automobile and/or truck repair garages	N	N	N	N	N	S	P	S	N	S	N

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Industrial and Warehouse Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
5. Scrap metal and other materials storage yards including scrap automobiles and trucks	N	N	N	N	N	N	N	N	N	N	N
6. Land and water recreation vehicle (including boats) sales and service and storage areas	N	N	N	N	N	S	S	S	N	S	*
7. Public storage areas or buildings such as those for road salt and sand and municipal vehicles	S	S	S	S	S	S	S	S	N	S	*
8. Stone, sand and/or gravel processing operations* (*Quarrying of stone and removal of sand and gravel is covered by the Grafton Earth Removal By-Law.)	N	N	N	N	N	N	N	N	N	N	*
9. Contractor's Yard (T.M. 5/9/16)	N	N	N	N	N	S	S	S	N	-	---

3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)

PRINCIPAL USES

DISTRICTS

Accessory Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
1. Customary home occupations conducted as a gainful business	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	*
2. Accessory professional office in a dwelling conducted by the resident occupant	S	S	S	S	S	S	S	S	S	S	---
3. Accessory building such as a private garage, playhouse, greenhouse, tool shed and private swimming pool	Y	Y	Y	Y	Y	Y	Y	Y	Y	S	---
4. Storage of not more than one trailer primarily designed for and intended for camping purposes. Occupancy of such stored trailer shall not exceed 30 days in one calendar year	Y	Y	Y	Y	Y	Y	Y	Y	S	S	---
5. Sale of produce, the majority of which shall have been produced on the premises	Y	Y	Y	Y	Y	Y	Y	Y	Y	S	---
6. Temporary construction office	Y	Y	Y	Y	Y	Y	Y	Y	Y	S	---
7. Parking of up to two registered commercial motor vehicles, excluding tractor-trailers	Y	Y	Y	Y	Y	Y	Y	Y	S	S	---
8. Storage of boats, boat trailers and utility trailers, excluding those stored for commercial purposes	Y	Y	Y	Y	Y	Y	Y	Y	S	S	---
9. Accessory Apartment (T.M. 10-16-89)	S	S	S	S	N	N	N	N	S	N	---
10. Bed & Breakfast Home-Stays (T.M.5-13-91)	S	S	S	S	N	N	N	N	S	N	SN

**3.2.3.1 - Use Regulation Schedule - continued
(CDO uses - See Section 9)**

PRINCIPAL USES

DISTRICTS

Accessory Uses	A	R40	R20	RMF	NB	CB	I	OLI	VMU	FP	WSPO
11. Common Driveway (in accordance with Section 5.9 of this By-law) (T.M.10-18-04)	S	S	S	S	S	S	S	S	S	S	*
12. Golf Course Clubhouse, a building which may include a function room/banquet room, rooms for service and sale of food and beverages, a pro shop for the sale of golf related items, kitchen area, administrative offices, rest rooms, including storage of golf carts. (T.M. 5-9-05)	S	S	S	S	S	S	S	S	N	S	*
13. Backyard Chickens (T.M. 5-14-12)	Y	Y	Y	S	S	S	S	S	S	S	S