

Article III. Use Matrix.

Zoning District	FP, Floodplain Overlay	P-OS, Parks and Open Space District	R-1, Residential General	R-2, Suburban Residential	R-M, Residential Multifamily	R-LC, Residential- Light Commercial	C-1, Central Business District	C-2, General Commercial District
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*B = By-right uses, C = Conditional uses*

Use Types								
Residential								

Accessory Dwelling Unit - Attached			B	B	B	B	B	
Accessory Dwelling Unit - Detached			C	C	C	C		
Dish Antennas (not meeting use and design Standards in §420-11.1.1)			C	C	C	C		
Family Health Care Structure, temporary			B	B	B	B		
Fraternity/Sorority House, University Administered			C		C			
Group home			B	B	B	B		
Guest room			B	B	B	B		
Live-work dwelling					B	B	B	B
Multi-family dwelling					B	C	B <sup>1</sup> , C <sup>2</sup>	
Single-family dwelling, attached			B	B	B	B		
Single-family dwelling, detached			B	B	B	B		
Townhouse					B	B	B	C
Two-family dwelling			B		B	B		

Civic								
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Cemetery			B					
Civic use	B	B	C	C	C	B	B	B
Club						C	B	B
Cultural services						B	B	B
Educational facility, College/University			C	C	C	C	C	C
Educational facility, Primary/Secondary			C	C	C	B		
Emergency shelter						C	C	C
Public assembly			C	C	C		C	C

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Public Park & Recreational Area		B						
<i>Public maintenance and service facility</i>			C					B
Public recreation assembly	C		C		C	C	C	C
Recycling center								C
Refuse collection site								C
Religious assembly			C	C	C	C	B	C
Shelter							B	B

**Commercial**

Automobile rental/leasing								C
<i>Automobile repair service</i>							C	B
Automobile sales								C
<i>Bed-and-breakfast</i>			C <sup>3</sup>	C <sup>4</sup>	C	B	B	B
Brewery or Distillery							C	B
Business or trade school							C	B
Business support service						C	C	B
<i>Car wash</i>								C
Catering, Commercial (off-premises)							B	B
Clinic						B	B	B
Commercial indoor amusement						C	B	B
Commercial indoor entertainment						C	B	B
Commercial indoor sports and recreation								B
Commercial outdoor entertainment								C
<i>Commercial outdoor sports and recreation</i>	B							C
Commercial vehicle repair service								C
Communications Service							B	B
<i>Construction sales and service</i>								B
Construction yard								C

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Consumer repair service						B	B	B
Custom manufacturing						B	B	B
<i>Day care center</i>			C	C	C	B	C	B
<i>Entertainment Establishment, Adult</i>								B
Equipment sales and rental								C
Family home day care			C	C	C	B	B	B
Farmer's Market	B	C				B	B	B
<i>Financial institution</i>							B	B
<i>Funeral home</i>								B
Garden center						B		B
<i>Gasoline station</i>							C	B
Greenhouse, commercial						C		B
Guidance Services						B	B	B
Halfway house							C	C
Home for adults			C	C	C			B
<i>Home occupation, Class A</i>			B	B	B	B		
<i>Home occupation, Class B</i>						C		
Hospital						B	C	C
<i>Hotel</i>							B	B
Kennel								C
Laundry							B	B
Micro-Brewery							B	B
Micro-Distillery							B	B
Mini-warehouse								C
Nursing home						B		B
Office, general						B	B	B
<i>Office, medical</i>						B	B	B
Off-Street Remote Parking (per §420-12.3)						<u>C</u>	<u>C</u>	<u>C</u>
<i>Outdoor Display</i>								C
<i>Pawn Shop</i>								B

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Personal improvement services						B	B	B
Personal services						B	B	B
<i>Restaurant, drive-in</i>								B
Restaurant, general							B	B
<i>Restaurant, mobile</i>						B	B	B
Restaurant, small						C	B	B
<i>Shooting range, indoor</i>								B
<i>Shopping Center</i>								B
<i>Short Term Rental</i>			B	B	B	B	B	
Specialty Food Shop						B	B	B
Specialty Shop						B	B	B
<i>Store, Adult</i>								B
Store, general							B	B
<i>Store, grocery</i>							B	B
<i>Store, liquor</i>							B	B
Store, neighborhood convenience						C	B	B
Studio, Fine Arts						B	B	B
Tattoo Parlor and/or Body Piercing Salon							C	C
Veterinary hospital/clinic								B
<i>Wholesale sales</i>								B
Winery							B	B
<b>Industrial</b>								
<i>Industrial, light</i>								B
Laboratory								B
Research and development						C	B	B
Salvage and scrap service								C
Sawmill, temporary	B							
Warehousing and distribution								C

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<b>Miscellaneous</b>								
Amateur radio tower			B	B		B	B	B
<i>Building, Portable</i>	B	B	B <sup>5</sup>	B <sup>5</sup>	B <sup>5</sup>	C <sup>6</sup>	C <sup>6</sup>	C <sup>6</sup>
<i>Communication tower (Standard Process Project)</i>		C	C	C	C	C		C
<i>Communication tower (Admin. Review Eligible Project)</i>	B <sup>7</sup>	B <sup>7</sup>	B <sup>7</sup>	B <sup>7</sup>	B <sup>7</sup>	B <sup>7</sup>	B <sup>7</sup>	B <sup>7</sup>
Cemetery, private						C		
Garage, private			B	B		B	C	C
<i>Parking facility</i>		B			C	C	C	C
Recreation facility, private	B	C	B	B	B	B		
Utility service, major			C	C				C
Utility service, minor			B	B		B	B	B

<sup>1</sup> Second floor and higher

<sup>2</sup> First floor

<sup>3</sup> Bed & Breakfasts only allowed along Main, Washington, and Nelson Streets

<sup>4</sup> Bed & Breakfasts only allowed along S. Main Street

<sup>5</sup> accessory building is by right

<sup>6</sup> temporary construction office and storage sheds are by-right

<sup>7</sup> permitted if requirements of 420-11.5.4 are met