

To see if the Town will vote to amend the Code of Lunenburg, to modify §250-4.1.G by inserting the letter “Z” after “SP” for Single and Two-Family Dwelling Uses and deleting Note 3, or take any action relative thereto

§ 250-4.1 Permitted and prohibited uses.

G. Use Table¹

RA = Residence A District

RB = Residence B District

O = Outlying District

LB/R = Limited Business/Residential District

C = Commercial District

OP/I = Office Park and Industrial District

R = Recreation

Distirct

VCD = Village Center District

SS = Summer Street Revitalization Overlay District

TT = Tri Town Smart Growth District

District

W = Whalom Overlay

District

Y= Yes

-- No

SP-PB= Special Permit

SP-Z= Special Permit ZBA

Planning Board

4.1D	USES PERMITTED IN ALL DISTRICTS	RA	RB	O	LB/R	C	OP/I	R	VCD	SS ²	TT ²	W ²
4.1.D.(1)	Cemeteries	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1.D.(2)	Municipal Uses	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1.D.(3)	Conservation Areas	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1.D.(4)	Small Wastewater Treatment Facilities	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1.D.(5)	Child Care Facilities	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1.H	RESIDENTIAL USES	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1.H.(1)	Accessory Dwelling	Y	Y	Y	Y	-	-	-	Y	-	-	RA-Y
4.1.H.(2)	Boarding House	SP-Z	SP-Z	SP-Z	-	-	-	-	-	-	-	RA-SP-PB
4.1.H(3)	Multi-Family Dwelling	SP-Z	SP-Z	SP-Z	SP-Z	-	-	-	SP-Z	-	Y	RA-SP-PB
4.1.H(4)	Single Family Dwelling	Y	Y	Y	Y	-	-	-	SP-Z	-	-	RA-Y
4.1.H(5)	Two Family Dwelling	Y	Y	Y	Y	-	-	Y	SP-Z	-	-	RA-Y
4.1.H(6)	Townhouse	SP-Z	SP-Z	SP-Z	SP-Z	-	-	-	-	-	-	SP-PB
4.1I	INSTITUTIONAL USES	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1I(1)	Assisted Living	-	-	-	SP-Z	SP-Z	-	-	-	SP-Z	-	C-SP-PB
4.1I(2)	Charitable Institution	SP-Z	SP-Z	SP-Z	SP-Z	Y	-	Y	SP-Z	Y	-	RA-SP-PB
4.1I(3)	Church	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1I(4)	Educational Use	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y

4.1I(5)	Hospital	SP-Z	SP-Z	SP-Z	-	SP-Z	-	-	-	-	-	RA-SP-PB
4.1I(6)	Government Building	Y	Y	Y	Y	Y	Y	Y	Y	Y	-	Y
4.1I(7)	Public Utility	SP-Z	SP-Z	SP-Z	SP-Z	Y	Y	SP-Z	Y	Y	-	RA-SP-Z/C-Y
4.1I(8)	Water Supply	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	RA-Y
4.1J	RECREATIONAL USES	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1J(1)	Outdoor Entertainment	-	-	-	-	Y	Y	Y	-	Y	Y	RA-Y
4.1J(2)	Indoor Entertainment	-	-	-	-	Y	Y	-	SP-Z	Y	-	C-Y
4.1J(3)	Golf Course	-	-	SP-Z	-	-	-	Y	-	-	-	-
4.1J(4)	Private Club	SP-Z	SP-Z	SP-Z	SP-Z	-	-	-	SP-Z	SP-Z	-	C-SP-Z
4.1J(5)	Private Camp	-	-	SP-Z	-	-	-	Y	-	-	-	-
4.1K	COMMERCIAL USES	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1K(1)	Adult Use	-	-	-	-	SP-Z	-	-	-	SP-Z	-	C-SP-Z
4.1K(2)	Auction House	-	-	-	SP-Z	Y	-	-	-	Y	-	C-Y
4.1K(3)	Bed & Breakfast	SP-Z	SP-Z	SP-Z	Y	-	-	-	Y	-	-	C-SP-Z
4.1K(4)	Drive-in Theater	-	-	-	-	SP-Z	-	-	-	-	-	C-SP-Z
4.1K(5)	Hotel	-	-	-	-	SP-Z	-	-	-	-	-	C-SP-Z
4.1K(6)	Laundry Service	-	-	-	SP-Z	Y	-	-	-	Y	-	C-Y
4.1K(7)	Liquor Store	-	-	-	SP-Z	Y	-	-	SP-Z	Y	-	C-Y
4.1K(8)	Medical Clinic	-	-	-	SP-Z	Y	-	-	Y	Y	-	C-Y
4.1K	COMMERCIAL USES (cont'd)	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1K(9)	Mixed Use	-	-	-	Y	Y	-	-	Y	Y	-	-
4.1K(10)	Motel	-	-	-	-	Y	-	-	-	-	-	C-Y
4.1K(11)	Office Park	-	-	-	-	-	Y	-	-	-	-	-
4.1K(12)	Pawn Shop	-	-	-	SP-Z	Y	-	-	-	SP-Z	-	C-Y
4.1K(13)	Personal Improvement Service	-	-	-	SP-Z	Y	-	-	Y	Y	C-Y	-
4.1K(14)	Professional Office	-	-	-	SP-Z	Y	-	-	Y	Y	-	C-Y
4.1K(15)	Retail Establishment	-	-	-	Y	Y	-	-	Y	Y	-	C-Y
4.1K(16)	Restaurant	-	-	-	Y	Y	-	-	Y	Y	-	C-Y
4.1K(17)	Restaurant, Carry-Out	-	-	-	Y	Y	-	-	SP-Z	Y	-	C-Y
4.1K(18)	Service Establishment	-	-	-	Y	Y	-	-	-	Y	-	C-Y
4.1K(19)	Shopping Center	-	-	-	-	SP-Z	-	-	-	SP-Z	-	C-SP-Z
4.1L	HEAVY COMMERCIAL USE	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1L(1)	Auto Sales	-	-	-	-	SP-Z	-	-	-	SP-Z	-	-
4.1L(2)	Auto Repair Facility	-	-	-	-	SP-Z	-	-	-	SP-Z	-	C-SP-Z
4.1L(3)	Boat Service Yard	-	-	-	-	SP-Z	-	-	-	SP-Z	-	C-SP-Z
4.1L(4)	Car Wash	-	-	-	-	SP-Z	-	-	-	Y	-	C-SP-Z

4.1L(5)	Construction Sales & Service	-	-	-	-	Y	Y	-	-	SP-Z	-	-
4.1L(6)	Contractor Yard	-	-	-	-	SP-Z	Y	-	-	-	-	-
4.1L(7)	Equipment Sales	-	-	-	-	SP-Z	Y	-	-	SP-Z	-	C-SP-Z
4.1L(8)	Equipment Repair Service	-	-	-	-	SP-Z	Y	-	-	SP-Z	-	C-SP-Z
4.1L(9)	Fuel Service Station	-	-	-	-	SP-Z	-	-	-	SP-Z	-	C-SP-Z
4.1L(10)	Repair Shop	-	-	-	Y	Y	-	-	-	Y	-	C-Y
4.1L(11)	Trade Shop	-	-	-	-	Y	Y	-	-	Y	-	C-Y
4.1M	INDUSTRIAL USES	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1M(1)	Distribution	-	-	-	-	-	Y	-	-	-	-	-
4.1M(2)	Industrial Parks	-	-	-	-	-	Y	-	-	-	-	-
4.1M(3)	Manufacturing	-	-	-	-	-	Y	-	-	-	-	-
4.1M(4)	Research Establishment	-	-	-	-	-	SP-Z	-	-	-	-	-
4.1N	OTHER USES	RA	RB	O	LB/R	C	OP/I	R	VCD	SS	TT	W
4.1N(1)	Agriculture	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
4.1N(2)	Agricultural Sales & Service	SP-Z	SP-Z	SP-Z	SP-Z	Y	-	-	-	SP-Z	-	C-Y
4.1N(3)	Earth Removal	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP
4.1N(4)	Kennel	SP-Z	SP-Z	SP-Z	-	SP-Z	-	-	-	-	-	C-SP-Z
4.1N(5)	Veterinary Hospital	SP-Z	SP-Z	SP-Z	-	SP-Z	-	-	-	-	SP	-
250-4.13	Large Solar Energy Systems	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB
250-4.14	Registered Marijuana Dispensaries	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB	SP-PB

- Any use not defined or included in the Use Table shall be considered prohibited in all Districts.
- In the Use Table those uses listed under the Overlay Districts are applicable only when using the provisions of the subject Overlay District. Otherwise, the existing underlying Zoning District and its allowed uses will apply.
- ~~For the purposes of the Use Table, uses defined in §§ 250-4.1 D-N shall control~~