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Article II
Zoning District Use Regulations

§ 350-11 **Table of Use Regulations.**
[Amended 11-15-2007, effective 12-20-2007; Amended 12-7-2023, effective 12-7-2023- The amendment reflects a majority of allowed uses by special use permit being changed to "NO" ; several new uses being allowed; and editorial changes to a "NO" where a dash was previously used to represent the intent of NO]

The Table of Use Regulations is included at the end of this chapter. The provisions of this Table notwithstanding, the uses permitted in a conservation development in any zoning district where permitted shall be governed by the provisions of Article **XII** of this chapter.

Town of Glocester Code of Ordinance

ZONING

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Table of Use Regulations

Use Classification	A-4	A-3	R-2	B-1	B-2	I	VD	CD
Section 1. Agricultural Uses								
1. Gardening	YES	YES	YES	YES	YES	YES	YES	YES
2. Orchards, nurseries, the raising of field crops for profit, truck farming, commercial flower growing and other agricultural pursuits	YES	YES	YES	NO	NO	NO	NO YES IN A4	NO
3. Commercial raising of animals or fowl, commercial stables, kennels for the raising, boarding or sale of dogs, cats, or other fur- bearing animals, provided that they be housed at least 100 feet from any property line on an area not less than five acres (not to include the commercial raising of swine)	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO YES IN A4	NO
4. The keeping of animals as pets or for recreational or educational purposes, such as riding or appropriate 4-H activities, and their incidental sale on a limited scale, or raising animals for home consumption, provided there are two acres of land area and they are housed to prevent the creation of a nuisance to abutting properties	YES	YES	YES	NO	NO	NO	NO YES IN A4	NO
5. Reservation for the production or protection of wildlife	YES	YES	~~SP~~NO	NO	NO	NO	NO	NO
6. Apiaries, provided that no hives or boxes housing bees are kept closer than 100 feet to any other structure used or intended for human occupancy other than that occupied by the owner of the apiary	YES	YES	YES	NO	NO	NO	NO	NO
7. Any other similar use or enterprise customarily carried on in the field of agriculture, including but not limited to the following:								
a. Farm accessory uses	SEE 350-58.2	SEE 350-58.2	SEE 350-58.2	NO	NO	NO	NO	NO
b. The storage of equipment and materials used in and for the agricultural uses permitted in this section	YES	YES	YES	NO	NO	NO	NO	NO
c. Housing accommodations or lodging for agricultural laborers, provided that:								
1) No housing or lodging accommodations shall be located less than 150 feet from street line and not less than 100 feet from any neighboring residential dwelling	YES	YES	~~SP~~NO	NO	NO	NO	NO	NO

2) The minimum living area for each occupant shall not be less that 135 square feet 3) All resident agricultural occupants shall be employed by the owner or tenant of the premises								
d. Accessory buildings, including a garage, greenhouse, stable, barn, pen, coop, kennel, crib, silo, and any other buildings incidental to the carrying on of the agricultural uses permitted except as specified in § 350-58.2	YES	YES	YES	NO	NO	NO	NO	NO
8. The production and harvesting of forest crops and products	YES	YES	YES	NO	NO	NO	NO	NO
9. Caregiver cultivation	NO	NO	NO	NO	NO	NO	NO	NO
10. Nonresidential cooperative cultivation	NO	NO	NO	NO	NO	NO	NO	NO
11. Residential cooperative cultivation	NO	NO	NO	NO	NO	NO	NO	NO
12. Personal marijuana cultivation	YES	YES	YES	YES	YES	YES	YES	YES
SECTION 2. RESIDENTIAL USES								
1. Single-family dwelling	YES	YES	YES	~~SP~~NO	NO	NO	~~-~~YES	NO
	A-4	A-3	R-2	B-1	B-2	I	VD	CD
2. Two-family dwelling	~~SP~~YES	~~SP~~YES	~~SP~~YES	~~SP~~NO	NO	NO	~~SP (W/O RETAIL)~~NO	~~SP~~NO
3. Multifamily structure or apartment house (no more than 3 units in Center District)	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	NO	NO	YES W/RETAIL ~~SP~~ NO W/O RETAIL	YES
4. Taking of boarders or the renting of rooms by a resident family, provided that the total number does not exceed two roomers or boarders	YES	YES	YES	NO	NO	NO	~~-~~NO	~~-~~NO
5. Customary home occupations carried on in a building used as a residence or in an existing accessory building on the same lot as the residence, provided that in no way shall the appearance of the structure be so altered or the conduct of the occupation within the structure be such that the structure be recognized as serving a nonresidential use. A home occupation permit for any such use must first be obtained from the office of the Inspector	YES	YES	YES	NO	NO	NO	~~-~~YES	~~-~~YES
6. Motel	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	YES	NO	NO	NO
7. Hotel	NO	NO	NO	NO	YES	NO	NO	NO
8. Accessory family dwelling (see §350-49 for requirements)	SP	SP	SP	SP	NO	NO	YES	YES
SECTION 3. RECREATION USES								
1. Golf course with a minimum of nine holes (except driving ranges, or	YES	YES	~~SP~~NO	NO	NO	NO	NO	NO

miniature courses or similar uses operated for commercial purposes) to include the furnishing of food and drink and personal services incidental to the use								
1. Public park or reservation, playgrounds, play lots, and all other open private and public recreational uses not specifically included in this chapter: a. To include structures to be used arranged or designed for shelter and comfort of the users; and	YES	YES	~~YES~~NO	NO	NO	NO	YES	YES
b. To include the furnishing of food and drink and personal services incidental to the use of such park or reservation	YES	YES	~~SP~~NO	NO	NO	NO	YES	YES
3. Commercial picnicking area, overnight camping or family camping area	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO	-NO	-NO
~~4. Bathing beach~~	~~SP~~	~~SP~~	~~SP~~	~~NO~~	~~NO~~	~~NO~~	-	-
5. ~~Municipal or c~~Commercial swimming area	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	~~SP~~NO	NO	-NO	-NO
6. Swimming pool as an accessory use	YES	YES	YES	NO	~~YES~~NO	NO	-NO	-NO
7. Riding stables or academies	YES	YES	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	-NO	-NO
8. Other open commercial recreation	NO	NO	NO	~~SP~~NO	NO	NO	-NO	-NO
9. Drive-in theater	NO	NO	NO	NO	~~SP~~NO	NO	-NO	-NO
SECTION 4. PUBLIC AND SEMIPUBLIC USES								
1. Church or other place of worship	YES	YES	YES	NO	YES	NO	-NO	-NO
2. Clubs, fraternity houses, lodges, social and community center buildings, provided, however, that they are nonprofit organizations and that all services shall be for members and their guests only	YES	YES	~~SP~~NO	NO	YES	NO	-NO	-NO
3. Day nursery, nursery school, kindergarten or other agency giving day care to children	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~YES	~~NO~~YES	NO	YES	YES
4. Elementary or secondary school, junior college or university	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO	NO
	A-4	A-3	R-2	B-1	B-2	I	VD	CD
5. Trade, vocational or other school	NO	NO	NO	~~SP~~NO	~~SP~~YES	~~SP~~YES	-NO	-NO
6. School conducted as a private gainful business for teaching subjects such as instrumental music, singing, dancing, etc.	~~SP~~NO	~~SP~~NO	NO	YES	YEES	NO	YES	YES
7. Charitable institution (no commercial activity)	~~SP~~NO	~~SP~~NO	NO	NO	YES	NO	-NO	-NO
8. Hospital, clinic, or rehabilitative facility (not for mental, alcoholic or drug treatment)	YES	YES	NO	NO	YES	NO	-NO	-NO
9. Hospital, clinic, or rehabilitation facility (for mental, alcoholic or drug	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO	NO	NO

treatment)								
10. State-approved convalescent, rest home or nursing home	~~SP~~NO	~~SP~~NO	NO	NO	NO	~~NO~~YES	NO	NO
11. Municipal and government building (except penal)	~~SP~~NO	~~SP~~NO	~~YES~~NO	~~NO~~YES	YES	NO	~~-~~NO	~~-~~NO
12. Public utility	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~YES	~~-~~NO	~~-~~NO
13. Fire or police station	YES	YES	YES	NO	YES	YES	~~-~~NO	~~-~~NO
14. Municipal recreation hall/center or municipal visitor center	YES	YES	YES	YES	YES	NO	YES	YES
15. Sewage plant incinerator or public disposal areas	~~SP~~NO	~~SP~~ NO	NO	NO	NO	~~SP~~NO	NO	NO
16. Telephone exchange or electric power substation, provided no business activity is connected therein	~~YES~~NO	~~YES~~NO	NO	NO	NO	YES	NO	NO
17. Grange halls, nonprofit community halls, and similar uses incidental to the promotion and development of sound agricultural uses	YES	YES	YES	NO	YES	NO	NO	NO
18. Cemetery, provided that the area of the entire parcel devoted to this use shall contain not less than five acres	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO	NO
19. Small-scale ground-mounted solar energy system	YES	YES	YES	YES	YES	YES	YES	YES
20. Medium-scale ground-mounted solar energy system	YES	YES	YES	YES	YES	YES	YES	NO
21. Large-scale ground-mounted solar energy system	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~ NO	NO
22. Utility-scale ground-mounted solar energy system	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO	~~SP~~NO	NO
23. Solar canopy	NO	NO	NO	NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	NO
24. Roof-mounted solar energy system	YES	YES	YES	YES	YES	YES	YES	YES
SECTION5. OFFICE USES								
1. Professional office in a residential dwelling, provided that in no way shall the appearance of the structure be so altered or the conduct of the occupation within the structure be such that the structure may be recognized as serving a nonresidential use; provided further, however, that a home occupation permit for such use must first be obtained from the Inspector	YES	YES	YES	YES	YES	NO	YES	YES
2. Professional office building	NO	NO	NO	YES	YES	NO	YES	YES
3. Temporary real estate office (one-year renewal)	YES	YES	YES	YES	YES	YES	YES	YES
4. Bank, credit union or office building	NO	NO	NO	YES	YES	NO	YES	YES
	A-4	A-3	R-2	B-1	B-2	I	VD	CD
5. Office for wholesale or manufacturing use	NO	NO	NO	YES	YES	YES	~~-~~NO	~~-~~NO
SECTION 6. RESTAURANT AND ENTERTAINMENT								
1. Lunchroom or restaurant:								
a. Not including live entertainment or liquor	NO	NO	NO	YES	YES	YES	YES	YES
b. Including live entertainment and liquor	NO	NO	NO	NO	YES	NO	YES	YES

2. Tavern or nightclub	NO	NO	NO	NO	YES	NO	YES	YES
3. Theater or concert hall	NO	NO	NO	~~SP~~NO	~~SP~~NO	NO	YES	YES
4. Indoor commercial recreation	NO	NO	NO	~~SP~~NO	~~SP~~NO	NO	~~-~~NO	~~-~~NO
SECTION 7. SERVICE BUSINESS								
1. Personal convenience services, including but not limited to the following: barbershop, shoe repair, laundry pickup	NO	NO	NO	YES	YES	NO	YES	YES
2. Specialty services, including but not limited to the following: printing and photostat shop, photo studio, tailor, catering service, taxidermist, interior decorating shop	NO	NO	NO	YES	NO	NO	YES	YES
3. Mortuary or funeral home	NO	NO	NO	YES	YES	NO	YES	NO
4. Radio or television studio*	~~SP~~NO	~~SP~~NO	NO	YES	YES	NO	~~-~~NO	~~-~~NO
5. Veterinary office or animal hospital	YES	YES	NO	YES	YES	NO	YES	YES
6. Gasoline filling station (no major repairs)	NO	NO	NO	NO	~~SP~~NO	NO	~~YES~~NO	NO
7. General automotive repair	NO	NO	NO	NO	~~SP~~NO	NO	~~YES~~NO	NO
8. Vehicle rental agency	NO	NO	NO	YES	YES	YES	YES	YES
9. Pet shop	NO	NO	NO	YES	YES	NO	YES	YES
10. Drive-in business	NO	NO	NO	NO	~~SP~~NO	NO	YES	NO
11. Day spa	NO	NO	NO	YES	YES	NO	YES	YES
12. Tattoo parlor	NO	NO	NO	YES	YES	NO	YES	YES
SECTION 8. RETAIL BUSINESS								
1. General retailing activities, including but not limited to the following: a. Grocery, specialty goods, drug, hardware and variety	NO	NO	NO	YES	YES	NO	YES	YES
b. General merchandise, department store, furniture and household goods (including storage up to 30% of the gross floor area)	NO	NO	NO	NO	YES	NO	YES	YES
2. Auto and truck sales in an open lot	NO	NO	NO	NO	~~SP~~NO	NO	NO	NO
3. Auto or truck sales in a building (including repairs)	NO	NO	NO	NO	~~SP~~NO	NO	~~YES~~NO	NO
4. Package store	NO	NO	NO	YES	YES	NO	YES	YES
5. Trailer sales and services	NO	NO	NO	NO	YES	NO	NO	NO
6. Antique sales (no outside displays)	NO	NO	NO	YES	YES	NO	YES	YES
7. Used furniture (no outside display)	NO	NO	NO	YES	YES	NO	YES	YES
8. Firearms/Dealers	NO	NO	NO	YES	YES	YES	YES	YES
9. Art galleries and studios	NO	NO	NO	YES	YES	NO	YES	YES
10. Compassion center	NO	NO	NO	NO	NO	NO	NO	NO
11. Marijuana cultivation center	NO	NO	NO	NO	NO	NO	NO	NO
12. Marijuana emporium	NO	NO	NO	NO	NO	NO	NO	NO
13. Marijuana store	NO	NO	NO	NO	NO	NO	NO	NO
14. Marijuana testing provider	NO	NO	NO	NO	NO	NO	NO	NO
15. Cannabis Retailer Sales	NO	NO	NO	NO	SP	SP	NO	NO
SECTION 9. TRANSPORTATION USES								
1. Airport	~~SP~~NO	~~SP~~NO	NO	NO	NO	NO	NO	NO
2. Heliport	~~SP~~NO	~~SP~~NO	NO	NO	~~SP~~NO	~~SP~~NO	NO	NO
3. Commercial off-street parking facility	NO	NO	NO	NO	YES	YES	~~SP~~NO	~~YES~~NO
4. Motor freight terminal	NO	~~SP~~NO	NO	NO	YES	YES	NO	NO
5. Bus passenger station	NO	~~SP~~NO	NO	NO	YES	YES	NO	NO
SECTION 10. WHOLESALE BUSINESS								

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Table of Use Regulations

AND STORAGE								
	A-4	A-3	R-2	B-1	B-2	I	VD	CD
1. Wholesale business and storage of nonflammable and nonexplosive material in a building	NO	NO	NO	NO	YES	YES	~~YES~~NO	NO
2. Open lot storage of new building material and machinery	NO	NO	NO	NO	YES	YES	~~YES~~NO	NO
3. Open storage of sand and gravel	NO	NO	NO	NO	NO	~~SP~~NO	NO	NO
4. Storage of flammable material	NO	NO	NO	NO	NO	~~SP~~NO	NO	NO
5. Retail outlet for a wholesale or storage use	NO	NO	NO	YES	YES	YES	YES	YES
6. Firearms/Dealers	NO	NO	NO	YES	YES	YES	YES	YES
SECTION 11. SERVICE INDUSTRIES								
1. Dry-cleaning pickup and delivery	NO	NO	NO	NO	~~SP~~NO	~~SP~~NO	~~YES~~NO	~~YES~~NO
2. Auto body or paint shop	NO	NO	NO	NO	~~SP~~NO	~~SP~~NO	~~YES~~NO	NO
3. Blacksmith, machine or welding shop	NO	NO	NO	NO	~~SP~~NO	~~SP~~NO	~~YES~~NO	NO
SECTION 12. INDUSTRIAL USES								
1. Scientific and research laboratories	NO	NO	NO	NO	NO	YES	~~YES~~NO	NO
2. Textiles or cloth products	NO	NO	NO	NO	NO	YES	NO	NO
3. Wood or wood products	NO	NO	NO	NO	NO	YES	~~YES~~NO	NO
4. Manufacture of musical and precision instruments	NO	NO	NO	NO	NO	YES	~~YES~~NO	NO
5. Lumber, fuel oil, building materials, grain and feed storage yards	NO	NO	NO	NO	NO	YES	NO	NO
6. Wholesale and warehouse facilities, including cold storage	NO	NO	NO	NO	NO	YES	NO	NO
7. Freight or trucking terminal	NO	NO	NO	NO	NO	YES	NO	NO
8. Manufacture of toys and novelties	NO	NO	NO	NO	NO	YES	~~YES~~NO	NO
9. The manufacture, compounding, processing and packaging of bakery goods, candy, cosmetics or toiletries, pharmaceutical and frozen goods	NO	NO	NO	NO	NO	YES	NO	NO
10. Manufacture of food products excluding fish and meat products, vinegar, yeast and the rendering or refining of fats and oils	NO	NO	NO	NO	NO	YES	NO	NO
11. Manufacture of articles and objects which, in their maintenance, assembly, manufacture, operation, do not create smoke, gas, odors, sound, vibration, or soot to any degree which might be termed obnoxious or offensive to persons residing or conducting business in abutting zoning districts within the Town	NO	NO	NO	NO	NO	YES	NO	NO
12. Public utility structures	NO	NO	NO	NO	NO	~~SP~~NO	NO	NO
13. Communication towers*	NO	NO	NO	NO	NO	~~SP~~NO	NO	NO
a. Wireless telecommunications towers in excess of 125 feet, but not to exceed 200 feet, including antenna and associated facilities in accordance with § 350-56	~~SP~~NO	NO	NO	NO	~~SP~~NO	~~SP~~NO	~~YES~~NO	NO
b. Wireless telecommunication towers 125 feet or less, including antenna and associated facilities in accordance with § 350-56	~~SP~~NO	NO	NO	NO	~~SP~~NO	YES	~~YES~~NO	~~YES~~NO

c. Radio and television transmission towers	NO	NO	NO	NO	NO	~~SP~~NO	~~YES~~NO	NO
14. Earth removal (soil only)	NO	NO	NO	NO	NO	~~SP~~NO	NO	NO
15. Other extractive industry	NO	NO	NO	NO	NO	~~SP~~NO	NO	NO
16. Brewpub	NO	NO	NO	YES	YES	YES	YES	YES
17. Distillery	NO	NO	NO	YES	YES	YES	YES	YES
18. Large brewery	NO	NO	NO	~~SP~~NO	YES	YES	~~SP~~NO	~~SP~~NO
19. Microbrewery	NO	NO	NO	YES	YES	YES	YES	YES
20. Winery	NO	NO	NO	YES	YES	YES	YES	YES
	A-4	A-3	R-2	B-1	B-2	I	VD	CD
SECTION 13. ACCESSORY USE								
1. Any accessory use customarily incidental to a use permitted in the district and located on the same site	YES	YES	YES	YES	YES	YES	YES	YES
2. Any accessory use customarily incidental to a use permitted by a special use permit in the district and located on the same lot	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO	~~SP~~NO

NO – PROHIBITED

YES – PERMITTED

SP – SPECIAL USE PERMIT REQUIRED

Section 3. This Ordinance shall become effective upon passage.