

**No. 1695
Ordinance**

**AN ORDINANCE TO AMEND CHAPTER 675 OF THE CODE OF THE CITY OF
GARDNER, THEREOF ENTITLED "ZONING," TO ALLOW FOR THE OPERATION
AND USE OF COTTAGE KITCHENS IN RESIDENTIAL DISTRICTS WITHIN THE
CITY OF GARDNER**

PREAMBLE:

WHEREAS, the City of Gardner, Massachusetts is a growing community committed to strengthening its role as a hub of commerce, culture, and opportunity in North Central Massachusetts; and

WHEREAS, the City recognizes the importance of fostering an environment that is business friendly and supportive of both new and existing enterprises; and

WHEREAS, the City seeks to promote responsible growth and development in ways that balance economic vitality, housing opportunity, and community character; and

WHEREAS, the City is actively working to adopt new and innovative policies, practices, and zoning reforms that reduce unnecessary barriers to investment while ensuring quality development standards; and

WHEREAS, the City acknowledges that modern approaches to zoning and land use are essential to attract new businesses, support workforce expansion, and enhance overall economic competitiveness; and

WHEREAS, the City of Gardner has committed to creating a forward-thinking regulatory framework that encourages innovation, entrepreneurship, and sustainable growth;

NOW THEREFORE, Be it ordained by the City Council of the City of Gardner, as follows:

SECTION 1: That §675-210 of the Code of the City of Gardner, entitled "*Definitions*", is hereby amended by inserting the following definition in alphabetical order:

Cottage Kitchen

A small-scale, home-based food preparation use conducted within a residential dwelling, operated by the resident of the dwelling, and producing food items in compliance with applicable state and local health regulations for direct sale to consumers. A Cottage Kitchen shall not include restaurants, take-out food service, or large-scale food manufacturing, and shall be clearly incidental and secondary to the residential use of the property.

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ORDINANCE

In City Council

November 17, 2025

Ordered Printed

November 17, 2025

Jete Shighur Clerk

Ordinance Passed

December 1, 2025

11 years, 0 days.

Jete Shighur Clerk

Presented to the Mayor for Approval

December 9, 2025

Approved December 9, 2025

Mayor

First Printing

November 21, 2025

Final Printing

December 9, 2025

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SECTION 2: That Attachment 1 of Chapter 675 of the Code of the City of Gardner, thereof entitled "Table of Uses" be amended by inserting the following row, in alphabetical order within the "Business Uses" column:

Business Uses	SF1	RR2	GR3	COM1	COM2	IND1	IND2
Cottage Kitchen	P	P	P	NP	NP	NP	NP

SECTION 3. This ordinance shall take effect upon passage and publication as required by law.

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Approved December 9, 2025

Michael J. P. [Signature] Mayor

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