

Chapter 4. Permitted Uses by District

§ 41:4-0 Use categories.

The following list groups all Principal Uses listed in the Use Charts that follow into Use Categories in order to ease identification of which Principal Use applies to a specific proposed development. Each Use Category (listed in bold type) contains a variety of similar and related Principal Uses (listed in non-bold type).

Each Principal Use listed has a specific definition found in Chapter 2.

ANIMALS (PETS)

Animal Boarding or Kennel, Pet Shop, Animal Shelter, Pound

Animal Grooming & Animal Daycare

Veterinary Clinic, Office & Veterinary Hospital

ANTENNAS

Commercial Antenna & Microwave Dishes

AUTOMOTIVE SERVICES, SALES AND REPAIR

Automobile Repair & Tire Repair Automobile Paint & Body Repair Automobile Sales and Rentals

Automobile Car Wash

Commercial, Industrial Truck & Bus Services Gasoline Station

Operation Facilities for Bus/Taxicab/Ambulance/Limousine Truck Terminal

Vehicle Towing Facility

AVIATION

Airport

Heliport

COMMUNITY FACILITIES

Community Center

Places of Worship

DAY CARE FACILITIES

Child Care Centers

EDUCATION & CULTURAL

Business, Specialized or Vocational Schools Colleges & Universities

(Galleries included under Retail Sales, General)

Museum

Primary & Secondary Schools

ENTERTAINMENT & NIGHTLIFE

Banquet Hall / Catering Hall / Event Space

Bars, Cigar/Hookah

Bars, Taverns & Lounges

Nightclubs, Discotheques & Cabarets

Private Clubs (including Motorcycle Clubs)

Sexually Oriented Businesses

FOOD & DRINK

Animal Cafe

Brewery

Convenience Retail

Distillery

Emergency Food Distribution Center, Food Pantry,

Soup Kitchen

Fish, Meat and Poultry Market

Fresh Food Market

Liquor Store

Live Animal Market

Supermarket

Take-Out Restaurant

Sit-Down Restaurant

Wholesale Bakeries

FUNERAL

Cemeteries

Crematorium, Animal

Funeral Home/Mortuaries

GOVERNMENT USES

Governmental (Non-Municipal Uses)

Municipal Uses

MANUFACTURING

Artist Live/Work Studio (Nuisance Producing)

Cannabis Manufacturer

Flex Space, Light Industrial

Laundry Facility, Commercial/Wholesale

Manufacturing, Light

Manufacturing, Heavy

Manufacturing, Medium

Research & Development

MEDICAL & SOCIAL SERVICE

Emergency Food Distribution Center, Food Pantry,

Homeless Shelter

Hospital/Medical Institution

Medical Clinic or Emergency Care Facility

Methadone Maintenance Clinic

Soup Kitchen Medical Offices

Substance Abuse Treatment Centers (does not include Methadone Maintenance clinics)

OFFICE

Co-Working, Incubator, Shared Office

Office

OUTDOOR STORAGE

Materials Salvage or Junk Facility

Outdoor Storage

Outdoor Storage, Chemical

PARKING

Parking Garage, Commercial Vehicle

PERSONAL SERVICES

Body Art Studio

Personal Service Establishment

Massage Facility

RECREATIONAL

Fitness Centers

Passive Recreation Park

Active Recreation Park

Theater

RESIDENCES & LODGING

Single-Family Dwellings

Two-Family Dwellings

Three-Family Dwellings

Four-Family Dwellings

Town Houses

Low-rise Multi-Family Dwellings

Mid-rise Multi-Family Dwellings

High-rise Multi-Family Dwellings

Dwelling above commercial

Adult Family Care Home

Artist Live/Work Space (Nuisance Producing)

Assisted Living Facilities

Community Residences for Developmentally Disabled, Persons with Head Injuries and Terminally Ill Persons, and Community Shelters for Victims of Domestic Violence

Dormitories

Hotels

Nursing Homes

Rooming and Boarding House / Single Room Occupancy

Short-Term Rental

RETAIL (NO FOOD)

Cannabis Retailer / Microbusiness / Delivery

Check-Cashing Establishments & Bail Bond Agencies

Cigar / Tobacco / Vape Retail Sales

Consumer Repair

Consignment Stores

Department Store

Dry Cleaning and Laundry Establishment

Financial, Insurance, Real Estate, or Securities Brokerage Consumer Services

Exterminator/Pesticide Application Business

Furniture and Appliance Stores, Used

Gun, Ammunition/Weapons Dealers

Heavy Retail and Service

Laundromat

Large Format Retail and/or Shopping Center

Pawn Shops

Pet Shop

Resale or Thrift Shops

Retail Sales, General Consumer Goods

SIGNAGE

Billboards

UTILITIES

Electrical or Gas Switching Facility, Power Distribution, or Substation

Power Generation Facilities

Solar Energy System (ground mounted, roof mounted, over parking lots and structured parking)

Telephone Switching Facility

Wind Energy System, Large

URBAN AGRICULTURE

Cannabis Cultivator

Community Garden

Market Garden

Urban Farm

WAREHOUSING & DISTRIBUTION

Data Center

Cannabis Distributor

Self Storage

Truck Terminal

Truck, Tractor, Trailer, and Heavy Vehicle Parking or Storage

Warehousing, Wholesaling & Distribution Categories

WASTE & RECYCLING

Materials Salvage or Junk Facility

Recycling Center

Waste Transfer Station

§ 41:4-1 Permitted Uses in Residential Districts.

Table 4-1: Residential Districts						
P = Permitted - = Not Permitted C = Conditionally Permitted						
Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.						
Principal Uses	R-1	R-2	R-3	R-4	R-5	R-6
Single-Family Dwelling	P	P	P	P	-	-
Two-Family Dwelling	-	P	P	P	-	-
Three-Family Dwelling	-	P	P	P	-	-
Four-Family Dwelling	-	-	P	P	-	-
Town House, Dwelling	-	-	P	P	-	-
Low-Rise Multi-Family Dwellings	-	-	C	P	P	P
Mid-Rise Multi-Family Dwellings	-	-	-	-	P	P
High-Rise Multi-Family Dwellings	-	-	-	-	-	P
Active Recreation Park	P	P	P	P	P	P
Assisted Living Facilities & Nursing Homes	-	-	-	C	C	C
Child Care Center, Standalone	-	C	C	C	C	C
Commercial Antennas and Microwave Dishes, Collocation	P	P	P	P	P	P
Community Centers	-	P	P	P	P	P
Community Gardens	P	P	P	P	P	P
Community Residences for the Developmentally Disabled, Persons with Head Injuries and Terminally Ill Persons and Community Shelters for Victims of Domestic Violence, Adult Family Care Home	P	P	P	P	P	P
Ground Floor Use in a mixed-use building for Child Care Center; Community Center; Commercial Recreation (Small Scale); Convenience Retail; Dry Cleaning and Laundry Pick-Up/Drop-Off Establishment; Finance, Insurance Real Estate, or Securities Brokerage; Gallery; Consumer Services; Fresh Food Market; Governmental (Non-Municipal) Use; Medical Office; Municipal Use; Offices; Personal Services Establishment; Shared Kitchen; Sit-Down Restaurant; Take-Out Restaurant; or General Consumer Goods Retail Sales.	-	-	C	P	P	P
Municipal Uses	P	P	P	P	P	P
Passive Recreation Park	P	P	P	P	P	P
Places of Worship	C	C	C	C	C	C
Primary and Secondary Schools	C	C	C	C	C	C
Urban Farm (See Section 41:4-6, Additional Standards)	P	P	P	P	P	P

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Accessory Uses	R-1	R-2	R-3	R-4	R-5	R-6
Accessory Dwelling Unit	C	-	-	-	-	-
Automotive Lifts (see Section 41:4-6, Additional Standards)	-	-	P	P	P	P
Cold frame	P	P	P	P	P	P
Commercial Antennas & Microwave Dishes , Building-Mounted	-	-	-	-	-	C
Composting (See Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Family Day Care Homes (see Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Greenhouse	P	P	P	P	P	P
Home Occupation (see Section 41:1-6, Additional Standards)	P	P	P	P	P	P
Hoop house	P	P	P	P	P	P
Outdoor Storage, Portable Storage Units	P	P	P	P	P	P
Parking, Structured	-	-	-	P	P	P
Parking Garage, Private Residential	P	P	P	P	P	P
Private Sports Courts (see Section 41:4-6 Additional Standards)	P	P	P	P	P	P
Sheds and Other Accessory Storage Structures (See Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Short-Term Housing (see Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Solar Energy Systems	P	P	P	P	P	P
Swimming Pools, Private	P	P	P	P	P	P
Wind Energy Systems, Small	C	C	C	C	C	C

§ 41:4-2 Permitted Uses in Commercial & Mixed-Use Districts.

Table 4-2: Commercial & Mixed-Use Districts						
P = Permitted - = Not Permitted C = Conditionally Permitted						
Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.						
Principal Uses	C-1	C-2	C-3	MX-1	MX-2	MX-3
Single-Family Dwelling	-	-	-	P	P	-
Two-Family Dwelling	-	-	-	P	P	-
Three-Family Dwelling	-	-	-	P	P	P
Town House, Dwelling	-	-	-	P	P	-
Low-Rise Multi-Family Dwellings	P	-	-	P	P	P
Mid-Rise Multi-Family Dwellings	-	-	-	-	C	P
High-Rise Multi-Family Dwellings	-	-	-	-	-	P
Mixed-Use Buildings with Multi-Family Dwellings and Non-Residential Uses	P	P	P	P	P	P
Mixed-Use Buildings with Multi-Family Dwellings and Non-Residential Uses exceeding 5 stories / 60 feet in height	-	C	P	-	C	P
Mixed-Use Buildings with Multi-Family Dwellings and Non-residential Uses exceeding 8 stories / 96 feet in height	-	-	-	-	-	C
Single Room Occupancy Dwellings / Boarding / Rooming House	P	P	P	P	P	-
Active Recreation Park	P	P	P	P	P	P
Animal Boarding, Kennel	-	-	C	-	C	-
Animal Café	-	P	P	-	P	P
Animal Daycare, Animal Grooming	-	P	P	-	P	P
Artisan and Craft Workspace	P	P	P	P	P	P
Artist Live/Work Studio (Nuisance Producing)	-	-	-	-	C	-
Automobile Car Wash	-	-	C	-	-	-
Automobile Rentals	-	-	C	-	-	-
Automobile Repair and Tire Repair	-	-	C	-	C	-
Automobile Sales	-	-	C	-	-	-
Bail Bond Agency	-	P	P	-	-	-
Bar/Lounge, Cigar or Hookah (See Section 41:4-6, Additional Standards)	-	P	P	-	P	P
Bars, Taverns, Lounges	-	P	P	-	P	P
Billboards	-	-	-	-	-	-
Body Art Studio	-	P	P	-	P	P
Brewery, Limited	-	P	P	-	P	P
Brewery, Restricted	-	P	P	P	P	P
Business, Specialized or Vocational Schools	P	P	P	P	P	P
Cannabis Delivery	C	C	C	C	C	C
Cannabis Retailer	C	C	C	C	C	C
Cannabis Microbusiness	C	C	C	-	-	
Check-Cashing Establishments	-	-	P	-	-	-
Child Care / Adult Daycare Center	P	P	P	P	P	P

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Principal Uses	C-1	C-2	C-3	MX-1	MX-2	MX-3
Cigar/Tobacco/Vape Retail Sales Establishment (See Section 41:4-6, Additional Standards)	-	P	P	-	P	P
Commercial Antennas and Microwave Dishes, Collocation	P	P	P	P	P	P
Commercial Antennas & Microwave Dishes, Building Mounted	C	C	C	C	C	C
Commercial Recreation, Large Scale	-	-	P	-	P	P
Commercial Recreation, Small Scale	P	P	P	P	P	P
Community Centers	P	P	P	P	P	P
Community Gardens	P	P	P	P	P	-
Consumer Repair Services	P	P	P	P	P	P
Convenience Retail	P	P	P	P	P	P
Co-Working, Incubator, or Shared Office	P	P	P	P	P	P
Department Store	-	-	P	-	-	-
Dry Cleaning and Laundry Pick-Up / Drop-Off Establishment without on-site dry cleaning	P	P	P	P	P	P
Dry Cleaning and Laundry Establishment	-	-	-	-	-	-
Emergency Food Distribution Center, Food Pantry & Soup Kitchen	-	P	P	-	P	-
Event Space	-	P	P	-	P	P
Finance, Insurance, Real Estate, or Securities Brokerage Consumer Services	P	P	P	P	P	P
Fish, Meat and Poultry Markets	-	P	P	P	P	P
Fitness Center	P	P	P	P	P	P
Flex Space, Light Industrial	-	-	-	-	P	-
Fresh Food Market	P	P	P	P	P	P
Funeral Home or Mortuary	-	C	C	-	C	-
Gasoline Station	-	-	C	-	-	-
Governmental (Non-Municipal) Uses	P	P	P	P	P	P
Gun, Ammunition/Weapons Dealers	-	-	-	-	-	-
Homeless Shelter	-	C	C	-	C	-
Hotels (See Section 41:4-6, Additional Standards)	-	-	P	-	-	P
Hotels, Boutique	-	P	P	P	P	P
Hybrid / Flexible Businesses or Uses (Comprising any combination of permitted uses)	P	P	P	P	P	P
Large Format Retail and/or Shopping Centers	-	-	P	-	-	-
Laundromat	P	P	P	P	P	P
Liquor Stores	-	C	C	-	C	C
Live-Work Space (Non-Nuisance Producing)	P	P	P	P	P	P
Makers Space	-	-	P	P	P	P
Market Gardens	P	P	P	P	P	-
Massage Facility	-	C	C	C	C	C
Medical Clinic or Emergency Care Facility	-	P	P	-	P	P

Table 4-2: Commercial & Mixed-Use Districts

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Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.

Principal Uses	C-1	C-2	C-3	MX-1	MX-2	MX-3
Medical Marijuana Alternative Treatment Center	-	-	C	-	-	-
Medical Marijuana Safety Compliance Facility	-	-	C	-	-	-
Medical Marijuana Manufacturing Facility	-	-	C	-	-	-
Medical Marijuana Cultivation Facility	-	-	-	-	-	-
Medical Offices	P	P	P	P	P	P
Methadone Maintenance Clinic	-	-	C	-	C	-
Municipal Uses	P	P	P	P	P	P
Museums	-	P	P	-	P	P
Nightclubs, Discotheques & Cabarets	-	C	C	-	-	-
Offices	P	P	P	P	P	P
Pawn Shops	-	-	P	-	-	-
Personal Service Establishment	P	P	P	P	P	P
Pet Shop (See Section 41:4-6, Additional Standards)	-	-	P	-	P	-
Places of Worship	C	C	C	C	C	C
Primary & Secondary Schools	C	C	C	C	C	C
Private Clubs (See Section 41:4-6, Additional Standards)	-	P	P	P	P	P
Research and Development	-	-	-	-	P	P
Retail Sales, General Consumer Goods	P	P	P	P	P	P
Shared Kitchen	-	-	P	P	P	P
Sit-Down Restaurant	P	P	P	P	P	P
Substance Abuse Treatment Center	-	-	C	-	C	-
Supermarket	P	P	P	P	P	P
Take-Out Restaurant	P	P	P	P	P	P
Theaters	-	P	P	-	P	P
Urban Farm (See Section 41:6, Additional Standards)	P	P	P	P	P	-
Veterinary Clinic or Office	P	P	P	P	P	P
Veterinary Hospital	-	-	P	-	-	-
Warehousing, Micro-Fulfillment	-	-	-	-	C	-
Wholesale Bakeries	-	C	C	-	P	-

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Accessory Uses	C-1	C-2	C-3	MX-1	MX-2	MX-3
Automotive Lifts (See Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Child Care / Adult Daycare Center	P	P	P	P	P	P
Coldframe	P	P	P	P	P	-
Composting (See Section 41:4-6, Additional Standards)	P	P	P	P	P	-
Donation Bin (See Section 41:4-6, Additional Standards)	P	P	P	P	P	-
Drive-Through Facilities	-	-	C	-	-	-
Emergency Food Distribution Center, Food Pantry, Soup Kitchen	P	P	P	P	P	P
Farm Stand	P	P	P	P	P	-
Greenhouse	P	P	P	P	P	-
Home Occupation (See Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Hoophouse	P	P	P	P	P	-
Indoor Cannabis Consumption Area with Licensed Cannabis Retailer	P	P	P	-	P	P
Massage Facilities	C	C	C	C	C	C
Offices	P	P	P	P	P	P
Outdoor Display Area	P	P	P	P	P	P
Outdoor Storage, Portable Storage Units	-	-	P	-	P	-
Parking, Garage, Private Residential	-	-	-	P	P	-
Parking, Structured	P	P	P	P	P	P
Sidewalk Cafe (accessory to permitted restaurant only, see Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Solar Energy Systems	P	P	P	P	P	P
Wind Energy Systems, Small	C	C	C	C	C	C

§ 41:4-3 Permitted Uses in Industrial, Airport, and Port Area Districts.

Table 4-3: Industrial, Airport, and Port Area Districts						
P = Permitted - = Not Permitted C = Conditionally Permitted						
Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.						
Principal Uses	I-1	I-2	I-3	EWR	EWR-S	PORT
Airport	-	-	-	P	-	-
Animal Boarding or Kennel, Animal Shelter, Pound	C	C	-	-	-	-
Animal Daycare, Animal Grooming	P	-	-	-	-	-
Artisan and Craft Workspace	P	-	-	-	-	-
Artist Live/Work Studio (Nuisance Producing)	C	-	-	-	-	-
Automobile Paint and Body Repair	-	C	C	-	C	-
Automobile Rentals	C	C	-	-	P	-
Automobile Repair and Tire Repair	C	C	C	-	C	-
Automobile Sales	C	C	-	-	C	-
Automobile Car Wash	C	C	-	-	C	-
Bail Bond Agency	P	-	-	-	-	-
Billboards	-	-	C	-	C	-
Cannabis Cultivator	C	C	C	C	C	C
Cannabis Delivery	C	C	C	C	C	C
Cannabis Distributor	C	C	C	C	C	C
Cannabis Manufacturer	C	C	C	C	C	C
Cannabis Wholesaler	C	C	C	C	C	C
Check-Cashing Establishment	P	P	-	-	-	-
Child Care Center	-	-	-	-	P	-
Commercial, Industrial Truck and Bus Services	-	C	C	-	C	-
Commercial Antennas & Microwave Dishes, Building Mounted	C	C	C	C	C	C
Commercial Antennas and Microwave Dishes, Collocation	P	P	P	P	P	P
Commercial Antennas & Microwave Dishes, Monopole / Dedicated Structure	-	C	C	-	C	C
Commercial Recreation , Large Scale	P	P	-	-	P	-
Commercial Recreation, Small Scale	P	-	-	-	-	-
Community Center	P	-	-	-	-	-
Convenience Retail	P	P	P	P	P	-
Co-Working, Incubator, or Shared Office	P	-	-	-	P	-
Crematorium, Animal	-	-	C	-	-	-
Data Center	P	P	P	P	P	P
Dry Cleaning & Laundry Establishment	C	C	C	-	C	-
Electrical or Gas Switching Facility, Power Distribution or Substation	-	-	P	P	-	P
Emergency Food Distribution Center, Food Pantry & Soup Kitchen	P	P	-	-	-	-
Exterminator/Pesticide Application Business	C	C	C	-	-C	-
Finance, Insurance, Real Estate, or Securities Brokerage Consumer Services	P	-	-	-	P	-

Table 4-3: Industrial, Airport, and Port Area Districts

P = Permitted - = Not Permitted C = Conditionally Permitted

Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.

Principal Uses	I-1	I-2	I-3	EWR	EWR-S	PORT
Fish, Meat and Poultry Markets	P	-	-	-	-	-
Fitness Center	P	P	-	-	P	-
Flex Space, Light Industrial	P	P	-	-	P	-
Gasoline Station	C	C	C	C	C	C
Governmental (Non-Municipal) Uses	P	P	P	P	P	P
Heavy Retail and Service	P	P	-	-	P	-
Heliport	-	-	-	P	-	-
Homeless Shelter	P	-	-	-	-	-
Hotels (See Section 41:4-6, Additional Standards)	P	-	-	P	P	-
Laundry Facility-Commercial/Wholesale	P	P	P	-	P	-
Live Animal Market	C	C	C	-	-	-
Manufacturing, Heavy	-	-	P	-	-	P
Manufacturing, Light	P	P	P	-	P	P
Manufacturing, Medium	-	P	P	-	-	P
Materials Salvage or Junk Facility	-	-	C	-	-	-
Medical Marijuana Alternative Treatment Center	C	-	-	-	-	-
Medical Marijuana Safety Compliance Facility	C	C	C	-	-	-
Medical Marijuana Manufacturing Facility	C	C	C	-	-	-
Medical Marijuana Cultivation Facility	C	C	C	-	-	-
Methadone Maintenance Clinic	C	-	-	-	-	-
Municipal Uses	P	P	P	P	P	P
Nightclubs, Discotheques & Cabarets	P	P	-	-	P	-
Operation Facilities for Bus/Taxicab/Ambulance/Limousine	P	P	P	P	P	-
Outdoor Storage	-	-	C	-	-	P
Outdoor Storage, Chemical	-	-	C	-	-	P
Parking Garage, Commercial Vehicle	-	P	P	-	P	-
Places of Worship	C	-	-	-	-	-
Power Generation Facilities	-	-	C	-	-	-
Recycling Center	-	C	C	-	-	-
Research and Development	P	P	P	-	P	-
Self Storage	P	P	-	-	-	-
Sexually Oriented Businesses	-	C	-	-	-	-
Shipping Container Storage (see Section 41:22)	P	P	P	P	P	P
Sit-Down Restaurant	P	-	-	-	-	-
Solar Energy System	P	P	P	P	P	P
Substance Abuse Treatment Centers	C	-	-	-	-	-
Take-Out Restaurant	P	-	-	-	-	-
Telephone Switching Facility	P	P	P	-	P	-
Truck Terminal	-	C	C	-	-	-
Truck, Tractor, Trailer, and Heavy Vehicle Parking or Storage	-	-	C	C	-	C

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Principal Uses	I-1	I-2	I-3	EWR	EWR-S	PORT
Vehicle Towing Facility	-	P	P	-	P	-
Veterinary Clinic or Office	P	-	-	-	-	-
Veterinary Hospital	P	-	-	-	-	-
Table 4-3: Industrial, Airport, and Port Area Districts						
Warehousing, Cold Storage	-	C	C	C	C	C
Warehousing, Distribution (aka Bulk Break)	-	C	C	C	C	C
Warehousing, High Cube	-	-	C	C	-	C
Warehousing, Last-Mile Fulfillment	-	-	C	C	-	C
Warehousing, Micro-Fulfillment	C	C	C	C	C	C
Warehousing, Traditional	C	C	C	C	C	C
Waste Transfer Station	-	-	-	-	-	-
Wholesale Bakeries	P	P	P	-	P	-
Wholesale Trade	P	P	P	P	P	P
Accessory Uses	I-1	I-2	I-3	EWR	EWR-S	PORT
Automotive Lifts (see Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Childcare Center	P	-	-	-	P	-
Commercial, Industrial Truck and Bus Wash	-	C	C	-	C	-
Composting (see Section 41:4-6, Additional Standards)	P	P	P	P	P	P
Parking Area, Private	P	P	P	P	P	P
Donation Bin (See Section 41:4-6, Additional Standards)	P	P	P	-	P	-
Drive-Through Facilities	C	-	-	-	C	C
Emergency Food Distribution Center, Food Pantry, Soup Kitchen	P	-	-	-	-	-
Offices	P	P	P	P	P	P
Outdoor Display Area	P	P	P	P	P	P
Outdoor Storage	C	C	C	C	C	C
Outdoor Storage, Chemical	-	C	C	C	C	C
Outdoor Storage, Portable Storage Units	C	C	C	C	C	C
Parking, Structured	P	P	P	P	P	P
Power Plant	-	-	C	-	-	-
Solar Energy Systems	P	P	P	P	P	P
Wind Energy Systems, Small	C	C	C	C	C	C

§ 41:4-4 Permitted Uses in Other Districts.

Table 4-4: Other Districts			
P = Permitted - = Not Permitted C = Conditionally Permitted			
Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.			
Principal Uses	INST	PARK	CEM
Single-Family Dwelling	-	-	-
Two-Family Dwelling	-	-	-
Three-Family Dwelling	-	-	-
Town House, Dwelling	P	-	-
Low-Rise Multi-Family Dwellings	P	-	-
Mid-Rise Multi-Family Dwellings	P	-	-
High-Rise Multi-Family Dwellings	P	-	-
Single Room Occupancy Dwellings	P	-	-
Dwellings in a mixed-use building	P	-	-
Active Recreation Park	P	P	-
Animal Café	-	-	-
Animal Daycare, Animal Grooming	-	-	-
Artisan and Craft Workspace	P	-	-
Bar/Lounge, Cigar or Hookah (See Section 41:4-6, Additional Standards)	-	-	-
Body Art Studio	-	-	-
Brewery, Limited	-	-	-
Brewery, Restricted	-	-	-
Business, Specialized or Vocational Schools	P	-	-
Cannabis Delivery	C	-	-
Cannabis Retailer	C	-	-
Cemeteries	-	-	P
Child Care / Adult Daycare Center	P	-	-
Colleges and Universities	P	-	-
Commercial Antennas & Microwave Dishes, Building Mounted	C	-	-
Commercial Antennas & Microwave Dishes, Collocation	P	-	-
Commercial Recreation, Large Scale	P	-	-
Commercial Recreation, Small Scale	P	-	-
Community Centers	P	P	-
Community Gardens	P	P	-
Consumer Repair Services	P	-	-
Convenience Retail	P	-	-
Co-Working, Incubator, or Shared Office	P	-	-
Dormitory	P	-	-
Dry Cleaning and Laundry Pick-Up / Drop-Off Establishment without on-site dry cleaning	P	-	-
Emergency Food Distribution Center, Food Pantry & Soup Kitchen	P	-	-
Event Space	P	-	-
Fitness Center	P	-	-
Fresh Food Market	P	-	-
Funeral Home or Mortuary	-	-	P

Governmental (Non-Municipal) Uses	P	P	P
Homeless Shelter	C	-	-
Hotels (See Section 41:4-6, Additional Standards)	P	-	-
Human Crematorium	-	-	P
Hybrid / Flexible Businesses or Uses (Comprising any combination of permitted uses)	P	-	-
Laundromat	P	-	-
Live-Work Space (Non-Nuisance Producing)	P	-	-
Makers Space	P	-	-
Market Gardens	P	P	-
Medical Clinic or Emergency Care Facility	P	-	-
Medical Marijuana Alternative Treatment Center	C	-	-
Medical Marijuana Safety Compliance Facility	C	-	-
Medical Offices	P	-	-
Municipal Uses	P	P	P
Museums	P	-	-
Offices	P	-	-
Passive Recreation Park	P	P	P
Personal Service Establishment	P	-	-
Places of Worship	C	-	C
Primary & Secondary Schools	C	-	-
Research and Development	P	-	-
Retail Sales, General Consumer Goods	P	-	-
Shared Kitchen	P	-	-
Sit-Down Restaurant	P	-	-
Take-Out Restaurant	P	-	-
Theaters	P	-	-

Table 4-4: Other Districts			
P = Permitted - = Not Permitted C = Conditionally Permitted			
Any use not listed below is also prohibited, unless the Zoning Officer determines it is sufficiently similar to a listed use to be permitted. Multiple principal uses shall be permitted within a mixed-use building or buildings where permitted.			
Accessory Uses	INST	PARK	CEM
Automotive Lifts (See Section 41:4-6, Additional Standards)	P	-	-
Child Care / Adult Daycare Center	P	-	-
Coldframe	P	P	-
Columbarium	-	-	P
Composting (See Section 41:4-6, Additional Standards)	P	P	-
Crematorium (Animal or Human)	-	-	C
Donation Bin (See Section 41:4-6, Additional Standards)	P	-	-
Emergency Food Distribution Center, Food Pantry, Soup Kitchen	P	-	-
Farm Stand	P	P	-
Greenhouse	P	P	-
Home Occupation (See Section 41:4-6, Additional Standards)	P	-	-
Hoophouse	P	P	-
Indoor Cannabis Consumption Area with Licensed Cannabis Retailer	P	-	-
Maintenance Buildings	P	P	P
Massage Facilities	C	-	-
Mausoleum	-	-	P
Offices	P	P	P
Outdoor Storage, Portable Storage Units	P	-	P
Parking, Structured	P	-	-
Place of Worship	-	-	P
Sidewalk Cafe (accessory to permitted restaurant only, see Section 41:4-6, Additional Standards)	P	-	-
Solar Energy Systems	P	P	P
Tombstones and Monuments	-	-	P
Wind Energy Systems, Small	C	C	C