

ARTICLE 14: ALLOWED USES TABLE

14.1 Allowed Uses Table

14.1.1. LEGEND: P =Permitted

P500 = Permitted 500 feet from property line abutting NH Route 102

SE = Permitted by Special Exception

X = Not Permitted

XX = Prohibited

Type of Use	Zone A	Zone B	Zone C.1	Zone C.2	Zone C.3 - West	Zone C.3 - East	Zone D
ACCESSORY USES (i.e. with and incidental to a principle use, including but not limited to Factory Outlet Sales)	X	X	X	X	X	X	P
ADULT BUSINESS ESTABLISHMENT	X	X	SE	X	X	X	X
AGRICULTURAL USE							
CHEMICAL RECYCLING AND CHEMICAL REFINERY ESTABLISHMENT (03/2023 910/375)	XX	XX	XX	XX	XX	XX	XX
COMMERCIAL AGRICULTURE	SE	P	SE	P	P	P	X
NON-COMMERCIAL, FORESTRY ONLY	P	P	P	P	P	P	P
NON-COMMERCIAL, NOT INCLUDING PRODUCE STANDS	P	P	P	P	P	P	P
PRODUCE STAND (see definition under Agricultural Use)	SE 14.2.2	SE 14.2.2	P	P	P	P	X
AUTOMOTIVE SERVICE STATION	X	X	P	X	X	X	X
AUTOMOTIVE REPAIR SHOP	X	X	P	X	X	X	P
AUTOMOTIVE OR SIMILAR VEHICLE SALES FACILITY 14.2.9	X	X	P	X	X	X	P
BED & BREAKFAST INN (limited to 5 or less rooms)	P	P	X	X	P	P	X
BED & BREAKFAST INN (limited to 10 rooms maximum)	X	X	P	P	P	P	X
BOARDING OR ROOMING HOUSE	SE	SE	P	P	X	X	X
CAFETERIA OR RESTAURANT	X	X	X	X	X	X	P
CAMPING AREA	X	SE	P	P	X	X	X
CHURCH	P	P	P	P	X	X	X
CONSERVATION SUBDIVISION (single family only)	P	P	X	X	P 500	X	X
COMMERCIAL SERVICE ESTABLISHMENT	X	X	P	P	P	P	X
CONVERSION APARTMENT	SE	SE	P	P	X	X	X

Type of Use	Zone A	Zone B	Zone C.1	Zone C.2	Zone C.3 - West	Zone C.3 - East	Zone D
DAY CARE							
ADULT DAY CARE	X	X	X	P	P	P	P <u>14.2.1</u>
DAY CARE CENTER	SE	SE	P	P	P	P	P <u>14.2.1</u>
DAY CARE & ADULT DAY CARE (when associated with an existing business in Zone D)	X	X	X	X	X	X	P
FAMILY HOME DAY CARE/ADULT DAY CARE	P	P	X	X	P	P	X
DUMPS (03/2020)	X	X	X	X	X	X	X
DWELLING – TWO FAMILY UNIT	P	P	X	X	P500 <u>14.2.5</u>	P <u>14.2.5</u>	X
ELDERLY HOUSING OVERLAY DISTRICT <u>14.2.8</u>	P	P	X	P	P500	X	X
EXCAVATION, SOIL REMOVAL & PROCESSING	X	X	X	X	X	X	P
EXCAVATION & SOIL REMOVAL	X	SE	SE	SE	X	X	P
FLEA MARKET	X	X	P	P	X	X	X
GASOLINE STATION AND CONVENIENCE CENTER	X	X	P	X	X	X	P
HEAVY INDUSTRIAL ESTABLISHMENT	X	X	X	X	X	X	SE
HEAVY MANUFACTURING ESTABLISHMENT	X	X	X	X	X	X	SE
HOME OCCUPATION	P	P	P	P	P	P	X
HOTEL/MOTEL (3/2017)	X	X	P	P	X	X	SE
INDOOR COMMERCIAL RECREATION FACILITY	X	X	P	P	P	X	P
INDUSTRIAL REPAIR GARAGE	X	X	X	X	X	X	P
JUNKYARD <u>14.2.10</u>	X	X	X	X	X	X	X
Landfill (03/2020)	X	X	X	X	X	X	X
LIGHT MANUFACTURING ESTABLISHMENT	X	X	SE	SE	P	P	X
LIGHT INDUSTRIAL ESTABLISHMENT	X	X	X	X	P	P	P
LUMBER TREATMENT ESTABLISHMENT	X	X	P	P	X	X	P
MACHINE SHOP	X	X	X	X	P	P	P
MANUFACTURED HOME PARK	X	P	X	X	X	X	X
MANUFACTURED HOME SUBDIVISION	X	P	X	X	X	X	X

Type of Use	Zone A	Zone B	Zone C.1	Zone C.2	Zone C.3 - West	Zone C.3 - East	Zone D
MULTI-FAMILY HOUSING (3/2017)	X	X	X	P	X	X	X
NURSERY SCHOOL	P	P	P	P	P	P	X
OFFICE ESTABLISHMENT	X	X	P	P	P	P	P
OUTDOOR COMMERCIAL RECREATIONAL FACILITY	X	SE	P	P	P	X	X
PRIVATE EDUCATIONAL FACILITY	P	P	P	P	P	P	X
PUBLIC EDUCATIONAL FACILITY	P	P	P	P	P	P	X
PUBLIC RECREATION FACILITY	P	P	X	X	P	X	X
RECYCLING COLLECTION CENTER	X	X	P	P	X	X	X
RECYCLING PROCESSING CENTER	X	X	X	X	X	X	SE
RESEARCH LAB	X	X	X	X	X	X	SE
RESTAURANT	X	X	P	P	P	P	X
RESTAURANT, FAST FOOD	X	X	P	P	X	X	X
SALES ESTABLISHMENT	X	X	P	P	P	P	SE
SANITARY LANDFILL (03/2020)	X	X	X	X	X	X	X
SINGLE-FAMILY DETACHED DWELLING	P	P	X	X	P500 <u>14.2.7</u>	P <u>14.2.7</u>	X
SOCIAL FACILITY	X	X	P	P	P	P	X
TESTING LAB	X	X	X	X	X	X	SE
TRUCK & HEAVY EQUIPMENT REPAIR SHOP	X	X	SE	X	X	X	P
TRUCK AND/OR HEAVY EQUIPMENT SALES FACILITY	X	X	SE	X	X	X	P
USED MOTOR VEHICLE DEALERSHIP <u>14.2.9</u>	X	X	P	X	X	X	P
WAREHOUSE ESTABLISHMENT	X	X	P	P	X	X	P
WHOLESALE BUSINESS ESTABLISHMENT	X	X	X	X	P	P	P
WORKFORCE HOUSING OVERLAY DISTRICT	P	P	X	P	X	X	X
WIRELESS COMMUNICATIONS FACILITY	SE	SE	SE	SE	P	P	P

14.2. Notes to Allowed Uses Table

14.2.1. As an accessory use to an operating primary allowed use. (03/2003)

14.2.2. Allowed only as an accessory to an allowed use and only for the sale of farm product or produce grown or made on-site as part of an approved home occupation or an allowed commercial or non-commercial agricultural use. (03/2003)

- 5.2.7.5. A description of containment and/or diversionary structures or equipment to prevent regulated substances from infiltrating into the ground; and
- 5.2.7.6. Emergency response plan describing and assigning responsibilities and actions to be taken.
- 5.2.8. REPORT OF RESOLUTION: Upon resolution of the response to a spill, the organization responsible for the premises shall provide a complete Report of Resolution to the Raymond TRC outlining actions taken and clearances provided by pertinent local, state and federal agencies.
- 5.2.9. PERMITTED USES: All uses permitted by right or allowed by special exception in the underlying district are permitted in the Groundwater Conservation District unless they are Prohibited Uses or Conditional Uses. All uses must comply with the Performance Standards unless specifically exempt under Section 5.2.13.
- 5.2.10. PROHIBITED USES: The following uses are prohibited in the Groundwater Conservation District:
 - 5.2.10.1. The siting or operation of a hazardous waste disposal facility as defined under RSA 147-A;
 - 5.2.10.2. The siting or operation of a solid waste landfill;
 - 5.2.10.3. The siting or operation of a junkyard;
 - 5.2.10.4. The siting of a snow dump;
 - 5.2.10.5. The siting or operation of a wastewater or septage lagoon; and
 - 5.2.10.6. The siting or operation of a sludge monofill or sludge composting facility.
 - 5.2.10.7. The siting or operation of a petroleum bulk plant or terminal (03/2023)
 - 5.2.10.8. The siting or operation of gasoline stations. (03/2023)
 - 5.2.10.9. The storage of commercial fertilizers, unless such commercial fertilizer storage is within a structure designed to prevent the generation and escape of runoff or leachate and is in compliance with the standards of section 5.2.7 (03/2023)
 - 5.2.10.10. The outdoor storage of road salt or other de-icing chemicals in bulk. (03/2023)
 - 5.2.10.11. Any Direct Current (DC) Electric Vehicle Charging Station or AC Electric Vehicle Charging Station and EVSE in any commercial, industrial, or "for profit" use. (03/2025)
- 5.2.11. CONDITIONAL USES: The issuance of a Conditional Use Permit is subject to Site Plan Approval by the Planning Board. The Planning Board may grant a Conditional Use Permit for a use that is otherwise permitted within the underlying district, if the permitted use is or is involved in one or more of the following:
 - 5.2.11.1. Storage, handling, and use of regulated substances in quantities exceeding 100 gallons or 800 pounds dry weight at any one time, provided that an adequate spill prevention, control and countermeasure (SPCC) plan prepared in accordance with Section 5.2.7 by a qualified professional, submitted to the Technical Review Committee for review and approval, with the final plan also submitted to the Raymond Fire Department and the Raymond Community Development Department for its records. The Technical Review Committee may employ the services of a qualified peer review professional to review the plan at the applicant's expense.
 - 5.2.11.2. Any use that will render impervious more than 15% or 2,500 square feet of any lot, whichever is greater.
 - 5.2.11.3. In granting such approval the Planning Board must first determine that the proposed use is not a prohibited use and will be in compliance with the Performance Standards as well as all applicable local, state and federal requirements. The Planning Board may, at