

	R1	R2	R3	C/I	RC/I	AP	LR	SC/I	RP	SP
RESIDENTIAL										
*Single-Family Dwelling, including driveways	P	P	P	P	C	P	P	X	X	P
Cluster Development	X	C	C	X	X	X	X	X	X	X
Community Living Arrangement	P	P	P	P	C	P	X	X	X	X
Congregate Housing	C	C	C	C	C	X	X	C(5)*	X	X
Elderly Housing	C(13)*	C(13)*	X	C(13)*	X	X	X	X	X	X
Mobile Home Parks	C	C	X	X	X	X	X	C(5)*	X	X
Multi-Family Dwelling	C	C	X	C	C	X	X	X	X	X
Owner Occupied Apartment	P	P	P	P	C	C	C	X	X	X
Two-Family Dwelling, including driveways	P	P	P	P	C	P	P	X	X	P
Conversions of seasonal residences to year-round residences	LPI	LPI	LPI	LPI	LPI	LPI	LPI	LPI	LPI	LPI
INSTITUTIONAL/PUBLIC										
Cemetery	C	C	C	X	X	X	X	X	X	X
Church, Parish House	C	C	C	C	C	X	X	C	X	X
Club Facility	C	C	C	C	C	C	C	C	X	X
Educational Facility	C	C	C	C	C	X	C	C	X	X
Daycare Home	C	C	C	C	C	C	X	C	X	X
Medical Care Facility	C	C	C	C	C	X	X	C	X	X
Municipal Facility	C	C	C	C	C	C	C	C	X	X
Museum	C	C	C	C	C	C	C	C	X	X
Public Facility	C	C	C	C	C	C	C	C	X	X
Public Utility Facility	C	C	C	C	C	C	C	C	C	C
Essential services										
A. Roadside distribution lines (34.5kV and lower)	A	A	A	A	A	A	A(3)*	A(3)*	P(10)*	P(10)*
B. Non-roadside or cross-country distribution lines involving ten poles or less in the shoreland zone	A	A	A	A	A	A	P	P	C(10)*	C(10)*

	R1	R2	R3	C/I	RC/I	AP	LR	SC/I	RP	SP
C. Non-roadside or cross-country distribution lines involving eleven or more poles in the shoreland zone	A	A	A	A	A	A	C	C	C(4)*	C(4)*
D. Other essential services	A	A	A	A	A	A	C	C	C(4)*	C(4)*
Service drops, as defined, to allowed uses	A	A	A	A	A	A	A	A	A	A
COMMERCIAL										
Automobile Service/Motorcycle Repair Business	C(4)*	C	C(4)*	C	C	X	X	C	X	X
Bed and Breakfast	C	C	C	C	C	C	X	C	X	X
Boardinghouse	C	C	C	C	C	X	X	C	X	X
Bottle Club	X	C(4)*	X	eX	C	X	X	eX	X	X
Campground	X	C	C	X	X	C	C	X	X	C
Commercial Mini-Storage	X	X	C(4)*	X	C	X	X	X	X	X
Communication Tower(5)*	X	C	C	C	C	C	X	X	X	X
Daycare Center	C	C	C	C	C	X	X	C	X	X
Drug Store	C*	C*	C*	C	C	X	X	C	X	X
Finance, Insurance and Real Estate	C	C	C	C	C	C	X	C	X	X

Fringe Financial	X	X	X	X	C(+)*	X	X	X	X	X
Function Hall	C	C	C	P C	C	C	X	C	X	X
Golf Course	X	C	C	X	C	C	X	X	X	X
Hotel or Motel	C(+)*	C(+)*	C(+)*	C	C	X	X	C	X	X
Motel	X	X	X	X	C	X	X	X	X	X
Inn	C(+)	C(+)	C(+)	e	e	X	X	C	X	X
Kennels	X	C	C	X	C	X	X	X	X	X
Marina	C	C	C	C	C	X	C	C	X	X
Medical Office	C	C	C	C	C	X	X	C	X	X
Medical Marijuana Cooperative	X	X	X	X	C*	X	X	X	X	X
Medical Marijuana Dispensary	X	X	X	C*	X	X	X	C*	X	X
Medical Marijuana Production Facility	X	X	X	X	C*	X	X	X	X	X
Neighborhood Convenience Store	C	C	C	C	C	C	X	C	X	X
Professional Office	C	C	C	C	C	C	X	C	X	X
Recreation Facility	C	C	C	C	C	C	X	C	X	X
Restaurant	C	C	C(+)*	C	C	X	X	C	X	X
Retail Business	C	C	C(+)*	C	C	X	X	C	X	X
Service Business	C	C	C	C	C	X	X	C	X	X
Storage and/or Maintenance Facility	X	C	C	C X	C	X	X	X	X	X

	R1	R2	R3	C/I	RC/I	AP	LR	SC/I	RP	SP
Wholesale Business	C(4) *	C	C(4) *	C	C	X	X	C	X	X
Wireless Communications Facility	C(5) *	C	C	C	C	C	C(5) *	C(5) *	X	X
Vehicle Sales	C *	C	C(4) *	eX	C	X	X	C	X	X
INDUSTRIAL										
Auto Graveyard/Junkyard/Auto Recycling	X	X	X	X	C	X	X	X	X	X
Laboratory	C	X	X	C	C	X	X	C	X	X
Laboratory Research Facility	X	X	X	C	C	X	X	C	X	X
Light Intensity Industry	X	C	C	C	C	X	X	eX	X	X
LOW IMPACT INDUSTRIAL										
Industrial	X	X	X	X	C	X	X	X	X	X
Medium Intensity Industry	X	C(6)	C(4)	X	C	X	X	C	X	X
Mineral Industry	X	C	C	X	C	C	C	X	X	X
Mineral Exploration Extraction	A	A	A	A	A	A	A(9) *	A(9) *	A(9) *	X
Sawmill	X	C	C	X	C	C	X	X	X	X
Warehousing; Storage; Distribution	X	X	X	eX	C	X	X	eX	X	X
Waste Facility	X	X	X	X	C	X	X	X	X	X

MISCELLANEOUS										
Agriculture	P	P	P	P	P	C	C	X	C	C
Animal Husbandry	X	C	P*	X	C	C	C	X	C	X
Forest Management	P	P	P	P	P	P	P	X	P	P
Private Pond with or without a dam	P	P	P	P	P	P	X	X	X	X
Timber Harvesting(4)	P	P	P	P	P	P	P	X	P	P
Non-intensive recreational uses not requiring structures such as hunting, fishing and hiking, and non-motorized boating	A	A	A	A	A	A	A	A	A	A
Disturbed area greater than 1 acre (16) *	P	P	P	P	P	P	P	P	P	P
	R1	R2	R3	C/I	RC/I	AP	LR	SC/I	RP	SP
Aquaculture	-	-	-	-	-	-	C	C	C	A
Small, non-residential facilities for educational, scientific, or nature interpretation purposes	C	C	C	C	C	C	P	P	C	C
Public and private recreational areas involving minimal structural development	C	C	C	C	C	C	C	P	C	C
Individual private campsites	PC	P	P	C	P	P	P	P	P	P

Filling and earth moving of <10 cubic yards	A	A	A	A	A	A	A	A	P	P
Filling and earth moving of >10 cubic yards	P	P	P	P	P	P	P	P	C	C
Signs	A	A	A	A	A	A	A	A	A	A
**ACCESSORY USES										
Home Occupation	P	P	P	P	P	P	C	C	X	X
Outdoor Wood Furnace(8) *	C	P	P	C	P	P	P	C	X	X
Small Wind Energy System	C	C	C	C	C	C	C	C	X	C
Yard Sale	A	A	A	A	A	A	A	A	X	X

Notes:

- (1) Allowed only on major highways (Route 236 or Route 9) and subdivisions approved for commercial use.
- (2) Permit not required but must file a written “notice of intent to construct” with CEO.
- (3) State standards concerning Timber Harvesting must be adhered to.
- (4) Must be installed on any existing tower, pole or structure capable of supporting such equipment.
- (5) — Allowed on major highways (Route 236 or Route 9), or where public water and sewer services are available within 2,000 ft. of the property line.
- (6) Must comply with Maine Department of Environmental Protection, Chapter 150.
- (7) In RP, not allowed within 75 feet horizontal distance of the normal high water line of Great Ponds, except to remove safety hazards.
- (8) — Requires a permit from the Code Enforcement Officer if more than 100 square feet of surface area, in total, is disturbed.
- (9) — Provided that a variance from the setback requirement is obtained from the Board of Appeals.
- (10) — Except when area is zoned Resource Protection due to floodplain criteria, in which case a permit is required from the Planning Board.
- (11) — Excluding bridges and other crossings not involving earthwork, in which case no permit is required.
- (12) — See Article 7.22 of the Land Use Ordinance.
- (13) — See Article 8.24
- (14) — Subject to all parking and landscaping requirements established in Article 6.4

* A use permit is not required however, performance standards in Section 8.12 must be met.

~~** An Accessory Use of a Conditional Use shall also require Site Plan Review.~~

~~NOTE: A person performing any of the following activities shall require a permit from the Department of Environmental Protection, pursuant to 38 M.R.S.A. section 480-C, if the activity occurs in, on, over or adjacent to any freshwater wetland, great pond, river, stream or brook and operates in such a manner that material or soil may be washed into them:~~

- ~~A. Dredging, bulldozing, removing or displacing soil, sand, vegetation or other materials;~~
- ~~B. Draining or otherwise dewatering;~~
- ~~C. Filling, including adding sand or other material to a sand dune; or~~
- ~~D. Any construction or alteration of any permanent structure.~~

*** Indicates this use has specific performance standards in Article VIII that must be met.**