

ZONING

370 Attachment 2

Township of North Coventry

APPENDIX B Table of Uses [Amended 2-26-2007]

NOTE: This table is provided for reference only. Individual districts and the supplemental use regulations must be consulted for the specific and full set of requirements that apply to each use. Where a conflict exists between this use chart and the Zoning Chapter text, the Zoning Chapter text shall take precedence.

USES PERMITTED BY DISTRICT												
BR = By-Right SE = Special Exception CU = Conditional Use NP = Not Permitted												
Use/Section Reference	RC	RR	R-1	V-1	V-2	TC-1	TC-2	C-1	C-3 ⁴	C-4	I-1	I-2
Accessory uses §§ 370-36 and 370-37	PERMITTED SUBJECT TO PRINCIPAL USE REQUIREMENTS & §§ 370-36 AND 370-37											
Adaptive reuse ³ § 370-38	NP	NP	NP	SE	NP	CU	NP	NP	NP	NP	SE	NP
Adult commercial § 370-39	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Agriculture, intensive § 370-40	CU	CU	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Agriculture, nonintensive § 370-40	BR	BR	BR	NP	NP	NP	NP	NP	NP	NP	BR	BR
Agriculture related business	CU	CU	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Animal hospital, shelter, or kennel § 370-41	SE	SE	SE	NP	NP	NP	NP	NP	NP	NP	NP	NP
Automobile sales	NP	NP	NP	NP	NP	NP	NP	SE	NP	NP	CU	NP
Banking or other financial inst. § 370-43	NP	NP	NP	NP	SE ²	NP	BR	BR	CU	BR	BR	BR
Bed-and-breakfast § 370-44	SE	SE	SE	SE ¹	SE ²	SE ¹	SE	NP	NP	NP	NP	NP
Catering	NP	NP	NP	NP	SE ²	NP	BR	BR	NP	BR	BR	BR

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Use/Section Reference	RC	RR	R-1	V-1	V-2	TC-1	TC-2	C-1	C-3⁴	C-4	I-1	I-2
Commercial communications antenna (existing municipal structure) § 370-34	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR
Commercial communications antenna (new structure) § 370-34	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE
Cemetery § 370-45	SE	SE	SE	NP	NP	NP	NP	NP	NP	NP	NP	NP
Club or lodge § 370-46	SE	SE	NP	NP	NP	NP	BR	BR	NP	BR	NP	NP
Community centers	NP	NP	NP	NP	CU	NP	SE	NP	NP	NP	NP	NP
Convenience Store § 370-48	NP	NP	NP	NP	NP	NP	CU	CU	NP	CU	NP	NP
Craftsman or contractor shop	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	BR	BR
Day care, commercial § 370-47	NP	NP	SE	NP	SE	NP	SE	SE	CU	SE	NP	NP
Driving range/miniature golf	NP	NP	NP	NP	NP	NP	NP	SE	NP	NP	NP	NP
Educational use (nonprofit) § 370-49	NP	NP	SE	SE	SE	SE	SE	NP	NP	NP	NP	NP
Educational use (commercial) § 370-49	NP	NP	NP	NP	NP	NP	SE	BR	CU	BR	BR	NP
Emergency services	NP	NP	NP	NP	NP	NP	BR	NP	NP	NP	NP	NP
Fabrication and finishing of products	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	SE
Gas station, automobile service, car wash § 370-42	NP	NP	NP	NP	NP	NP	CU	SE	NP	CU	NP	NP
Golf course § 370-62	CU	CU	SE	NP	NP	NP	NP	NP	NP	NP	NP	NP
Highway commercial development § 370-60	NP	NP	NP	NP	NP	NP	NP	CU	NP	NP	NP	NP
Home occupation, major § 370-50	SE	SE	SE	SE	SE	SE	SE	SE ⁵	SE ⁵	SE ⁵	SE ⁵	SE ⁵
Home occupation, minor § 370-50	BR	BR	BR	BR	BR	BR	BR	BR ⁵	BR ⁵	BR ⁵	BR ⁵	BR ⁵

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Hospital § 370-51	NP	NP	NP	NP	NP	NP	CU	NP	NP	NP	NP	NP
Hotel or resort complex § 370-52	NP	NP	NP	NP	NP	NP	CU	BR	NP	NP	NP	NP
Indoor commercial recreation § 370-62	NP	NP	NP	NP	NP	NP	NP	BR	CU	NP	NP	NP
Industrial park § 370-53	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	CU	CU
Junkyard § 370-54	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Laboratory for research and development	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	SE	BR
Manufacturing and processing	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	CU	CU
Medical center	NP	NP	NP	NP	NP	NP	BR	NP	NP	BR	NP	NP
Movie theater	NP	NP	NP	NP	NP	NP	NP	BR	NP	NP	NP	NP
Mini-warehouses § 370-55	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	SE
Mixed use § 370-56	NP	NP	NP	SE ¹	SE ²	NP	BR/SE	NP	NP	SE	NP	NP
Multifamily dwellings § 370-58	NP	NP	NP	NP	SE	NP	CU	NP	NP	NP	NP	NP
Municipal use (see also “public use”)	BR	BR	BR	BR	BR	CU	CU	BR	BR	BR	BR	BR
Neighborhood commercial	NP	NP	NP	NP	SE ²	NP	CU	NP	NP	BR	NP	NP
Offices for adm., executive, or corp. headquarters	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	SE	BR
Nursing home, convalescent center § 370-59	NP	CU	CU	NP	CU	CU	CU	NP	NP	NP	NP	NP
Office park § 370-53	NP	NP	NP	NP	NP	NP	NP	SE	NP	NP	CU	CU
Outdoor recreational uses - commercial § 370-62	CU	CU	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Parking garage	NP	NP	NP	NP	NP	NP	NP	SE	NP	NP	NP	NP

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Planned commercial center	NP	NP	NP	NP	NP	NP	NP	NP	CU	NP	NP	NP
Post office	NP	NP	NP	NP	NP	NP	SE	NP	NP	SE	NP	NP
Printing, publishing	NP	NP	NP	NP	NP	NP	NP	BR	NP	BR	BR	BR
Professional office or administrative office	NP	NP	NP	SE ¹	SE ²	CU ¹	BR	NP	NP	BR	SE	BR
Public use (see also “municipal use”)	BR	BR	BR	NP	NP	CU	CU	NP	NP	NP	BR	BR
Public service facility (utility)	CU	CU	SE	CU	CU	CU	CU	SE	SE	SE	SE	SE
Quarrying, mining § 370-61	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	CU
RC-1 Conservation Design (Art. XIV)	CU	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
RC-2 Country Properties (Art. XIV)	BR	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
RR-1 Conservation Design (Art. XIV)	NP	CU	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
RR-2 Rural Lots (Art. XIV)	NP	BR	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
R1-1 Open Space Design (Art. XIV)	NP	NP	BR	NP	NP	NP	NP	NP	NP	NP	NP	NP
R1-2 Conventional Sub. (Art. XIV)	NP	NP	CU	NP	NP	NP	NP	NP	NP	NP	NP	NP
Recycling center § 370-63	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	SE
Religious use	NP	NP	CU	CU	CU	CU	CU	NP	NP	NP	NP	NP
Residential conversion § 370-64	SE	SE	SE	SE ¹	SE	SE	SE	NP	NP	NP	NP	NP
Restaurant, non-fast-food	NP	NP	NP	NP	NP	NP	CU	BR	CU	BR	NP	NP
Restaurant, fast-food § 370-65	NP	NP	NP	NP	NP	NP	CU	SE	CU	BR	NP	NP
Retail (<20,000 s.f.)	NP	NP	NP	NP	NP	NP	NP	BR	CU	NP	NP	NP

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Retirement community § 370-66	NP	NP	NP	NP	CU	CU	CU	NP	NP	NP	NP	NP
Sanitary landfill § 370-67	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Shopping center § 370-60	NP	NP	NP	NP	NP	NP	NP	CU	NP	NP	NP	NP
Single-family detached dwelling	BR	BR	BR	BR	BR	BR	BR	NP	NP	NP	NP	NP
Single-family semidetached	NP	NP	NP	SE	BR	BR	BR	NP	NP	NP	NP	NP
Single-family attached § 370-58	NP	NP	NP	NP	SE	NP	BR	NP	NP	NP	NP	NP
Tavern	NP	NP	NP	NP	NP	NP	NP	SE	NP	SE	NP	NP
Temporary structure § 370-68	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR
Timber Harvesting § 370-29B(7)	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR	BR
Transfer station §370-69	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP
Transitional housing § 370-69	NP	NP	NP	NP	NP	NP	CU	NP	NP	NP	NP	NP
Transportation facility	NP	NP	NP	NP	NP	NP	CU	BR	NP	NP	NP	NP
Trucking terminal	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	CU	CU
Wholesaling, warehouse, distribution	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP	CU	CU
Woodland/game preserve	BR	BR	NP	NP	NP	NP	NP	NP	NP	NP	NP	NP

NOTES:

¹ Adaptive reuse within Class I, II, or III Historic Structure.

² If property is adjacent to Route 724.

³ Subject to limitations described within each district.

⁴ The individual retail, commercial, and service uses shown as permitted by conditional use in the C-3 District are permitted within a Planned Commercial Development, not as separate uses.

⁵ Provided there is an existing nonconforming residential use.