

ZONING

125 Attachment 4

Town of Bedford SCHEDULE OF USE REGULATIONS -- SPECIAL PERMIT USES [Amended 9-17-1985; 10-29-1985; 3-2-1999; 7-20-1999; 4-18-2023 by L.L. No. 5-2023; 9-16-2025 by L.L. No. 5-2025]

SP = Special permit use permitted under general requirements of Article VIII and the additional requirements listed herein.

Uses	R-4A; R-2A; R-1A	R-½A; R-¼A	TF	MF; VA	RO	PB-O	PB-R	NB	CB	RB	LI	EL	PB-O(K)	Additional Requirements
Customary home occupations	SP	SP	SP	SP								SP		See § 125-28.
Temporary use of lighting	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	See §§ 125-41 and 125-81.
Landfilling and excavation	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	See § 125-67.
Automotive service station; public garage								SP	SP	SP	SP			See § 125-68.
Bus passenger shelter	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP		See § 125-69.
Private club	SP	SP	SP	SP								SP		See § 125-70.
Hotel or motel								SP	SP					See § 125-72.
Kennel									SP	SP	SP			See § 125-73.
Landscape nursery	SP	SP	SP	SP								SP		See § 125-74.
Private school	SP	SP	SP	SP								SP		See § 125-75.
Child day-care center, school-age child care, nursery school	SP	SP	SP	SP										See § 125-75.1.
Public utility substation, communication relay station	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	See § 125-76.
Public utility transmission line	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	See § 125-77.
Boarding of 10 or more horses	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP		See § 125-78.
Accessory apartments in existing single-family residences	SP	SP	SP	SP								SP		See § 125-79.
Cottages	SP (Only R-4A, R-2A)													See § 125-79.1.
Cemetery (private)	SP	SP	SP	SP								SP		See § 125-80.
Temporary structures and uses	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP		See § 125-81.
Philanthropic or eleemosynary uses	SP	SP	SP	SP								SP		See § 125-82.
Church or other place of worship	SP	SP	SP	SP								SP		See § 125-83.
Group-care facility	SP	SP	SP	SP								SP		See § 125-84.
Solid waste transfer station											SP			See § 125-85.
Business and professional offices, including executive, medical, administrative, editorial, educational, engineering, financial and statistical purposes													SP	See § 125-85.1.
2-family dwellings in buildings existing prior to September 1, 1985													SP	See § 125-85.1.
Multifamily dwellings in residences existing prior to September 1, 1985, on lots of less than 20,000 square feet													SP	See § 125-85.1.
Cellular tower	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	See § 125-85.2.
Country Inn	SP (Only R-4A)	SP												See § 125-85.3.

