

# ZONING

## 230 Attachment 2

### Township of Freedom

#### Appendix B Freedom Township Table of Uses

Use	AG	RC	RL	RM	CC	MU	IL	Use Specific Standards
Accessory Apartment	ACC	ACC	ACC	ACC	ACC	ACC	ACC	§ 230-62A(1)
Adult Businesses							C	§ 230-62A(2)
Agribusinesses	C						P	§ 230-62A(3)
Agricultural Tourism Operation	C	ACC				P		§ 230-62A(4)
Agricultural Uses	P	P				P	P	
Agriculture, Horticulture, or Floriculture, as an Accessory Use in a Greenhouse			ACC					
Animal Hospital	C							§ 230-62A(5)
Antennas			C	C	C		C	§ 230-62A(6)
Any form of Agriculture, Horticulture, or Floriculture Excluding Intensive Agribusiness.					P			
Any Manufacturing, Wholesaling, or Distributing Use							P	
Banquet Hall					C	C		§ 230-62A(7)
Bed and Breakfast Establishments	C					C		§ 230-62A(8)
Blacksmiths and Machine Shops							P	
Boarding House				C	P			§ 230-62A(9)
Bus Passenger Stations							P	
Business and Professional Offices				P	P			
Campgrounds and Facilities		C						§ 230-62A(10)
Cemeteries	C							§ 230-62A(12)
Child/Adult Day Care Facility				C				§ 230-62A(13)
Club and/or Lodge				C				§ 230-62A(14)
Cluster Development		P	P	P		P		§ 230-62A(15)
Conservation Areas and Structures		P						
Convenience Store, Excluding Fuel Sales*					P			

FREEDOM CODE

Use	AG	RC	RL	RM	CC	MU	IL	Use Specific Standards
Convenience Store, Including Fuel Sales					C			§ 230-62A(16)
Conversion Apartments				C				§ 230-62A(17)
Cottage Industry	C	C	C	C	C	C	C	§ 230-62A(18)
Crematoriums							C	
Day Care Center							ACC	
Elder Care Facility				C				§ 230-62A(19)
Family Day Care Home			C					
Farm Market	ACC	ACC				ACC		§ 230-62A(20)
Farm-Related Occupations	P	C						§ 230-62A(21)
Farm Stand	ACC	ACC				ACC		
Farm Worker Housing	C	C						§ 230-62A(22)
Financial Establishment, Excluding Drive-Through Service*					P			§ 230-62A(23)
Financial Establishment, Including Drive-Through Service					C			§ 230-62A(24)
Fitness Center*					P			
Florists, Greenhouses, or Nurseries					P			
Funeral Homes*					P			
Golf Course			C	C				§ 230-62A(25)
Group Care Facility				C				
Group Home			P	P		P		§ 230-62A(26)
Halfway House				C		C		§ 230-62A(27)
Home Occupation	C		C	C	ACC	C		§ 230-62A(28)
Hospital*					P			§ 230-62A(29)
Indoor Recreational Facility					C			§ 230-62A(30)
Junkyard							C	§ 230-62A(31)
Kennels	C							1§ 230-62A(32)
Landfill							C	1§ 230-62A(33)
Laundries, Cleaning, Dyeing, Carpet and Rug Cleaning							P	
Lumber and Coal Yards, Building Material Storage Yards, Contractor Equipment and Storage Yards							C	

## ZONING

Use	AG	RC	RL	RM	CC	MU	IL	Use Specific Standards
Medical Marijuana Dispensary Facility					P		P	§ 230-62A(34)
Medical Marijuana Transport Vehicle Office					P		P	§ 230-62A(35)
Medical Office or Clinic*					P			
Mobilehome Park				C				§ 230-62A(36)
Motels and Hotels, Exceeding 20 Guest Rooms					C			
Motels and Hotels, Not Exceeding 20 Guest Rooms*					P			
Multi-Family Dwelling				P				§ 230-62A(37)
Municipal Facility	P	P	P	P	P	P	P	
No-Impact Home-Based Business	P	P	P	P	P	P	P	§ 230-62A(38)
Non-Commercial Agriculture, Horticulture, or Floriculture, as an Accessory Use in a Greenhouse				ACC				
Outdoor Storage and Display					ACC			§ 230-62A(39)
Personal Service Establishments, Excluding Drive-Through Service					P			
Place of Worship	C		C	C				§ 230-62A(40)
Planned Community Development						C		
Public Utility Facility	C	C	C	C	C		P	§ 230-62A(41)
Recreation, Active		C	C	C	P			
Recreation, Passive		P	C	C				
Recycling Center							C	§ 230-62A(42)
Restaurants, Excluding Drive-Through Window Service*					P			
Restaurants, Including Drive-Through Window Service					C			§ 230-62A(43)
Retail Business Exceeding 5,000 sf					C			
Retail Business Not Exceeding 3,000 sf					P			
Retail Business Not Exceeding 5,000 sf*					P			
Retreat		C						§ 230-62A(44)
Rural Events Venue		C				C		§ 230-62A(45)
Sawmill							C	
Schools			C	C				
Self-Service Storage Facility							P	
Shopping Centers					C			§ 230-62A(46)
Signs	ACC	ACC	ACC	ACC	ACC	ACC	P	

## FREEDOM CODE

Use	AG	RC	RL	RM	CC	MU	IL	Use Specific Standards
Single-Family Attached Dwellings				P				§ 230-62A(47)
Single-Family Detached Dwellings	P	P	P	P	P	P	P	
Single-Family Semi-Detached Dwellings				P				
Solar Farm	C	C				C		§ 230-62A(48)
Special Events		P						
Studios					P			
Surface Mining							C	§ 230-62A(49)
Tasting Room/Winery/Cidery/Brewery/ Distillery	C	C			P	P		§ 230-62A(51)
Temporary Uses				C				§ 230-62A(52)
Theaters*					P			
Two-Family Detached Dwelling				P				
Vacation Rental		P	P					§ 230-62A(55)
Vehicle Garages							P	
Vehicle Sales Establishment							P	
Vehicle Wash							P	
Vehicular Body Shops							C	§ 230-62A(56)
Wireless Communication Facilities-Co- location-Inside Public Right-of-Way	ACC	ACC	ACC	ACC	ACC	ACC	ACC	§ 230-62A(57)
Wireless Communication Facilities-Co- location-Outside Public Right-of-Way	ACC	ACC	ACC	ACC	ACC	ACC	ACC	§ 230-62A(58)
Wireless Communication Facilities-Tower Based-Inside Public Right-of-Way	C	C			C		C	§ 230-62A(59)
Wireless Communication Facilities-Tower Based-Outside Public Right-of-Way	C							§ 230-62A(60)

P = Permitted by-right as a principal use

ACC = Permitted as an accessory to the principal use

C = Conditional Use

\* = Within 2,500 lineal feet of the Route 15/Emmitsburg Road Interchange