

Language agreed to at the 02-08-2021 Zoning Commission Special Meeting

Deletions are in [brackets and underlined in red]

12.8 **Temporary Uses.** Temporary permits may be issued for certain structures and uses in accordance with the following provisions:

12.8.1 **Temporary Construction Structures:** When a lot is being prepared for the construction of a permitted permanent structure or the establishment of a permitted permanent use, a permit may be issued for one or more structures to be used solely for (a) storage of equipment and materials required for such preparation or construction, or (b) a construction office. The Zoning Enforcement Officer may issue a temporary permit for up to two such structures provided the structures would meet all setback requirements for a permanent structure. The duration of the first such permit shall be no greater than one year, or two weeks after the completion of preparation or construction of the permanent use or structure, whichever comes first. Permits may be renewed for periods of no more than six months.

12.8.2 **Temporary Trailers for Living Purposes:** A permit, not to exceed four weeks in any calendar year, may be issued by the Zoning Enforcement Officer for one visiting trailer to be used for living purposes on a lot zoned for residential use. Any such trailer must be parked on the rear half of the lot and must be located at least 25 feet away from every lot line. No more than one such permit shall be issued in any calendar year.

12.8.3 **Temporary Uses Requiring No Permit:**

- A. All temporary uses that are incidental and customary to the permitted principal use of a parcel [in a residential district].
- B. Recurring [Annual] events that have previously not been issued a zoning permit, and have been held at the same location for a period of five years or more before [insert date of amendment].
- C. Temporary events on property used for [owned by the] Town [of Washington], Religious, Institutional [Institutions] or School[s] purposes.
- [D. Events held on property lawfully used for single day events held by commercial purposes in the B1, B2, B3 and B4 Districts]

12.8.4 **Temporary Uses Requiring a Zoning Permit:** The Zoning Enforcement Officer may issue a zoning permit for a single-day event not listed in Subsection A, above, provided the applicant demonstrates that adequate parking can be provided. No more than two (2) such permits shall be issued in any one calendar year on the same site.

All such uses/events shall require a zoning permit [and shall be limited to the hours of 8:00 am to 10:00 pm].

12.8.5 **Temporary Uses Requiring a Special Permit:** A Special Permit shall be required for any temporary use not described in Sections 12.8.3 and 12.8.4. Such use shall be subject to the standards of Section 13.1.C of these regulations and shall be limited to circuses, carnivals, festivals, concerts, artistic performances, galas and similar type entertainment.

No more than one (1) Special Permit may be issued in any one calendar year for a temporary use on any lot or parcel. No such temporary use shall be permitted for more than seven days within a consecutive period of ten days.

[All such uses/events that require a special permit shall be limited to the hours of 8:00am to 10:00 pm] The Commission reserves the right to limit the hours of Special Permits.