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Added definitions

Automotive Repair Shop: a facility for the repair and maintenance of mechanical parts of automobiles, motorcycles, trucks and similar vehicles.

Automotive Sales: the use of any building, land area, or other premises for the display and sale of new and used automobiles generally but may include light trucks, vans, trailers, or recreational vehicles and including any vehicle preparation or repair work conducted as an accessory use.

Automotive Service Station: a facility for the retail sale of automotive fuels, oils, and accessories, that may also offer automobile repair services and/or may be a Connecticut licensed emission station. Such facilities may include an outlet for the sale of food, non-alcoholic beverages, tobacco and dry goods for off-premises consumption as accessory use.

Convenience Store: Any retail establishment offering prepackaged food products for sale, sandwiches and other freshly prepared food, non-alcoholic beverages, household items, newspapers and magazines, tobacco products for off-site consumption. The site may also offer the sale of automotive fuels, oils, and accessories.

Drive-through window: A window associated with financial institutions, pharmacies, restaurants or other food and beverage establishment that allow for drop-ffs, pick-ups or information exchanges especially when sent or received from a motor vehicles in a lane established for this purpose.

Electric Vehicle Charging Station (EVCS): A public or private space that is served by battery charging station equipment for the purpose of transferring electric energy to a battery or other energy storage device in an electric vehicle.

Food Establishment: A food establishment is any business or operation that stores, prepares, packages, serves, or sells food for human consumption.

Funeral Home: A building used for the preparation of the deceased for burial and the display of the deceased and rituals connected therewith before burial or cremation.

Laundry and Dry-Cleaning Services: An establishment providing laundry and dry-cleaning service for the public.

Medical Facility: A facility wherein medical diagnosis and/or medical treatment and/or services are provided along with such accessory services as may be provided, including but not limited to outpatient services, treatment, or testing.

Package Store: a retail establishment that sells alcoholic beverages—such as liquor, wine, and beer—in sealed bottles or containers, intended for consumption off the premises.

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Added definitions

Pharmacy: A store where the primary business is the filling of medical prescriptions and the sale of drugs, medical devices and supplies, and nonprescription medicines but where nonmedical products may be sold as well.

Place of Worship: A building wherein people regularly assemble religious worship.

Retail Sales: Establishments engage in selling goods or merchandise to the general public for personal or household consumption and rendering services incidental to the sale of such goods.

Housing - Added definitions

(1) "Accessory apartment" means a separate dwelling unit that (A) is located on the same lot as a principal dwelling unit of greater square footage, (B) has sleeping, bathroom, and cooking facilities, and (C) complies with or is otherwise exempt from any applicable building code, fire code and health and safety regulations;

(2) "Affordable accessory apartment" means an accessory apartment that is subject to binding recorded deeds which contain covenants or restrictions that require such accessory apartment be sold or rented at, or below, prices that will preserve the unit as housing for which persons and families pay thirty per cent or less of income, where such income is less than or equal to eighty per cent of the median income;

(3) "As of right" or "as-of-right" means able to be approved in accordance with the terms of a zoning regulation or regulations and without requiring that a public hearing be held, a variance, special permit or special exception be granted or some other discretionary zoning action be taken, other than a determination that a site plan is in conformance with applicable zoning regulations;

(4) "Cottage cluster" means a grouping of at least four detached housing units, or live work units, per acre that are located around a common open area;

(5) "Live work unit" means a building or a space within a building used for both commercial and residential purposes by an individual residing within such building or space;

(6) "Middle housing" means duplexes, triplexes, quadplexes, cottage clusters and townhouses including middle housing residential and mixed-use housing developments;

(7) Middle Housing Residential: A residential building or group of attached dwelling units containing 2 to 9 units, or a single cottage cluster containing 4 to 9 units, with each unit served by either a common exterior entrance or a separate exterior entrance.

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Added definitions

(7) "Mixed-use development" means a development containing both residential and nonresidential uses in any single building.

Mixed-Use Middle Housing: A building containing between 2 and 9 dwelling units and a non-residential use.

Commented [FG1]: This definition is based upon the definition of mixed-use development in CGS § 8-1a(b)(7)

(8) "Townhouse" means a residential building constructed in a grouping of three or more attached units, each of which shares at least one common wall with an adjacent unit and has exterior walls on at least two sides.