

Appendix A: New Use- Craft Beverage Establishment Delete Sec. 4.4 “Bottling works (except for alcoholic beverages)” row.

Add “6.4.10 Craft Beverage Establishment” after “6.4.9 Car Wash” and renumber subsequent sections.

Add “6.4.10.A Defined. Any properly licensed establishment licensed under M.G.L. Chapter 138 that produces and/or containerizes alcoholic or alcoholic and non-alcoholic beverages for consumption on and/or off premises. This includes but is not limited to breweries, microbreweries, brew pubs, distilleries, wineries, meaderies, cideries, and tap rooms.”

Add “6.4.10.B Standards for Allowed Uses.”

Add “6.4.10.B.1 Craft Beverage Establishments: Off-Premise Consumption Only. Establishments may produce and/or containerize and sell alcoholic or alcoholic and non-alcoholic beverages for off-site consumption by retail sale and wholesale. These establishments must occupy a building or portion of a building that has a floor area of no less than 10,000 square feet except in Manufacturing and Limited Manufacturing districts.”

Add “6.4.10.B.2 Craft Beverage Establishments: On-Premise Consumption. Establishments may produce and/or containerize and sell alcoholic or alcoholic and non-alcoholic beverages for on-premise consumption. Retail sale or wholesale of closed containers for off-premise consumption is also allowed. These establishments must occupy a building or portion of a building that has a floor area of no more than 10,000 square feet except in Manufacturing and Limited Manufacturing districts.”

Add “6.4.10.B.3 In all districts, outdoor sidewalk seats are permitted under revised Ordinances Chapter 12, Section 12-70.”

Add “6.4.10.C Standards for Special Permit Uses.”

Add “6.4.10.C.1 In Business Use 1-5, and Mixed Use 1 and 2 districts, Craft Beverage Establishments occupying a building in excess of 10,000 square feet may seek a special permit.”

In 4.4.1 after row “Car Wash” add row “Craft Beverage Establishment: Off-Premise Consumption” and in that row add in that row add “L/SP” in the BU1-5 and MU1-4 columns. Add “L” in the M and LM columns.

In 4.4.1 after row “Craft Beverage Establishment: Off-Premise Consumption” add row “Craft Beverage Establishment: On-Premise Consumption” and in that row add “L/SP” in the BU1-5 and MU1-4 columns. Add “L” in the M and LM columns.

In 5.1.4.A “Number of Parking Stalls” table after “Bank” row add a new row “Craft Beverage Establishment: Off-Premise Consumption” and in that row add “1 per every 500 sf plus 1 per every 4 employees” in “Parking Stalls Required” column.

In 5.1.4.A “Number of Parking Stalls” table after “Bank” row add a new row “Craft Beverage Establishment: On-Premise Consumption” and in that row add “1 per every 5 patron seats excluding any sidewalk and parking space café seating permitted under Sec. 12-70” in “Parking Stalls Required” column.