

Sec. 605. Home occupations.

- (a) It is the intent and purpose of this section to provide for certain types of restricted occupational uses within residential zoning districts. Such uses are restricted to those which:
- (1) Are incidental to the use of the premises as a residence;
 - (2) Are compatible with residential uses; and
 - (3) Do not detract from the residential character of the neighborhood.
- (b) In all residential zoning districts, any building used for residential occupancy may conduct a home occupation use provided that:
- (1) The primary use of the unit is a dwelling;
 - (2) The following standards are complied with in full at all times:
 - a. Such use shall be conducted entirely within the dwelling unit;
 - b. At least one resident of the dwelling unit shall be present and engaged in the home occupation at all times that the home occupation is open for business;
 - c. No more than three total persons (including residents) may be employed by the home occupation at any given time;
 - d. No mechanical or electrical equipment is to be utilized except that which is necessarily, customarily, or ordinarily used for household or leisure purposes;
 - e. No equipment that interferes with radio and/or television reception shall be allowed.
 - f. No toxic, explosive, flammable, combustible, corrosive, radioactive, or other restricted materials shall be used or stored on the premises;
 - g. There shall be no outside operations, storage, or display of materials or products;
 - h. No accessory buildings shall be used in connection with the home occupation.
 - i. No alteration of the residential appearance of the premises occurs, including the creation of a separate entrance to the dwelling or utilization of an existing entrance exclusively for the business;
 - j. There shall be no exterior evidence of the home occupation, except for the sign permitted by this section;
 - k. No commodity shall be stocked or sold on the premises to the general public;
 - l. No process shall be used which is hazardous to public health, safety, or welfare;

AFFIDAVIT FOR HOME-BASED BUSINESS

- m. Visitors, customers, or deliveries shall not exceed that normally and reasonably occurring for a residence and shall, under no circumstance, exceed more than eight (8) business visitors/customers per day and not more than two (2) manufacturer or wholesaler direct deliveries of products or materials per week;
 - n. No on-street parking associated with the business shall be permitted;
 - o. Only vehicles used primarily as passenger vehicles shall be permitted in connection with the conduct of the home occupation; and
 - p. The home occupation shall be restricted to fifty (50) percent of the dwelling's floor space and shall not exceed four hundred and fifty (450) square feet of total floor area. Said home occupation use shall be clearly secondary to the use of the dwelling for dwelling purposes.
- (c) In all non-residential zoning districts, any building used for residential occupancy may conduct business provided that:
- (1) The home occupation shall not involve more than three (3) employees on site who do not live in the dwelling unit;
 - (2) A home occupation may include the office of a licensed/certified health service practitioner, including a surgeon, dentist dental surgeon, osteopathic physician, psychologist, or other medical practitioner licensed by the state, who receives and treats patients on the premises;
 - (3) A home occupation may include the office of a person engaged in a profession, including a lawyer, an accountant, an auditor, an engineer, an architect, a real estate agent, or another profession similar in character, who receives and consults with clients on the premises;
- (d) A home occupation may have a single sign indicating the name of the business mounted as a wall sign on the dwelling, secured to the primary residential use, and having an area of no more than two (2) square feet.
- (e) Adult day care centers, child nursery day cares, child care learning centers, family child care learning homes, tutoring and academic instruction are expressly permitted as home occupations by this zoning code.

BUSINESS OWNER SIGNATURE

DATE

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