

Section 12. Home Occupations

All home occupations shall meet the following standards:

- a. No persons other than members of the family residing on the premises shall be employed by the home occupation.
- b. The home occupation must clearly be secondary and incidental to the use of the dwelling unit as a residence. No more than twenty-five percent (25%) of total heated and ventilated floor area, up to a maximum of 500 square feet, shall be devoted to the home occupation.
- c. The appearance of the dwelling unit shall not be altered, nor shall the home occupation be conducted in any way that would cause the premises to differ from its residential character and that of the immediate neighborhood.
- d. The home occupation shall be operated in the existing dwelling unit or an existing accessory structure. The existing dwelling unit shall not be enlarged to accommodate the home occupation; nor shall any accessory structure be built for the purpose of operating the home occupation.
- e. There shall be no outside display or storage of materials, goods, supplies, or equipment used in the home occupation; nor shall there be any sign advertising the home occupation.
- f. No traffic shall be generated by the home occupation in greater volumes than would normally be expected in a residential area. Any need for parking generated by the home occupation shall be met off the street and other than in the required front yard.
- g. The operation of a home occupation shall not create any nuisance such as excessive traffic, on-street parking, noise, vibration, glare, odor, fumes, dust, heat, fire hazards, electrical interference or fluctuation in line voltage, or be present or noticeable beyond the property boundaries of the home occupation premises.

Any person desiring to operate a home occupation shall submit an application to the Building Official. The applicant shall present evidence of ownership of the property in question, or a signed and notarized letter from the owner authorizing the application. The Building Official shall have ten (10) days in which to act on an application.

No more than one home occupation shall be approved in any residential dwelling unit.

Final approval of a home occupation shall be contingent upon the applicant obtaining a valid business license from the City.