

Sec. 30-82-3. - Home Occupations, Type I and Type II.

(B) General standards:

1. More than one (1) home occupation may be permitted provided the total floor area used for all home occupations do not exceed the applicable Type I or Type II standard.
2. No dwelling or structure shall be altered, occupied or used in a manner which would cause the premises to differ from a character consistent with a residential use. The use of colors, materials, construction, lighting, or other means inconsistent with a residential use shall be prohibited.
3. There shall be no outside storage of goods, products, equipment, or other materials inconsistent with a residential use associated with the home occupation. No toxic, explosive, flammable, radioactive, or other hazardous materials used in conjunction with the home occupation shall be used, sold, or stored on the site. The sale of firearms as a home occupation shall be prohibited.
4. The type and volume of traffic generated by a home occupation shall be consistent with the traffic generation characteristics of other dwellings in the area. In addition, the lot or property on which the home occupation is conducted shall not have any parking spaces added to it during the time the home occupation is being conducted, nor shall any parking space be used that was not customarily or regularly used prior to that time.
5. Deliveries related to the home occupation shall be limited to the United States Postal Service, parcel delivery services, and messenger services. The commercial delivery by tractor trailer of materials or products to or from the premises shall be prohibited.
6. The home occupation shall not increase demand on water, sewer, or garbage collection services to the extent that the combined demand for the dwelling and home occupation is significantly more than is normal to the use of the property for residential purposes.
7. No equipment or process shall be used in a home occupation which creates noise in excess of 60 dB(A) measured at the property line, or vibration, glare, fumes, odors, or electrical interference detectable to the normal senses off the premises or through common walls. In the case of electrical interference, no equipment or process shall be used which creates visual or audible interference in any radio or television receivers off the premises or through common walls.
8. No activity in conjunction with a home occupation shall be conducted before 7:00 a.m. or after 10:00 p.m. that adversely impacts or disturbs adjoining property owners.
9. Temporary portable storage containers shall not be used in conjunction with a Type I or Type II home occupation or used as a principal use or principal building or structure.
10. Pet grooming may be allowed as a home occupation. It shall be limited to one (1) customer at a time, and a maximum of eight (8) animals per day. Any animals associated with this permitted home occupation must be kept indoors.

*(C) Additional standards for all **Type I** home occupations:*

1. The maximum floor area permitted for a home occupation shall be ten (10) percent of the finished floor area of the dwelling unit, or 250 square feet, whichever is greater.
2. The home occupation shall be conducted entirely within the interior of the principal residential structure or within an accessory structure located on the property.
3. No one (1) other than permanent residents of the dwelling shall be engaged or employed in such occupation.
4. No sign may be placed on the property advertising the home occupation.
5. No advertising through local media, including telephone books, flyers, and the internet shall call attention to the residential address of the home occupation.

*(D) Additional standards for all **Type II** home occupations:*

1. The maximum floor area permitted for a home occupation shall be twenty-five (25) percent of the finished floor area of the dwelling unit, or 500 square feet, whichever is greater
2. One (1) person who is not a permanent resident of the dwelling may be engaged or employed in the home occupation.
3. The home occupation shall be conducted entirely within the interior of the principal residential structure or within an accessory structure located on the property.
4. One (1) non-illuminated sign, a maximum of two (2) square feet in area, shall be permitted per dwelling, regardless of the number of home occupations within the dwelling. Any sign must conform with the provisions of section 30-93 of the zoning ordinance.