

Home Occupations are a Permitted Use within the RS-1 Zoning District provided the occupation meets all tests of the definition and regulations. (Please note that there are certain Conditional Uses allowed within the RS-1 Zoning District as well such as Child Day Care and Swimming Lessons making use of single-family residences that do not meet all the tests of the Home Occupation definition.)

Section	
8.01.	<p>Home Occupations / Home Based Businesses are permitted in any residential dwelling unit subject to the following provisions:</p> <ol style="list-style-type: none"> 1. The use of the dwelling unit for the home occupation or home based business shall be clearly incidental and subordinate to its use for residential purposes by its occupants, and shall under no circumstances change the residential character of the structure or the property. 2. There shall be no change in the outside appearance of the building or premises, or other visible evidence of the conduct of such home occupation or home based business. 3. No business storage or warehousing of material, supplies or equipment shall be permitted outside of the primary dwelling unit. 4. No toxic, explosive, flammable, combustible, corrosive, etiologic, radioactive or other restricted materials, as may be regulated by the State Department of Environment, Health, and Natural Resources, Division of Solid and Hazardous Materials, shall be used or stored on the site in quantities greater than is reasonable and customary for any residential unit. 5. No display of products shall be visible from the street. 6. A home occupation or home based business shall be subject to all applicable licenses, permits and business taxes.
8.02.	<p>Home Occupation / Home Based Business use of residential property permits very limited activities in a residential dwelling, provided such activities:</p> <ol style="list-style-type: none"> 1. Do not impact or detract from the residential character of the neighborhood. 2. The business inside the dwelling unit shall not exceed twenty-five (25) percent of habitable space of the primary residential structure.
8.03.	<p>No Home Occupation or Home Based Business shall be permitted that does any of the following:</p> <ol style="list-style-type: none"> 1. Requires internal or external alterations inconsistent with the residential use of the building or the land. 2. There will be no additional parking required over and above that of residential use. 3. Is a nuisance, or creates a hazard to persons or property.

Comments or Observations:

Date of visit:

Time of visit:

Access to the property was requested of _____.

Access was ___allowed ___denied by _____ on _____.
(Signature) (Date)

The observations made during this visit were communicated to the resident at the time of the visit.
 _____ YES _____NO

Photos were taken. _____ YES _____ NO

A Notice of Violation letter _____ will _____ will not be sent to the owner of the property.