

## Home-based Business Requirements (UDC 84-85)

(n) Home occupations. Occupations or activities clearly incidental and subordinate to the use of the premises for dwelling purposes may be conducted within a dwelling unit; provided that:

- (1) Orders previously made by telephone or at a sales party may be filled on the premises; other merchandise cannot be offered for sale on the premises.
- (2) Stock in trade or commodities can be maintained if used in the production of a product.
- (3) Family members residing on the premises can be employees, others not permitted.
- (4) Advertising, signage, or other exterior identification of the home occupation is not permitted.
- (5) Exhibits or display of services, goods, wares or merchandise will be permitted on the premises unless they are visible from any private street or public right-of-way, or adjacent property.
- (6) Equipment may be used unless it creates offensive noises, vibrations, sound, smoke, dust, odors, heat, glare, X-ray, or electrical disturbance to radio or television.
- (7) Motor vehicles registered to the occupant of the property, may be repaired on site unless it is a racing vehicle. Other motor vehicle repairs are not permitted.
- (8) Home occupations will be conducted within the living portion of the dwelling unit or its garage. Accessory buildings or detached structures shall not be used in conjunction with the home occupation.
- (9) Customers or clients are allowed only at the dwelling unit from 6:00 a.m. through 9:00 p.m. except day care.
- (10) Day care for compensation is allowed for not more than five children under the age of 16 years or for no more than two adults or elderly, other than the ward or guardian or caretaker's family.
- (11) Music teaching is allowed for no more than two students at any one time.
- (12) Traffic generated by the home occupation will not be in greater volume than would normally be expected in a residential neighborhood of like character.
- (13) Parking of vehicles shall be permitted only in the driveway of the dwelling unit or along the curb immediately adjacent to the premises.
- (14) Parking for no more than one vehicle, the primary purpose of which is for use in support of the home occupation, may be overnight for a vehicle having a manufacturer's rated carrying capacity of 3,000 pounds (1-1/2 tons) or less. Larger vehicles may remain parked for only two hours in any 24-hour period.
- (15) See chapter 82, "Traffic and Motor Vehicles" for further regulations.

A home based occupation is permitted only as an incidental use and is secondary to the use of the premises as a dwelling. As such, the city council may, at any time, amend this section to terminate any or all home occupations and home based business uses without creating nonconforming rights to the continuation of a home based business.