

GENERAL REGULATIONS FOR CUSTOMARY HOME OCCUPATIONS

Customary home occupations may be established in any dwelling unit. The following requirements shall apply in addition to all other applicable requirements of this ordinance for the district in which such uses are located as stated in Section 156.129 of the City of Monroe Unified Development Ordinance:

- (A) The home occupation shall be clearly incidental and subordinate to the residential use of the dwelling and shall not change the residential character of the dwelling.
- (B) No accessory buildings or outside storage shall be used in connection with the home occupation (except as permitted in division).
- (C) Use of the dwelling for the home occupation shall be limited to 25% of the area of the principal building.
- (D) Only residents of the dwelling may be engaged in a home occupation or otherwise report to work at the dwelling.
- (E) No display of products shall be visible from any adjoining street or properties. Sales of products are limited to those made on the premises and those which are accessory to the service being provided.
- (F) No internal or external alterations, construction features, or use of electrical or mechanical equipment which are inconsistent with the residential use of the building shall be permitted.
- (G) There shall be no additional or separate entrance to the dwelling for the purpose of conducting the home occupation.
- (H) Only vehicles used primarily as passenger vehicles (for example, automobiles, vans, and pick-up trucks) shall be permitted in connection with the conduct of the customary home occupation. The home occupation shall not involve the use of commercial vehicles for delivery of materials to or from the premises other than vehicles normally associated with residential home delivery (i.e., postal or united parcel vehicles.)
- (I) Off-street parking shall be established in the manner and the amount provided for in Section 156.125(H).
- (J) There shall be no traffic generated by a home occupation which is greater in volume than that which would be normally expected in the residential area in which the home occupation is located.
- (K) There shall be no use of chemical, mechanical, or electrical equipment that creates odors, smoke, fumes, vibrations, light emission noises, or interference in radio or television reception detectable to the normal senses at any point beyond the boundary of the property in such a manner as to annoy, disturb, frighten or otherwise interfere with the use and quiet enjoyment of adjacent properties, or which creates water usage or the production of sewage than domestic in nature.
- (L) Customary home occupations may be conducted in accessory building subject to the issuance of a special use permit by the Board Of Adjustment.
- (M) All home occupations shall be conducted between the hours of 7:00 a.m. and 9:00 p.m. only.
- (N) All customary home occupations shall require the issuance of a certificate of occupancy by the Zoning Officer.

I have read the above regulations for customary home occupations and agree that I will comply with each of these regulations. I understand that providing false or incomplete information or violating an approved zoning permit may be grounds for revocation of the permit.

Applicant's Signature

Date

(O) The following uses, by nature of the investment or operation, have a pronounced tendency, once started, to rapidly increase beyond the limits specified above for home occupations and impair the use, value and quiet enjoyment of adjacent residential properties. Therefore, the uses below shall not be permitted as home occupations:

- (1) Antique, Book or Gift Shop
- (2) Appliance Repair, large or small
- (3) Auto/Vehicle Repairs, major or minor
- (4) Bicycle Repair or Service
- (5) Dance Studio
- (6) Dental Office or Clinic
- (7) Freight, Trucking or Shipping
- (8) Lawn Mower Repair or Service
- (9) Medical Office or Clinic
- (10) Painting of Vehicles, Trailers, Boats, Etc.
- (11) Photo Developing
- (12) Private Schools with Organized Classes
- (13) Restaurants, Eating or Drinking establishments
- (14) Upholstering
- (15) Taxi Service
- (16) Television or Radio Repair
- (17) Tool or Equipment Rental
- (18) Tooling, Welding, or Machine Shop
- (19) Veterinary Clinic, Kennel, or Stable
- (20) Any use not in compliance with the intent and conditions set forth in this Section

(P) By way of example, the following uses, when conducted in compliance with the conditions set forth above, qualify as permitted home occupations:

- (1) Artist's, Musician's or Writer's Studio
- (2) Barber/Beauty Shop (limited to no more than one (1) client at a time)
- (3) Cake Making or Decorating (Not a catering or commercial bakery facility)
- (4) Dressmaking, Millinery, Sewing or Tailoring
- (5) Home School, including Cottage Schools
- (6) Personal Office for a (n):
- (7) Accountant;
- (8) Architect;
- (9) Broker;
- (10) Consultant;
- (11) Engineer;
- (12) Insurance Agent;
- (13) Lawyer;
- (14) Notary Public;
- (15) Planner;
- (16) Real Estate Professional, Broker/Appraiser;
- (17) Sales Representative.
- (18) Photography Studio (limited to not more than one (1) client at a time)
- (19) Teaching or Tutoring, including musical instruments or dance, when limited to one pupil at a time.

(Q) Other uses that comply with the intent and conditions set forth above in this Section.