



## WHAT IS A HOME OCCUPATION?

The Unified Development Code defines a Home Occupation as “any occupation, profession, activity or use carried out by a resident with the intention for economic gain in the resident’s own dwelling unit and/or accessory structure on the property. The Home Occupation must be clearly subordinate to the residential or agricultural use of the property.”

A Conditional Use Permit must be obtained for a Home Occupation that meets any of the following conditions:

1. One or more nonresident employee works on the premises at any one time. The number of nonresident employees working at locations other than at the residence is not limited;
2. The home occupation generates more than five customer/client visits per day or more than three customers/clients are present at any one time;
3. More than one commercial vehicle is parked/stored outside, or any business-related equipment or materials are stored outside;
4. Any portion of an accessory building is used as part of the home occupation.
5. Home occupations must take place at the primary residence of the home occupation owner.

Home Occupations that do not require a Conditional Use Permit, as outlined above, are permitted; however, both Permitted and Conditional Home Occupations must meet the following provisions of Table 107-113 of the Unified Development Code.

Lot or Parcel size	Total floor area of home occupation		Maximum number of nonresident employees on premises at any one time		Minimum number of off-street parking spaces	Maximum size for allowed sign <sup>3</sup>	
	Permitted <sup>1</sup>	Conditional <sup>2</sup>	Permitted	Conditional		Permitted	Conditional
Up to 1.99 acres	Limited to residence	750 sq. ft.	Not Allowed	1	2	Not Allowed	8 sq. ft.
2.00-4.99 acres	Limited to residence	1,000 sq. ft.	Not Allowed	2	3	Not Allowed	12 sq ft
5.00 - 9.99 acres	Limited to residence	1,500 sq. ft.	Not Allowed	3	4	Not Allowed	16 sq. ft.
10 acres or more	Limited to residence	2,500 sq. ft.	Not Allowed	5	6	Not Allowed	32 sq. ft.

<sup>1</sup>Floor area of the home occupation must be subordinate to the floor area of the residence.

<sup>2</sup>Total floor area includes the sum of the area used for a home occupation in an accessory structure and residence.

<sup>3</sup>Maximum sign height shall not exceed five feet (5') in height. No illumination shall be permitted.

Please be aware that **certain activities are not allowed as a Home Occupation**, including: any use listed as a permitted or conditional use in the zoning district, maintenance, repair, body work or painting of motor vehicles, restaurants, clubs, drinking establishments, adult entertainment, funeral parlors, and daycare centers.

In addition to those uses listed above, kennels, stables and veterinarian clinics/hospitals shall be prohibited as a home occupation in the RR1, RR2, RR3, USR, USR-MF, VR, VM or CNR or MH districts.

**Questions? Contact  
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