



Acct#: _____

COUNTY OF YORK
ZONING AND CODE ENFORCEMENT
ZONING CLEARANCE FOR HOME OCCUPATION STATEMENT
 Commissioner of the Revenue * Zoning & Code Enforcement * Building Regulations * Fire & Rescue
 (757) 890-3383 (757) 890-3524 (757) 890-3522 (757) 890-3600

I, the undersigned applicant for a business or professional license, understand that to conduct a business of any nature in a residential district is strictly limited by the Zoning Ordinance of the County of York. All home occupations shall be subject to the following provisions pursuant to Section 24.1-281:

- (a) The owner/operator and business license holder of the home occupation shall reside on the premises. No person other than individuals residing on the premises shall be engaged on the premises in such operation unless otherwise authorized under section 24.1-283(e).
- (b) The home occupation shall be clearly incidental and subordinate to the residential use of the property. The use may not exceed four hundred (400) square feet or twenty-five percent (25%) of the floor area of the residence, whichever shall be less, unless a greater area is deemed appropriate and is authorized by the Board of Supervisors in conjunction with consideration of a special use permit application for a home occupation.
- (c) There shall be no change in the outside appearance of the building or premises or other evidence of the conduct of such home occupation visible from the street or adjacent properties. Signs and outdoor storage are not permitted.
- (d) There shall be no on-premises sales of goods or materials to the general public or on-site customer or client contact except as may be authorized by special use permit in accordance with the standards established in section 24.1-283.
- (e) Such home occupation shall not generate traffic, parking, sewerage or water use in excess of that which is normal in the residential neighborhood.
- (f) No mechanical or electrical equipment or flammable or toxic substances shall be utilized other than that which would customarily be utilized in the home in association with a hobby or avocation not conducted for gain or profit.
- (g) Any demand for parking generated by the conduct of such home occupation which is in addition to the spaces required for the residential use shall be accommodated off the street in a suitably located and surfaced space. Parking must be ten feet (10') from any property line and where three (3) or more spaces are required they shall be effectively screened and buffered by landscaping from view of adjacent residential properties and the home occupation shall be authorized only by issuance of a special use permit by the board. In its approval action, the Board will specify the maximum parking limits associated with the home occupation.
- (h) The occupation or activity shall not require the use of machinery or equipment that creates noise, odor, smoke, dust or glare or is dangerous or otherwise detrimental to persons residing in the home or on adjacent property. Commercial vehicles must be kept in a garage or an enclosed and screened storage yard.
- (i) No equipment or process used as a part of the occupation or activity shall disrupt residents of nearby dwellings.
- (j) No heavy truck or vehicle or piece of equipment having a gross rated carrying capacity of more than one (1) ton [900kg] gross weight shall be parked or stored on or operated from the site in connection with a home occupation unless such vehicle or equipment has been specifically authorized in conjunction with a use permit authorizing a small contracting business.

PRINT – Detailed Description of ALL Proposed Business Activities to be Operated at the Below Street Address, and a Description of any Equipment, Vehicles or Chemicals to be Located or Stored on this Property

APPLICANT INFORMATION		
Name of Applicant(s) - PRINT	Telephone Number – with area code	I have read the above and I intend to use my home as indicated below. (please initial as applicable): _____ As an Office in home only _____ To keep 6 or less children _____ To instruct 4 or less at one time _____ Other – Explain:
Trade Name of Business (if applicable) – PRINT	Cell Number – with area code	
Location of Business/Street Address- PRINT	E-Mail Address - PRINT	

DECLARATION: I declare that the statements hereon are true, full and correct to the best of my knowledge and belief. Furthermore, I understand and acknowledge that completion of this application and payment for a county business license shall not be deemed to be approval to actually operate the desired Home Occupation without first obtaining permits, inspections and approvals as required by applicable Zoning, Building and Fire Codes for use, and for any site or building alterations that are proposed or necessary.

Signature _____	Title _____	Date _____
<input type="checkbox"/> Approved <input type="checkbox"/> Denied by: For Office Use Only Zoning And Code Enforcement		
Signature _____	Title _____	Date _____