

**CITY OF SANTEE
HOME OCCUPATION RULES SHEET**

Home occupations may be permitted on property used for residential purposes based on the following conditions:

Do you own the business property? YES _____ NO _____
If you answered NO, then see #11 below.

1. No person(s), other than residents of the dwelling unit, shall be engaged in such activity.
2. There shall be no change in the outward appearance of the building or premises, or other visible evidence of the activity, nor shall it cause an undue amount of vehicular traffic or parking within the neighborhood.
3. There shall be no sales of products on the premises, except produce (fruit or vegetables) grown on the subject property.
4. The use shall not generally allow customers or clientele to visit dwellings. However, limited clientele visits for such uses as music lessons, swim lessons, hairdresser services and similar uses as determined by the Director, may be permitted if the intensity of the activity is approved by the Director.
5. The home occupation shall be consistent with the permitted residential use, and shall not:
 - a. Create any conditions that are detrimental to the residential neighborhood such as significantly increased traffic; or
 - b. Cause increased noise, dust, lighting, odor, smoke, fumes, vibration, electrical, radio, or television disturbances or violate any applicable ordinances or laws; or
 - c. Cause a change in the building code occupancy in the structure where it is located. Examples of uses that do not qualify as a home occupation include automotive repair and/or engine rebuilding, upholstery, machine or welding shop or similar uses that are not compatible with residential uses. The activities conducted and equipment, material or hazardous materials used shall be identified on the business license application and shall not change the fire safety or residential occupancy classifications of the premises.
6. No home occupation shall be conducted in an accessory building. Normal use of the garage may be permitted if such use does not obstruct required parking.
7. The use shall not involve outdoor storage of materials or supplies or storage of materials in an accessory building.
8. No signs shall be displayed in conjunction with the home occupation.
9. A home occupation is not valid until a current City business license is obtained.
10. The use shall not involve the use of commercial vehicles for delivery of materials to or from the premises, other than one vehicle not to exceed a capacity of one and one-half tons owned by the operator of such home occupation.
11. If an applicant is not the owner of the property where a home occupation is to be conducted, then a signed statement from the owner approving such use of the dwelling must be submitted with the application.
(Property Owner Authorization form)

I have read and agreed to operate in accordance with the above conditions required for a home occupation.

Business Name: _____

Signature: _____

Date _____

Print Name: _____