Chapter 21.51 Home-Based Occupations

Sections:

21.51.010 Home occupations.
21.51.100 Bed and breakfast facilities.

21.51.010 Home occupations. This section applies to home occupations in all districts where home occupations are permitted or conditional uses.
a. The home occupation shall be carried on entirely within the dwelling unit or accessory building and its function shall be clearly subordinate to the principal residential use of the premises.
b. The home occupation shall not cause any noise, odors, effluent, smoke, dust, vibrations, electrical interference, bright or flashing light, or other objectionable conditions that would interfere with the quiet enjoyment of a residential neighborhood. There shall be no visible manifestations of the home occupation from the exterior, including no exterior storage or display of goods or materials, and no parking or storage of trucks, machinery or equipment on or about the premises. A home occupation shall not include automobile or machinery repairs, welding, sheet metal, or other similar work.
c. A home occupation shall not require regular or frequent deliveries of goods or materials of such bulk or quantity, nor the parking of customer or client’s vehicles in numbers or frequency over and above the normal traffic associated with the dwelling as a residence.
d. A home occupation shall be carried on only by the full-time occupants of the dwelling unit.
e. Signage is restricted to one residential sign that must be a building sign and otherwise comply with HCC Chapter 21.60. (Ord. 08-29, 2008).

21.51.100 Bed and Breakfast Facilities. This section applies to bed and breakfast facilities in all districts in which such use is permitted or conditionally permitted.
a. A bed and breakfast must be accessory to and in a dwelling occupied by the operator as the operator's primary residence.
b. A bed and breakfast is limited to a maximum of five bedrooms for overnight guests.
c. Serving food to overnight guests is allowed.
d. Signage is restricted to one residential sign that must be a building sign and otherwise comply with HCC Chapter 21.60. (Ord. 08-29, 2008).

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