



Zoning Use Permit Application – Home Occupation

Instructions

1. Review Ordinance regulations for this use.
2. Complete Zoning Use Permit Application.
3. Email this application to permits@huntersville.org.
4. Submit the review fee through the Planning and Zoning Fees Form (www.huntersville.org).

Ordinance

Article 9.19 Home Occupation

A home occupation is permitted accessory to any dwelling unit (except manufactured housing) in accordance with the following requirements:

1. The home occupation must be clearly incidental to the residential use of the dwelling and must not change the essential residential character of the dwelling.
2. A home occupation conducted in an accessory structure shall be housed only in a garage or other accessory structure typically associated with a dwelling.
3. The use shall employ no more than one person who is not a resident of the dwelling.
4. A home occupation housed within the dwelling shall occupy no more than 25 percent of the total floor area of the dwelling.
5. There shall be no visible outside display of stock in trade which is sold on the premises.
6. There shall be no outdoor storage or visible evidence of equipment or materials used in the home occupation, excepting equipment or materials of a type and quantity that could reasonably be associated with the principal residential use.
7. Operation of the home occupation shall not be visible from any dwelling on an adjacent lot, nor from a street.
8. Only vehicles used primarily as passenger vehicles will be permitted in connection with the conduct of the home occupation.
9. The home occupation shall not utilize mechanical, electrical, or other equipment which produces noise, electrical or magnetic interference, vibration, heat, glare, or other nuisances outside the dwelling or accessory structure housing the home occupation.
10. Home occupations shall be limited to those uses which do not draw clients to the dwelling on a regular basis.
11. Outdoor kilns used for the firing of pottery shall be provided with a semi-opaque screen to obstruct the view from the street and from adjacent properties located in residential districts, shall have a secured work area, and shall be a minimum of 10 feet from abutting property lines.
12. No business identification or advertising signs are permitted.

Zoning Use Permit Application

Property Address/Use

Street # N, S, E, W Street Name AV, RD, ST, etc. Suite

Project/Subdivision Name: _____ Phase: _____ Section: _____

Current Property Use: _____ If Commercial, specify (restaurant, office, etc.): _____

Proposed Property Use: _____ If Other, specify: _____

Description of Proposed Use: _____

Applicant

By signature below, I hereby acknowledge, as/on behalf of (circle one) the applicant the use will comply with all regulations related to the above use as indicated within the Town of Huntersville Zoning Ordinance.

Printed Name of Applicant _____

Corporation LLC Trust Partnership Individual – Property Owner Other: _____

Phone _____ Email _____

Signature _____ Date _____

CEO President Vice-President Individual – Homeowner Manager Other: _____

Property Owner (if different than applicant)

By signature below, I hereby acknowledge, as/on behalf of (circle one) the property owner 1) the use will comply with all regulations related to the above use as indicated within the Town of Huntersville Zoning Ordinance and 2) and hereby grants permission to the Town of Huntersville personnel to enter the subject property for any purpose required in processing this application.

Printed Name of Property Owner _____

Corporation LLC Trust Partnership Individual – Property Owner Other: _____

Signature _____ Date _____

CEO President Vice-President Individual – Property Owner Manager Other: _____

Phone _____ Email _____

Address of Property Owner _____

If signed by an agent on behalf of the Owner, this application MUST be accompanied by a notarized Limited Power of Attorney signed by the property owner (s), specifically authorizing the agent to act on the owner (s) behalf in signing this application. Failure of each owner, or their duly authorized agent, to sign, or failure to include the authority of the agent signed by the property owner, will result in an INVALID APPLICATION. **If additional space is needed for signatures, attach the Town of Huntersville Signature Addendum Form.**