

ADDITIONAL RECOMMENDATIONS FOR RPC REVIEW

G. Zone Specific Development Standards

1. R-1 Zone.

g. **Home-Based Occupations.** Except as provided below, Section 22.20.020 (Home Based Occupations-Regulations) relating to home-based occupations shall remain applicable.

iv. **Land Use Regulations.** If a Conditional Use Permit (Part 1 of Chapter 22.56) application has first been approved, and while such permit is in full force and effect in conformity with the conditions of such permit, the following home-based occupations may be permitted:

(A) Classes, provided:

(1) A maximum of four classes may be permitted per calendar week,

(2) One on-site parking space shall be provided on site for each class participant;

(3) No amplified outdoor noise shall be permitted; and

(4) Classes may be permitted between the hours of 9:00 a.m. and 8:00 p.m. Monday through Saturday.

v. **Findings.** In addition to the findings required for a Conditional Use Permit (Part 1 of Chapter 22.56), for any use requiring a Conditional Use Permit the Commission or Hearing Officer shall find that:

(A)The use is in conformance with the residential character;

(B) Any deviation from the prescribed development standards will not create a disruptive effect on the neighborhood; and

(C) The use has substantial neighborhood support. For purposes of this requirement, substantial neighborhood support means at least two-thirds of all written comment letters received from residents, property owners, and businesses within the 1,000 foot radius from the property, support the project. In reaching this threshold, every person signing a written comment letter shall be counted separately, provided that such signature has been verified.