



TOWN OF BOTWOOD

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HOME BASED BUSINESS REGULATIONS

1. DEFINITIONS

Home Occupation—a development consisting of the use of an approved dwelling by a resident of that dwelling for one business.

Home-Based Business—a for-profit enterprise that is owned and/or operated by a self-employed entrepreneur(s) working from their home or adjacent building on a home or residence property who may or may not employ additional individuals either from the family or beyond.

Carrying on a Business—that which occupies the time, attention and labor for the purpose of a livelihood or profit; involves the incurring of liabilities to other persons, or the purpose of a livelihood or profit; if a person is engaged in a “hobby” but is charging money for their goods or services, they are a Home-Based Business for the purposes of these Regulations and shall be considered same.

Employee—anyone who engages in the Home-Based Business for the purpose of livelihood or profit.

2. HOME OCCUPATIONS ARE DISCRETIONARY USES IN ALL RESIDENTIAL DISTRICTS

—For all residential zones, Home Occupations shall include Convenience Stores, Medical, Professional, Personal Service, Boarding House Residential, Child Care, Cultural & Civic. Professional and Personal Service may be permitted in the form of doctors’ consulting rooms, personal services, small business services, small appliance repair and sporting goods repair.

—All activities shall not be hazardous and will not cause noticeable noise, odor, dust or fumes, or inconvenience and will not be a nuisance to the occupants of adjoining residents.

3. HOME OCCUPATIONS SHALL COMPLY WITH THE FOLLOWING REGULATIONS

—On-site advertisements shall be non-illuminated and non-luminous with a maximum sign face area of 0.2 square meters and shall meet the requirements of the Authority in terms of shape and material construction of the advertisement, having regard to the safety and convenience of users of adjacent streets and sidewalks and the general amenities of the surrounding area. Signs shall not be erected on the property beyond the front line of the residence, but may be attached to the front of the dwelling.

—There shall be no mechanical or electrical equipment which creates external noise or visible or audible interference with home electronics equipment in an adjacent dwelling.

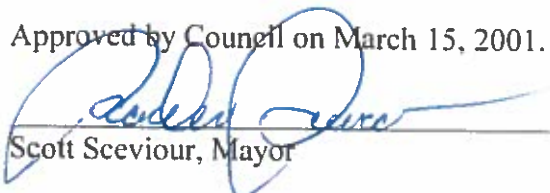
—The home occupation shall employ no more than one person on site in addition to a resident of the dwelling. The resident shall be the principle operator of the business.

—There shall be no outdoor business activity or storage of materials or equipment associated with the business allowed on the site. Indoor storage related to the business activity shall only be allowed either in the dwelling or accessory building.

—A Home Occupation shall not change the principal character or external appearance of the dwelling involved and will not detract from the residential character of the neighborhood. The business use must be secondary to the residential use of the building and no aspects of the business operation shall be detectable from the outside of the property with the exception of signage as approved in these Regulations.

4. In addition to the information requirements of this by-law, each application for a development permit for the use class Home Occupation shall include a description of the business to be undertaken in the dwelling, an indication of the anticipated number of business visits per week and details for the provision of parking and where any materials or equipment associated with the business are to be stored.
5. The fee for a Development Permit shall be \$20.00 payable prior to receipt of the Permit. This section was approved by Council on February 12, 2018.
6. Home-Based Businesses shall be taxed at the minimum business tax rate which will be set by Council on an annual basis.
7. Repairs to vehicles or heavy equipment shall not be permitted business uses.
8. Not more than 25% of the total floor area of the dwelling, up to a maximum of 45 square meters, shall be devoted to business use.
9. No regular parking of commercial vehicles except for one vehicle related to the Home-Based Business use with a pay load capacity of no greater than two tonnes will be permitted on the lot or on the road reservation adjacent to the lot.
10. The Home Occupation use shall not result in increased traffic flow or vehicular congestion in the area.
11. No change shall be made in the type, class or extent of service provided without permission of the Town.
12. No product display, wholesale sales or storage of goods shall be carried out and any retail sales shall be incidental and subsidiary to the approved use.
13. Home-Based Businesses shall be subject to an internal review process prior to being issued their annual permit. This process will include review of any complaints laid against the business, compliance with regulations, any changes in the nature of the business and any other aspects deemed necessary by the Town. Applications which do not fit the parameters of these Regulations shall be considered by Council and staff on an individual basis.
14. The Town of Botwood shall publish a list of approved Home-Based Businesses as of March 31 of each year stating that these are the only approved Home-Based Businesses in Town.

Approved by Council on March 15, 2001.


Scott Sceviour, Mayor


A. Rowsell, Town Clerk