

## EXHIBIT "A"

### CONDITIONS AND LIMITATIONS PLACED UPON THE HOME OCCUPATION OF

**Applicant Name:**

**Name/Type of Business:**

1. Such occupation shall be clearly incidental or secondary to the use of the property as a residence, and the use of the dwelling or detached accessory building for such occupation shall not result in any visual or other essential change in the residential character of the property.
2. Such occupation shall be conducted only by a person or persons residing on the premises and only so long as contained entirely within the dwelling or a detached accessory building.
3. The total area used for such occupation(s) shall not exceed twenty-five percent (25%) of the existing dwelling or more than five hundred (500) square feet of any accessory building. The operation of a home occupation shall not result in the elimination of the dwelling's kitchen or all of its bedrooms.
4. There shall be no advertising of the home occupation visible outside the dwelling except as provided in Chapter 6, Section 6.2.10 (E) 1. (b). Except for customary exterior residential lighting, no sign illumination is allowed.
5. There shall be no outside storage or display on the premises of material, tools, or equipment used as part of the home occupation or any products manufactured as part of the home occupation.
6. No sale of goods, supplies or other inventory shall be allowed unless the sales are clearly incidental and related to providing a service (e.g., sale of hair care products at a beauty shop; occasional sale of a firearm by a gunsmith; incidental retail sales where the home occupation is a mail order, internet, or delivery business, brokers of firearms where inventory is not maintained on site except for specific transactions) or unless the items are produced, constructed or assembled on the premises or are clearly incidental and related to the sale of the homemade items.
7. The occupation will ordinarily not bring more than three (3) clients or customers to the property at any one time.
8. If the home occupation will result in any clients or customers coming to the property, no less than two (2) on-site parking spaces shall be available.
9. Any mechanical, electrical or electronic equipment or machinery used in the home occupation must be operated in a fashion so that no noise, vibration, glare, fumes, odors, heat, or electrical interference are detectable to the normal senses beyond the boundary line of the property. In no case shall any equipment be allowed which involves the use of hazardous, explosive or highly flammable (other than fuel needed to power the equipment) substances or which produces hazardous, explosive or highly flammable wastes or products.
10. The occupation is conducted in compliance with all applicable building, fire, health, and environmental laws, codes, and regulations and any other applicable Federal, State or local regulations.
11. No activity associated with a home occupation shall be allowed which results in detrimental visual impacts upon the surrounding neighborhood.
12. More than one home occupation may be conducted on any property provided all of the above provisions are complied with.
13. Approval of this Home Occupation reflects compliance with the El Paso County Land Development Code. It is not meant to supersede any Covenants, Deed Restrictions, or other regulations which may apply to this property.
14. Owner/Occupant is responsible for the collection of any sales tax applicable in the sale of products.
15. Applicant is responsible for maintaining compliance with any Federal Firearms Regulations. The interaction between the federal regulations and the Land Development Code can be complicated and you are encouraged to contact us regarding any deviations from local or federal regulations or conflicts between the regulations.