



HOME OCCUPATION (HO)/LIMITED RURAL BUSINESS (LRB) AGREEMENT

Home Occupation: Any occupation or business use, full or part time, conducted within a dwelling by a resident of the property.

Limited Rural Business: A Limited Rural Business is a Home Occupation operated out of an on-site accessory structure, rather than the principal dwelling. Limited Rural Businesses require an Interim Use Permit in all zoning districts in which they are allowed.

Please initial that you have read, understand and/or will comply with the following statements:

I understand that if I am conducting this business within the Agricultural Zoning District that all farming operations and other agricultural activity will be given preference when resolving conflicts that may result if this permit is granted. _____

I understand that this agreement and any permit required are non-transferable to future owners of the property. _____

I understand that it is my responsibility to obtain any other required permits, licenses and/or other approvals required by other Federal, State, or local agencies. _____

I understand that a new sewage treatment system may need to be installed to address the business use _____

I will submit copies of all permits, licenses and/or other approvals required by other Federal, State, or local agencies (or proof that the business is exempt from such requirements) to verify the business complies with the applicable rules. I understand that my permit will be terminated if this information is not submitted. _____

I understand that my sign shall comply with Chapter 17.17.24 of the Dodge County Zoning Ordinance for HO/LRB. _____

I understand that no off-premise signs are allowed for my business _____

I have discussed this project with my neighbors. _____

I have discussed this project with the Homeowner's Association, if applicable. _____

I have discussed this project with the Township _____

I have discussed this project with the local Road Authority _____

I understand that any enlargement, structural alteration, modification or addition, intensification or change of location of any use permitted under this Interim Use Permit shall require an amendment approved by the County Board. _____

I understand violation of the conditions of the Interim Use Permit (IUP) or terms of the HO/LRB Agreement, may be grounds for termination of the IUP. _____

BUSINESS NAME: _____

PROPERTY OWNER: _____

BUSINESS MANAGER: _____

SITE ADDRESS: _____

PHONE (HOME/CELL): _____

TWP/SEC/Q-Q: _____

PARCEL ID NUMBER: _____

1. Provide a general description and overview of the business: _____

2. How many staff (including yourself) will the HO/LRB employ? _____
Full time staff # _____ Part time staff # _____
The days and hours the employees are working per week? _____

Will there be seasonal hours and employees? _____

If so, how many additional employees and what are the hours they will be on site. _____

How many staff are family members that currently living on site? _____

What is the family member relationship to the business? _____

3. Provide an estimated of the number of total customers that will visit the site during a typical work week. _____

The days and hours your business is open to the public? _____

Provide an estimated number of customers that will be on site daily (groups or individual customers)._____

4. Dodge County requires that HO/LRBs are incidental and subordinate to the residential use of the property. What structure will the business operate out of?

What percentage of the structure will be devoted to the business? _____

What percentage of the property will be devoted to the business? _____

5. Will the business require deliveries of supplies/materials, pick-up of finished products and/or other services provided from an outside business/source? _____ If yes, provide details on the type of service and expected volume of traffic anticipated during a typical work week. _____

6. Explain how will the business accommodate ingress to and egress from the site. Include information regarding the local public roads that potential customers are most likely to travel to the business. _____

Are driveway improvements proposed? _____

Has the Road Authority recommended or required improvements to accommodate the business? Please describe. _____

7. Describe how the business will accommodate traffic circulation on site, loading/unloading, and employee and customer parking? _____

Provide a site map showing how traffic will circulate on the business site, identifying the location of loading areas and customer and employee parking areas. For parking areas include the number of spaces provided and the type of finished surface (i.e. grass, gravel, cement, asphalt...).

8. Will your business require outside activity? Outside activity would include, but not be limited to, work performed outdoors or with open doors, loading/unloading, and/or events, services or other business related activities which take place outside. _____ If yes, provide details on the type and duration of outside activity and identify the location it will take place on the site map. _____

9. Will there be outdoor storage of business vehicles, equipment, material or other stock? _____ If yes, please identify the items stored and location of the storage on the site map. Provide the method and location of screening to be implemented to maintain the appearance of a HO/LRB. *Please be advised that Dodge County standard for a HO/LRB prohibits the storage of explosives or highly flammable or hazardous materials on the premises.*

10. Will the business produce odor, dust, smoke, vibration, noise, light, heat, glare, or electromagnetic interference or other potential nuisances, which can be detected at or beyond your property line? _____ If yes, identify the type(s) of impacts and provide plans to prevent or mitigate. *Please be advised that if it is determined that expected nuisances cannot be adequately addressed, the permit may be denied by the County Board.* _____

11. Does the business provide food, beverage or hospitality services? ____ If yes, please provide details. _____

12. What type(s) of waste will be generated on site? _____

13. How will waste be collected, stored and disposed of? _____

14. Will the business generate liquid waste other than normal domestic household sewage? (Other liquid waste would include, but not be limited to: fats, oils, grease and wash water from food production businesses, hair dyes and other chemicals from salons, wash water from kennels/ grooming shops, truck wash water, repair shops with a floor drain which daylight...) _____ If yes, please confer with the SSTS coordinator on the proper treatment or disposal method for the waste and indicate the requirements here: _____

15. Does the business use or store chemicals, flammable or hazardous substances? _____ If yes, please provide detailed information. _____

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16. Will the business have exterior lighting for any outside activities such as parking area, storage area or security lights? _____ If so, indicate lighting location on the site map.
17. Are there any plans for future expansion? _____ If so, please explain what the expansion would be; for example; additional structures, more employees, increase in hour of operation.

18. Is there an existing Sewage Treatment System that will handle the number of employees on site? _____ If so, when was it installed?

I understand that the Planning Commission and the Dodge County Board of Commissioners may modify or deny my request if they determine that the modification or denial is in the best interest of the general health, safety and welfare of the citizens of Dodge County.

Printed Name

Date

Signature