



City of Gering
PO Box 687, 1025 "P" Street
Gering, NE 69341
(308) 436-5096

HOME OCCUPATION REGISTRATION FORM

Use this application form for the filing of a "no-fee" home occupation registration with the City of Gering. This registration shall be for an unlimited time period and shall continue to be effective until re-registration or cancellation occurs.

Name: _____

Address: _____

Phone #: _____ Fax #: _____

E-mail: _____ Home Occupation: _____

A home occupation registration shall be canceled in the event of the cessation of the home occupation. In the event the nature and activities associated with the home occupation change or if a different home occupation than originally registered is conducted on the premises, the premises shall be re-registered.

Applicants for a home occupation shall permit inspection of the premises, at a reasonable time, by the Zoning Administrative Officer of the City of Gering or his/her designee to determine compliance with the regulations.

AFFIDAVIT

"I HEREBY CERTIFY that I have read and understand Section 10.302 HOME OCCUPATIONS of the City of Gering Zoning and Subdivision Regulations and will comply with the stipulations set forth therein.

Signature

Date

Inspected by:

Zoning Administrator (or designee)

Date

SECTION 10.3: ACCESSORY USES

10.301 USE FOR DWELLING: Accessory buildings shall not be used for dwelling purposes unless specifically permitted.

10.302 HOME OCCUPATIONS (Ord. 1614, 10/98)

The intent of this section is to allow residents the opportunity to use their residence as a place to either produce or supplement their personal and family income, while protecting residential areas from adverse impacts associated with a home business, and to achieve and maintain an attractive and efficiently functioning community.

- (1) A home occupation shall not be conducted on any residential property unless the home occupation is registered with the Zoning Administrative Officer of the City of Gering or his or her designee. A “no-fee” registration shall be for an unlimited time period and shall continue to be effective until re-registration or cancellation occurs. A home occupation registration shall be canceled in the event of the cessation of the home occupation. In the event the nature and activities associated with the home occupation change or if a different home occupation than originally registered is conducted on the premises, the premises shall be re-registered. The Zoning Administrative Officer may cancel any registration upon determining that the home occupation is no longer being conducted on the premises. All registrations shall be made on forms provided by the Fire Division Prevention and Codes Bureau. Failure to register as provided in this section shall constitute an offense.
- (2) Applicants for a home occupation shall permit inspection of the premises, at a reasonable time, by the Zoning Administrative Officer of the City of Gering or his or her designee to determine compliance with these regulations.
- (3) There shall not be any alterations of the exterior of the principal residential building which changes its character as a residence.
- (4) A home occupation may be carried on within a dwelling unit or accessory building under the following conditions:
 - a. The home occupation shall be accessory and incidental to the residential use of the property where it is conducted.
 - b. Home occupations shall not occupy more than forty-nine (49) percent of the total floor area of the main building; or, if located in an accessory building, shall not occupy more than ten (10) percent of the total lot area.
 - c. No outdoor storage of any equipment, machinery, parts, goods, materials or any other articles used in connection with the home occupation is allowed.
 - d. Any activities carried on outdoors in connection with the home occupation shall be screened from view.
 - e. There shall be no sign other than one (1) non-illuminated, non-animated wall sign, not exceeding two (2) square feet in area, indicating only the name of the home occupation.
 - f. The home occupation shall not involve the parking or storage of tractor trailers, semi-trucks or heavy equipment such as construction equipment used in a business.

- g. Commercial welding, vehicle body repair, vehicle painting, automobile mechanical repair or rebuilding or dismantling of vehicles are not allowed as home occupations.
- h. The number of persons engaged in such home occupation other than the family occupying such dwelling shall be limited to two.
- i. The home occupation shall not cause glare, noise or odors disturbing to residents of surrounding property or interference with television or radio reception.
- j. The home occupation shall not constitute a fire hazard or a nuisance to neighboring properties.
- k. Service oriented businesses where employees pick up vehicles and leave to work off premise must provide parking for said employees. No traffic shall be generated by such home occupation in greater volume than would normally be expected in the residential neighborhood, and any need for parking generated by the conduct of such occupation shall be off street parking and shall not be in the front yard of the residence. The number of extra parking spaces shall not exceed two (2).
- l. Day care centers may have permanent play equipment such as slides and swing sets located in the required side or rear yards. The placement of play equipment in the required front yard of a day care center shall be permitted only by resolution of the City Council. All day care centers must comply with all state statutes and regulations pertaining to them.