

- (c) All structures shall be set back no less than 35 feet from any property line or street right-of-way line.
- (d) All graves or burial lots shall be set back not less than 35 feet from any property line or minor street right-of-way lines, and not less than 50 feet from any collector, arterial, expressway, or freeway right-of-way line.
- (e) The entire cemetery property shall be landscaped and maintained.
- (f) A public hearing shall be held by the City of Barnesville prior to approval of any new cemetery.

Section 840 - Home Occupations

840.1 Intent

Regulations for home occupations are intended to provide categories of use such that permitted home occupations can be better matched to the character of the zoning district in which they are allowed. The term home occupation is understood to mean all categories of home occupations, including home businesses and residential businesses.

- (a) Home occupations shall be subject to the conditions set forth below. In districts where a home occupation requires Conditional Use approval by the City Council, the applicant shall bear the burden of providing conclusive evidence to the City that these conditions have been met.
- (b) - The applicant shall submit a written description of the proposed home occupation demonstrating that it will comply with each of the conditions applicable for the specific type of occupation.
- (c) The business must be owned by the owner of the property on which the home occupation is located.
- (d) The home occupation and dwelling unit shall comply with all applicable building and fire codes.

Home occupations, as defined, may be established in a dwelling in any residential district if approved as being appropriate with regard to transportation and access, water supply, waste disposal, fire, and police protection, and other public facilities; as not causing undue traffic congestion or creating a traffic hazard; as not being bothersome, noisy or producing undue odor; and as being in harmony with the orderly nature of the neighborhood and not interfering with the integrity and peace of the residential district. The following requirements shall apply in addition to all other applicable requirements of this ordinance for the residential district in which such uses are located:

- A) No accessory buildings or outside storage shall be used in connection with the home occupation.
- B) No internal or external alterations inconsistent with the residential use of the building may be permitted.
- C) Only vehicles used primarily as passenger vehicles shall be permitted in connection with the conduct of the customary home occupation.
- D) No machinery that causes noises or other interferences in radio and/or television reception shall be allowed.
- E) No chemical, electrical, or mechanical equipment that is not normally a part of domestic or household equipment shall be used primarily for commercial purposes.
- F) Instruction in music, dance, arts, and crafts, and similar subjects shall be limited to six (6) students at one time.
- G) Not more than twenty-five (25) per cent of the total floor area of any dwelling is to be used for such home occupations.
- H) There shall be no storage or sale of merchandise, stock-in-trade, or commodities on the premises.
- I) Home occupations shall register and pay all applicable fees.
- J) The business must be owned by the owner of the property on which the home occupation is located. The business owner must be the primary resident of the location.
- K) The business shall not include the repair and/or maintenance of motor vehicles.
- L) No one other than family members who reside on the premises may be employed in the business.
- M) The business or profession must be conducted entirely within the dwelling.
- N) Existing home occupations that are in violation are considered nonconforming and are allowed to continue with the following limitations:
 - a) Shall not be changed to another nonconforming use.
 - b) Enlarged or expanded beyond current capacity.
 - c) Reestablished after discontinuance for ninety (90) days.