



Legislation Text

File #: 21-1264, **Version:** 1

An Ordinance to Amend Section 5.16.6 of Chapter 55 (Unified Development Code) of Title V of The Code of The City of Ann Arbor (Home Occupations) (ORD-21-24)

The City has applied regulations and limitations to Home Occupations in the City Code. Over history, the regulations have sought to provide the opportunity for Home Occupation, however, to limit and regulate such uses to ensure that they do not have adverse impacts on neighboring properties, infrastructure, and safety.

Over the past year, there have been shifts in commerce, work patterns and methods, and for some, a blurring between residence and workplace. These changes have resulted in a handful of circumstances in which work was shifted to a home occupation nature, and perhaps not in full compliance with the City's current codes and standards.

Additionally, providing greater opportunity for more utilization of homes for Home Occupations could have the impact of reducing vehicle miles traveled in the City, helping to contribute to meeting the City's carbon neutrality goals.

In response, staff presented proposed amendments to the City's current Home Occupation regulations in April of 2021. The initial regulations presented were intended to improve the understanding and clarity of performance regulations, and to establish a more comprehensive and detailed list of permissible and prohibited home occupations. After community feedback, the Planning Commission reconsidered the action. As part of this reconsideration, modifications were drafted, and ultimately recommended for approval by the Planning Commission on May 18, 2021.

Prepared by: Brett Lenart, Planning Manager

Reviewed by: Derek Delacourt, Community Services Area Administrator

Approved by: Tom Crawford, City Administrator

(See Attached Ordinance)

Sponsored by: Councilmembers Disch and Song