

ARTICLE 3.14 – ACCESSORY STRUCTURES

SECTION 3.14.001 – ACCESSORY STRUCTURE TYPES

The use of the following structures is considered to be accessory to the primary use. Those structures include caretaker's residences, garages, sheds for storage of lawn equipment or wood, signs, etc.

SECTION 3.14.002 – CARETAKER'S RESIDENCE STANDARDS

- A. Where permitted in Article 2.2 of this Code, only one (1) single family dwelling may be constructed, placed or occupied as a caretaker's residence on the lot(s) used for the business.
- B. Prior to any new construction or placement, a Site Plan Application must be submitted and approved by the Community Development Director/Planner, followed by obtaining a Building Permit from the City Building Official.
- C. The caretaker's residence shall have the appearance of and be maintained as an integral part of the business.
- D. Two (2) off-street parking spaces must be provided for the caretaker. Said spaces shall be in addition to the total number of parking spaces required for the business and shall only be accessed via the interior of the business lot.
- E. The occupant of the caretaker's residence shall either be an employee of that business or the owner thereof. Proof of the employment relationship shall be provided to the City.
- F. If the caretaker's residence is located within the main building of the business, it shall be limited to upper or lower floors and/or twenty five percent (25%) of the ground floor of buildings, or greater than twenty five percent (25%) of the ground floor with a Conditional Use Permit. The residence shall be accessed via the interior of the business building.