

WARRICK COUNTY COMMISSIONERS ORDINANCE NO 2010 - 06

AN ORDINANCE TO AMEND ARTICLE II DEFINITIONS BY ADDING HOME WORKSHOP OF THE  
COMPREHENSIVE ZONING ORDINANCE FOR WARRICK COUNTY, INDIANA

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BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WARRICK COUNTY, INDIANA, as follows to wit:

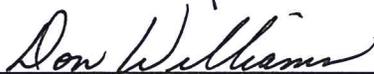
Section 1. That Article II Definitions be amended by adding Home Workshops as follows:

HOME WORKSHOPS

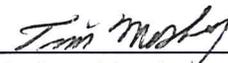
A use conducted entirely within a dwelling, or in an accessory building located on same lot, parcel or tract of land, consisting of 3.5 acres or more, as a dwelling used for residential purposes, provided the home workshop is clearly incidental and secondary to the use of the property for residential purposes and does not change the character thereof or have any exterior evidence other than a sign not exceeding twenty-five (25) square feet, as provided for in these regulations. Home workshop use may include light fabricating, manufacturing, building trades, distribution or processing activities, or storage facilities and items or actions incidental to the same, provided that such use does not occupy an area in excess of one-thousand (1000) square feet per acre not to exceed ten thousand (10,000) square feet per lot, parcel or tract. Retail businesses shall not be considered home workshops.

Section 2. This Ordinance shall be in full force and effect from and after its passage by the Board of County Commissioners for Warrick County, State of Indiana.

Approved this 12th day of July, 2010.

  
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Don Williams, President

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Art Noffsinger, Member

  
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Tim Mosbey, Member

ATTEST:   
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Lawrence Lacer, Auditor

Public hearing held by Area Plan Commission June 14, 2010.