

# HOME OCCUPATION BUSINESSES

## Land Use Regulations and Provisions

For more information on Home  
Occupation Signage and Land Use  
Bylaw Contact:

### Planning Services:

403.995.2760

Email: [planning@okotoks.ca](mailto:planning@okotoks.ca)

Website: [www.okotoks.ca](http://www.okotoks.ca)

When starting or expanding a  
business contact:

### Economic Development

Ph:403-938-8052

Email: [license@okotoks.ca](mailto:license@okotoks.ca)

Website: [okotoks.ca/doingbusiness](http://okotoks.ca/doingbusiness)



## General Regulations: Minor, Major & Rural Home Occupation

The following standards apply to minor, major and rural home occupation businesses:

Performance Standard	Minor and Major	Rural
Outside storage or Window Display	Not allowed	On parcels four (4) hectares or larger, exterior storage may be allowed if, in the opinion of the Development Authority, the exterior storage is
External impact	Shall not create noise, dust, odours, vibrations or anything of an offensive or objectionable nature, which is detectable to normal sensory perception.	
Mechanical/electronic equipment	Shall not create visible or audible interference in radio or television receivers or cause fluctuations in voltage off the premises.	
May operate in a garage	Provided at least the minimum number of parking spaces required for all other uses on the site are available for the intended uses at all times.	
Hours of operation	9:00 a.m.—10:00 p.m. No vehicle traffic between 10:00 p.m. and 8:00 a.m.	
Commercial vehicle associated with the home occupation	One (1) may be parked on-street near premises up to a maximum of four (4) consecutive hours.	Maximum of three (3) outdoors on parcels under four (4) hectares. Maximum of five (5) outdoors on parcels four (4) hectares or larger. One (1) may be parked on-street near the premises up to a maximum of four(4)
Signage	One flush-mounted sign 0.2m <sup>2</sup> (2.15 ft <sup>2</sup> ) may be displayed on the principal or accessory building.  Sign can show: <ul style="list-style-type: none"> <li>◆ Type of occupation</li> <li>◆ Business name</li> <li>◆ Name of occupant or combination of these</li> </ul> Shall not be illuminated.	As approved by Development Permit
External appearance of buildings	There shall be no change to the residential character or external appearance of the buildings or site.	
Maximum number of home occupations	Two (2) per dwelling unit provided the operation of two (2) home occupations does not exceed the maximum limits for signage, client visitation, business associated vehicle visits per hour and number of students per class at any one time	
Off site business	There is no limit to the number of employees for a home occupation where the dwelling is the base (office) for a business that operates offsite (construction, landscaping), provided all interaction with the employees is offsite. This includes but is not limited to the provision of materials and/or equipment, travelling to and from the job site.	
All other municipal, provincial or federal regulations.	Must comply	

The following standards are in addition to the standards on the previous page and apply to minor, major and rural home occupations

Performance Standard	Minor	Major	Rural
Delivery and pick-up by commercial vehicle.	May have a maximum of six (6) business associated vehicle visits per week for the delivery or pick-up of material or commodities associated with the home occupation	May have a maximum of five(5) business associated vehicle visits per day for the delivery or pick up of material or commodities associated with the home occupation	
Client visitation	Maximum of three (3) per day	Maximum of three (3) per hour	
Parking *in addition to the minimum requirement of the district	One (1) additional on-site parking space is required if two (2) or more clients visit concurrently & their methods of transportation are separate motor vehicles.	One (1) additional on-site parking space is required if two (2) or more clients visit concurrently & their methods of transportation are separate motor vehicles.  One (1) additional on-site parking space is required per assistant/employee where the method of transportation is a motor vehicle.	
Non-resident assistants or employee [exception for off-site employees as referenced in previous]	None	One (1)	Maximum of one (1) on parcels under four (4) hectares. Maximum of five (5) on parcels four (4) hectares or larger
Classes or instruction	Maximum number of students per class is two (2) and classes must be scheduled at least fifteen (15) minutes apart	Maximum number of students per class is eight (8) and classes must be scheduled at least thirty(30) minutes apart	

