



SEATTLE CITY COUNCIL  
CENTRAL STAFF

# Ordinance 126293 – Home Occupations: Interim Land Use Regulations for the COVID Civil Emergency



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LAND USE AND NEIGHBORHOODS COMMITTEE

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# Legislative History

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- Passed Council on March 15, 2021
- Purpose - Provide temporary regulatory flexibility for home-based businesses, including those that may have once operated out of a storefront, to operate with fewer restrictions during the COVID civil emergency.
- May allow more small businesses to remain operating during the pandemic and speed the economic recovery once pandemic restrictions are lifted.
- Expires in April 2022, unless Council adopts permanent changes to home occupation regulations.

# What does Ordinance 126293 do?

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Relaxes certain performance standards for home occupations for up to one year. Those standards are limitations on:

- The number of employees;
- The type of customer visits;
- Sign size;
- Use of required parking for a home occupation;
- Increased traffic and parking demand; and
- The non-commercial appearance of home occupations.

The ordinance does not modify performance standards related to noise, odor, and other similar impacts; and maintains limitations on increased traffic and parking demand for auto-oriented home occupations, such as vehicle repair.

# Questions?