

HALFMOON TOWNSHIP  
CENTRE COUNTY, PENNSYLVANIA

ORDINANCE NO. 01 of 2019

AN ORDINANCE AMENDING THE HALFMOON TOWNSHIP ZONING  
ORDINANCE TO REVISE THE DEFINITION OF HOME OCCUPATION

WHEREAS, the Township of Halfmoon is a second class Township of the Commonwealth of Pennsylvania; and

WHEREAS, the Township of Halfmoon previously adopted a Zoning Ordinance, known as the Halfmoon Township Zoning Ordinance, which ordinance, as amended from time to time, is codified at Section 255-1 of the Halfmoon Township Code of Ordinances; and

WHEREAS, Halfmoon Township has determined to amend that certain provision of the Zoning Ordinance with respect to the definition of "Home Occupation".

NOW, THEREFORE, BE IT ENACTED AND ORDAINED, and it is hereby enacted and ordained by the Board of Supervisors of Halfmoon Township, as follows:

1. Amendment of Definitions.

The definitions sections of the Zoning Ordinance, Sections 255-7 and 255-36, are amended relative to the definition of the term “Home Occupation”, as follows:

“Home Occupation - A home occupation is an accessory use of a dwelling for gainful employment. The home occupation must be solely operated or managed completely within the private dwelling of the owner of the home occupation, including an attached garage, detached garage, or accessory building to the dwelling. The home occupation shall be subject to the following additional requirements:

- a. The business activity shall be compatible with the uses primarily allowable in the zoning district in which it is located;
- b. It shall be carried on only by the members of the family residing in the dwelling plus not more than two additional employees;
- c. The home occupation must not use or occupy more than 500 square feet of the total available floor area of the dwelling and its accessory buildings;
- d. It must not create noise, glare, smoke, fumes, odor, dust, vibration, electrical/electronic interference, fire hazards, or other nuisances that would be detectable in the neighborhood or that would be detrimental to the health and welfare of the citizens of Halfmoon Township;
- e. It must not create substantially increased traffic in the neighborhood;
- f. Any signage must comply with the home occupation signage regulations of the Township;
- g. It must not generate any sewage discharge in a volume that would exceed the available sewage discharge capacity of the property; and
- h. It must not involve or create bulk storage of solid waste on the exterior of the lot.

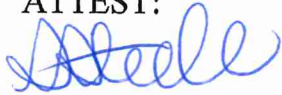
2. Effective Date.

This ordinance shall become effective 15 days after its approval.

ORDAINED and ENACTED by the Supervisors of the Township of

Halfmoon this 27 day of June, 2019, at a meeting duly and  
legally held at which a quorum was present.

ATTEST:



Secretary

