

TOWNSHIP OF CAMBRIDGE

22533 ELECTRIC DRIVE, CAMBRIDGE SPRINGS, PENNSYLVANIA 16403

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CERTIFICATION FOR A “NO-IMPACT HOME-BASED BUSINESS”

As the Applicant, I am applying for a “No-Impact Home-Based Business” in accordance with the following:

Name: _____

Address: _____

Telephone: _____

Parcel ID No.: _____

Zoning District: _____

Present Use of Property: _____

Narrative Statement of Proposed “No Impact Home-Based Business”:

In addition, pursuant to Amendment No. 2002-43 of the Pennsylvania Municipalities Planning Code, the “No-Impact Home-Based Business” for which I am applying, is in accordance with the following definitional, conditional and ancillary considerations:

Definition: “No-impact, home-based business,” a business or commercial activity administered or conducted as an accessory use which is clearly secondary to the use as a residential dwelling and which involves no customer, client or patient traffic, whether vehicular or pedestrian, pickup, delivery or removal functions to and from the premises, in excess of those normally associated with residential use. The business or commercial activity must satisfy all eight (8) of the following requirements:

1. The business activity shall be compatible with the residential use of the property and surrounding residential uses.
2. The business shall employ no employees other than family members residing in the dwelling.

3. *There shall be no display or sale of retail goods and no stockpiling or inventory of a substantial nature.*
4. *There shall be no outside appearance of a business use, including, but not limited to, parking, signs or lights.*
5. *The business activity may not use any equipment or process which creates noise, vibration, glare, fumes, odors or electrical or electronic interference, including interference with radio or television reception, which is detectable in the neighborhood.*
6. *The business activity may not generate any solid waste or sewage discharge in volume or type which is not normally associated with residential use in the neighborhood.*
7. *The business activity shall be conducted only within the dwelling and may not occupy more than twenty-five percent (25%) of the habitable floor area.*
8. *The business may not involve any illegal activity.*

Ancillary Conditions.

- a. *The use of a dwelling for the purpose of a no-impact home-based business shall not supersede any deed restriction, covenant or agreement restricting the use of the land upon which the dwelling is situated or restricting the use of the dwelling.*
- b. *The use of the dwelling for the purpose of a no-impact home-based business shall not supersede any master deed, bylaw or other document applicable to a common interest ownership community restricting the use of the land upon which the dwelling is situated or restricting the use of the dwelling.*

I, _____, the Applicant, hereby certify that the information contained in the foregoing Certification for a “No-Impact Home-Based Business” is true and correct to the best of my knowledge. I further certify that the “No-Impact Home-Based Business”, which is being sought, has satisfied and will continue to satisfy all of the definitional, conditional and ancillary considerations referenced above.

In addition, I understand and agree that if for any reason the “No-Impact Home-Based Business” or myself as the Applicant, should violate any of the definitional, conditional and ancillary requirements stated herein, a violation of the permit shall be enforced by the Township. Following such violation, the Township shall and may take all lawful action to rescind the permit and to recover any other remedy permitted under applicable law.

I understand that any false statements made are subject to the Penalties of 18 Pa.C.S. §4904, relating to unsworn falsification to authorities.

Signature of Applicant: _____

Date: _____

Signature of Zoning Officer: _____

Date: _____