



COTTAGE INDUSTRY APPLICATION

Attach:
*SITE PLAN CHECKLIST

RIO GRANDE COUNTY LAND USE DEPARTMENT
925 6TH Street, Room 208; Del Norte, Colorado 81132
Phone: 719-657-4003

APPLICATION FEE \$300.00(Includes SITE PLAN FEE)

DATE PAID: _____

ANNUAL RENEWAL FEE \$100.00

Rec'd by: _____

CONTACT INFORMATION (please attach any additional contacts)

Applicants Name: _____

Address: _____ Phone/Cell No. _____

Legal Address: _____

Current Primary Use of property: _____

Current Zoning of Property: _____ Size of Property: _____

Proposed Hours of Operation: _____

PROJECT NAME: _____

Proposed nature of the Cottage Industry: (Describe in detail what you would like to do)

SITE PLAN: include in the Site Plan Narrative

- The area of residence or accessory structures that will be used for the business,
- The person(s) who will be engaged in the business.
- Hours of operation,
- Outdoor storage and screening type,
- Parking and loading areas

Rio Grande County Land Use Development Code Section 2.06.B.3

3. Cottage Industry

Cottage industries may include a wide variety of retail, service, office, or manufacturing uses, but shall not include eating and/or drinking establishments. The following cottage industry standards are intended to permit residents to engage in cottage industries that are accessory to and compatible with residential land uses and to ensure that cottage industries do not adversely affect the integrity of residential areas. A cottage industry shall be considered an accessory use, subject to the following standards

STANDARD FOR COTTAGE INDUSTRY

- The cottage industry shall be permitted only in zone districts identified in Table T-2.2, Table of Land Uses, Rio Grande County Land Use Development Code.
- The cottage industry shall be permitted only on lots over two (2) acres.
- Public access hours of operation shall be limited to between 8:00 a.m. and 6:00 p.m.
- All exterior aspects of the operation shall not disrupt the residential character of the area.
- The cottage industry shall meet all parking and loading standards set forth in Section 6.02.B, Off-Street Parking and Loading Standards, Rio Grande County Land Use Development Code, for the type of commercial use proposed.
- All outdoor storage shall be screened in accordance with Section 6.02.C, Fences, Walls and Hedges, Rio Grande County Land Use Development Code.
- Farming and ranching uses accessory to a residential principal use are exempt from these cottage industry standards.

APPLICANT CERTIFICATION OF COMPLETED APPLICATION

I certify that the information and attachments I have submitted are true and correct to the best of my knowledge. In filling this application, I am acting with the knowledge and consent of the property owners. I understand that all materials and fees required by Rio Grande County must be submitted prior to having this application processed.

Owner

Date

Owner

Date

Rio Grande County Land Use

_____ Approved

_____ Denied

Comments:

Land Use Administrator/Staff

_____/_____/_____
Date