6.2.2 Home-Based Business

Note – These Standard Outcomes apply to the extent they are identified as requirements or assessment benchmarks in the Categorisation Tables in Part 3. These Standard Outcomes relate to Home-Based Business.

Table 6.2.2 – Standard Outcomes for Home-Based Business

	11. Land Use
	Note – In accordance with Section 3.1(11), where development does not comply with one or more of the Standard Outcomes under this theme, Merit Outcomes MO1.1 to MO1.2 (1. General theme) and MO11.1 to MO11.5 (11. Land Use theme), become assessment benchmarks. Section 3.6 provides further guidance.
SO1	Where involving the provision of overnight accommodation (such as a bed and breakfast), the Home-Based Business does not: (a) involve the use of more than three (3) bedrooms; and (b) accommodate more than six (6) people at any one time.
SO2	Where involving the provision of child care, the Home-Based Business does not involve caring for more than three (3) non-resident children at any one time.
SO3	The Home-Based Business does not comprise a gross floor area of more than 50m^2. Note – This excludes any gross floor area used exclusively for domestic purposes.
SO4	The Home-Based Business is conducted by one or more of the permanent residents of the dwelling with which it is associated.
SO5	The Home-Based Business does not involve more than one (1) non-resident employee.
SO6	The Home-Based Business occurs on the same land as, and is associated with, a Dwelling House.
SO7	The Home-Based Business does not involve: (a) the repair, cleaning or servicing of any motors, vehicles or other machinery; or (b) the hiring of vehicles, machinery or equipment; or (c) the keeping of animals.

	4. Amenity and Privacy
	Note – In accordance with Section 3.1(11), where development does not comply with one or more of the Standard Outcomes under this theme, Merit Outcomes MO1.1 to MO1.2 (1. General theme) and MO4.1 to MO4.3 (4. Amenity and Privacy theme), become assessment benchmarks. Section 3.6 provides further guidance.
SO8	All activities associated with the Home-Based Business are located within a building, other than parking and access.
SO9	The Home-Based Business does not involve more than five (5) vehicle trips per day. Note – For the purposes of SO9, a single vehicle trip is the movement of a vehicle to and from the use.
SO10	The Home-Based Business does not involve the production of waste that requires separate approval or specialised treatment.
SO11	The Home-Based Business does not operate outside the hours of 7:00am to 6:00pm.

	4. Amenity and Privacy (continued) Note – In accordance with Section 3.1(11), where development does not comply with one or more of the Standard Outcomes under this theme, Merit Outcomes MO1.1 to MO1.2 (1. General theme) and MO4.1 to MO4.3 (4. Amenity and Privacy theme), become assessment benchmarks. Section 3.6 provides further guidance.
SO12	The <u>Home-Based Business</u>: (a) does not result in an exceedance of the acoustic quality objectives stated in Schedule 1 of the *Environmental Protection (Noise) Policy 2019* for any <u>sensitive land use</u>; or (b) where the acoustic quality objectives stated in Schedule 1 of the *Environmental Protection (Noise) Policy 2019* are currently exceeded at a <u>sensitive land use</u> without the development, the development does not result in a worsening of the acoustic quality at that receptor.
SO13	The <u>Home-Based Business</u>: (a) does not result in an exceedance of the air quality objectives stated in Schedule 1 of the *Environmental Protection (Air) Policy 2019* for any <u>dwelling</u>; or (b) where the air quality objectives stated in Schedule 1 of the *Environmental Protection (Air) Policy 2019* are currently exceeded at a <u>dwelling</u> without the development, the development does not result in a worsening of the acoustic quality at that <u>dwelling</u>.
	14. Parking, Access and Transport Note – In accordance with Section 3.1(11), where development does not comply with one or more of the Standard Outcomes under this theme, Merit Outcomes MO1.1 to MO1.2 (1. General theme) and MO14.1 to MO14.8 (14. Parking, Access and Transport theme), become assessment benchmarks. Section 3.6 provides further guidance.
SO14	Where not involving accommodation, the <u>Home-Based Business</u> is provided with a minimum supply of car parking spaces at the following rates: (a) One (1) space per two (2) <u>non-resident employees</u>; and (b) One (1) visitor space.
SO15	Where involving accommodation, the <u>Home-Based Business</u> is provided with a minimum supply of car parking spaces at the following rates: (a) One (1) space per two (2) <u>non-resident employees</u>; and (b) One (1) space per five (5) accommodation <u>rooms</u>.