



# MEMORANDUM

DATE: 10/10/2019  
TO: Planning Commission  
FROM: Julia Ayres, Senior Planner, via John Swiecki, Community Development Director  
SUBJECT: **Study Session: Storefront retail cannabis regulations**

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## Background

At the June 20, 2019 City Council meeting, the City Council directed staff to initiate a zoning text amendment to regulate storefront retail cannabis businesses, which sell cannabis and cannabis products directly to customers in-store. The City currently prohibits storefront retail and allows only retail delivery businesses that deliver cannabis and cannabis products to customers.

On July 25, 2019, the Planning Commission held a workshop on the zoning text amendments to review the Council's policy direction and review the storefront retail cannabis regulations of other jurisdictions (see Attachment 1). At the workshop, the Commission generally voiced consensus for a two-tiered licensing and use permit procedure similar to many other jurisdictions surveyed by staff.

## Discussion

Tonight's study session is intended primarily for the Commission to consider in greater depth the proposed licensing and use permit procedures for storefront retail cannabis businesses. Specifically, the two-tiered procedure raises several implementation challenges relative to application processing outside the regulatory bounds of the Permit Streamlining Act, and redundancy between the findings to approve a license application versus a conditional use permit application. The Commission may want to discuss the primary community concerns and priorities intended to be represented in a two-tiered process and the merits of separating the evaluation and approval of specific components of business operations. The Commission may want to consider whether an enhanced conditional use permit process may achieve the level of review and analysis desired in the two-tiered process in a more streamlined fashion. Staff will present additional information for the Commission's discuss during tonight's study session.

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Julia Ayres, Senior Planner

*John Swiecki*  
John Swiecki, Community Development Director

## **Attachments:**

1. July 25, 2019 Planning Commission [workshop memo](#) and [meeting minutes](#) (hyperlinks only)

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