



City Manager's Office

Cedar Springs City Hall
66 S. Main St. PO Box 310
Cedar Springs, MI 49319

05-26-2020

Recreational (Adult-Use) Marihuana

The City of Cedar Springs City Council, Planning Commission and staff have worked very hard on a proposed ordinance that would allow marihuana businesses to operate in the City while maintaining certain important zoning controls on those types of businesses for the public health, safety and general welfare and other purposes.

The City acknowledges that with such a complex and controversial topic that not everybody will be happy with all of the decisions made regarding marihuana businesses but we do believe that these decisions represent an appropriate and acceptable balance between opposing viewpoints on the matter. I also want to personally acknowledge and commend all persons who took part in helping shape this community discussion and decision and for doing so in a civil and decorous manner.

This memo is only to be considered an outline of what would be required by the full ordinances and is not to be considered a full recitation of the ordinances or the requirements thereunder. It is incumbent upon all persons and businesses to read and comply with the full ordinances as passed into law by the Cedar Springs City Council.

At this time, I would feel confident in stating that the following decisions are considered to be a part of the final draft of the City's marihuana ordinance proposal and will be considered for passage into law at the City Council's June 11th, 2020 Regular Meeting:

1. The City is only considering allowing Recreational (Adult-Use) marijuana business licensing at this time, not medical marijuana business licensing.
2. The City is not limiting the number of permitted marihuana licenses but marihuana businesses are limited by the City's zoning restrictions.
3. All marihuana business uses are considered a Special Land Use and subject to review and approval by the City's Planning Commission.
4. Any proposed marihuana business that receives Special Land Use and Site Plan/Zoning approval and have satisfied the City Clerk's requirements shall thereafter receive the City marihuana licenses proposed and approved for that location.
5. No marihuana businesses are permitted within 1000 feet of a school, including both the Cedar Springs Public Schools and also the Creative Technology Academy.
6. All separation distances and requirements are measured from property line to property line.
7. No marihuana business may share any parcel with any residential use.
8. No marihuana business may share a property line with a single family residential primary use.

9. Marihuana businesses may share a parcel with other non-marihuana businesses so long as all other zoning requirements are met.
10. Only the marihuana businesses and marihuana business licenses specifically permitted are to be allowed to operate within the City of Cedar Springs, all other marihuana businesses and marihuana business licenses are prohibited.
11. Only marihuana businesses that have obtained and/or maintained a City license shall be permitted to operate in the City, all unlicensed marihuana businesses are prohibited.
12. Only marihuana businesses and marihuana business licensees that meet all of the City's and State's legal requirements will be permitted to operate in the City.
13. Marihuana Retailers:
 - a. Are permitted to operate in the B-2 and B-3 zoning districts as a primary standalone business without any co-location requirements.
 - b. Are only permitted to operate in the HC district as an accessory/co-located use with a marihuana grower, marihuana processor, marihuana excess grower or any combination thereof. Retailers are not permitted to operate in the HC district as a standalone business.
 - c. Are only permitted to operate in the HC district in a building or buildings of 20,000 square feet or less of combined floor space on any parcel.
14. Marihuana Microbusinesses:
 - a. Are permitted to operate in the B-3, HC and I-1 zoning districts.
 - b. May not be located on any I-1 parcel that is located within 100 feet of any parcel that is zoned as R-1, R-2 or MU.
 - c. May not co-locate with any other type of marihuana business use.
15. Marihuana Growers of any class
 - a. Are permitted to operate in I-1 zoning district.
 - b. Are permitted to operate in the HC zoning district but are required to co-locate with a marihuana retailer in that district.
 - c. Are permitted to stack marihuana grower licenses.
 - d. Are permitted to co-locate with marihuana growers' licenses, marihuana processor licenses, marihuana excess grower licenses and any combination thereof in the I-1 zoning district.
 - e. Are permitted to co-locate marihuana growers' licenses, marihuana processor licenses, marihuana excess grower licenses and any combination thereof and are required to co-locate with a marihuana retailer in the HC zoning district.
 - f. Are prohibited from operating within 500 feet of any parcel zoned as R-1, R-2, R-3 or MU.
 - g. May only operate in the HC district in a building or buildings totaling 20,000 square feet of floor space total combined on one parcel.
16. Marihuana Excess Grower:
 - a. Are permitted to operate in I-1 zoning district.
 - b. Are permitted to operate in the HC zoning district but are required to co-locate with a marihuana retailer in that district.

- c. Are permitted to co-locate with marihuana growers licenses, marihuana processor licenses, marihuana excess grower licenses and any combination thereof in the I-1 zoning district.
- d. Are permitted to co-locate marihuana growers licenses, marihuana processor licenses, marihuana excess grower licenses and any combination thereof and are required to co-locate with a marihuana retailer in the HC zoning district.
- e. Are prohibited from operating within 500 feet of any parcel zoned as R-1, R-2, R-3 or MU.
- f. May only operate in the HC district in a building or buildings totaling 20,000 square feet of floor space total combined on one parcel.

17. Marihuana Processor:

- a. Are permitted to operate in I-1 zoning district.
- b. Are permitted to operate in the HC zoning district but are required to co-locate with a marihuana retailer in that district.
- c. Are permitted to co-locate with marihuana growers licenses, marihuana processor licenses, marihuana excess grower licenses and any combination thereof in the I-1 zoning district.
- d. Are permitted to co-locate marihuana growers licenses, marihuana processor licenses, marihuana excess grower licenses and any combination thereof and are required to co-locate with a marihuana retailer in the HC zoning district.
- e. Are prohibited from operating within 500 feet of any parcel zoned as R-1, R-2, R-3 or MU.
- f. May only operate in the HC district in a building or buildings totaling 20,000 square feet of floor space total combined on one parcel.

18. Safety Compliance Facility

- a. Are permitted to operate in the HC and I-1 zoning districts.
- b. May not co-locate with any other type of marihuana business use.

Sincerely,

A handwritten signature in blue ink, appearing to read "Mr. W. J. Z.", is located at the bottom right of the page.

Mike Womack City Manager
City of Cedar Springs
66 S Main St, Cedar Springs, MI 49319
manager@cityofcedarsprings.org

66 S. Main Street P.O. Box 310 Cedar Springs, Michigan 49319-0310 www.cityofcedarsprings.org
Phone 616.696.1330