

RECREATIONAL MARIJUANA TEXT AMENDMENTS

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BACKGROUND

PROPOSITION 207

- Passed by voters November 3, 2020
- Department of Health Services (DHS) issued first approvals to operate (ATO) in late January

POLICE ORDINANCE

- Adopted December 8, 2020
- Limited recreational marijuana establishments to dual license facilities

CURRENT REQUIREMENTS

*Section 11-31-34 of Mesa Zoning
Ordinance: Medical Marijuana Facilities*

DEVELOPMENT STANDARDS



Permitted in Light Industrial (LI) and General Industrial (GI) zoning districts



Hours of operation - 8:00 a.m. to 9:00 p.m.



Size limitations:

Facility	Size
Medical Marijuana Dispensaries	2,500 sq. ft.
Marijuana Cultivation Facility	25,000 sq. ft.
Marijuana Infusion Facility	10,000 sq. ft.

DEVELOPMENT STANDARDS



Medical Marijuana Dispensary spacing requirements:

Distance	Use
5,280 feet	Medical Marijuana Dispensary
2,400 feet	Correctional Transitional Housing Facility, Residential Substance Abuse Facility, Alcohol Rehabilitation Facility, and Off-site Cultivation
1,200 feet	Church, Library, School, Public Parks (LI & GI)
500 feet	Day Care Center, Pre-school, Public Parks (all other zoning districts), and privately owned open space maintained by an HOA

DEVELOPMENT STANDARDS



Medical Marijuana Cultivation or Infusion Facility spacing requirements:

Distance	Use
2,400 feet*	Medical Marijuana Dispensary
1,200 feet	Church, Library, School, Public Parks (LI & GI)
500 feet	Day Care Center, Pre-school, Public Parks in all other zoning districts, and privately owned open space maintained by an HOA

PROPOSED AMENDMENTS

*Section 11-31-34 of Mesa Zoning
Ordinance: Marijuana Facilities*



AMENDMENTS TO ZONING STANDARDS

- Modify definitions
- Modify Section 11-31-34 to include dual licensee facilities and add Community Residence and Social Service Facilities to separation requirements
- Hours of operation to remain the same
- Permitted zoning to remain the same
- Facility size limitations to remain the same

DEFINITIONS

✕ REMOVE

- Medical Marijuana Designated Caregiver
- Medical Marijuana Qualifying Patient

+ ADD

- Dual Licensee Facility
- Marijuana Concentrate
- Marijuana Establishment
- Marijuana Manufacturing
- Marijuana Processing
- Marijuana Products

≡ MODIFY

- ~~Medical Marijuana Cultivation Facility~~
- ~~Medical Marijuana Infusion Facility~~



PLANNING & ZONING BOARD RECOMMENDATION

- May 12, 2021
- Recommended approval of adoption, 7-0
- Board members commented on the size limit of facilities
 - Understood the need to evaluate recent changes
 - Recommended staff pursue sooner than later



QUESTIONS

Medical Marijuana Dispensary Locations

MM Facility (All)

Facility Type

- + Dispensary (only) - 10
- + Cultivation (only) - 3
- o Cultivation/Infusion - 1
- o Dispensary/Cultivation/Infusion - 4

Mesa Planning Area

City Limits

Zoning

- LI
- GI

Separation Requirements

Type	Distance
Other Dispensaries	5,280'
Residential Substance Abuse Treatment Facilities	2,400'
Alcohol Rehabilitation Facilities	2,400'
Correctional Transitional Housing Facilities	2,400'
Churches/Places of Worship (RS, RM, DR, T3N, T4N, T5N districts)	1,200'
Parks in LI, GI Zoning	1,200'
Libraries	1,200'
Schools (K-12)	1,200'
Day Care / Pre-Schools	500'
Parks and HOA maintained open spaces NOT in LI, GI Zoning	500'

0 1 2 4 Miles

