



MEMORANDUM

TO: Scott R. Niehaus, Village Manager

FROM: William J. Heniff, AICP, Director of Community Development *WJH*

MEETING DATE: October 3, 2019

SUBJECT: **PC 19-19, Text Amendment to the Zoning Ordinance: Cannabis (Additional Information)**

Following up from the September 19, 2019 Village Board meeting, Village staff has compiled additional information for reference purposes as it pertains to the proposed text amendments to the Zoning Ordinance to allow for cannabis sales. This information includes the following:

Neighboring Communities’ Review of Recreational Cannabis

Below is a double concentric ring table of jurisdictions and their current status regarding the recreational cannabis issue. Note that while many communities have expressed some intent in favor or in opposition to the such sales, most jurisdictions have not taken final actions to date.

Municipality	Opt in or out?	Status
Addison	No indication	Scheduled to discuss at the PC November 13; may look at a permitted use in M2, M3, and M4 districts. Scheduled for the Board on November 25.
Bloomington	May opt-out	PC meeting 10/15 to prohibit in the Zoning Code, opt-out vote would be at a later date
Carol Stream	No indication	August workshop with split feeling to opt in or out; may have another workshop in October
Darien	Opt-in	Board opted-in on 9/16. Zoning regulations have not been set.
Downers Grove	May opt-out	Scheduled on consider on 10/8
DuPage County	No indication	County Board scheduled to discuss on 10/8
Elmhurst	May opt-out	Board meeting at a later date
Glen Ellyn	No indication	Board workshops, Plan Commission hearing scheduled for 10/10
Glendale Heights	No indication	No meetings so far
Hinsdale	May opt-out	Scheduled to consider on 10/1
Lisle	May opt-out	Scheduled to consider on 10/7

Oak Brook	May opt-out	ZBA meeting 10/1 to prohibit in the Zoning Code, opt-out vote would be at a later date
Oakbrook Terrace	May opt-in	Planning and Zoning Commission text amendment scheduled for 10/15, as an overlay business district
Villa Park	Opt-in	Approved zoning amendments in January 2019, special use in the C-3 district
Westmont	No indication	Discussions with the Board and Plan Commission. Text Amendment in October.
Wheaton	May opt-out	Scheduled to vote on 10/7
Wood Dale	No indication	Scheduled to discuss at the Plan Commission in November
Woodridge	No indication	Workshop scheduled on 10/3 for feedback

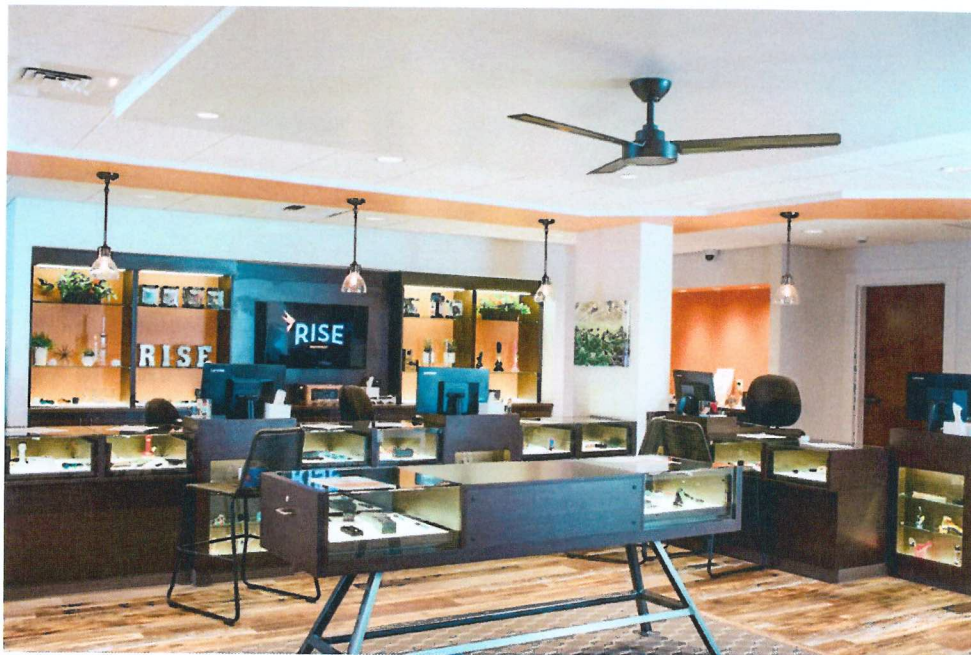
State Regulations Pertaining to Business/Building Appearance and Design

To answer the question as to how the State of Illinois may regulate such cannabis establishments, below are some of the provisions set forth within the Act, primarily as it pertains to interior layout activities:

- “Before remodeling, expansion, reduction, or other physical, non-cosmetic alteration of a dispensary, the dispensing organization must notify the Department and confirm the alterations are in compliance with this Act and any rules that may be adopted pursuant to this Act.”
- “A dispensing organization must keep all lighting outside and inside the dispensary in good working order and wattage sufficient for security cameras.”
- “A dispensing organization must store inventory on its premises. All inventory stored on the premises must be secured in a restricted access area and tracked consistently with the HB1438 Enrolled LRB101 04919 JRG 49928 b Public Act 101-0027 inventory tracking rules.”
- A dispensary must “Establish a locked door or barrier between the facility's entrance and the limited access area”.
- “During hours of operation, store and dispense all cannabis from the restricted access area. During operational hours, cannabis shall be stored in an enclosed locked room or cabinet and accessible only to specifically authorized dispensing organization agents;”
- “When the dispensary is closed, store all cannabis and currency in a reinforced vault room in the restricted access area and in a manner as to prevent diversion, theft, or loss;”

Supplemental Information/Photographs of Sites

At the September 19 Village Board meeting, questions were raised about operations and the physical interior and exterior appearance of existing establishments. To assist in responding to the questions, Trustee Militello has provided Village staff with the following illustrative examples of such establishments:





Separately, staff also witnessed another establishment in Colorado last month and offers the photo below.



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