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**GRAND JUNCTION CITY COUNCIL
MONDAY, JUNE 7, 2021
250 NORTH 5TH STREET
[VIRTUAL MEETING](#)
[STREAMED LIVE](#)
BROADCAST ON CABLE CHANNEL 191
WORKSHOP, 5:30 P.M.**

1. Discussion Topics

- a. Marijuana Regulation Listening Session, Discussion and Direction

2. City Council Communication

An unstructured time for Councilmembers to discuss current matters, share ideas for possible future consideration by Council, and provide information from board & commission participation.

3. Next Workshop Topics

4. Other Business

What is the purpose of a Workshop?

The purpose of the Workshop is to facilitate City Council discussion through analyzing information, studying issues, and clarifying problems. The less formal setting of the Workshop promotes conversation regarding items and topics that may be considered at a future City Council meeting.

How can I provide my input about a topic on tonight's Workshop agenda?

Individuals wishing to provide input about Workshop topics can:

- 1. Send an email (addresses found here www.gjcity.org/city-government/) or call one or more members of City Council (970-244-1504);
- 2. Provide information to the City Manager (citymanager@gjcity.org) for dissemination to the

City Council. If your information is submitted prior to 3 p.m. on the date of the Workshop, copies will be provided to Council that evening. Information provided after 3 p.m. will be disseminated the next business day.



Grand Junction City Council

Workshop Session

Item #1.a.

Meeting Date: June 7, 2021

Presented By: Tamra Allen, Community Development Director

Department: Community Development

Submitted By: Tamra Allen, Community Development Director

Information

SUBJECT:

Marijuana Regulation Listening Session, Discussion and Direction

EXECUTIVE SUMMARY:

April 2021 ballot measures 2A and 2B allow the City Council to tax and regulate marijuana businesses. Following the election, at their May 3, 2021 workshop, Council directed staff to solicit public input on marijuana business regulations. Council also clarified that first consideration should first be given to marijuana sales businesses (often called dispensaries), with other types of marijuana business to be considered later. Since, that time, the public has had the chance to take a survey, review supplemental materials, and attend any of seven listening sessions with City staff. Unlike most City Council workshops, the June 7th workshop is designed as an eighth listening session, as the Council invites the public to speak about this topic directly to Councilmembers and make their voice heard on this complex topic. Following the listening session, staff will summarize previous listening sessions and survey results and will be seeking direction regarding next step in the regulatory development process.

BACKGROUND OR DETAILED INFORMATION:

To solicit further public input in the aftermath of measures 2A and 2B, Council directed staff to perform various outreach activities. These were successful in many respects. A survey prepared by staff and distributed through many channels in both English and Spanish received over 600 responses, and more than 150 people attended the seven listening sessions hosted by staff (see the chart below), though many attendees attend multiple sessions. Input and dialogue was wide-ranging, and has helped staff to clarify the range of positions held throughout the community.

Session 1	Virtual Lunch, Wednesday, May 19 th	Video Recording 41 Attendees
Session 2	Outdoor Evening at Park Shelters at Riverside Park, Monday, May 24 th	16 Attendees
Session 3	Virtual Lunch, Tuesday, May 25 th	Video Recording 34 Attendees
Session 4	In-Person Evening at Bookcliff Activity Center, Wednesday, May 26 th	11 Attendees
Session 5	In-Person Evening at Lincoln Park Barn, Thursday, May 27	12 Attendees
Session 6	Virtual Lunch, Tuesday, June 1	Video Recording 28 Attendees
Session 7	Outdoor In-Person meeting at Eagle Rim Park, Tuesday, June 1	10 Attendees

What follows is a brief analysis of survey results, followed by a staff recommendation that reflects adjustments to previous staff recommendations based on the input received through these outreach methods.

Survey Results

The results of the City's survey of public opinion on various aspects of marijuana business regulations can be found attached to this staff report. The City received 663 responses in total through a combination of online and paper copies (English and Spanish available). Generally, the survey covered the following topics:

- Number of Marijuana Sales Businesses
- Location of Marijuana Sales Businesses
- Licensing Criteria
- Tax Rate
- General Comments and Concerns

This was not a representative survey due to the limited total reach of the survey (approximately 1% of the City's population) and non-random sampling method. Thus, responses referenced below are not necessarily statistically representative of the community. Further, staff determined that approximately 8% of survey responses came from duplicate IP addresses (an IP address is a unique address that identifies a device on the internet or a local network). This tells us that while minimal, there were some duplicate responses from individuals participating in the survey.

A question-by-question analysis follows.

Demographic Questions

The first survey question asked whether respondents lived or worked in the City of Grand Junction, elsewhere in Mesa County, or none of these. Survey respondents were largely those that live and work in City limits, with only 17 respondents neither living nor working in Grand Junction or Mesa County. The second question asked whether the respondent plans to apply for a marijuana sales license in the City of Grand Junction; 47 respondents affirmed that they were.

Questions about Number of Marijuana Sales Businesses

Two questions were asked about the number of marijuana stores. The first question asked what factors should be considered in setting a numerical limit on stores, while the second asked respondents to select a range that they thought would be appropriate.

In response to the question of what factors should be considered in setting a numerical limit on stores, the top three responses were: ensuring availability to all areas of the community (41.04%); maximizing tax revenues (39.66%); and minimizing the size and traffic impacts of individual locations (34.76%). Responses aimed at free market principles and minimizing the public visibility were less common (33.23% and 27.26%, respectively), while only 14.55% of respondents said that the number of stores should be related to the city's population.

Intriguingly, the response to the question of how many stores would be appropriate in the city yielded a polarizing response. The two most common responses were that there should be no limit on the number of stores (24.81%) and that the limit should be set between 1-5 stores (26.29%). Additionally, there was a large response that selected between 6-10 stores (20.52%), leading staff to conclude that the community is generally comfortable with between 1-10 stores at almost 60% of survey responses. Furthermore, these results may suggest that there are two divergent and prevailing opinions in the community. One opinion holds that marijuana stores should be allowed to operate like any other retail business to the maximum possible extent, while the

other opinion holds that these are undesirable land-uses and should be allowed only to the minimum required extent.

Questions about Location of Marijuana Sales Businesses

The survey asked three questions pertaining to where businesses should be located. One asked respondents to identify areas where marijuana stores might be appropriate by selecting from parts of town, such as Main Street, North Avenue, and the Horizon Drive District. The other two questions asked residents about buffering marijuana stores from other uses. One buffering question asked whether marijuana stores should be separated from land uses like parks, schools, and places of worship that might be considered sensitive to marijuana-related impacts. The next question asked specifically how much distance between marijuana stores would be necessary or desirable.

Further resident input about where marijuana stores should be allowed, while general, supports the City Council in several considerations. A prime example is zoning. This feedback can be translated into an understanding of which zone districts may be appropriate for marijuana sales locations. For example, responses to the “Main Street” and “Downtown Other than Main Street” options indicate how the B-2 (Downtown Business) zone district should be treated. Responses to categories like “North Avenue” indicate how the C-1 (Light Commercial) zone district should be treated, responses on the industrial areas listed indicate how the I-1 (Light Industrial) and I-2 (General Industrial) zone districts might be treated, and so on. Survey responses track well with the working group recommendation of allowing marijuana retail stores to operate in zone districts where other commercial retail sales are allowed. Perhaps the most evident exception to this is that respondents expressed interest in seeing marijuana stores operating on Main Street (between 1st Street and 8th Street).

The first of the buffering questions asked respondents to note what other types of land-uses should be separated from marijuana stores. The majority of respondents said that K-12 schools should be separated from marijuana sales locations at 83.38%. The only other responses with majority interest among survey respondents were public parks (50.91%) and rehabilitation centers (50.46%). This tracks well with what we heard in the survey comments as well as at the listening sessions.

A further buffering determination will be deciding if marijuana stores themselves will need to maintain some minimum distance. While buffering from other land uses was the intent of the previous question, this question is gauging what the community would like to see for a minimum distance requirement between marijuana stores. Responses for this question largely say, “no mandatory separation” at 43.91%, but notable is a 1000-foot separation between stores (30.63%) and a variety of other write-in responses that include answers such as one mile and two miles. It is also relevant to note that separating between stores adds complexity to the licensing process. In other Colorado

communities, stores are typically be required to secure or identify a property in order to apply. If separation is mandatory, it could be disruptive to the application and licensing process.

Questions about Licensing Criteria

Another question asked residents to indicate, in a scenario where selection of marijuana business operators is not entirely random, what qualifications should be prioritized in the selection of marijuana business operators. Residents were asked to respond to a wide-ranging and sometimes divergent list of potential criteria.

The responses for criminal history (59.69%) and prior code enforcement violations (57.48%) were popular amongst survey respondents, but notable is the local residency status at 45.83%. Using local residency status in a merit-based system was a popular theme at the listening sessions, so this tracks well with survey results. Additionally, prior experience operating a marijuana sales business was 37.48% of responses, also tracking with comments at listening sessions. Insofar as local residency and operating experience are mutually exclusive to some extent, this feedback may be particularly relevant to City Council. There are relatively few known residents in the community with prior experience operating a recreational marijuana business, so prioritizing one or the other of these criteria represents a substantial policy decision.

Questions about Tax Rate

A final specific question asked residents what tax rate would be appropriate for marijuana businesses. This pertained specifically to the special marijuana sales and use tax as approved by voters in measure 2A of April 2021, which set a baseline rate of 5% and a ceiling of 15%. The survey offered residents a sliding scale from 5% to 10%, as any amount about 10% is considered by staff to be likely to substantially impact consumer behavior, relative to an amount between 5% and 10%. A 5% special marijuana sales and use tax is near the high end when compared to other communities in the state. A rate of 10% or 15% would be the highest in the state.

The average response to the survey question on rate of taxation was to set the special marijuana sales and use tax at 7%. This indicates that there is some interest in the community to see the initial rate above the baseline rate endorsed by voters in the April, 2021 election. However, the number of responses for a tax rate at 5% was the most selected, and with a greater total between 5-7 (329 responses) than between 8-10 (239). Generally, the results speak to a greater desire from the community to stay closer to, if not at, the 5% baseline.

Tax Rate %	Number of Responses
5	194
6	58
7	77
8	60
9	6
10	173

An understanding of the broader tax structure for marijuana businesses is vital to deliberate decision-making in this regard, and matter made challenging by the complexity of that tax structure. Briefly, marijuana includes sales and use tax and excise tax, both of which are typically a combination of taxes, and are applied in addition to other City, State, and County taxes, so the total rate is higher than the special rate. The taxes collected by marijuana businesses then go to the City, County, and State.

Specifically, the following taxes would make up the total tax rate in Grand Junction. The City of Grand Junction Sales Tax of 3.25% and the Mesa County Sales Tax of 2.37% are applied to marijuana just as it does to any other retail sale. A 15% State Marijuana Sales Tax is also applied; this absorbs the baseline State of Colorado Sales Tax of 2.90%. Of that 15% State Marijuana Sales Tax, 10% is shared back to the City. Thus, total taxes on marijuana in Grand Junction could be set at such rates as 25.62% (with the 5% special marijuana sales tax), 30.62% (with a 10% special tax), and so on.

General Comments and Concerns

An additional 419 comments were received with the survey open-comment response and 203 comments were noted at the various listening sessions. These comments were categorized into four general themes (Land Use, Taxation, Licensing and Public Health/Safety) as well as a “general comment” category.

Land Use Comments

Comments that related to the general operations, location, and appearance of marijuana stores had many commonalities. A general desire exists to manage signage, locations, and buffering between dispensaries and other institutions deemed to be sensitive. Many comments were made about minimizing visual impact that might negatively affect youth, tourism, or the city’s general image. Similarly, some other comments addressed the need to regulate to building appearance, parking standards, and hours of operation so as to minimize deleterious effects on neighborhoods. The

overarching theme amongst comments related to signage were to keep it minimal and ensure a restriction to market to youth. The State already regulates signage and marketing to adolescents.

Further land use comments that were related to zone districts, or location, track well with what we saw in the survey results as well as the working group's recommendation. The general sentiment was to allow marijuana retail stores to operate in those areas of town that already allow retail sales and keeping them in established commercial areas of the city. Some residents expressed concern about stores being abundant in the City's gateway areas, such as Horizon Drive, though Horizon Drive was itself a popular suggested location for stores. Many comments addressed the potential for negative impacts if dispensaries are located close to public parks/schools.

This leads us to those comments related to buffering. As noted above, the predominant opinion is to ensure that marijuana stores are buffered from K-12 schools (which the State regulates at a minimum of 500-feet). Other comments related to buffering noted a desire to require a minimum distance from stores to land uses such as daycares, public parks, and other recreational areas.

Licensing Comments

Licensing comments were generally focused on the selection method for licenses, what the selection criteria should be if a merit-based system was utilized, and how many licenses should be issued.

Those who attended the listening sessions were primarily in favor of a merit-based selection process versus a lottery approach. There were also a few respondents in support of a hybrid merit/lottery approach. There was a significant subset of the comments that mentioned free-market principles. These comments tended to lean towards statements such as "let free enterprise work and regulate itself" and, "let free marketplace determine how many stores can operate." On the other end of the spectrum, opposite those endorsing free market approaches, were numerous requests that no stores be permitted at all. Many residents identified the permitting of marijuana stores as a "mistake" or a "bad decision," or wrote in a "0" option in response to the question about the number of stores that would be acceptable.

Those comments that do accept a certain number of stores above zero often mentioned a preference for a merit-based system had a variety of statements on specific selection criteria, such as a local residency requirement, providing a community engagement plan, establishing a social equity system, experience in the industry, and historical compliance with regulations and law. Further, there was a prevalent subset that noted an aversion of non-local ownership/operators, but almost conversely, requested experience in the industry. As noted above, this may be acutely

relevant, based on the outreach of would-be applicants to staff and the results of the survey. 47 survey respondents expressed that they would be applying for licenses, and this is unlikely to capture the total interest. Majorities of respondents said that criminal history and prior code enforcement violations were crucial to selecting businesses. The state requires background checks for all operator (Suitability Analysis) and employees and communities often also conduct their own background checks as well. Notably, 46% said that local residency was important, while only 37% said that prior experience in the industry was important.

Public Health/Safety Comments

Generally, comments related to public health and safety focused on the concern for the potential increased access to marijuana products by underage youth along with substance abuse and the potential for increased crime rates. Odor control, mental health, and impaired driving were other common themes among this type of comment. Although not many of these comments overall (about 12% of the total comments received were related to public health and safety) the prominence of concern for the adolescent population in the community specifically is fairly vocal. This was also a large topic of discussion during the listening sessions.

Taxation Comments

Comments related to taxation primarily focused on the rate at which the tax should be set. Generally, in both the survey and the listening sessions, community members are more comfortable with a lower tax rate closer to the baseline of 5%. The reasoning behind these comments may speak to the desire for the city to remain within the market range of surrounding communities in the region and state. There was some deviation at the listening sessions and the survey results, noting that the maximum tax rate should be set at the high end primarily because Grand Junction is a regional center, as a deterrent to would-be purchasers, or to protect existing business in surrounding communities.

Other comments related to taxation focused on how the tax revenue should be utilized, in which there was a theme to use tax revenue to improve District 51 schools and parks, ensure enforcement, and to implement educational outreach programming to the community's adolescent population. Some critique was made of the notion that the City would use such revenues for a seemingly unrelated purpose such as parks and recreation; such respondents often called for revenues to be directed entirely toward managing the potential ramifications of more localized availability of recreational marijuana such as addiction and youth access.

Other General Comments

Other comments received through the survey as well as at the public listening sessions expanded a variety of subject matter. At the listening sessions, one theme that stands out is that the City's regulations should be based on either current state regulations or based on best practices adopted by other communities. In the survey, comments were either highly pro- or anti-marijuana businesses being located within the city.

Next Steps and Recommendation

With this substantial public outreach and resulting increase in understanding of popular opinion regarding marijuana businesses, City Council may now be equipped to proceed down the path of developing regulations for the future issuance of marijuana sales licenses. If Council is prepared to do so, the general sequence of provide direction on regulatory aspects including:

- tax rate;
- number of stores;
- licensing process (lottery, merit-based, or hybrid); and,
- general direction on zoning and buffering.

Staff recommendations on these topics are as follows:

- Place a limit of 6-10 stores;
- Award licenses using a hybrid process involving both a merit-based threshold and a random selection of qualified operators;
- Set the special marijuana tax rates at or near the baseline rates of 3% for special marijuana excise tax and 5% special marijuana sales tax; and
- Permit marijuana stores to be licensed in areas (i.e. zone districts) that allow for commercial uses excluding Main Street between 1st Street and 8th Street, provided that these locations are buffered from K-12 schools, public parks rehabilitation centers, and the CMU Main Campus.

Following this direction, staff can begin to draft an ordinance for review and revision followed by scheduling hearings (Planning Commission and City Council) for adoption.

FISCAL IMPACT:

n/a

SUGGESTED ACTION:

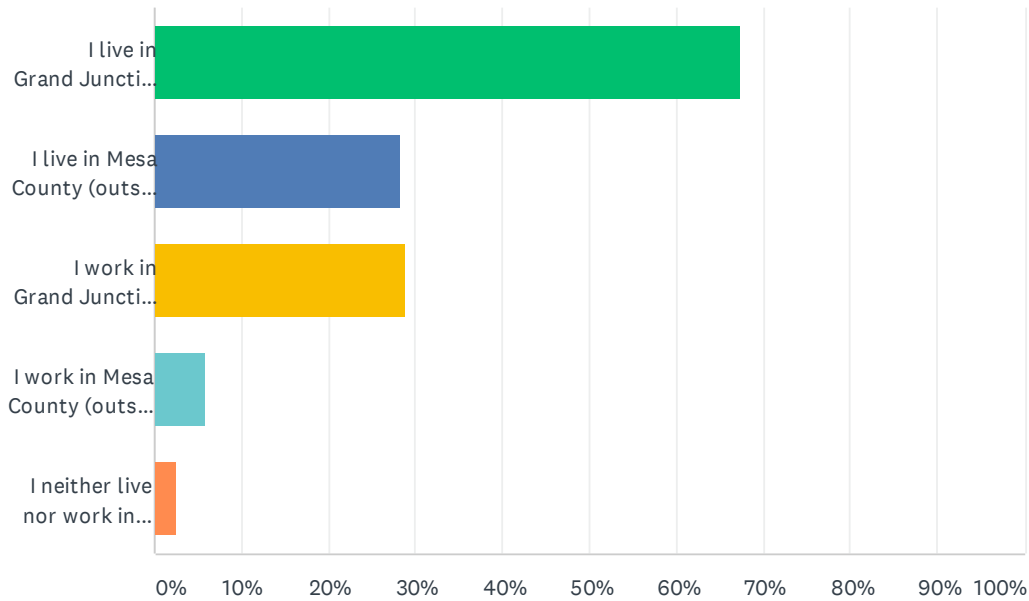
Discussion and Direction.

Attachments

1. Survey Responses_06.02.2021_final
2. Survey Responses_06.02.2021_final_esp
3. Comment Summary_final
4. Listening Session Boards
5. Marijuana Update 042021 Memo to Council
6. Marijuana Regulations Draft Timeline
7. Marijuana Outline Draft _ March 1 2021 CC _ No Timeline
8. Marijuana Tax Rates of All Colorado Municipailities
9. Memo - Marijuana Update 04.20.2021 Memo
10. Marijuana Outline Draft _ March 1 2021 CC
11. Marijuana State Licensing Fee Schedule
12. CML Marijuana List
13. Councilmember Reitz Email June 7 2021 Workshop

Q1 Which of the following describe you?

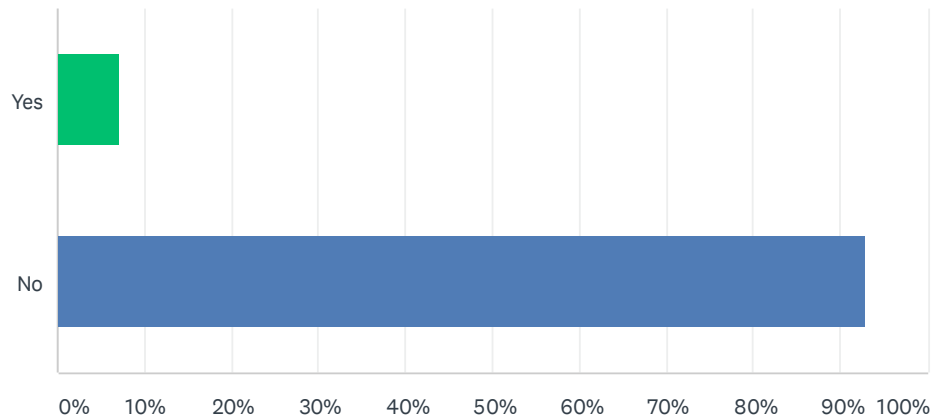
Answered: 661 Skipped: 0



ANSWER CHOICES	RESPONSES	
I live in Grand Junction City limits.	67.32%	445
I live in Mesa County (outside of Grand Junction).	28.29%	187
I work in Grand Junction City limits.	28.90%	191
I work in Mesa County (outside of Grand Junction).	5.90%	39
I neither live nor work in Grand Junction or Mesa County.	2.57%	17
Total Respondents: 661		

Q2 Do you plan to apply for a marijuana sales license in the City of Grand Junction?

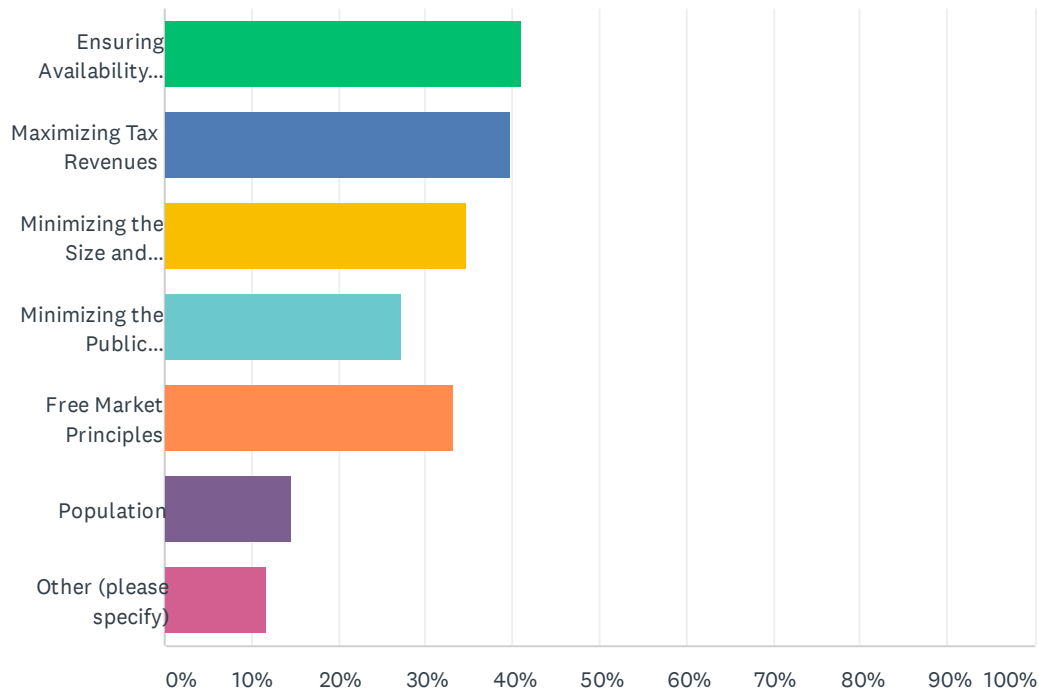
Answered: 660 Skipped: 1



ANSWER CHOICES	RESPONSES	
Yes	7.12%	47
No	92.88%	613
TOTAL		660

Q3 What factors should be prioritized in determining how many marijuana stores should be permitted to operate?

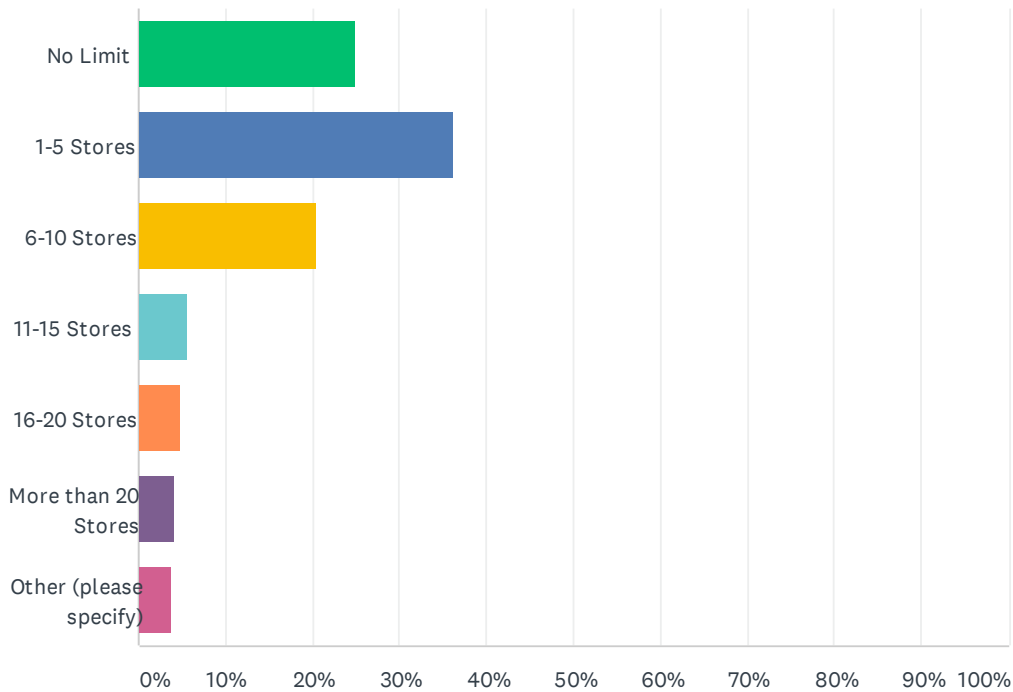
Answered: 653 Skipped: 8



ANSWER CHOICES	RESPONSES	
Ensuring Availability to all Areas of Community	41.04%	268
Maximizing Tax Revenues	39.66%	259
Minimizing the Size and Traffic Impacts of Individual Locations	34.76%	227
Minimizing the Public Visibility of Marijuana Sales Locations	27.26%	178
Free Market Principles	33.23%	217
Population	14.55%	95
Other (please specify)	11.64%	76
Total Respondents: 653		

Q4 What is the maximum number of marijuana stores that would be appropriate in Grand Junction City limits?

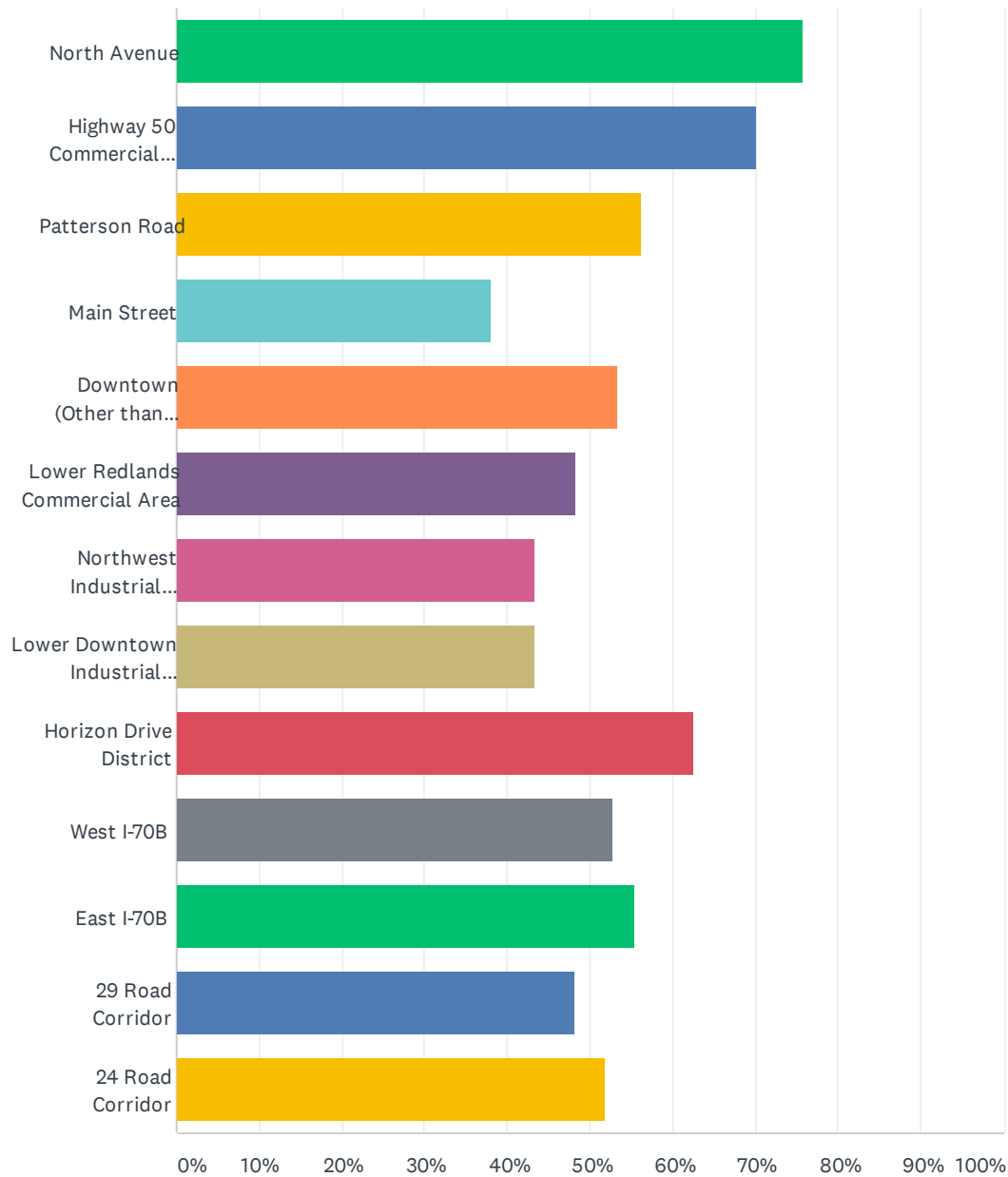
Answered: 653 Skipped: 8



ANSWER CHOICES	RESPONSES	
No Limit	24.81%	162
1-5 Stores	36.29%	237
6-10 Stores	20.52%	134
11-15 Stores	5.67%	37
16-20 Stores	4.90%	32
More than 20 Stores	4.13%	27
Other (please specify)	3.68%	24
TOTAL		653

Q5 In what areas of the community would marijuana stores be generally appropriate? Check all that Apply.

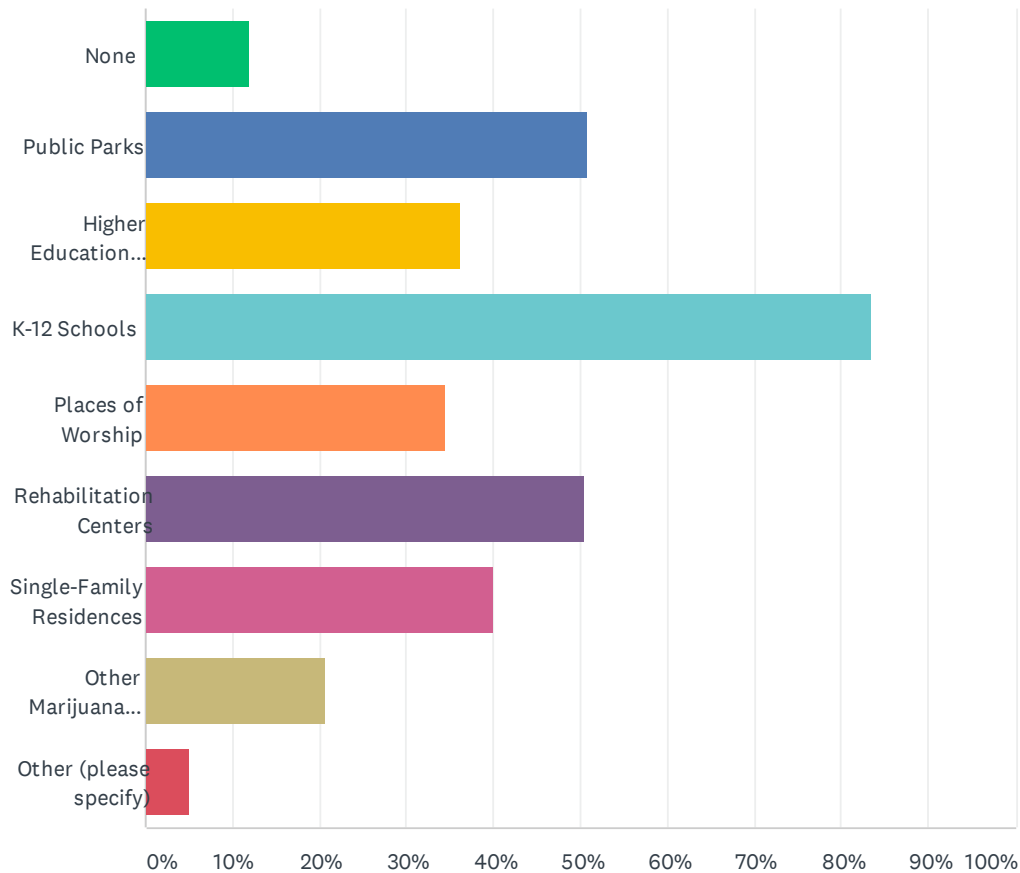
Answered: 629 Skipped: 32



ANSWER CHOICES	RESPONSES	
North Avenue	75.68%	476
Highway 50 Commercial Corridor (Orchard Mesa)	70.11%	441
Patterson Road	56.28%	354
Main Street	38.00%	239
Downtown (Other than Main Street)	53.26%	335
Lower Redlands Commercial Area	48.33%	304
Northwest Industrial District	43.24%	272
Lower Downtown Industrial District	43.40%	273
Horizon Drive District	62.64%	394
West I-70B	52.62%	331
East I-70B	55.48%	349
29 Road Corridor	48.01%	302
24 Road Corridor	51.99%	327
Total Respondents: 629		

Q6 What types of land-use should be separated from marijuana sales locations?

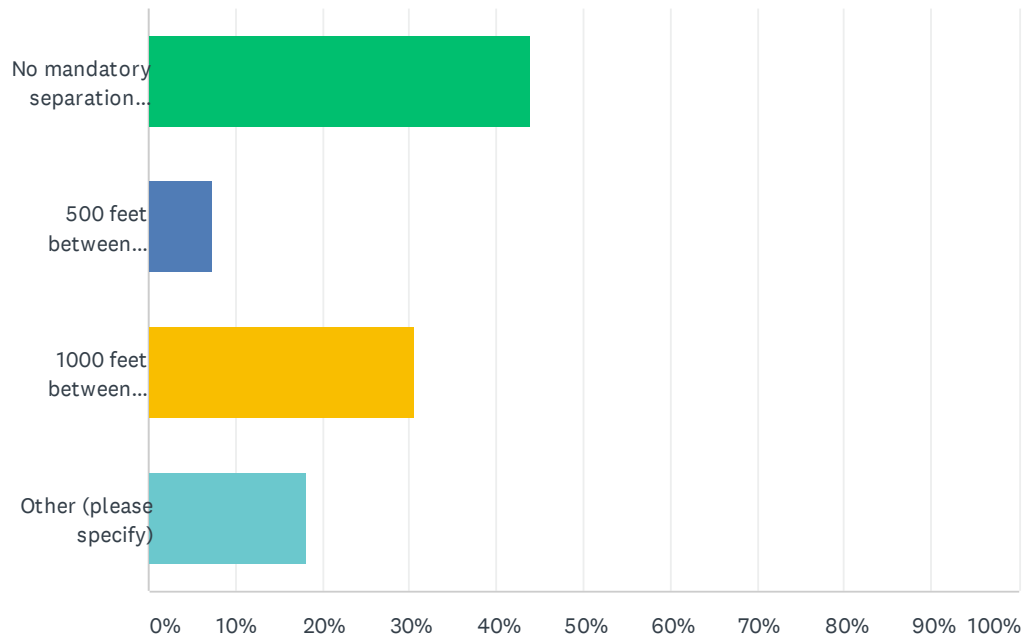
Answered: 656 Skipped: 5



ANSWER CHOICES	RESPONSES	
None	11.89%	78
Public Parks	50.91%	334
Higher Education Institutions	36.28%	238
K-12 Schools	83.38%	547
Places of Worship	34.45%	226
Rehabilitation Centers	50.46%	331
Single-Family Residences	39.94%	262
Other Marijuana Stores	20.73%	136
Other (please specify)	5.03%	33
Total Respondents: 656		

Q7 What minimum distance between marijuana stores should be established?

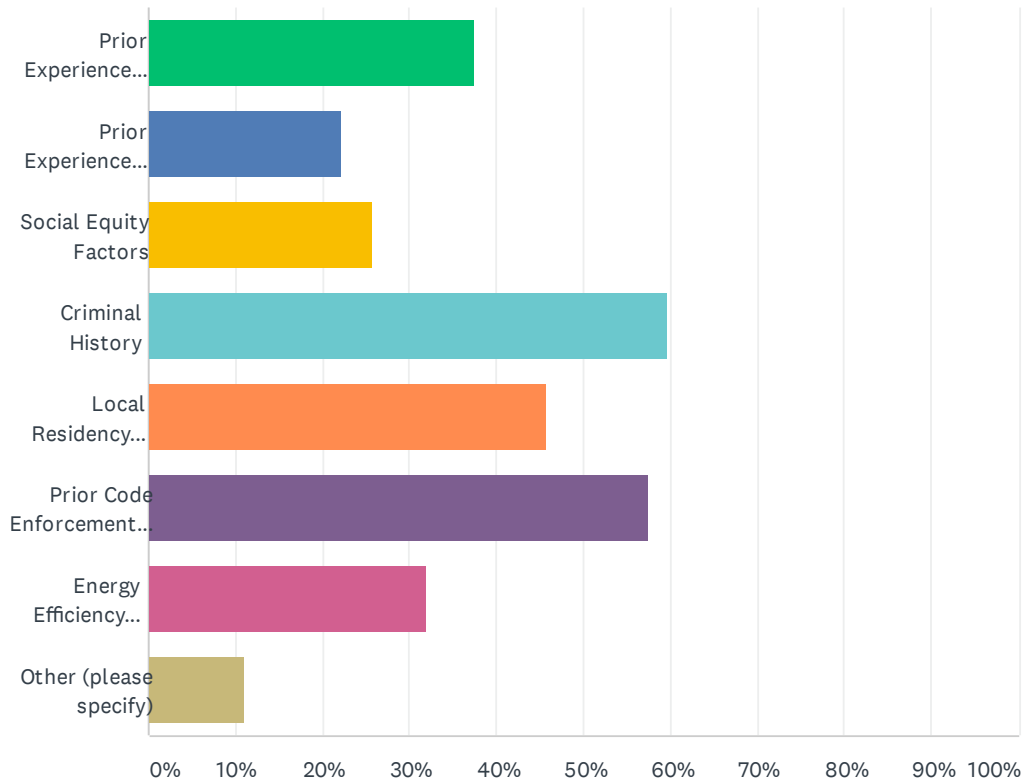
Answered: 640 Skipped: 21



ANSWER CHOICES	RESPONSES	
No mandatory separation between marijuana stores	43.91%	281
500 feet between marijuana stores	7.34%	47
1000 feet between marijuana stores	30.63%	196
Other (please specify)	18.13%	116
TOTAL		640

Q8 If selection of marijuana business operators is not entirely random, what qualifications should be prioritized in the selection of marijuana business operators? Check all that Apply.

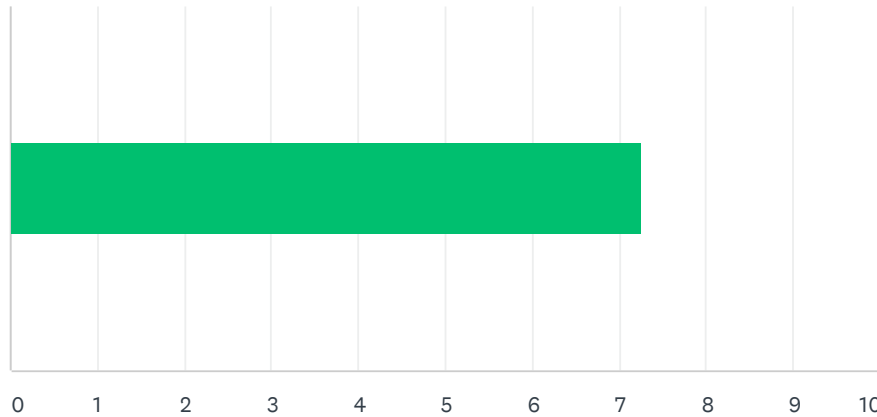
Answered: 635 Skipped: 26



ANSWER CHOICES	RESPONSES	
Prior Experience Operating a Marijuana Sales Business	37.48%	238
Prior Experience Operating a Medical Marijuana Business in Grand Junction	22.20%	141
Social Equity Factors	25.67%	163
Criminal History	59.69%	379
Local Residency Status (in City limits)	45.83%	291
Prior Code Enforcement Violations	57.48%	365
Energy Efficiency and/or Green Building Standards	31.97%	203
Other (please specify)	11.18%	71
Total Respondents: 635		

Q9 At what rate should marijuana sales be taxed (above and beyond standard State and local taxes)? Note that 5% special sales and use tax is the minimum approved by voters, and is near the highest rate in the state, while 10% would be the highest rate in the state.

Answered: 568 Skipped: 93



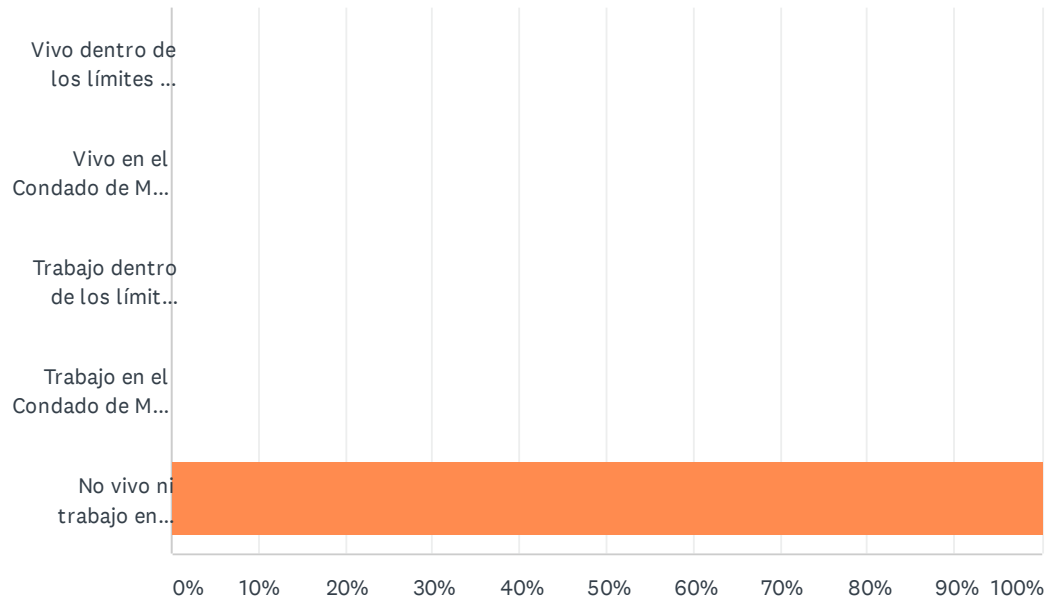
ANSWER CHOICES	AVERAGE NUMBER	TOTAL NUMBER	RESPONSES
	7	4,121	568
Total Respondents: 568			

Q10 What concerns or comments do you have regarding marijuana stores in Grand Junction?

Answered: 409 Skipped: 252

Q1 ¿Cuáles de las siguientes declaraciones lo describe a usted?

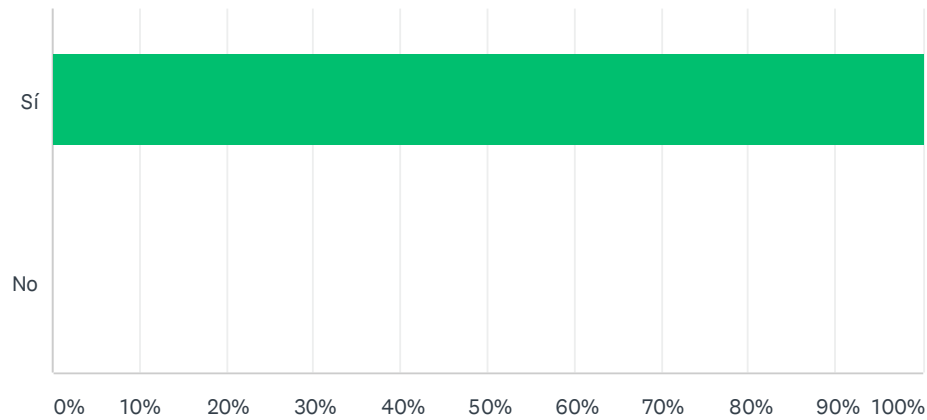
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Vivo dentro de los límites de la Ciudad de Grand Junction.	0.00%	0
Vivo en el Condado de Mesa (fuera de Grand Junction).	0.00%	0
Trabajo dentro de los límites de la Ciudad de Grand Junction.	0.00%	0
Trabajo en el Condado de Mesa (fuera de Grand Junction).	0.00%	0
No vivo ni trabajo en Grand Junction o en el Condado de Mesa.	100.00%	2
Total Respondents: 2		

Q2 ¿Tiene planes de postular para recibir una licencia para la venta de marihuana en la Ciudad de Grand Junction?

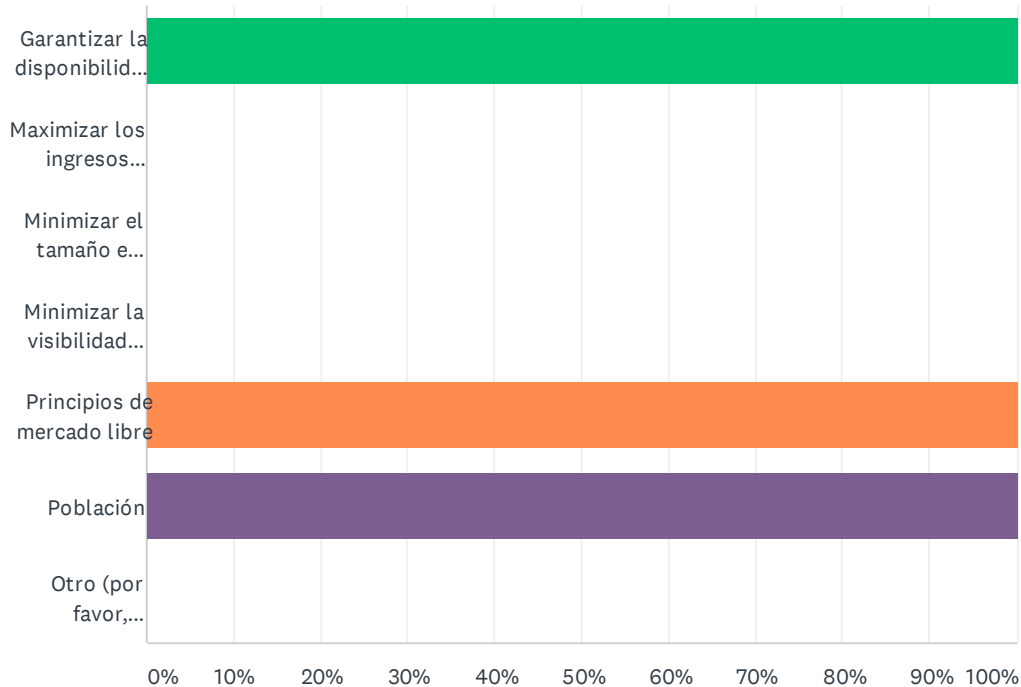
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Sí	100.00%	2
No	0.00%	0
TOTAL		2

Q3 ¿Qué factores se deberían priorizar en la determinación de cuántas tiendas de marihuana deben tener permisos para operar?

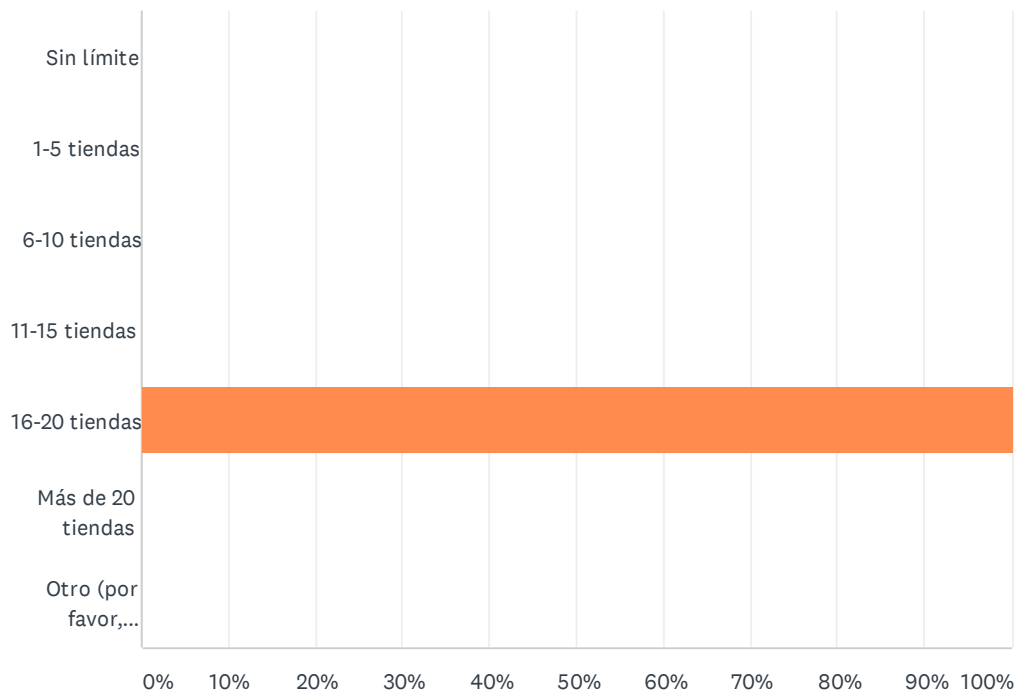
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Garantizar la disponibilidad para todas las áreas de la comunidad	100.00%	2
Maximizar los ingresos fiscales	0.00%	0
Minimizar el tamaño e impactos de tráfico de las ubicaciones individuales	0.00%	0
Minimizar la visibilidad pública de los sitios de venta de marihuana	0.00%	0
Principios de mercado libre	100.00%	2
Población	100.00%	2
Otro (por favor, describa)	0.00%	0
Total Respondents: 2		

Q4 ¿Cuál es la cantidad máxima de tiendas de marihuana que sería apropiada dentro de los límites de la Ciudad de Grand Junction?

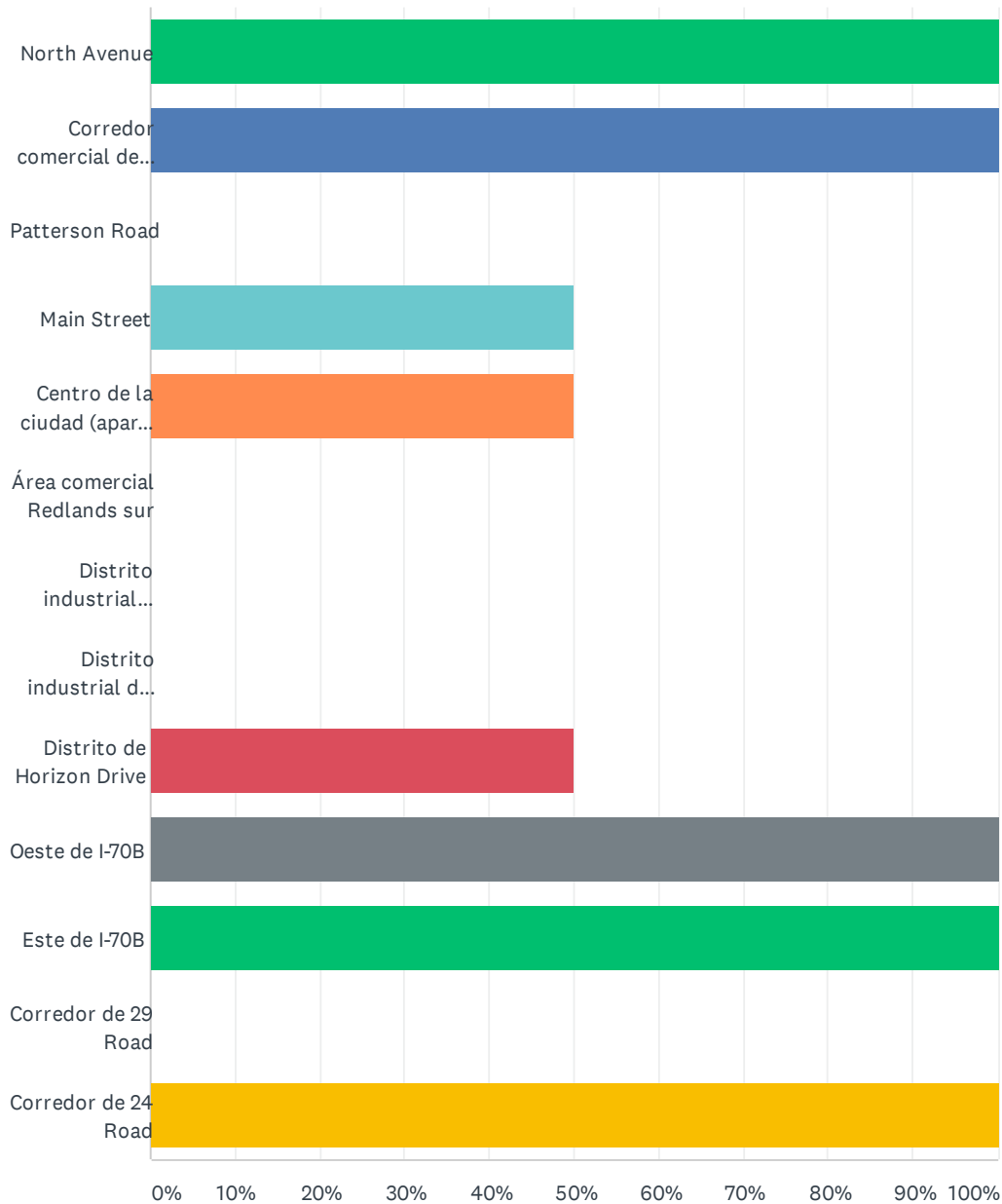
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Sin límite	0.00%	0
1-5 tiendas	0.00%	0
6-10 tiendas	0.00%	0
11-15 tiendas	0.00%	0
16-20 tiendas	100.00%	2
Más de 20 tiendas	0.00%	0
Otro (por favor, describa)	0.00%	0
TOTAL		2

Q5 ¿En qué áreas de la comunidad sería generalmente apropiado tener tiendas de marihuana dentro de los límites de Ciudad de Grand Junction? (Marque todas las opciones que correspondan)

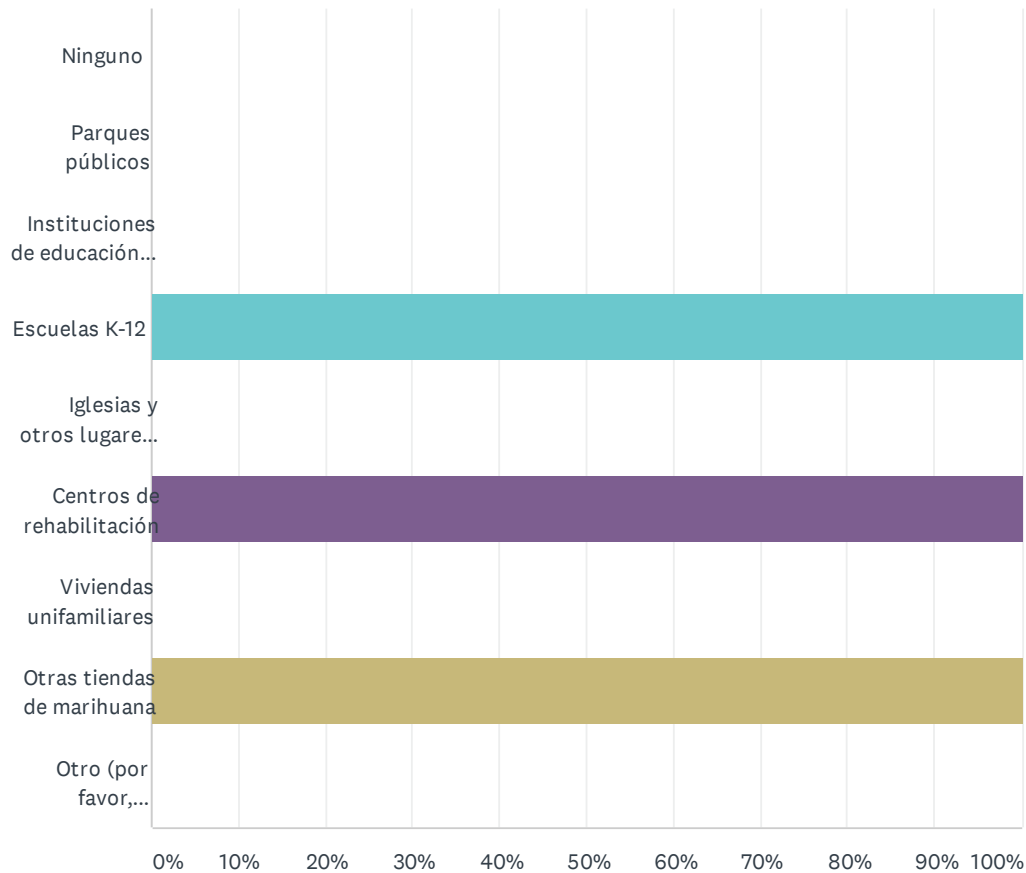
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
North Avenue	100.00%	2
Corredor comercial de la Highway 50 (Orchard Mesa)	100.00%	2
Patterson Road	0.00%	0
Main Street	50.00%	1
Centro de la ciudad (aparte de Main Street)	50.00%	1
Área comercial Redlands sur	0.00%	0
Distrito industrial noroeste	0.00%	0
Distrito industrial del centro sur	0.00%	0
Distrito de Horizon Drive	50.00%	1
Oeste de I-70B	100.00%	2
Este de I-70B	100.00%	2
Corredor de 29 Road	0.00%	0
Corredor de 24 Road	100.00%	2
Total Respondents: 2		

Q6 ¿Qué tipos de uso de terreno deben estar separados de las tiendas de marihuana?

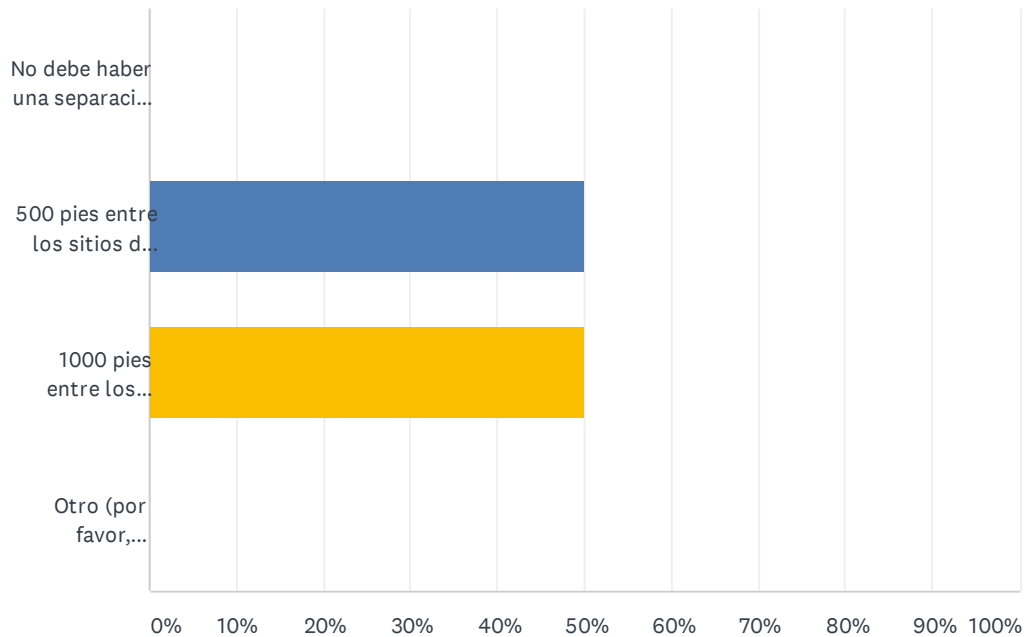
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Ninguno	0.00%	0
Parques públicos	0.00%	0
Instituciones de educación superior	0.00%	0
Escuelas K-12	100.00%	2
Iglesias y otros lugares de culto	0.00%	0
Centros de rehabilitación	100.00%	2
Viviendas unifamiliares	0.00%	0
Otras tiendas de marihuana	100.00%	2
Otro (por favor, describa)	0.00%	0
Total Respondents: 2		

Q7 ¿Qué distancia mínima se debe establecer entre las tiendas de marihuana?

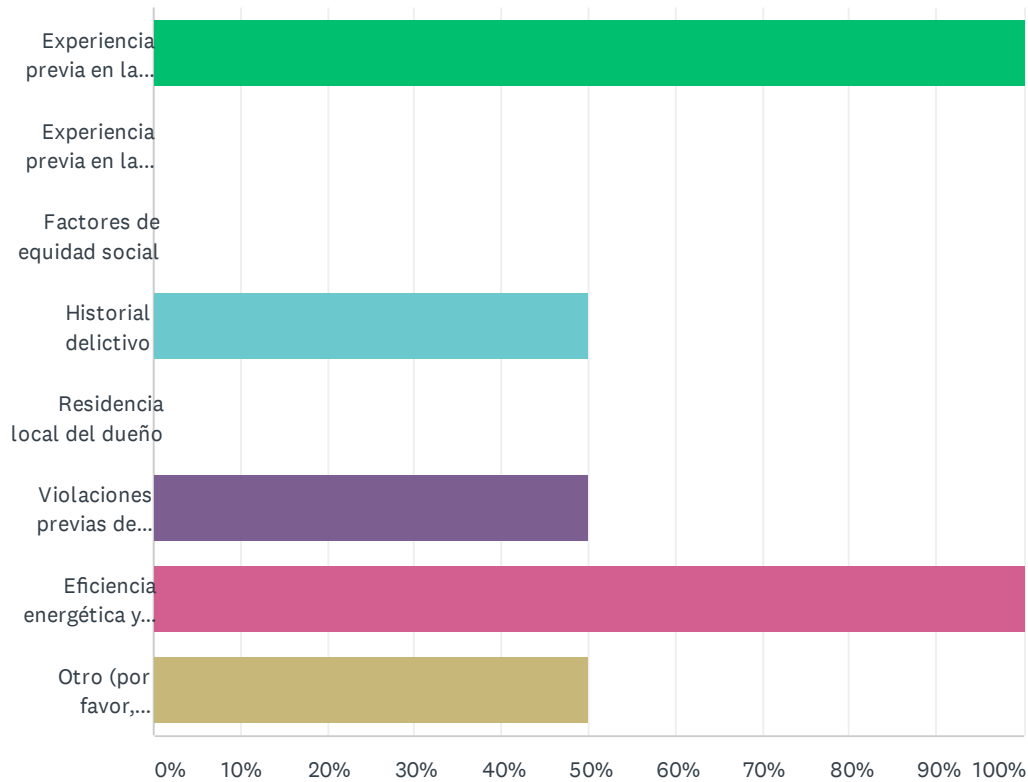
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
No debe haber una separación obligatoria entre los sitios de venta	0.00%	0
500 pies entre los sitios de venta	50.00%	1
1000 pies entre los sitios de venta	50.00%	1
Otro (por favor, describa)	0.00%	0
TOTAL		2

Q8 Si la selección de operadores de negocios de marihuana no es completamente al azar, ¿qué calificaciones deberían ser priorizadas en la selección de operadores de negocios de marihuana?

Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Experiencia previa en la operación de un negocio de venta de marihuana	100.00%	2
Experiencia previa en la operación de un negocio de venta de marihuana médica en Grand Junction	0.00%	0
Factores de equidad social	0.00%	0
Historial delictivo	50.00%	1
Residencia local del dueño	0.00%	0
Violaciones previas de cumplimiento de códigos	50.00%	1
Eficiencia energética y/o estándares de construcción ecológica	100.00%	2
Otro (por favor, describa)	50.00%	1
Total Respondents: 2		

Q9 ¿Qué tasa de impuestos debería tener la venta de marihuana (además de los impuestos estatales y locales estándares)? Tenga en cuenta que un impuesto especial de la venta y consumo de un 5% es el mínimo aprobado por los votantes, lo que es una de las tasas más altas en el estado, mientras que un 10% sería la tasa más alta en el estado.

Answered: 0 Skipped: 2

⚠ No matching responses.

ANSWER CHOICES	AVERAGE NUMBER	TOTAL NUMBER	RESPONSES
	0	0	0
Total Respondents: 0			

Q10 ¿Qué inquietudes o comentarios tiene en relación con las tiendas de marihuana en Grand Junction?

Answered: 0 Skipped: 2

Listening Session Comments

Date	Comment/Comment Summary	Land Use, Licensing, Taxation, Public Health/Safety, Other	Sub-Category
6/1/2021	I do know the federal government has shut down cannabis stores that were closer than 1000 ft to schools	Land Use	Buffering
5/27/2021	I think 1500ft is a minimum buffer - much larger than required - parks, schools, churches etc.	Land Use	Buffering
5/27/2021	is there a distance requirement between those establishments?	Land Use	Buffering
5/26/2021	the 1000ft restriction from the state came from old statutes related to schools which is why it was adopted.	Land Use	Buffering
5/26/2021	You can always fall back on state regulations for things like buffers and zoning.	Land Use	Buffering
5/26/2021	Buffering zone between stores makes sense.	Land Use	Buffering
5/25/2021	Kim McGregor - we live outside city limits so we did not vote on the issue - the issue with odor in surrounding community could be a problem. Any strategy for engaging with those who are not within city jurisdiction?	Land Use	Buffering
5/25/2021	Can you please expand on the locations (zone, districts, buffers)? Can we limit the number of stores in a particular location so there aren't too many in one area?	Land Use	Buffering
	with 1 mile distance between stores.	Land Use	Buffering
5/27/2021	there is one in Parachute that looks like a magic castle - we do not want that, make it so that it looks like a place to, say, pick up medicine	Land Use	General Comment
6/1/2021	We are also doing our own survey in the Horizon drive BID, from those returns, people seem to be in favor of different signage regulations - currently, we allow 40ft signs along Horizon Dr. Are you looking at those regulations?	Land Use	Signage
6/1/2021	We have large billboards advertising THC or The Happy Camper already? What are the current regulations and what does recreational marijuana?	Land Use	Signage
6/1/2021	Some jurisdictions have put regulations in place restricting cannabis businesses from using key words, phrases, and graphics ie pot leaves, ppl smoking, words such as cannabis, weed, pot etc. these regulations usually are on signage at the place of business as well as billboards. These regulations may be in order for grand junction	Land Use	Signage
6/1/2021	when it comes to signage, it can be confusing for people who try to find the stores - particularly tourists	Land Use	Signage
6/1/2021	regular signage requirements, with small changes to limit things like pot leaves or crosses would be reasonable	Land Use	Signage
6/1/2021	these stores are businesses, you can't take signage away from a business. It doesn't have to be extravagant, but they need a sign.	Land Use	Signage
6/1/2021	marketing is a big part of a public facing company - the more we can allow, that helps other companies such as guides, radio, magazines etc.	Land Use	Signage

Is the city considering different signage/storefront requirements for retail marijuana stores than currently required for other businesses? (less visibility, etc.)	Land Use	Signage
5/25/2021		
6/1/2021 Do we (Horizon Dr BID) move forward with regs in our district, or leave it to the city?	Land Use	Zone Districts (Zoning Overlays)
It's important to keep in mind that even those in favor of legalization may still want to restrict zoning for businesses, understand what that means	Land Use	Zone Districts (Zoning Overlays)
6/1/2021		
Should a business improvement district decide they do not want retail marijuana in their district, what process will be available to them?	Land Use	Zone Districts/Location
6/1/2021		
Is the city planning on announcing the zoning regulations prior to announcing the final application process?	Land Use	Zone Districts/Location
6/1/2021		
some cities have rules that limit signage, or zone the stores in to obscure areas it can be an issue. Whereas, stores in better areas with lights, accessibility, streets are better for driving traffic	Land Use	Zone Districts/Location
6/1/2021		
where retail businesses are already allowed, that's where marijuana stores should be able to locate	Land Use	Zone Districts/Location
6/1/2021		
there are additional areas like Dos Rios, where it can make sense but just dumping stores in light industrial doesn't make sense	Land Use	Zone Districts/Location
6/1/2021		
light industrial could be good for things like grows, storage etc.	Land Use	Zone Districts/Location
6/1/2021		
a minimum of 2 stores in each district around the city would be good (corridors on our map)	Land Use	Zone Districts/Location
5/27/2021		
what are the criteria that govern where liquor stores can be located?	Land Use	Zone Districts/Location
5/27/2021		
where should they be? The interstate sure sounds good, but if you do that it might just grab people driving in and getting back on the interstate - GJ is spread out and the interstate is far away from a lot of commerce. Putting them there won't bring people in to town. The chances of them supporting another local business would be lower.	Land Use	Zone Districts/Location
5/27/2021		
I agree somewhat that the interstate isn't great - but for someone coming from East may just stop in De Beque, rather than spending time driving in to GJ to find a store.	Land Use	Zone Districts/Location
5/27/2021		
A healthy mix would be ideal - particularly in the downtown corridors would be good economically	Land Use	Zone Districts/Location
5/27/2021		
putting them on the highway is probably best for traffic and sales for the business - but if we move it away from the corridor, it might not be as good for sales but would be better for the community	Land Use	Zone Districts/Location
5/27/2021		
Locations off the highway would help bring people farther in to GJ. Maybe this will help them spend more money locally	Land Use	Zone Districts/Location
5/27/2021		
When I go down Main street, I take my children, I do not want them speckled along main street, riverfront area. Anywhere that is family-oriented.	Land Use	Zone Districts/Location
5/26/2021		
Would not recommend allowing zoning right off any highway exit in to the City.	Land Use	Zone Districts/Location
5/24/2021		

5/24/2021	Works in the marijuana industry, addressing some of the concerns raised by other residents: Limiting dispensaries/locations, it can create congestion in other areas of the city. Definitely keep stores within zones, but also good to keep dispersed traffic in the area.	Land Use	Zone Districts/Location
	Also wondering if we can put stores on North Ave to help revitalize that area.	Land Use	Zone Districts/Location
	I do not want to see marijuana stores in or around the mall	Land Use	Zone Districts/Location
6/1/2021	Is the city considering allowing Delivery and or walkup/Drivethru-windows for the stores?	Licensing	General Comment
6/1/2021	It's a permit attached to a store license. But you do need to allow it (in reference to delivery/walk-up windows)	Licensing	General Comment
6/1/2021	Would walk-up, drive-thru, and curbside services also require a separate license type?	Licensing	General Comment
6/1/2021	Comment from Suzanne and Randy, current store owners... The State of Colorado currently has regulations set for and do not allow for walk up sales windows, and drive ups need special State licenseing. All sales currently by law must be conducted inside and out of vision from the outside and within the licensed premisis	Licensing	General Comment
5/26/2021	It's kind of an egg and chicken to have retail prior to cultivation. These stores will be purchasing it from places like Pueblo, and once they build those relationships it might be difficult for local cultivators to thrive given retail stores have already built other business relationships.	Licensing	General Comment
5/25/2021	Randy and Suzanne Sheiley - Are we going to impose the same regulations on medical stores as you do retail stores? Personal opinion is we should have both.	Licensing	General Comment
5/25/2021	Business owners have asked me about "Marijuana Hospitality". I'm not sure if this means smoking lounges or would apply to lodging establishments as well. Will this be one of the areas council is looking at?	Licensing	General Comment
5/24/2021	Issue with allowing retail sales first - could be hard to reign in cultivation if, later, we decide to only allow retail to purchase from local cultivators. Lost transactional revenue as well.	Licensing	General Comment
6/1/2021	Also when will the final decision on cap vs. zoning be decided? Is that to be decided in the for June hearing?	Licensing	Number of Licenses
6/1/2021	I would implore the council to set limits on stores through zoning and not through an arbitrary number if you go with too few stores, you're probably looking at huge bottlenecks in the few available store locations	Licensing	Number of Licenses
6/1/2021	Free market seems dangerous and would promote large, chain businesses to survive, while other small "mom and pop" shops get outcompeted	Licensing	Number of Licenses
5/27/2021	we should have as many stores as can be held in the city	Licensing	Number of Licenses
5/27/2021	store caps should be limited by zoning - through buffers, there will be limits. But also putting them in specific districts would be good	Licensing	Number of Licenses
5/27/2021	on the number of locations - the free market approach is typically for people who are concerned about not getting a license. But, the people who will win in the free market will not be local	Licensing	Number of Licenses

5/27/2021	Some amount of store location restrictions would be ideal if we want to give businesses a chance it might be good to start with a small number of licenses, let good, experienced operators show how the business should be conducted - then, we could potentially open this to others who want to enter the industry	Licensing	Number of Licenses
5/27/2021	you can do like 5 or 10 stores in one year, then open it up slowly over a few years or something	Licensing	Number of Licenses
5/26/2021	On free market approach, businesses would be popping up left and right with everyone trying to get in to the business. If we want to avoid this, limiting the stores makes sense. You can always have a second round of applications.	Licensing	Number of Licenses
5/26/2021	There are some standards that suggest 1 store per 10k people	Licensing	Number of Licenses
5/26/2021	store cap should be based on GJ demographics and zones. Is it realistic to have a 1000ft barrier in our community? Using models of other towns might be useful too.	Licensing	Number of Licenses
5/26/2021	7 would work if you want to see how are they spread apart?	Licensing	Number of Licenses
5/25/2021	Kate Ramsey - voicing support for ensuring there is a cap for licensing provided. As a rule of thumb in developing markets, there is about 1 store per 10k in population. Does not have to be 6 or 10, but unlimited numbers may not reach the goals we are after.	Licensing	Number of Licenses
5/25/2021	Justin Voyles - like the idea of a cap, maybe around 13 stores.	Licensing	Number of Licenses
5/25/2021	Kim McGregor - capping, does that account for Mesa population, or GJ?	Licensing	Number of Licenses
5/25/2021	Dwayne Baird - wondering where the 1 store per 10k came from. There is no real definition of how municipalities are defining what is needed. There is some sort of cap needed.	Licensing	Number of Licenses
5/25/2021	Kim McGregor - I think when Lance presented at the Council meeting, they came up with a statistic up to 40-50 potential for retail shops. Not sure if this is just based on zones but other comments are suggesting a set cap, regardless of potential.	Licensing	Number of Licenses
5/25/2021	Renee Grossman - There's no real consistency across municipalities on caps. Broomfield is a similar size to Grand Junction and capped at 3 or 4 I think	Licensing	Number of Licenses
5/25/2021	Stanislav Zislis - As far a cap on number of licenses - city should have an open application initially, but make it merit-based. Between merit based and whatever zoning and buffering restrictions, that will inadvertently set restrictions on number of stores. Rather than an initial cap, let applications play out.	Licensing	Number of Licenses
5/25/2021	Stanislav Zislis - There really is no metric for how many stores per person you should have.	Licensing	Number of Licenses
5/24/2021	Would like to point out that a free-market approach would help alleviate traffic issues, it could certainly support more than 5 stores. More revenue for the city, more opportunity for business owners	Licensing	Number of Licenses
5/24/2021	First impulse is to limit the number of stores. . The businesses should be treated similar to alcohol - well regulated.	Licensing	Number of Licenses
5/24/2021	Would it be possible to limit to 5 stores, then Council could allow more stores later?	Licensing	Number of Licenses
	Comment is to limit location of stores, and nowhere near stores.	Licensing	Number of Licenses
6/1/2021	The city of Denver has adopted a social equity program. Is the city of Grand Junction thinking about implementing a social equity program?	Licensing	Selection Criteria

5/27/2021	I don't see this as an industry that is for people who have no experience - I'm not so sure a local preference would be good if we want to avoid issues	Licensing	Selection Criteria
5/27/2021	local preference should be one of the merits, but industry experience or something should also be reviewed. Location preference should also be included	Licensing	Selection Criteria
5/27/2021	from the industry perspective, it's extremely difficult to find a location - how can we go to council if we don't know ahead of time where we plan to locate	Licensing	Selection Criteria
5/27/2021	I think there should be that local ownership portion in a merit system - how long have they been in the community? What's the business partnership split?	Licensing	Selection Criteria
5/27/2021	With the lottery, my odds go up the more applications I submit - all of a sudden you have strength in numbers if you can be on multiple applications	Licensing	Selection Criteria
5/27/2021	one stipulation that should be made in a lottery is that if a person's name is on multiple applications, all but 1 would be thrown out	Licensing	Selection Criteria
5/27/2021	potential owners need to know the zoning requirements, potentially even before applications are opened - if the process goes over a year, the ability to hold contracts becomes extremely difficult	Licensing	Selection Criteria
5/27/2021	I want revenue for the city, jobs and successful business - if they happen to be local, great but I struggle with why we are asking this specific industry so many questions that we do not require or ask of other industries	Licensing	Selection Criteria
5/27/2021	another subject that should be included in merit based system is community involvement - maybe participation in youth programs. Maybe in the past, or in the future.	Licensing	Selection Criteria
5/27/2021	the community involvement could be a weighted part of the merit status	Licensing	Selection Criteria
5/26/2021	I would add that local means "Mesa County", not just Grand Junction. I work here, and I feel like I live here, even if I'm outside the city limits.	Licensing	Selection Criteria
5/26/2021	There is a thriving black market it, which leads me to assume there are people who have been penalized for it. Now, with a lot of people coming in to sell legally, they're at a disadvantage. I think it's important to start with equity for those community members in mind.	Licensing	Selection Criteria
5/26/2021	has there been any discussion around equity issues? A lot of our cultural approaches do not bring in all groups in the community. As far as equity in licensing.	Licensing	Selection Criteria
5/26/2021	Local ownership should be 50 to 75% of the business. Have they been in Mesa county for several years? Community engagement? Have you attended events on marijuana regulation?	Licensing	Selection Criteria
5/26/2021	Going through a merit based system, it would make sense to have a real estate evaluation. This would avoid applications prior to them finding the location. Some places do an interview process as part of the licensing as well.	Licensing	Selection Criteria
5/26/2021	One of the first things an application process should look at is, where is the business planning to locate?	Licensing	Selection Criteria
5/26/2021	You shouldn't be allowed to have multiple marijuana licenses, similar to liquor where it is limited to 1.	Licensing	Selection Criteria

5/25/2021	Justin Voyles - along with merit based system, those involved in the industry already should have some priority	Licensing	Selection Criteria
5/25/2021	Renee Grossman - the last meeting I was on, a lobbyist had indicated it was not constitutional to have a local residency requirement. If you do a merit-based system, there would be points awarded for local, but not a restriction. The reality is that local jurisdictions have tremendous latitude to decide this however they see appropriate. We shouldn't shy away from this, but realize that people may try to game the system.	Licensing	Selection Criteria
5/25/2021	Kim McGregor - I think there needs to be some disclosures of potential interests.. there are very powerful interests in this business and their input should not be prioritized over the communities.	Licensing	Selection Criteria
	however, on selection is there a priority for local people so we don't have outside interests being the beneficiary of the licenses.	Licensing	Selection Criteria
6/1/2021	are we talking medical and retail stores?	Licensing	Selection Method
6/1/2021	I read the workgroup said that potentially there was a consideration for delivery of medical. I think if you go through the work of regulating medically, setting the ground use for recreational delivery would be good.	Licensing	Selection Method
6/1/2021	If there is other legislation we can look at - it would be good to look at how they are handling retail/medical delivery to figure out what is working or not working	Licensing	Selection Method
6/1/2021	good to have council review public consumption - this is being worked out now in other cities. Maybe table this right now, but it would be good to prepare for the inevitability of this question in the future. Consider 420 hotels, buses, lounges where people can use cannabis freely	Licensing	Selection Method
6/1/2021	on the hospitality and delivery end, this is localized. In De Beque, for example, you have to go to the city and request permission, along with a special state license for both of those. Have to have security systems, company owned car, several other state regulations	Licensing	Selection Method
6/1/2021	If you legalize stores, some of those entities will ask to put an application in for something like delivery	Licensing	Selection Method
5/27/2021	scope of this meeting - is it retail only, or retail and medical?	Licensing	Selection Method
5/27/2021	On licenses - in a merit system it should be someone who is from Mesa County, not from out of state or even from Denver	Licensing	Selection Method
5/27/2021	Who gets the stores? I thought I had heard that those who adopted merit systems have lost in courts	Licensing	Selection Method
5/27/2021	I really don't want to see lawsuits based on our selection process - if we can avoid that, it would make sense not to reinvent the wheel	Licensing	Selection Method
5/27/2021	there is also a hybrid means of doing it - you start based on merit and then those who are qualified will move to a lottery system	Licensing	Selection Method
5/27/2021	if there was a lottery system, putting in the most that you could would increase your chances - get every friend you have and have them register as an LLC and game the system, win the lottery	Licensing	Selection Method

5/27/2021	I work as a research and modelling professional for both the industry and those against the industry - I'm glad council is asking for this specific advice. However, we also have to think holistically, let's think about this in terms of what the process looks like. One of the more successful processes I've seen is a combination merit/lottery system.	Licensing	Selection Method
5/27/2021	hope is what everyone in the industry is excited for so one way to address this is to add regulation that says "you didn't win a business this time, but we are going to look at it next year up to a certain amount of total licenses	Licensing	Selection Method
5/27/2021	I would recommend a merit-based selection of operators to try to encourage the best teams are awarded licenses	Licensing	Selection Method
5/26/2021	There are very few people still willing to rent, lease or sell to these businesses because of the federal legality status. If we impose more barriers on business owners, it becomes extremely difficult for them to find a location.	Licensing	Selection Method
5/26/2021	I am a firm believer in free market, but I do not want to bring down certain areas of the city. You can do your best to be a responsible owner in the city, but the stigma does not go away.	Licensing	Selection Method
5/26/2021	One of the issues council was worried about is being sued for their license selection process decisions. The process to prepare to apply for a license and set up a business is extensive, lots of money and agreements. So, to have a lottery end up selecting less qualified business could be a legal issue.	Licensing	Selection Method
5/26/2021	Once 'who' is getting a license is decided, we have everything ready to go and I'm caught cheating or violating and lose the license - what happens next? Does it go to another lottery, passed on? If it's a lottery, it should just go through it again, but if it is merit then there isn't any reason it couldn't just be passed to another person.	Licensing	Selection Method
5/25/2021	Kate Ramsay - support merit-based system for selection. This helps city ensure that the process is successful. The benefits of merit far outweigh a lottery.	Licensing	Selection Method
5/25/2021	Filomeno Ochoa - with retail licensing in the city, are we also allowing cultivation?	Licensing	Selection Method
5/25/2021	Kim McGregor - Merit based is a good idea.	Licensing	Selection Method
5/24/2021	How will new operators be chosen? Merit-based approach would be good, they can set the example and be leaders in establishing the groundrules	Licensing	Selection Method
5/24/2021	I want to make sure there will be medical marijuana shops as it is difficult being a medical patient and only having one dispensary.	Licensing	Selection Method
6/1/2021	Perhaps you could partner with the school district to gather information on impact on youth. Information like #impairment, possession, and distribution incidents	Public Health/Safety	Education/Outreach
5/26/2021	have you thought about education programs to educate the youth? These products will be in the homes of these children, so how do we teach them?	Public Health/Safety	Education/Outreach
5/26/2021	Right now, we have to educate our kids about other substances in the industry, marijuana is the most regulated item in the state and there is guidelines for things like safe storage of marijuana products.	Public Health/Safety	Education/Outreach

	Kim McGregor - from the perspective of a physician, prior resident of Oregon living through two cities adopting these regulations: A lot of studies show adverse effects on brain development, those studies were likely using less potent THC. Should be a huge consideration as THC content increases in retail stores. Looking at negative impacts on the community, how can that funding be funneled down to		
5/25/2021	compensate for negative impacts of a drug?	Public Health/Safety	Education/Outreach
5/24/2021	Wanting to share some stats from the biannual report on marijuana. Specific to impacts on children - marijuana affects our children, has some negative impact. As it pertains to safety, there is concern about impact on driving. Any other enforcement to keep marijuana out of children's hands would be good.	Public Health/Safety	Education/Outreach
5/24/2021	Strongly in favor of legalization. Keeping our children safe really starts at home.	Public Health/Safety	Education/Outreach
5/24/2021	I think there should be more education for children through programs to inform them about the use of marijuana and other drugs - education could be for parents as well	Public Health/Safety	Education/Outreach
	education for children is important	Public Health/Safety	Education/Outreach
6/1/2021	I think marijuana is recognized as a drug of abuse and we need to have plans in place to track this information related to crime, teen use, etc. The City needs to work on addressing these concerns with data tracking	Public Health/Safety	Enforcement
5/26/2021	have other cities experienced major increases in crime?	Public Health/Safety	Enforcement
5/25/2021	Randy and Suzanne Sheiley - if we try to regulate THC levels above and beyond state limits, it will leave the city behind	Public Health/Safety	Enforcement
5/24/2021	traffic safety is my concern	Public Health/Safety	Enforcement
6/1/2021	I've heard of other jurisdictions not allowing radio advertisement during timeframes that children have been listening. Additionally, there should not be any packaging, or advertisement that is geared towards minors. E.g., no gummy bear shaped edibles, to kid cartoon packaging, no radio advertisement between 8am - 6pm	Public Health/Safety	General Comment
5/27/2021	I have a friend who is an addiction counselor - I have kids that went down that route, we do not want them enticing to younger people. The kids who get addicted early, he has no chance at life	Public Health/Safety	General Comment
5/24/2021	works for the school district, there are issues with marijuana in children's hands, children not coming to school, parents stoned.	Public Health/Safety	General Comment
6/1/2021	a lot of questions I've heard is how we are going to track the impacts on the economy, culture and children. Our community is unique compared to other communities we are trying to monitor, and the state data available is lacking.	Public Health/Safety	Use of Tax Revenue
6/1/2021	I would encourage you to keep the sales tax rate in the 4-5% range. It is a painpoint for many consumers and they will drive just to save a couple pennies. I would encourage you to stay in line with Palisade and De Beque	Taxation	Amount of Tax
6/1/2021	What is the tax rate in Palisade? DeBeque?	Taxation	Amount of Tax
6/1/2021	I believe the tax should be set to the minimum 5% special marijuana tax on retail cannabis sales. I think there will be plenty of tax revenue with the 5%. It would also be one of the highest in the state	Taxation	Amount of Tax

6/1/2021	Tax rate will drive peoples behavior.	Taxation	Amount of Tax
6/1/2021	The state charges 15% sales tax on mmj products. Does Mesa County have a mmj tax? Would that be in addition to the GJ City tax?	Taxation	Amount of Tax
6/1/2021	I agree with keeping the lowest tax rate. Many people don't realize that 5% is in addition to the all the other sales taxes already imposed. The single greatest reason that most dispensaries include sales tax in their prices to avoid the shock that most people encounter realizing that their \$100 purchase is now \$120 or more after sales taxes.	Taxation	Amount of Tax
6/1/2021	keeping tax rate at 5% is a smart move - higher will result in a continued black market, or drive consumers away to other towns	Taxation	Amount of Tax
6/1/2021	because our sales tax rate is a little higher than other communities, an additional 5% would set us at a high cumulative rate	Taxation	Amount of Tax
6/1/2021	with the state special tax, there will be some reimbursement from the state	Taxation	Amount of Tax
6/1/2021	the tax should be stuck as a percentage, avoid a transactional tax like Palisade	Taxation	Amount of Tax
6/1/2021	in a competitive landscape, having a small % tax rate would be better for business development	Taxation	Amount of Tax
5/27/2021	what are the tax rates compared to other communities?	Taxation	Amount of Tax
5/27/2021	if we want the businesses to be successful, it seems we should be at or below other communities	Taxation	Amount of Tax
5/27/2021	I would echo the tax rate at 5% - 5% would put us on par with De Beque	Taxation	Amount of Tax
5/27/2021	My opinion is that if the industry is going to be successful, we need to be competitive in order to get value out of it	Taxation	Amount of Tax
5/27/2021	the core community is really what needs to be served - do we want people who live next to a store to drive clear to Palisade or De Beque? Ideally, no.	Taxation	Amount of Tax
5/27/2021	I do not want it to be a huge growth industry - I'm not sure if there is a huge value in staying low, tourism moves west, so we still capture this	Taxation	Amount of Tax
5/27/2021	if the money is slated toward something, it might be good think about changing percentages 1 o 2% based on community needs later	Taxation	Amount of Tax
5/26/2021	on tax, a small increase compared to other communities won't drive people to those areas, outside of GJ.	Taxation	Amount of Tax
5/26/2021	on taxes, I want some of those dollars to go toward certain things they are sleighted to go to, but if we push the tax rate high, we will see a higher black market. The higher the tax, the more likely people will try to dodge it. As much as I want a high tax rate, we should be cognizent of those who may not pay.	Taxation	Amount of Tax
5/26/2021	It's not always about the product you're selling, but the experience the businesses are providing. Regardless of the tax rate, I think people will pay it.	Taxation	Amount of Tax
5/26/2021	has there been discussion that if we are looking at a chain dispensary, we tax them at a higher rate?	Taxation	Amount of Tax
5/26/2021	I think we could offer tax incentives toward local businesses so it is less expensive for them to compete against chain dispensaries.	Taxation	Amount of Tax

	One of the items Council is looking for is what is the appropriate tax base that incentivizes people to purchase here and keep the funding in GJ. Do we start at 15% or a lower rate. I would recommend a		
5/26/2021	lower tax rate. 5% would be ideal.	Taxation	Amount of Tax
5/26/2021	I agree on 5% rate, rather than the 15%,	Taxation	Amount of Tax
	Why would we want to stomp out businesses in all the small towns in the valley? If the tax rate is		
5/26/2021	higher it might save those small retail marijuana shops.	Taxation	Amount of Tax
5/26/2021	We have the opportunity to bring tourism in to town, a high tax rate will be paid regardless	Taxation	Amount of Tax
	Justin Voyles - since we are starting higher than the state is averaging we should not start so low that it needs to be raised. Voters might forget that council has that power to raise later. Somewhere		
5/25/2021	around 8-10% would be good but 15% is a bit high.	Taxation	Amount of Tax
	Stanislav Zislis - When we are talking about taxes, the 5-10% tax is in addition to other applicable taxes. State imposes 15% tax, plus county and city regular sales tax. Cumulatively, we are seeing an average between 23-26% cumulative. We are looking at consumers having to pay approximately 26% tax, already the highest across the state. Going higher than this give incentives to the black market. The whole point was to develop a regulated industry, so the city is at a disadvantage if we tax too high.		
5/25/2021	I recommend a 5% tax. This also keeps people from moving to other municipalities for their marijuana.	Taxation	Amount of Tax
	Suzanne Sheley - On the sales tax - In De Beque, there is a 5% on top of other taxes. The other person is correct on the cumulative rates. If you tax higher than surrounding communities, it might be more possible for them to survive in competition. Tourism comes from West, so you might keep that in		
5/25/2021	mind.	Taxation	Amount of Tax
	competitive tax rate would be best - otherwise consumers will drive to De Beque or Palisade resulting in less local revenues	Taxation	Amount of Tax
	Point-of-sale transaction? With banking being the issue, there is a possibility of stores underreporting		
5/24/2021	sales	Taxation	Enforcement
	We also have the weird effect where we are the large town in the valley, but we have the tax base of		
5/26/2021	the entire valley.	Taxation	General Comment
6/1/2021	there is also a certain amount of state taxes headed toward school districts	Taxation	Use of Tax Revenue
6/1/2021	The State also does underage compliance checks	General Comment	
	since I'm not an expert in the selling of marijuana, I'm sure you have reached out to other communities/cities that have done this. Can you comment on that? Will regs be determined by our		
6/1/2021	feedback, or what works in other places?	General Comment	
6/1/2021	The workshop on June 7 is that open to the public?	General Comment	
6/1/2021	What is the timeline for finalizing the regulations for stores?	General Comment	
6/1/2021	Is the workshop in person only or online as well?	General Comment	
6/1/2021	how many surveys have you gotten now?	General Comment	
6/1/2021	do you think Monday's workshop will be online?	General Comment	
6/1/2021	have you looked at other communities?	General Comment	
	Is there any update as to a timeline for when regulations will be put into place and when applications		
6/1/2021	be accepted?	General Comment	

6/1/2021	being on the border of Utah, you will see an explosion of customers, you'll be amazed	General Comment
5/27/2021	I've driven through dozens of towns that have this, some are doing really well - to ask us what we want, it might be better to look toward those other communities.	General Comment
5/27/2021	what is a ball park cost to open a store?	General Comment
5/27/2021	It would cost upwards of 250k to open a store, all factors included	General Comment
5/27/2021	I think industry should be listening, more than telling us how we should do this	General Comment
5/27/2021	let's find out where communities are succesful, then follow their lead	General Comment
5/27/2021	much of this is just personal values that we don't impose on other businesses	General Comment
5/27/2021	I really just want this process done - whatever the analysis paralysis we are stuck in should end. Use this information and do something, get it in place. GJ can use the revenue.	General Comment
5/26/2021	I was part of group that wanted to put in a rec center, I see this as a means of working toward a rec center now. But, looking at attendance, how are you ensuring that responses are actually being relayed accurately to council so they can make decisions based on actual community input?	General Comment
5/26/2021	If everyone is across the board on policy area responses and there is no common sentiment, will you keep closer to staff recommendations?	General Comment
5/26/2021	Mentioned you had reached out to other municipalities to avoid mistakes, my fear is that we haven't learned anything and will experience other issues such as crime increase in the community.	General Comment
5/26/2021	I worked with candidates for council in the most recent election, in our little town hall meetings the question of marijuana came up. In reflection of how many people are engaging in this process, I see that the sentiment is that "we don't care how it happens, just that it does happen".	General Comment
5/26/2021	non-institutional representatives would have been good - particularly because it could bring people in who typically do not participate in events held by an institution like the city.	General Comment
5/26/2021	we don't care how it happens, just as long as it does happens makes sense because there is no industry here.	General Comment
5/26/2021	I would have a concern that there is no safeguard on the online survey - this is a competitive industry and I wouldn't want to see out-of-towners gaming the survey by sending it in multiple times.	General Comment
5/26/2021	What is the use of the survey? Especially if it can be skewed?	General Comment
5/26/2021	It would be useful to look toward state regulations if there is disagreement on which direction to take.	General Comment
5/26/2021	I also think we can start with state regulations, which could help to streamline this entire process.	General Comment
5/25/2021	Kim McGregor - some people do not understand the potential for what all things mean, so it would be useful to pose questions or give context.	General Comment

Stanislav Zislis - There is evidence that alcohol is far more destructive - city should be more accepting 5/25/2021 of the industry, given the impacts of marijuana are not at the level of alcohol	General Comment
marijuana business owner - would like to reinforce that the MED does a lot for the community of De Beque - we are fortunate that we have a regulatory agency set up in the state designed to build safety 5/24/2021 nets to address many of the concerns being raised.	General Comment
5/24/2021 question about zoning - how would that work outside GJ boundaries, unincorporated areas?	General Comment
5/24/2021 Impact of the cash-based system? What plans do we have in place to handle this system?	General Comment
do not think marijuana is a good idea for the city, in particular because it can already be bought in Mesa County.	General Comment
Can you comment on specific cities you have consulted with?	General Comment
Would stores be allowed to sell things like edibles?	General Comment

GJSpeaks Comments

Date	Commenter	Comment/Comment Summary	Category	Subcategory
6/1/2021	Kim McGregor	From my perspective I have seen normalization and legalization of recreational marijuana provide more harm than good. If profits from commercial/retail to our community is attractive that would require increased use which most certainly will involve increased use of intermediate users and new users including youth. This is clearly another drug of potential abuse, expensive, and often used by many of those who are the most vulnerable for addiction and/or economical hardships. The data this improves functionality, physical health, mental health, is essentially lacking. There is published data on negative impact. https://www.cato.org/policy-analysis/effect-state-marijuana-legalizations-2021-update#introduction and many more. As a physician, mother, former resident of Oregon I hope we control the roll out of this before we create something that changes the culture of the community. Access to marijuana hasn't been a problem so clearly this is for business/revenue generating. During the discussions we hear from many outsiders, industry experts, not local residents. They will also have the advantage to compete for licenses with more \$ than our local people who are interested and/or had a prior marijuana interest.	Public Health/Safety	General Comment
5/20/2021	Joel Sholtes	I am supportive of marijuana sales in the City. Let's keep the additional City tax low. A total sales tax of 25% feels like reasonable upper limit (why don't we tax alcohol more????). We shouldn't rest our hat on funding community health and amenities on marijuana sales. Let's keep working to pass some bond measures to fund rec centers and the like!	Taxation	Amount of Tax

Survey Q10: What concerns or comments do you have regarding marijuana stores in Grand Junction?

Date	Comment/Comment Summary	Category (Taxation, Land Use, Public Health/Safety, or	Sub-Category
5/17/2021	They should be away from kids and current drug and high crime areas. Keep them away from addicts and the vulnerable populations.	Land Use	Buffering
5/17/2021	I want the shops as far away from schools, the mall, parks and family areas/residential - as possible. Incredibly disappointing that GJ made this choice.	Land Use	Buffering
5/17/2021	Having too many, too close to schools, selling to minors	Land Use	Buffering
5/17/2021	I do not want the smell of the product to be in pedestrian or family recreation areas. It is an unpleasant odor for anyone who is not a user. Alcohol use does not have the permeating stench that marijuana has.	Land Use	Buffering
5/17/2021	Keep it away from residential area, focus it in the existing business and commercial areas.	Land Use	Buffering
5/17/2021	The smell, traffic, crime, accessibility to those that should NOT have it. Not near children-schools, daycares, Make it hard to get to...don't make it easy	Land Use	Buffering
5/17/2021	I don't want them near where my children go to school or in downtown GJ	Land Use	Buffering
5/17/2021	Wish this hadn't passed but since it did - please keep locations minimal and removed from places folks are generally out in public (parks, riverfront, etc), And not downtown. Just generally not close to anywhere buyers would be inclined to consume their purchases.	Land Use	Buffering
5/17/2021	Don't cluster them together and don't allow too many (more than 7) - allow successful and experienced operators to have licence - it should not be a 'learning experience' for any operator.	Land Use	Buffering
5/17/2021	Traffic congestion, closeness to schools, security and policing of area shops.	Land Use	Buffering
5/17/2021	The smell, people smoking outdoors, children having close contact, increased traffic, near residential areas, anywhere in the Redlands.	Land Use	Buffering
5/17/2021	Beyond distance limits from schools, there should not be much more regulation other than imposing a significant tax.	Land Use	Buffering
5/18/2021	Keep the grow facilities separate from physical store front businesses and make sure in the language that city regulators have rights to inspection at anytime. Retail should be 1/2 mile from schools, rehab and homeless shelters. South Broadway turned into Pot Row and other small businesses could not complete with rising commercial property costs. Zoning for land use: grow facilities be cautious and tax accordingly. Cash payments for taxation: you will want to have extra security on hand for when tax payments are due.	Land Use	Buffering
5/18/2021	ensure they aren't around single family properties due to risk of home values dropping; absolutely avoid K-12 school areas;	Land Use	Buffering
5/18/2021	too close together so that the area doesn't become saturated with vehicle and foot traffic	Land Use	Buffering

5/19/2021	Proximity to schools and any sort of business that caters to children and families. Please keep it to where consumption/use is confined to personal residence.	Land Use	Buffering
5/19/2021	I would also like a definition of how buffers will be measured. Every community does it differently. Some are measured as the crow flies from property line to property line, others measure door to door, and others still measure how a pedestrian would walk between properties.	Land Use	Buffering
5/28/2021	They should never be allowed downtown or near schools.	Land Use	Buffering
6/1/2021	Using buffering as a limiting factor rather than putting a cap on the number of stores has been very effective in multiple communities.	Land Use	Buffering
5/14/2021	I would hope the businesses would use existing space/building sites(unused) rather than building new structures...	Land Use	General Comment
5/14/2021	Keep them in accord with the stores, etc. around them in terms of building character, hours of business. Have them provide enough parking so as not to impose on surrounding businesses and no lingering or loitering on store property. Screen for appropriate age to prevent teen sales.	Land Use	General Comment
5/14/2021	Prefer that they look and present themselves as nice legitimate businesses, rather than some of the really ghetto looking fly by night shops that popped up during our first round of medical marijuana shops in the past.	Land Use	General Comment
5/17/2021	I would prefer that dispensaries appear cutting edge professional on the inside. Research examples in Greeley, CO. I would prefer that dispensaries appear updated, clean and almost clinical on the exterior and display a professional quality and tasteful sign. I would prefer not to see lines of people, waiting for their turn to enter the dispensarie. I've found it to be distracting in other cities and towns where there is a line of folks waiting to enter.	Land Use	General Comment
5/17/2021	Appearance of the building and vehicle traffic/parking.	Land Use	General Comment
5/17/2021	No 24 hour stores	Land Use	General Comment
5/22/2021	Hopefully the stores will have a tasteful appearance and come across as just another retail establishment.	Land Use	General Comment
5/25/2021	I think they should be subtle and attractive with substantial parking available and easy access to prevent traffic issues. I've noticed that compared to Oregon, Colorado marijuana stores are very garish and obvious and also seem to cause far more parking and traffic issues because they're located in places without convenient access or sufficient parking.	Land Use	General Comment
6/1/2021	Allow legal cannabis businesses to operate in Grand Junction under the same laws and regulations that apply to other retail stores in the city (zoning, inspections, building permits, business licensing, etc.)	Land Use	General Comment
5/14/2021	put limits on signage	Land Use	Signage
5/17/2021	That they be kept clean and tidy, interior and exterior. Signage is minimal, local vendors are used, parking is adequate, and all transactions are done inside said facilities, not on the street. And all funds go where they are supposed to, instead of lining someone's pocket for preferential treatment.	Land Use	Signage
5/17/2021	I feel signage and other public advertising should be regulated as much as possible to minimize impact to children and teens.	Land Use	Signage

5/17/2021	The type of social and visual impact it will make on Grand Junction. North avenue CAN NOT become our new Colfax.	Land Use	Signage
5/17/2021	I'm concerned that the exterior of the buildings will advertise in a manner that is influential to children. I do not want to see magic mushrooms and pot leaves all over the building and on the sign out front. I don't want to see mascots dressed as blunts and someone twirling a sign by the road. Keep it classy, keep it honest, keep it away from kids.	Land Use	Signage
5/17/2021	The green +, is ugly and trashy. I would love to keep pot shops out of Mesa County. Parachute looks so trashy with all their shops, if they are coming then the amount to open should be very limited	Land Use	Signage
5/17/2021	It would be my preference to see very few stores & that they are inaccessible to youth, under 18, including not appealing in terms of "youth marketing". It would be ideal if they were not in your face when you drive by with huge drug culture graphics, but rather blend into the community.	Land Use	Signage
5/18/2021	Commercial property values and appearance. Mostly on appearance I specifically am concerned about giant pot leafs or kind of loud signage or advertising around town.	Land Use	Signage
5/19/2021	This survey represents that marijuana is inevitable so I guess my thought would be to minimize as much as possible the visibility and effect of these types of establishments	Land Use	Signage
5/24/2021	Unsightly or intrusive signage; possibility of cultivation in town with attendant odor issues; excessive number of outlets; danger to youth population	Land Use	Signage
5/28/2021	Mandate minimal signage allowances.	Land Use	Signage
5/14/2021	It would be nice to have them scattered around the city, so they are convenient to get to. Also, having someone who is knowledgeable about topicals and edibles for medical purposes should be required for each store.	Land Use	Zone Districts/Location
5/14/2021	it's a good idea. put limits on signage. avoid putting them in industrial areas or trying to hide the stores. if you do that, they become seedy areas. instead put them in plain view where they arent going to be traffic problems.	Land Use	Zone Districts/Location
5/17/2021	Wish this hadn't passed but since it did - please keep locations minimal and removed from places folks are generally out in public (parks, riverfront,etc), And not downtown. Just generally not close to anywhere buyers would be inclined to consume their purchases.	Land Use	Zone Districts/Location
5/17/2021	Shops being put anywhere near downtown. Would love to keep it as it is.	Land Use	Zone Districts/Location
5/17/2021	Keep stores off our main roads and attractions. We have wonderful natural tourist attractions in Mesa County, don't need pot store to be what we become known for	Land Use	Zone Districts/Location
5/17/2021	Should not be a place that provides easy access to the homeless population, e.g. downtown Main Street, Ute or Pitkin avenue, Horizon drive, etc.	Land Use	Zone Districts/Location
5/17/2021	Concerns regarding a concentrated number of stores in the downtown area. These are the places we are trying to market for visitors while blending residential aspects.	Land Use	Zone Districts/Location
5/17/2021	Use of marijuana in public places near retail stores.	Land Use	Zone Districts/Location
5/17/2021	Not to have stores in residential areas	Land Use	Zone Districts/Location

5/17/2021	I do not want to see North Ave, especially East go 12th street to Clifton become “dumping ground“. I don’t want to punish business owners by sending them to industrial zones. Possibly medical marijuana users will complain if not accessible either. These businesses are a part of change.	Land Use	Zone Districts/Location
5/17/2021	I would envision these being in separate areas of the city commercial shopping areas such as Redlands, Orchard Mesa, downtown, and near major interstate exits.	Land Use	Zone Districts/Location
5/17/2021	As for land-use, I think that whatever rules apply to liquor stores would probably be appropriate for marijuana dispensaries, as well.	Land Use	Zone Districts/Location
5/18/2021	I think they stores should be centralized to one location that could be supported by related establishments (smoke shops, sandwich shops, etc), rather than spread throughout town.	Land Use	Zone Districts/Location
5/18/2021	I think its great the only thing I have found at other marijuana stores ive been to is they get crowded and none have adequate parking and also the ones in palisade you have to drive thru neighborhoods and alot of people are speeding and just tons of traffic. It would be nice to have the grand junction stores in easy access locations outside of neighborhoods,with lots of parking!	Land Use	Zone Districts/Location
5/18/2021	keep in in established commercial areas in core part of GJ	Land Use	Zone Districts/Location
5/18/2021	These retail establishments need to be kept out of residential areas; they should be placed in retail areas that need new businesses, such as North Avenue.	Land Use	Zone Districts/Location
5/18/2021	I think the city should look at allowing some alternate zoning criteria in order to keep the stores to the outlying areas and away from schools etc.	Land Use	Zone Districts/Location
5/19/2021	Keep marijuana stores in established large commercial areas. In other words, keep out of residential areas.	Land Use	Zone Districts/Location
5/19/2021	Too many stores on Horizon Drive, will make us look like a pot stop not a tourist center	Land Use	Zone Districts/Location
5/19/2021	Having stores in problem areas such as Witman park, North Ave, or near schools. I think they should be concentrated together in industrial areas away from residential, parks and places easily accessed.	Land Use	Zone Districts/Location
5/19/2021	Keep away from general public. Concentrate these businesses in industrial areas similar to strip joints.	Land Use	Zone Districts/Location
5/19/2021	Dispensaries should be allowed in all areas where all other retail uses are permitted in order to ensure maximum possible tax revenue and safety, provided such locations are not within a prohibitive distance of K-12.	Land Use	Zone Districts/Location
5/23/2021	Not located on entryways or high traffic ways. Modest signage and no highway/freeway billboards.	Land Use	Zone Districts/Location
5/24/2021	Perhaps set them near liquor and cigarette stores?	Land Use	Zone Districts/Location
5/24/2021	I'm hoping they are viewed as any other stores. I'm hoping their locations don't interfere with traffic flow.	Land Use	Zone Districts/Location
5/24/2021	I'm fine with marijuana, I just dont want a pot shop chain on every street corner. One of the reasons we left Denver!	Land Use	Zone Districts/Location
5/27/2021	We shouldn't have any period. But if we do, they need to be very far apart. We dont want to look like Parachute with one every block, every corner, thats all Parachute is known for now.	Land Use	Zone Districts/Location
5/27/2021	I have concerns about store being near single family residences	Land Use	Zone Districts/Location

5/28/2021	I think allowing sales in Grand Junction is fine. My recommendation would be to put them outside of city limits, they don't need to be right off the highway or downtown, sure they should be available but not advertised like a kids playground. I hope the city uses precaution and doesn't allow just anyone to own and operate these stores, in the wrong hands like anything it can be dangerous!	Land Use	Zone Districts/Location
5/28/2021	Please don't allow our beautiful city and retail areas to be highlighted with pot shops. Put them somewhere out of sight but within a reasonable distance for those that want to frequent them.	Land Use	Zone Districts/Location
5/28/2021	That they will become a dominate feature of our retail landscape. A couple in each area spread out would prevent market saturation and provide the highest rate of return. No retail shops on Main Street but one on Rood and one on Colorado could work.	Land Use	Zone Districts/Location
5/30/2021	I'm okay with marijuana sales in Grand Junction but please make shops a destination and unlike gas stations, on every single street corner.	Land Use	Zone Districts/Location
5/17/2021	Limit the number of locations	Licensing	Number of Licenses
5/17/2021	Wish this hadn't passed but since it did - please keep locations minimal and removed from places folks are generally out in public (parks, riverfront,etc), And not downtown. Just generally not close to anywhere buyers would be inclined to consume their purchases.	Licensing	Number of Licenses
5/17/2021	I hope we keep the number of dispensaries to 5!	Licensing	Number of Licenses
5/17/2021	Few stores, and of small scale.	Licensing	Number of Licenses
5/17/2021	The number of stores should initially be kept to a minimum	Licensing	Number of Licenses
5/17/2021	Just because we CAN have these shops it does not mean we should have MANY of them. Just have a few and tax them appropriately.	Licensing	Number of Licenses
5/18/2021	I also worry about too many stores. I voted to have retail locations in GJ but it's still a small town for access and I'd rather have a couple quality stores than many mediocre ones.	Licensing	Number of Licenses
5/18/2021	Saturation of the city with Marijuana stores would change the flavor and perception of the city.	Licensing	Number of Licenses
5/18/2021	I would hate to see Grand Junction overtaken by marijuana stores like some front range cities. Please be smart with approving locations. Keep our city family friendly.	Licensing	Number of Licenses
5/18/2021	Denver's biggest screw up was the amount of licensing they gave out. Cash payments for taxation: you will want to have extra security on hand for when tax payments are due.	Licensing	Number of Licenses
5/18/2021	Too many stores. Stores too close to sensitive areas mentioned in my choices in this survey. Conformance with laws.	Licensing	Number of Licenses
5/18/2021	I hope there are enough stores to create a competition for prices. An ounce should not be over \$120 for the highest of THC percentages.	Licensing	Number of Licenses

5/18/2021	I am not for the pot shops but I understand that many are. My only hope is you limit the number of them in our community. North Ave already looks like a mess with our weeds and homeless lets not destroy the rest of Grand Junction. I worry about the people that it is bringing to our community having friends from Parachute they said the crime went up and strange people started coming into town. They moved here and now have to deal with it all over again. I'm trying to be open minded but I'm not happy about all this when I know many businesses who have tried to start a business in our community and couldn't because of all the run around they got from the city and I know these shops will not get that same treatment. I hope there is a limit and I hope crime doesn't increase but I am a little doubtful. Thanks for allowing us to share our concerns.	Licensing	Number of Licenses
5/19/2021	I do not believe there should be a numerical cap on licenses. I think zoning is the way to allow and/or limit licensure rather than an arbitrary number. And allow free-market principles to dictate necessity.	Licensing	Number of Licenses
5/20/2021	I do not want do you see a marijuana shop on every corner but I do want to Have then just more than a couple options to buy medical marijuana right now there is only one option. There should be at least 7 medical shops spread around and 5 rec shops. I am tired of paying extra because there is no competition and there are no choices	Licensing	Number of Licenses
5/20/2021	Having too many stores.	Licensing	Number of Licenses
5/21/2021	I believe that the previous 6 licensed stores should have the opportunity to open first. These people lost sizable investments due to the moratorium	Licensing	Number of Licenses
5/23/2021	A small number off discrete stores.	Licensing	Number of Licenses
5/24/2021	would prefer there to be as few marijuana businesses in the city limits as possible and I hope that the businesses can operate as conspicuously as possible. And please keep them away from residences, schools and high quality businesses	Licensing	Number of Licenses
5/25/2021	Working for the past 6 years in the cannabis industry through the I-70 corridor I've seen a pattern in mass amounts of traffic transferring to the closest stores to the western border. That being said Grand Junction is the closest we can get and because most of that traffic is tourism, we should try to disperse that traffic to all areas possible within restriction with a fair amount of available licenses. (11-15 or 15-20)	Licensing	Number of Licenses
5/25/2021	I am disappointed that voters approved this. I think only 1-2 stores should be allowed.	Licensing	Number of Licenses
5/25/2021	1 store per 10,000 people is a good rule of thumb	Licensing	Number of Licenses
5/26/2021	please do not over saturate the market. keep it limited.	Licensing	Number of Licenses
5/26/2021	**Since our community has allowed the genie out of the bottle or the smoke on the water. Please exercise the best possible good judgement and limit the amount stores allowed to sell marijuana. Carefully consider all of the negative impacts it will have on the surrounding neighborhoods.	Licensing	Number of Licenses
5/27/2021	If the small town of Parachute is able to have 5-6(+) marijuana stores why can't Grand Junction have any with a larger population?	Licensing	Number of Licenses
5/27/2021	Do not want an unlimited number of stores, but do not want to allow so few that politics, bribery and monopolies become a concern.	Licensing	Number of Licenses

5/27/2021	2. It seems essential that the number of stores be limited (non free-market), to help promote local success. However, the number of stores should also be numerous enough to support local demand as well as demand of non-local traffic.	Licensing	Number of Licenses
5/29/2021	Tracking of all money taken in by these businesses. With all cash businesses you must account for all money to get accurate taxes. MJ bring out interesting folks so limiting stores to lowest number is best.	Licensing	Number of Licenses
6/2/2021	Small start up/ locals should be able to get a store front before any Big chain dispensaries should	Licensing	Number of Licenses
5/14/2021	you can tax a lot but if you go to high people with shop in rifle or parachute, palisade is already expensive anyway and the shops there are bad. there is a lot of big money that wants to operate in the grand valley and they will throw around their experience as a reason to let them. ignore that. local owners can hire experts and they deserve a shot at this, plus its better for economic development to go local.	Licensing	Selection Criteria
5/17/2021	Don't cluster them together and don't allow too many (more than 7) - allow successful and experienced operators to have licence - it should not be a 'learning experience' for any operator.	Licensing	Selection Criteria
5/17/2021	Careful and thoughtful consideration of applicants. Ability for all citizens to obtain up to date information on who is applying and what criteria is used to determine applicant standards of acceptability.	Licensing	Selection Criteria
5/17/2021	That all dispensaries will eventually be owned and operated by the same small group of people from other areas. Security should be required and strong ID measures to ensure legal age purchasing.	Licensing	Selection Criteria
5/17/2021	They should be limited to existing citizens of GJ for ownership. Too many out of town interests as it is.	Licensing	Selection Criteria
5/17/2021	I would like to see people of the median income be able to operate a successful retail marijuana business. We should create a culture other than the rich just keep getting richer here in the valley. Also I would like to see the businesses be allowed to be a welcome part of the community. For example; sponsor sports teams just as liquor distributors are. Work to destigmatize the responsible use of marijuana and marijuana products.	Licensing	Selection Criteria
5/18/2021	Give priority to store's that were here prior to gj vote to shut down operations	Licensing	Selection Criteria
5/19/2021	Super important to select among the applicants to ensure that marijuana stores are only positive for the City of GJT	Licensing	Selection Criteria
5/23/2021	Make it a competitive, affordable market. Ensure all residents of the valley have access not only to medical but recreational cannabis.	Licensing	Selection Criteria
5/23/2021	This opportunity should be offered to local business operators first prior to offering opportunities to business operators outside of Mesa County.	Licensing	Selection Criteria
5/25/2021	Very concerned about corporate marijuana businesses in our area. We have lots of local interest and they should have preference.	Licensing	Selection Criteria
5/25/2021	Consider 33% local (GJ rez) operators / 67% western slope experienced operators for best practices / successful operations	Licensing	Selection Criteria

	The use of a lottery is very concerning to me. This is an emerging market that will have a very close eye on its development from the community members and government. The lottery system is basically just throwing seed in the air and seeing which ones succeed, with the merit-based application process is far superior in helping to ensure that new programs are successful by placing the most qualified, most likely to succeed groups in a place to do so. Local ownership should be at least 50-75% of the business equity with residency in Mesa County of at least 5 years. This will help to minimize the influence of outside big business. The parameters outlined above are very good. I would recommend that there be some sort of priority given to teams that are locally based. There are going to be a lot of "big box" cannabis stores that will be paying close attention to this process and have huge amounts of capital to throw around. This is an opportunity to make a niche local market that maintains the unique flavor of the area rather than having another Livewell roll in without a soul or local interest. These entities will bring front-range staff with them because they are already established so the local job creation impacts will be less than it could be. The speaker representing the front range dispensaries doesn't want a license cap because his group has a ton of money to throw around they will submit numerous applications with the intention of increasing their chances of getting a license. This is how big cannabis businesses dominate new markets. Vicente Seldberg - Renee Grossman referenced them - is one of the leading cannabis legal teams in the US, the big guys are watching and trying to sway things to favor them.	Licensing	Selection Criteria
5/25/2021	prioritize local teams (at least mesa county residents) to reduce Denver-based corporations from taking over	Licensing	Selection Criteria
5/26/2021	None. It's about damn time ! Prefer local owners over larger corps.	Licensing	Selection Criteria
5/27/2021	Don't want out of city limits habitant allowed to own a business.	Licensing	Selection Criteria
5/27/2021	That the buddy backdoor system will result in licenses going to only those with large liquid assets available. This business should be available to new entrepreneurs with a vision for new models in business.	Licensing	Selection Criteria
5/27/2021	Grand Junction has a tendency to allow markets to be overrun by the wealthiest in the community. This is an opportunity for the city to allow business access to other citizens.	Licensing	Selection Criteria
5/27/2021	3. Operators should be able and willing to offer free education on proper use, storage, safety measures and product information. Education is a critical avenue to help cannabis products end up with responsible users with best use practices. Thanks!	Licensing	Selection Criteria
5/28/2021	My concern is that the average person wanting to open a shop will not be able to compete with already established BIG MONEY players in the game.	Licensing	Selection Criteria
5/28/2021	None of these decisions should be based off "equity."	Licensing	Selection Criteria
5/30/2021	Please give caregivers the ability to be taxed and regulated by the city by prioritizing licenses to these individuals. There are some very large caregivers who operate in city limits who the city is not getting taxes from because legally they are not allowed to operate in a regulated manner... Let's create jobs and get more taxes for the city.	Licensing	Selection Criteria
6/1/2021	I feel we should consider all applicants fairly while also recognizing experience in the industry and business educated individuals.	Licensing	Selection Criteria

6/1/2021	Consider social equity in the licensing structure - Use the state Marijuana Enforcement Division rules to guide the creation of city rules - Encourage licensed cannabis retailers to engage with the community where they are located - Consider allowing walk-up and drive-thru pickup services at cannabis retail stores. I do not believe this would require an additional license from the state licensing authority and could be allowed under the same zoning and building requirements regulating these additions for other retail stores. -	Licensing	Selection Criteria
6/2/2021	Honestly I would just like there to be accessibility to anyone who wants or needs it, and responsible owners, with tax proceeds that go back to the community. There's no reason to not have dispensaries, considering they are cleaner and nicer than most of the "smoke shops" or "head shops" in grand junction.	Licensing	Selection Criteria
6/2/2021	I am concerned that big business will come in and monopolize and privatize the industry.	Licensing	Selection Criteria
6/2/2021	The process for awarding licenses for retail marijuana stores in Grand Junction should be merits-based. The evaluation by the local licensing authority should prioritize applicants with (i) an extensive past experience in successfully operating a marijuana store; (ii) an ownership suite who have years of experience in conducting marijuana business; (iii) a history of compliance with Colorado MED Rules and all applicable local laws and regulations; and (iv) a level of community involvement that includes making donations to charities that aim to help people through marijuana-related medical treatment.	Licensing	Selection Criteria
6/2/2021	The process for awarding licenses for retail marijuana stores in Grand Junction should be a merits-based. The evaluation by the local licensing authority should prioritize applicants with (i) an extensive past experience in successfully operating a marijuana store; (ii) an ownership suite who have years of experience in conducting marijuana business; (iii) a history of compliance with Colorado MED Rules and all applicable local laws and regulations; and (iv) a level of community involvement that includes making donations to charities that aim to help people through marijuana-related medical treatment.	Licensing	Selection Criteria
6/2/2021	Awarding licenses for marijuana stores in Grand Junction should be merits-based. The evaluation by the local licensing authority should prioritize applicants with a past experience in successfully operating a marijuana store; an ownership suite who have years of experience in conducting marijuana business; a history of compliance with Colorado MED Rules and all applicable local laws and regulations; and a level of community involvement that includes making donations to charities.	Licensing	Selection Criteria
5/15/2021	Let free enterprise work and regulate itself out, as it's always done	Licensing	Selection Method
5/17/2021	My fear is that (once again) the government is going to attempt to mandate morality. Like other types of businesses, if the owner thinks they can make a go of it and can create competition, they should be allowed to open their business. I am not a purchaser or user of marijuana, but it is legal and I feel that those that want it should be able to get it. Plus, the taxes will benefit our community.	Licensing	Selection Method
5/17/2021	My concern is that limiting the licenses to 6 doesn't give a fair opportunity to everyone. Also fees for licensing make it difficult for "new business " owners to even try when they're so high. Anyone that applies for a license and does not obtain one should be reimbursed, similar to the hunting licensing.	Licensing	Selection Method

5/17/2021	Not putting a stigma on marijuana users. I think wherever you allow a liquor store a retail marijuana store should have same rights.	Licensing	Selection Method
5/17/2021	Marijuana stores currently operate under very strict guidelines. I'm not aware of any issues with current stores in other parts of the state so more restrictive guidelines do not need to be put in place. That's why it is important to have prior experience in managing this type of store and not play the "good ole boys (and girls) club" GJ politicians tend to lean towards.	Licensing	Selection Method
5/17/2021	That after the moratorium returned no results or findings whatsoever, by default we should have to allow all stores that apply at this point. The free market can decide which stores last by how they take care of the residents and their neighborhoods.	Licensing	Selection Method
5/17/2021	I am concerned that there will be too many limitations set that will make barriers to entry high. The more free market principles are applied, the more value will be given to customers. There are already onerous restrictions in place that make the purchase of marijuana products by minors impossible, especially as compared to alcohol. There is no evidence to suggest that more retail outlets equate to greater crime rates; in fact, there is evidence to support the idea that greater access to marijuana results in a decrease in the use of more dangerous drugs, such as opiates. Allow marijuana retail stores to establish anywhere, without restriction.	Licensing	Selection Method
5/17/2021	Don't get wrapped around the axle and treat them like liquor stores or anywhere that sells cigarettes.	Licensing	Selection Method
5/17/2021	No concerns. Let free market place determine how many stores can operate within our population base.	Licensing	Selection Method
5/17/2021	I would expect regulations similar to liquor stores. The tax revenue will be great, but I don't want to see the town overrun with dispensaries.	Licensing	Selection Method
5/19/2021	We must allow local business owners that have capital to target multiple verticals in cultivation, manufacturing, and retail to keep profits in the GV not ship them to Denver	Licensing	Selection Method
5/19/2021	GJ should require that applicants have possession of a conforming property when submitting submitting an application. Applicants should demonstrate financial ability in excess of at least \$1M per dispensary location. Because there are no established starting points to measure distances between potential new dispensaries, if two or more applicants end up within a potentially prohibited distance of each other, a merit based point system should be used to determine who gets to operate. Merit based point system shall be made available prior to making applications available.	Licensing	Selection Method
5/19/2021	The only concern (which would likely be temporary) is that we may see quick absorption of vacant commercial buildings/suites, which could push rent prices up for other businesses. I think the free market approach will eventually dictate the number of marijuana stores that can remain in business, based on profitability and market saturation. That approach may negatively affect other businesses in the short term though until that saturation point is hit. On the flip side, if we limit the number of stores, I don't think there is a clear and equitable strategy as it relates to picking the retailers. Even a random lottery system has flaws.	Licensing	Selection Method

5/25/2021	One of the other issues is license flipping, there really should be a one to two-year period these licenses should not be transferable. There are many groups that will go into a new market, win a license and immediately sell the rights at which point you may not even have the same team you approved the license for on staff.	Licensing	Selection Method
5/25/2021	It is a very positive development in GJ. The unregulated usage of black market marijuana products in GJ creates more issues than regulated presence of multiple stores will. Since GJ is not an early adopter, fear of negative consequences is natural but should soon be put to bed as has happened in many municipalities around the state. In my opinion you don't need both medical and retail stores. There are only a few medical products (higher potencies) not allowed to be sold in retail stores and medical stores create access for the 18-20 year old population. In areas where only retail stores exist, stores carry medical products (higher dosage CBD and CBN) as well as purely recreational products. Due to the investment required to open a mmj store, setting an initial limit to ensure a viable ROI for the store owners would be advised. Future expansion of the number of stores is always an option. Creating a 'wait 'list' of applicants who didn't get a store license in the first round would be a fair process. A merit based application process allows for the City to set some quality standards for applicants. By allowing a limited number of stores at the outset, the City will minimize impact, allow the community to get used to the stores, and gives the City the opportunity to expand in the future.	Licensing	Selection Method
5/25/2021	I think that free market principles will allow there to be a rush and then market will dictate number of stores that survive.	Licensing	Selection Method
5/25/2021	Learn from other municipalities and don't try to re-invent the wheel: 1 store per 10,000 people is a good rule of thumb; Merit based selection resulted in more successful businesses; prioritize local teams (at least mesa county residents) to reduce Denver-based corporations from taking over; Don't extend this process any more than needed. The longer we wait in this pre-application process, the more money will be wasted by teams that don't win a license.	Licensing	Selection Method
5/27/2021	None really. I figure we treat them similar to liquor stores. I personally don't feel there should be any real restrictions. Let the market decided how many it wants to support and where.	Licensing	Selection Method
5/27/2021	Treat it like liquor stores. Same laws and rules should apply.	Licensing	Selection Method
5/27/2021	Let qualified operators open first, then open it to those with no experience. Let good standards be set, then others can get licensing.	Licensing	Selection Method
5/27/2021	1. I would recommend a merit based system for selection of operators in the hopes that it would result in the best, most capable candidates be awarded licenses.	Licensing	Selection Method
5/28/2021	Regulations should be similar to the regulations liquor stores follow.	Licensing	Selection Method
5/29/2021	I don't use marijuana, but, now that it is legal, I see no reason marijuana shops should be treated any differently from liquor stores.	Licensing	Selection Method

	I am Worried about big cannabis companies over powering local entrepreneurs. People who have worked with building Mesa county and businesses in grand junction should have the opportunity to open stores. Business owners who have a history of community involvement should be given priority in a merit based system. It should be a merit based and not lottery or hybrid. Why would the city evaluate businesses and not award the highest applications with businesses? I don't think the city should award businesses to teams that they don't judge to be the best opportunity even if they met the bare minimum requirements. They should choose the best local opportunities. This includes having a location selected that appear to be the highest earning potential with adequate or excess parking. Merit after location should local team with history of businesses in Grand junction, Mesa county residence, and cannabis industry experience. Store take a lot of work to set up and manage properly awarding applications without this all in place will create an unprofessional appearance which will reflect on the city and city councils choices. Thanks for your time		
6/1/2021	reviewing this considering my comments.	Licensing	Selection Method
6/2/2021	Open to anyone who wants to start a business. Let capitalism prevail.	Licensing	Selection Method
6/2/2021	I feel locals should have the first opportunity to open within city limits.	Licensing	Selection Method
6/2/2021	If Grand Junction wants to make itself out to be "business friendly," then that needs to apply to the cannabis industry as well. As few limitations and government based red tape as possible needs to be the standard. One cannot be a free market person while at the same time pushing for limits on a market. Let businesses succeed or fail on their own merits, and keep the government out of the way. It is not the government's job to protect anyone.	Licensing	Selection Method
5/15/2021	This shouldn't have passed, now that it did, public safety and helping those with addiction should be the priority, not the greed of taxes	Public Health/Safety	Education/Outreach
5/24/2021	keeping pot away from minors	Public Health/Safety	Education/Outreach
5/26/2021	4) I'm concerned about underage use and it's effects on our youth in Grand Junction and the surrounding towns. Mesa County has the highest suicide rate in the state of Colorado and the city is now going to allow the sale of a drug that acts on the central nervous system as a depressant (slowing brain function). How will this effect the teen suicide rate in the valley? What plan does the city have in place to combat underage use? How will the city help the schools to keep kids on track and learning if they show up to school high?	Public Health/Safety	Education/Outreach
5/27/2021	Protect residential areas from these business. Protect minors from gaining access to these products by enforcement of extreme consequences for business that sale products to minors. (1st time you lose your business, period) Create an education program for minors.	Public Health/Safety	Education/Outreach
5/27/2021	We need to save money to educate the children on safe Marijuana	Public Health/Safety	Education/Outreach
5/27/2021	Biggest concern is for our youth and the impact on availability for them	Public Health/Safety	Education/Outreach
5/29/2021	My concerns regarding legal sale of marijuana in Mesa county, is that the public will be under educated and misguided about the bennifits this industry has to offer to it's people and the community. My concerns are, people will misinform the public and the younger generations that only druggies and losers use marijuana, instead of supporting local businesses and education on the many bennifits this industry has to offer this community. I'd like more education on consumption and keeping it out of the hands of pubescent minors.	Public Health/Safety	Education/Outreach

6/1/2021	Protect youth from black market sales and use with evidence-based policies (e.g. education and public health campaigns; after-school programming for youth k-12; fostering healthy parent-child relationships)	Public Health/Safety	Education/Outreach
5/14/2021	Crime crime crime. This has already been proven to be a problem in areas where it has become local. This is ultimately going to make the homeless situation worse, vagrancy is going to follow where these business happen. By having them in the city there is going to be more stress on the police and sheriff offices so tax money should be allocated to increase hiring for them. This is going to be an unmitigated disaster.	Public Health/Safety	Enforcement
5/14/2021	I voted against it, but it's here. The best I can hope for is that the city approaches this regulatory task seriously. Please don't treat dope shops like an "amenity." They're not. They're not a tourist attraction. They sell addictive substances that can easily harm people. This community already has terribly high rates of substance abuse and addiction, and the last thing we need is to encourage more, or make living here even more difficult for those with substance abuse issues. Set the bar high for dope dealers, enforce regulations to the letter, and make sure that enforcement and addiction treatment are funded adequately with pot tax revenue before spending what's left on parks and rec.	Public Health/Safety	Enforcement
5/17/2021	The visibility/access to minors, the smell, the possible increased abundance of DUI drivers. The increase in abundance of marijuana and the correlation of the increase chance that my kids waste their 20's like I did.	Public Health/Safety	Enforcement
5/17/2021	Access to marijuana by under age users. Increase in Driving under the influence. Increase in visitors solely for marijuana use. Second hand smoke.	Public Health/Safety	Enforcement
5/17/2021	Safety and security for everyone. Do not define our town by the product. Not everyone is a huge fan of this but does believe in libertarian principles. Sufficient cops to keep this as safe as possible, Keep outside interests at Bay and keep it local. Don't let it add to the crime Numbers.	Public Health/Safety	Enforcement
5/17/2021	DUI, public consumption, increased crime, Odor, more grow locations with increased Odor, increase of other drugs, more and younger people strung out/ stoned all the time, reduction of available work force who are not using pot all the time, degradation of society.	Public Health/Safety	Enforcement
5/17/2021	I am allergic to marijuana and this causes medical concerns for me. I am also concerned with Grand Junction becoming like Denver, where everywhere reeks of marijuana. With as busy as the police are I can see open use of marijuana being an issue that the police would not be able to handle.	Public Health/Safety	Enforcement
5/17/2021	People driving while high, more crimes committed so these stoners can get money to by their dope	Public Health/Safety	Enforcement
5/17/2021	Not considerate to those with allergies, asthma, or other health issues exacerbated by smoke. Teenage drug addiction Increased DUIs and unsafe roads	Public Health/Safety	Enforcement
5/17/2021	Broken Window Theory-if we condone this gateway drug and don't provide consequences for use of narcotics, we open the doors for greater crimes.	Public Health/Safety	Enforcement
5/17/2021	The past history of enforcement of Rules, Regulations, and Code Enforcement has been near the lower end of the effective and priority scale.	Public Health/Safety	Enforcement
5/17/2021	Strict enforcement of rules, just like for liquor stores, should be enforced.	Public Health/Safety	Enforcement

5/18/2021	I would like to see smoking of any kind banned in public, except in designated smoking areas. This would make it easier for the police to manage.	Public Health/Safety	Enforcement
5/20/2021	The increase in homeless population, and the increase in crime.	Public Health/Safety	Enforcement
5/20/2021	Turn into a XXXXX like Denver is now . Availability to teens is a SEVERE PROBLEM. WITH 21 year olds buying it for teens. Tourism of junkies. I'm in the travel business for 32 years. Many families don't come to COLORADO BECAUSE OF MARIJUANA. Don't want their kids around it.	Public Health/Safety	Enforcement
5/22/2021	We voted it down twice, there's no way it was voted in properly this time. Strick police enforcement of smoking in cars and around children and in non-smoking areas.	Public Health/Safety	Enforcement
5/26/2021	3) Increased crime rates - as it stands now our law enforcement agencies spend millions of dollars on drug related crime prevention and enforcement and by allowing the sale of marijuana inside city limits we will only use more of the city's resources. This will cost our community more than it's worth for a little extra tax revenue.	Public Health/Safety	Enforcement
5/27/2021	So many concerns, I feel this is a mistake and crime will go up, not enough oversight and accountability!!	Public Health/Safety	Enforcement
6/1/2021	The inability of the city to provide adequate public enforcement of regulations. You currently can go to events and local establishment and there is no regulation of marijuana smokers.	Public Health/Safety	Enforcement
5/17/2021	Safety of salespersons and consumers.	Public Health/Safety	General Comment
5/17/2021	Have NO doubt that our underage population and marijuana use will increase dramatically. I have lived it and seen it happen. We opened the pandora's box and will live with the consequences.	Public Health/Safety	General Comment
5/17/2021	Homeless coming to grand junction for pot and mental health concerns and addiction	Public Health/Safety	General Comment
5/17/2021	Really, really bad idea. High schoolers and children are going to get it. Better plan on funding more substance abuse treatment centers and mental health (schizophrenic treatment centers.	Public Health/Safety	General Comment
5/17/2021	Crime, exposure to children	Public Health/Safety	General Comment
5/17/2021	Monitored for safety for drivers and pedestrians, no tolerance for violence, really anything that can disrupt the confidence citizens have to live without additional negative issues in GJ and surrounding area. This is in relationship to marijuana users and sellers.	Public Health/Safety	General Comment
5/17/2021	Vagrants hanging around outside.	Public Health/Safety	General Comment
5/17/2021	Concerned about young people using it. Would like to keep it away from young people.	Public Health/Safety	General Comment
5/17/2021	I am highly concerned that marijuana stores are going to congregate people who are users to areas that will increase crime. Low income areas of the city already struggle and this will only make it worse. The city of Grand Junction will be a giant dumpster before long.	Public Health/Safety	General Comment
5/17/2021	I have concerns with keeping out of the hands of children, increase of crimes, traffic issues/impaired drivers, and overall public safety.	Public Health/Safety	General Comment
5/17/2021	Marijuana is and always has been a gateway drug. Drug use among many, but especially the younger population, and crime are the two highest concerns. Communities with approved dispensaries have shown to become less productive and see spikes in crime.	Public Health/Safety	General Comment
5/17/2021	This is not a great thing for our City. It brings in criminals and degraded the great place we live in. Keep these away from our kids and youth.	Public Health/Safety	General Comment

5/17/2021	The smell, my autistic child can't stand it! Crime- or the type of non-residents it attracts- I won't stop in Parachute anymore, it smells and I have seen people do disgusting things like pee in front of one of their pot shops, yuck, and begging in the Wendy's drive thru. The shops should be required to hold some standards.	Public Health/Safety	General Comment
5/17/2021	Although tax income would be helpful in advancing certain GJ aspects, it does tend to bring in scrupulously characters and increase the local crime rate.	Public Health/Safety	General Comment
5/18/2021	CONCERN: History shows crime will increase with easy access and widespread usage. Those driving under the influence will become an additional traffic safety hazard. Does Grand Junction seriously want to become a hub for "recreational pot?"	Public Health/Safety	General Comment
5/18/2021	As a physician, I think marijuana use in a general is a public health threat, and there is scientific literature to support this. I was so disappointed to see this pass in Grand Junction. I wish there was a way to undo this, but since that isn't possible for the time being, I hope that it's presence can be minimized to as great an extent as possible.	Public Health/Safety	General Comment
5/18/2021	We're concerned about raising our children in a community/culture that teaches them that marijuana use is acceptable. We value giving the next generation healthy tools to deal with personal problems, not teaching them it's ok to numb unhealed pain via substances, and calling it "recreation". We invite you to rethink the consequences of what it looks like to normalize this for the upcoming generation.	Public Health/Safety	General Comment
5/18/2021	Appropriate testing for what is being sold.	Public Health/Safety	General Comment
5/18/2021	I feel that children should not be exposed to marijuana publicly.	Public Health/Safety	General Comment
5/18/2021	Older ppl buying for those younger than 21, Safety of the surrounding community	Public Health/Safety	General Comment
5/18/2021	The increase in substance abuse asking with violence, theft, and other crimes.	Public Health/Safety	General Comment
5/19/2021	I am concerned that this gateway drug will increase drug use!	Public Health/Safety	General Comment
5/19/2021	Marijuana is a gateway drug and Grand Junction will see more abuse of it and other drugs. Should remain illegal.	Public Health/Safety	General Comment
5/19/2021	I don't think we need more mind altering drugs in our community. There are enough problems for our local police as it is. I don't think anything good will come out of selling marijuana in our lovely city. I did not vote for it, as you might have guessed. We need a recreation center instead of more vices!	Public Health/Safety	General Comment
5/20/2021	Affect on our traffic, crime and identity of GJ as a community. Many visitors are here for outdoor recreation and will be using marijuana and driving or interacting in these locations.	Public Health/Safety	General Comment
5/23/2021	More violence	Public Health/Safety	General Comment
5/24/2021	Avoiding a conflict of interest between accommodating our homeless/transient population, drug/addiction issues, and serving the public	Public Health/Safety	General Comment
5/25/2021	I feel the council members should consider more than the economic aspect of these sales; that safety of our community should play as important a role. I am also concerned about the impact on our kids. I do not think edibles should allowed to be sold at these stores.	Public Health/Safety	General Comment

I have seen the downfall of the abuse, the quality of tourists, increased crime, attracting outside states coming in for profit only intents, and the fear of the increased uses. Normalization of this with well documented significant health impact will disrupt this community. If everyone is comfortable with having their physicians, their bus driver, their teachers, their surgeons, their pilots, all high on THC I am beyond words. Yes alcohol could potential he have the same concerns however it's easier to regulate this and people can seem to be stoned all day which is hard to detect. People can't just drink past a certain point they tend to just pass out. The impairment from THC is much harder to visualize and or measure. The use of potent edibles and other forms is much harder to pick up on. additionally like alcohol we know there can be significant impacts and damage however rather than reversing decisions there we are using that argument to add yet another form of addiction and substance of abuse with no real documented health benefits or

5/25/2021 community benefits outside profits from sales. Where should the priority be?

Public Health/Safety

General Comment

5/27/2021 Sales, Crime rate, Increase in minors use, rising mental health issues.

Public Health/Safety

General Comment

I also hope that law enforcement has a lot to say on what is decided. The burden of policing this falls on them. Thanks for allowing feedback from the community.

5/30/2021

Public Health/Safety

General Comment

Yes marijuana has been legalized in Colorado for some time, but it has not provided the economic windfall that it promised as there are many underlying social and economic downsides. There have been significant tax revenues raised in the state, however there are also significant secondary expenses that negate much of this benefit. There are multiple reasons why allowing dispensaries is not good for Grand Junction. One major reason is that this would put Grand Junction as the city furthest to the west in the state of Colorado along a major interstate. With that, there would be an increased influx of interstate travel to Grand Junction to purchase marijuana where it is not legal in neighboring states (Utah). While that sounds like it might be a benefit for the local economy, hotels, restaurants, etc, we must reflect if it is a good idea to attract individuals whose motivation to travel here is to purchase a drug that is not legal in their state and which remains illegal on the Federal level. If we as a community want to attract out of state dollars it should be from promoting what makes our area great and not trying to capitalize on drug sales. From first hand knowledge I have seen that in every community that has legalized dispensaries which tax the sale of marijuana there has been a significant increase in the black market sale of marijuana. The presence of legal dispensaries and growers provide excellent cover for black market unregulated marijuana (criminal enterprises). Generally individuals who utilize marijuana tend to live a more sedentary, unmotivated and less healthy lifestyle than non-drug users. Several studies have shown that use of marijuana by children and young adults can have negative impacts on their development. This link to the following .pdf highlights many of the negative impacts marijuana can have on youth and young adults

<https://www.dea.gov/sites/default/files/2018-07/DEA-Marijuana-Prevention-2017-ONLINE.PDF> This is not a good move and will only serve to create another reason for people to come to our community for the wrong

5/30/2021 reasons. If this is allowed maximum regulation must be imposed and stored must be widely dispersed.

Public Health/Safety

General Comment

6/1/2021	Marijuana is an addictive drug and having it so available and visible will hurt our future generations, hurt families, and hurt our communities.	Public Health/Safety	General Comment
6/1/2021	As a society, alcoholism is rampant and one we can't seem to control, promoting the sale of a drug known to depress an individual's ability to function, increased exposure and access to young children, social issues and increased pressure on law enforcement systems is insane.	Public Health/Safety	General Comment
6/2/2021	Impact on the community and YOUTH. Drug use is on the rise and these types of establishments increase youth drug abuse.	Public Health/Safety	General Comment
6/2/2021	They are a terrible influence on the community, they bring more law enforcement problems, more accidents more driving while impaired and put the whole community at risk. But hope you're happy, you just keep putting the same issues on the ballot over and over again until you get your way. Way to represent the people.	Public Health/Safety	General Comment
6/2/2021	Increase in crime. Increased use amongst youth.	Public Health/Safety	General Comment
6/2/2021	Not good. It will degrade our City. Concerned about it getting into children's hands. Yes it's the parent responsibility then we need to be able to fine the parents.	Public Health/Safety	General Comment
5/18/2021	controlling the smell, underage sales, Regarding question 4, the survey will not allow "other" to be used. It rejects it as not an acceptable format when you press Done.	Public Health/Safety	Odor Concerns
5/18/2021	I am saddened that we are going to have these stores here. It has been lovely to not be a town that reaks of pot smoke and I am concerned about the message it sends to people under 24 and their brain development. But it is done, so I hope it is done as well as can be hoped for. Thanks.	Public Health/Safety	Odor Concerns
5/19/2021	Do not want to have to smell any of it while out in public.	Public Health/Safety	Odor Concerns
5/20/2021	Sales to minors and young adults; effect of smell of Mj on people who do not use it, standards should be similar to tobacco	Public Health/Safety	Odor Concerns
5/24/2021	I am concerned about the kind of people who consume marijuana. In my experience those who use marijuana are not very responsible citizens and they do not care for themselves or those around them. Is having marijuana businesses in the city limits going to attract more of this crowd? I am also concerned about the smell of marijuana. To me it smells like skunk spray. I'm not looking forward to more of that smell than is already present!	Public Health/Safety	Odor Concerns
5/26/2021	2) Air pollution - marijuana reeks when it is burned & I don't want to smell it coming through my swamp cooler because someone is walking through my neighborhood or next to my business and lights up	Public Health/Safety	Odor Concerns
5/27/2021	The grow houses in Denver smell horrible. I hope GJ Donets start smelling like that	Public Health/Safety	Odor Concerns
5/28/2021	The smell is a concern.	Public Health/Safety	Odor Concerns
5/21/2021	I am quite concerned about the unintended consequences of retail sales including; increased need for Law enforcement, open use and degraded air quality of outdoor public use (It would be a shame if Downtown and Horizon Drive smelled like weed), increase ease of access to substance abuse to our young people, etc.	Public Health/Safety	
5/17/2021	Beyond distance limits from schools, there should not be much more regulation other than imposing a significant tax.	Taxation	Amount of Tax
5/17/2021	Tax the same as Palisade.	Taxation	Amount of Tax

5/17/2021	Given that GJ is a population center, we can tax higher than other surrounding communities. Residents will pay a premium for proximity and convenience. Gas to Palisade is expensive.	Taxation	Amount of Tax
5/17/2021	Sales tax allocation seems to be tricky with all cannabis tax revenue, in terms of the way it can be allocated. Additionally, if the taxes are too high, Grand Junction simply is not going to see a huge return in tax revenue because people will continue to travel as far as Parachute for their more well-established stores, which also have a lower tax rate. De Beque already sees a ton of traffic from people who were not jazzed about the excise tax in Palisade, coupled with the outrageously long lines and waits at those stores.	Taxation	Amount of Tax
5/17/2021	Needs to match what other towns are doing or GJ people will continue to go elsewhere	Taxation	Amount of Tax
5/17/2021	Also I would hope that the prices would be competitive so that people are more willing to shop local.	Taxation	Amount of Tax
5/18/2021	The tax rate should be set at the maximum to provide future benefits to all residents.	Taxation	Amount of Tax
5/18/2021	Just please don't raise the sales tax too much just because it's within the city.	Taxation	Amount of Tax
5/19/2021	There shouldn't be any extra tax on it, my biggest concern is the misuse of funds taxed on purchases by people in positions of power. If the citizens voted a certain way it should be upheld to that without any exceptions.	Taxation	Amount of Tax
5/23/2021	Ensure maximum tax revenues for the city and state.	Taxation	Amount of Tax
5/27/2021	Im concerned the price of cannabis will be effected and inflated as not allow those who depend on it medically for anxiety or pain not able to afford it.	Taxation	Amount of Tax
5/27/2021	Lodging tax is 9% and I think additional sales tax on marijuana should be higher at least 10%	Taxation	Amount of Tax
6/2/2021	The high tax rate that can be increased anytime without another vote.	Taxation	Amount of Tax
6/2/2021	Allow more business with lower taxes. There will still be large quantities of sales that will boost taxes just from the base taxes alone any included ones will just be icing on top.	Taxation	Amount of Tax
5/23/2021	Owners should contribute to fund (above tax rate) to support law enforcement, mitigate negative effects around store location.	Taxation	Education/Outreach
5/28/2021	I don't think they are needed and won't bring the tax revenue promised. The police will have to deal with more crime associated with them. Require them to donate to narcotics anonymous and other drug treatment facilities. As a local business owner who employees many people it is going to have an adverse affect on hiring in GJ.	Taxation	Education/Outreach
5/17/2021	This leaves \$ in GJ. This takes \$ from Palisade and DeBeque, they might cause a stink...	Taxation	General Comment
5/17/2021	Make sure tax statues are standard for the entire fiscal/calendar year, taxing changes leave small business owners blind-sided and unable to operate. I saw it happen often with Denver small-business start-ups in 2008.	Taxation	General Comment
5/18/2021	Cash payments for taxation: you will want to have extra security on hand for when tax payments are due.	Taxation	General Comment
5/25/2021	I don't think having a slightly higher tax rate compared to De Beque is going to make a difference to consumers. They are going to purchase where is convenient. They are not going to drive an additional 30 - 50 miles to save \$5.00 in taxes.	Taxation	General Comment
6/2/2021	Banking issues and use of card vs cash to insure roper accounting	Taxation	General Comment
5/17/2021	The taxes should go to repair schools.	Taxation	Use of Tax Revenue
5/17/2021	The tax revenue should be used for Mesa County schools.	Taxation	Use of Tax Revenue

5/17/2021	All taxes collected should go to D51 schools. We need to invest in our schools and children. I wouldn't mind it going to a new rec center. Since people don't want to pay more taxes for one.	Taxation	Use of Tax Revenue
5/17/2021	I hope the city assists D51 in passing bonds and applying for BEST grants. If the city wants to sell pot, they better support the community in helping get those tax dollars to build schools. Here we are roughly 10 years after legalizing pot and in D51 we have 1 new school from a BEST grant. Where's the money going to go?	Taxation	Use of Tax Revenue
5/17/2021	Looking forward to tax revenue being used towards public education, park development&upkeep, transportation, and general care and growth of our city.	Taxation	Use of Tax Revenue
5/17/2021	Increased crime for GJ and the ballot made it so only 1 extra Marijuana officer would be added to GJPD with majority of profit be used for parks and rec. More \$ should be prioritized to the law enforcement needed for managing pot consumption, driving under influence, and other pot related crime.	Taxation	Use of Tax Revenue
5/17/2021	Helps the community/schools	Taxation	Use of Tax Revenue
5/18/2021	We have had medical marijuana stores within Grand Junction before and it should be a welcoming transition to return the medical plus the recreational into our community. The convenience of having them local will be awesome but being able to utilize the taxes to better our schools, parks and other venues that we all use at one point or another would be amazing. We see the marijuana sales bringing in huge benefits for those smaller communities and I believe it is time for Grand Junction to have a part of that too. Lord knows we need it.	Taxation	Use of Tax Revenue
5/25/2021	It's more about the tax revenue than anything and that it mostly going to GJ parks and rec! Not a fan of the plan. I understand some of the money going to them but the city has alot of other needs as well. Say for instance school buildings, competitive salaries for educators, roads and on and on. The rec center is going to turn into nothing more than a middle class day care like the Fruita's and Delta's. I appreciate you taking county residents thoughts into consideration since we spend a fair amount within the city.	Taxation	Use of Tax Revenue
5/26/2021	Grey market / access to state banks that allow financial transactions so the city is not laundering drug revenues which are illegal federally. Tax revenue to police and rehab for increased activity	Taxation	Use of Tax Revenue
5/26/2021	Instead of spending this new found magic tax revenue on city projects think about leaving all of the collected taxes in those neighborhoods to help mitigate the negative impacts of marijuana use. Allow those most effected to use the money to fix the problems that will arise by such a short sited financial boom. Below are some of my concerns around the legal sale of marijuana inside the Grand Junction city limits. 1) I don't want it sold or used next to my business or home.	Taxation	Use of Tax Revenue
5/27/2021	How the city will spend all of the funds that will be available to them and how transparent they will be with the accounting of the funds.	Taxation	Use of Tax Revenue
5/27/2021	A portion of the revenue from sales should go to police, rescue squads, and Mind Springs	Taxation	Use of Tax Revenue

	How will taxes and revenue be used to pay for treatment of cannabis use disorder and increased utilization of mental health and medical services that correspond with increased cannabis consumption so that businesses and insurance providers are not saddled with the increase in costs? How will revenue be used for youth/young adult education regarding risks/benefits? What limitations will be placed regarding the advertising of cannabis, particularly high content THC products that have higher risks.		
6/1/2021		Taxation	Use of Tax Revenue
6/2/2021	City wasting the tax revenue. They need to be better about where our tax money is spent.	Taxation	Use of Tax Revenue
	I honestly think Grand Junction should add a \$5-10 fee, similar to Palisade, but to be used to help address the homeless situation here. Expand the shelter and transitional housing, job training, child care, etc.		
6/2/2021		Taxation	Use of Tax Revenue
	With regards to cultivation operations, I think that these operations should be permitted and approved in very close proximity to the retail stores, early purchasing relationships become easier to maintain and will help keep the industry developing as much as possible. If retail stores are forced to buy products from the front range, it will be harder for local cultivations to establish relationships with the retail stores. Cultivations are also at a disadvantage because there are typically long periods of time before they have a salable product, there is a facility construction time and then another 4-6 months before they have a product they can sell. For entities that do not already have some sort of greenhouse or warehouse cultivation, this business model is very expensive and has a huge amount of upfront risk. It is a horse before the cart situation. Purchasing locally could be incentivized in some way either via reduced tax rate on the wholesale sales, or some other tax incentives on returns. With regards to cultivations, typically in city settings greenhouses with odor control systems are required. The statement made by one of the listeners that "people would not be able to plant hay" is positively absurd, the only crop that would be impacted is hemp which cross-pollinates with adult-use cannabis and makes both products inferior. Cannabis and Hemp do both have a strong odor, but I can assure you, no one planting adult use, or medical cannabis, is going to want to risk crop failure by planting outside. The winds are too intense here and cross pollination is prolific.		
5/25/2021		General Comment	Cultivation Comment
5/25/2021	keep the grows in Grand Junction city limits also	General Comment	Cultivation Comment
	I also feel we should consider offering cultivation licenses to keep revenues from the supply chain local as well.		
6/1/2021		General Comment	Cultivation Comment
5/14/2021	Very disappointed that this issue was passed. Praying that it doesn't destroy my town.	General Comment	
5/14/2021	None! Tax it and use it to better our city!	General Comment	
	I voted against this so I want none of it or the ramifications it will bring to this City. Pot is an escape method for people dealing with real life and it trickles down to children who have parents smoking it and then turn out to be unfit parents and their kids wind up in foster care. When it becomes all about money, the results are costly. There's a reason that money is the root of all evil..		
5/15/2021		General Comment	
	I think that it is really important that children not be allowed in stores and that sales should be limited to adults. I want to make sure as well that products are safe		
5/16/2021		General Comment	

5/17/2021	I think marijuana stores in grand junction are a bad idea. Grand Junction has always been a classy place to live and I think they would ruin the clean, classy image we have.	General Comment
5/17/2021	I think they send a bad message to kids and should be kept out of view as much as possible.	General Comment
5/17/2021	Please do not make it visible or overly accessible to high school students.	General Comment
5/17/2021	Can we have one with a drive through? I like getting stoned, but I am essentially a monk at this point cause I hate sitting around waiting to go into the shops and talking to weirdos. Same reason I hate bars.	General Comment
5/17/2021	bad effects on the area around it	General Comment
5/17/2021	I am completely against marijuana stores in Grand Junction. I would like to see the strictest regulations placed on them to lessen the negative effects that are guaranteed to harm our community due to their presence in Grand Junction.	General Comment
5/17/2021	We had better not allow them to open, just to close them down again, like we did with the dispensaries before. That would be another dagger to our local business acumen	General Comment
5/17/2021	Don't make it as hard as Palisade has, cause the better owners will just go elsewhere.	General Comment
5/17/2021	My concern is the City over-regulating what I as an adult can or can't do or buy. And, DO NOT regulate the THC potency!!!! Because quite frankly, it's NONE of your business	General Comment
5/17/2021	I am highly concerned that we will encourage outside revenue and resources and not do enough to make sure that citizens of Grand Junction reap the benefits of introducing these highly profitable businesses into our community	General Comment
5/17/2021	The teens in my neighborhood already sell and smoke marijuana. We will see even more drug problems in schools because of this decision. May as well tax the heck out of the sales. Not happy to have marijuana in G.J. at all.	General Comment
5/17/2021	I hate see Grand Junction turn into Denver. The smell of pot every where and homeless people moving here because of the legality	General Comment
5/17/2021	It's going to make it impossible to go anywhere without smelling it and exposing our kids to it.	General Comment
5/17/2021	Availability to teens. Impact on job performance.	General Comment
5/17/2021	Keep children under 18 away from them	General Comment
5/17/2021	Good luck snakeskin cowboys! The psychic 420 locaters...	General Comment
5/17/2021	Too many to write.	General Comment
5/17/2021	None; excited we're moving forward!	General Comment
5/17/2021	NO Concerns except usual nepotism	General Comment
5/17/2021	I am opposed to them, but the voters were in favor, so this is my input.	General Comment
5/17/2021	Very Few Concerns.	General Comment
5/17/2021	Lets not overthink this. Many communities have succesfully and discreetly implemented recreational sales.	General Comment
5/17/2021	Medical marijuana stores should have been here years ago. There are many sports injuries and people with arthritis that can benefit from the use of the salves. Most doctors cannot prescribe use of the salves etc unless for ailments like cancer.	General Comment
5/17/2021	Follow Denver's practices.	General Comment
5/17/2021	None. If it's legal treat it like alchohol sales and stop making it a bigger deal than it is.	General Comment
5/17/2021	This will destroy our fragile small town culture. Leadership should stop this.	General Comment

5/17/2021	No concerns. It will be great tax revenue for the city. I don't smoke but support other's right to do so.	General Comment
5/17/2021	I absolutely DO NOT WANT ANY Marijuana sales in Grand Junction	General Comment
5/17/2021	Hate it :/ not having any locations has been one of the best things about living in Grand Junction. What a shame it passed on the ballot.	General Comment
5/17/2021	Allow the marijuana business to flourish without compromising established local businesses.	General Comment
5/17/2021	I don't like the idea of having marijuana businesses in town very much at all.	General Comment
5/17/2021	Try not to over think this... it's less harmful than alcohol and tobacco products which are both sold at GROCERY STORES.	General Comment
5/17/2021	It's about time	General Comment
5/17/2021	I am very disappointed that voters allowed this to happen in our city. This is not good for children or families.	General Comment
5/17/2021	Just do it already. Take the tax revenue. Every other border town in Colorado has done it. There are 2 dispensaries 10 minutes away in Palisade so what difference does it make? Oh and better expunge alllll marijuana related crimes in Mesa County while you're at it. I should not that I am not a marijuana user in any sense of the word, but c'mon; it's time to stop appeasing conservative boomers. Who cares.	General Comment
5/17/2021	There once was a thriving medical marijuana industry in Grand Junction. The public now demands retail marijuana be available in Grand Junction.	General Comment
5/17/2021	Medical marijuana is the same as recreational marijuana, so don't think that calling it by a different name you're making it a good thing for our community. Also, marijuana is a gateway drug. Period.	General Comment
5/17/2021	My kids attend Bookcliff middle. Those kids and Grand Mesa Middle have enough problems with drugs in their homes and families. I want the business owners treated with respect. There are too many students in d51 with enough issues on their plates to encourage access to marijuana; my biggest concern. I think I might suggest d51 and GJ police or prosecutors having input regarding everything in this survey. I'm not anxious to gain financially from drug use.	General Comment
5/17/2021	None. It's been needed here for a long time. We need the tax money.	General Comment
5/17/2021	None. Im glad we will be able to take advantage of the taxes on this industry.	General Comment
5/17/2021	Get them up & running ASAP, we need the tax revenue.	General Comment
5/17/2021	None. Should be legal just like alcohol is.	General Comment
5/18/2021	Producing evidence supported data that it can be of beneficial to many health aspects. Keeping an open mind while maintaining structure with the allowed business. Also mandating a recycle program with containers used for product sold.	General Comment
5/18/2021	I have no personal concerns. I worry about the hand wringers who will see the end of civil society if we let pot shops exist next to their liquor stores...	General Comment
5/18/2021	The City needs to get the regulations done. The people have voted and the city council needs to not drag its feet in getting this off the ground. It is good revenue via taxes for the community but taking too long and making it difficult to apply and "qualify" will deter potential applicants. Get this done sooner than later!	General Comment

5/18/2021	That those in City government will influence who gets licenses that unduly benefit a select few or that they will make it unduly difficult to obtain a license.	General Comment
5/18/2021	I do not feel like it should be allowed in the city limits at all. There is such a drug and addiction problem here already. The housing market is way too expensive and this is creating areas for long term residents to not afford to live in their home anymore	General Comment
5/18/2021	About time these stores were approved! The city has lost a great deal of revenue from a lack of forward thinking!	General Comment
5/18/2021	None, really. I doubt if I'll ever shop there, but it is a legitimate business, and one that brings fewer social ills than liquor stores.	General Comment
5/18/2021	Its going to take to long to get up and going	General Comment
5/18/2021	Don't think they should be in Grand Junction at all.	General Comment
5/18/2021	None. It is widely used and it would keep our money here in town. It would be no more trouble than the breweries and people drinking and driving	General Comment
5/18/2021	I personally don't think this is a good idea. Medical marijuana has some use but other factor should be considered.	General Comment
5/18/2021	Glad it's finally happening!	General Comment
5/18/2021	I fear it will attract trouble and lower the standards in town	General Comment
5/18/2021	I don't believe in this.... even though we live in Grand Junction we are outside of city limits so didn't get to vote on it. Even though it is going to directly affect us. Please redo this and send a ballot to all residents in the Mesa County Area. I am sure I am not the only one who feels this way!	General Comment
5/18/2021	I fear it will attract trouble and lower the standards in town	General Comment
5/18/2021	None at all. This will be great for our community we need the tax money and it helps people be able to purchase Marijuana products safely	General Comment
5/18/2021	Glad that this has happened, its needed for grand junction to grow	General Comment
5/19/2021	Absolutely against it - there are long term consequences that are part of this ridiculous decision passed by a small majority.	General Comment
5/19/2021	Thank you for being so thoughtful!	General Comment
5/19/2021	Wish it wouldn't have taken so long. We can do a lot with that tax money!	General Comment
5/19/2021	What's taking so long?	General Comment
5/19/2021	Making people stupider.	General Comment
5/19/2021	Too many in county now. Don't need more	General Comment
5/19/2021	Maximize those tourist and I-70 purchases to produce as many tax dollars as possible!	General Comment
5/20/2021	It will trash this town.	General Comment
5/20/2021	I did not vote in favor of this. Our children deserve better.	General Comment
5/20/2021	None. It is about time Grand Junction joined the rest of the state.	General Comment
5/20/2021	Lets not reinvent the wheel. Many communities have years of experience with this, lets learn from them and not start from square one. Ask them, "what would you have done differently? What works and what doesn't"? Copy the best and leave the rest.	General Comment
5/21/2021	It's about damn time.	General Comment
5/21/2021	No concerns. It's about time city of GJ takes advantage of these revenues.	General Comment

5/22/2021	Very supportive, the tax benefits will have a direct, positive impact on the community.	General Comment
5/22/2021	Having moved from a city that allowed for too many marijuana store, I hope that GJ considers that marijuana sales are not the end all be all. Social implications far outweigh the possibility of revenue. Setting tighter limits at first can help see where problems might arise. Limits can always be eased but are difficult to implement once stores and sales have begun.	General Comment
5/23/2021	none.... I have concerns about the current mismanagement of the city. The high taxes going to a bloated police and fire dept as well as the city handing out money to Non Profits. Think about it... the city spent 1 million dollars on the Phase 1 of North Ave project....and what did end up with....is Gray Plastic Trash Cans at the bust stops and no benches....	General Comment
5/24/2021	There are ways to effectively and safely deploy marijuana retail locations in a community as demonstrated in other parts of Colorado. Reach out to representatives of those areas to find out what has worked well for them and cherry pick the best ideas for zoning, taxes, etc. to apply to Grand Junction.	General Comment
5/24/2021	I'm excited to see GJ pick it up. I'd like to put a dispensary in and take a swing at recreational cannabis sales.	General Comment
5/24/2021	Have an open mind and just do it already! Use the tax revenue wisely!	General Comment
5/25/2021	No concerns. Do it, let's finally capitalize on this market. There are plenty of other cities in Colorado that have figured this out. Just take inspiration from those cities and get this going.	General Comment
5/25/2021	This is a regressive tax, earmarked for unrelated family-use facilities recreation improvements/purposes. It puts the city in position of explaining away its tacit encouragement for further use of mind-altering chemicals, gateway drug use for underage persons, and increased crime. Retail stores should never be allowed to see the light of day in this community.	General Comment
5/25/2021	Please Allow! I need medicine	General Comment
5/25/2021	I think this is a good thing and it's long over due.	General Comment
5/25/2021	Branding should be in good taste!	General Comment
5/25/2021	The people voted for it so now they will have to live with it. Put the tax money to good use.	General Comment
5/25/2021	They look trashy	General Comment
5/26/2021	I am a fourth generation resident, and I do not have any concerns. I think GJ is behind the times, and it's time to let go of old ways of thinking here. It's time to open our minds and provide new avenues for innovation and creativity.	General Comment
5/26/2021	If people are driving to Palisade to buy then why not just have GJ get the revenue instead?	General Comment
5/26/2021	Don't do it!!! But if you have to then locate the dispensaries next to city hall or your own personal residence!	General Comment

1.5 million dollars spent on land for a retail store on horizon shutting down a beloved restaurant, yet reportedly no licenses have been issued. Already can see the good old boys setting up their scummy government backed for profit monopoly. After 100 years of being public enemy number 1 due to hate, discrimination and lies by the government. We now get to be abused more for your profit. Why? Number 1 way to die in mesa county is falling yet hikers and bikers aren't taxed like we are, instead we pay for their trails and medical costs, their search and rescue, not ours. Mean while we cant write off cannabis as a medicine and lay immoral taxes, about 60% with 280e federal XXXXX. Its wrong. Shame on GJ City council. May God have mercy on your souls and may you never be treated as we have been. Once more you choose		
5/26/2021	to not allow ANY medical shops. You are evil people.	General Comment
5/26/2021	None. The voters have spoken. Let capitalism do its job. Quit being a dinosaur	General Comment
5/26/2021	I believe that the tax revenues will benefit the community.	General Comment
5) Quality of life. How will the City of Grand Junction continue to promote the area as a great place to live and raise a family if our crime rates go up as they have in every community that has allowed the legal sale of marijuana? I could go on and on about the negative impacts of legalizing marijuana. And, all of my concerns come from choosing to use the drug when I was a teenager here in the Grand Valley. I witnessed the first hand side effects of a drug that just makes the user dumber than they already are. There is a reason why marijuana is referred to as "dope." Marijuana effects a person's cognitive functions and there is no way to only get a little high. When marijuana is used it turns a person into a complete slow motion dope. Sadly we will soon see the negative impacts of our choices to legalize marijuana sales in Grand Junction. I believe that		
5/26/2021	we have sold our soul just to make an extra dollar and it truly makes me sad.	General Comment
5/27/2021	That people here try to force the ideas on the rest of us. It is legal now and they should get over it.	General Comment
5/27/2021	None, it's passed time for them to be in town!	General Comment
5/27/2021	It is a drug and affects families in a bad way.	General Comment
I believe that the sale of cannabis should be welcomed because the store in Palisade is constantly busy. Our community would greatly benefit from the revenue. Marijuana is far less detrimental to people in		
5/27/2021	comparison to alcohol and is a safe substance.	General Comment
5/27/2021	It becoming more available to children	General Comment
5/27/2021	Attracting more homeless populations	General Comment
5/27/2021	We shouldn't have them here.	General Comment
5/27/2021	Let's start getting them opened as soon as possible	General Comment
The way it will change the landscape of our city. I'm also concerned that it will attract more people to our		
5/27/2021	area specifically for the purpose of purchasing/smoking marijuana.	General Comment
5/27/2021	Why have you waited so long! Bring on the weed!	General Comment
I would highly recommend we look at Dr. Pramenko's idea of having a locally owned shop that ties profits to		
5/27/2021	local organizations and funding. NOW IS THE TIME TO THINK OUTSIDE THE BOX.	General Comment
5/27/2021	NONE! Its about time we allow it! Other towns are upgrading while we sit on our hands!	General Comment

	None! I think this is a great idea. Limiting so many opportunities in this town is doing nothing but hurting the growth in Mesa County. So many great opportunities and new business ideas were passed up and truly	
5/27/2021	would have impacted Mesa County in a positive way for all ages not just the retirement age.	General Comment
5/27/2021	I'm curious about the timing	General Comment
5/27/2021	We do not need them in grand junction. It's not legal Federally	General Comment
5/27/2021	Not good	General Comment
5/28/2021	That everyone else in the state is benefiting from this industry, except us.	General Comment
5/28/2021	It is a good source of revenue and is less dangerous than alcohol.	General Comment
5/28/2021	Implement it already. We are 9 years behind the rest of the state. Tired of driving to Parachute to get a decent price	General Comment
5/28/2021	Have a marijuana store in Grand Junction isn't going to change much. Only difference you will see is the tax dollars coming in. Pot is already legal thought the state and if someone wants it they can just go the town over, so why not keep the tax dollars where we live?	General Comment
5/28/2021	My biggest concern is that city council will try to intervene and regulate everything. The voters of Mesa County have spoken. This should be a free market with minimal interference from any groups of people who disagree with having Marijuana stores in city limits.	General Comment
5/28/2021	I have no concerns. It would be nice to have my medicine closer and contributing to where i live that any where else.	General Comment
5/28/2021	What took so long?	General Comment
5/28/2021	My biggest concern is that our city will try and reinvent the wheel - there are enough successful marijuana communities out there for us to be one too!!!	General Comment
5/28/2021	it's about time what a backwards community	General Comment
5/28/2021	I don't want Marijuana but my spouse loves the idea.	General Comment
5/28/2021	Less limitations. We need the tax revenue that can be provided for the city.	General Comment
5/29/2021	It's about time, long overdue. It's good tax revenue that's been missed out on for years.	General Comment
5/30/2021	It's about time.	General Comment
5/30/2021	I hope council considers Community issues raised by expansion of Front Range cannabis businesses. Take a drive over the hill.	General Comment
6/1/2021	Hurry up already! We voted for it, now let's make it happen and get that tax money.	General Comment
6/1/2021	Just want nice looking stores not sleazy cheap stores	General Comment
6/2/2021	I think most other parts of the state do a great job with recreational marijuana sales. I would just like Grand Junction to continue that trend.	General Comment
6/2/2021	Ensuring incoming businesses have a full understanding of legal operations in CO. MED laws and regulations, as well as their constant updates and rule changes. METRC seed to sale tracking. Responsible Vendor Training. Any business needs to come in with up to date Standard Operating Procedures as the MED uses these on any investigation to ensure you are operating legally and properly. Ensuring the business understands they may not display anything on the outside of their building that could appear enticing to children.	General Comment
6/2/2021	Finally, let's move into the future Instead of being stuck In the past. Next can we have cleaner tap water and fiber internet as a standard?	General Comment

6/2/2021	Follow Dr. Parmrenko's recommendation for a non-profit.	General Comment
6/2/2021	No concerns. I think this will be a benefit for the community as long as the taxes stay in the community and help with schools and infrastructure	General Comment
6/2/2021	I think this is Monumental to our economy. And will provide excellent tax revenue for our wonderful Outdoors of Western Colorado	General Comment
6/2/2021	Let people smoke marijuana. It helps medicinally in so many ways and allowing retail improves the local job market and economy triple fold	General Comment
6/2/2021	None. There are a lot of drunks in this town. Pot will make little difference except when it comes time to spend the revenues.	General Comment
6/2/2021	Do not associate them with smoke shops they are entirely different businesses with different crowds of customers.	General Comment
6/2/2021	Be sure to work with Palisade and other communities that have enjoyed a positive and financial outcome	General Comment
6/2/2021	No concerns, it's about time we (Grand Junction) catch up with the rest of Colorado	General Comment
6/2/2021	I say congratulations GJ welcome to the cutting edge of medicine, and money and education for our community	General Comment
6/2/2021	I have no concerns with it at all. However, it would be extremely convenient If I didn't have to drive out of town every time I needed to stock back up. I dont see legalization or marijuana sales as being a negative thing for Grand Junction, or even Mesa County as a whole. Its a great thing actually! Imagine the amount of Tax Revenue the city/county would be able to collect each year, the amount of money we could funnel back into the local education institutions would be quite significant, and you can't sit there and tell me you don't think we need that. You'd be investing in the future minds and leaders of this county and of this country. I see that as a win-win.	General Comment
6/2/2021	I support this and believe it will better this community and it's residents. We need the income and jobs cities around us have been benefiting from. It's time.	General Comment
6/2/2021	I have many friends who are residents of, and/ or work/ go to school in Grand Junction. Marijuana is a psychoactive plant that also has very real medicinal value. I think it ought be available to all communities, kept away from kids (individual responsibility), financially aid schools and the communities at large via taxation, and operations should be par with the local and state laws with operators that have been loyal and honest in their time in the industry; all marijuana stores deserve an equal chance to thrive- be that by location or means to hire or past criminal history that has been rectified by expungement, etc., or whose offenses are not recognized as those presently legally restricted to work in the industry.	General Comment

	So moving away from grand junction was super eye opening. I lived there 20 years before moving to Denver and work in the Marijuana industry. Theres a dispensary every few blocks at most through most of Denver. High traffic areas are super common places for them to appear and they bring in a ton of money. I know the tax rate at my store is 27% anything higher than that a lot of people won't shop for those prices. Marijuana is working its way across the country and the way the profit in Colorado is calculated the state and city gets far more than the company itself. Its a worth while industry to have in the city and I know a lot of stones would be super grateful to not have to travel an hour or more to get their weed and thered be far less illegal sales in junction.	General Comment
6/2/2021	I am concerned about it becoming another identifying culture statement. Please don't allow it to make a big celebratory splash in the community many citizens are not rejoicing.	General Comment
6/2/2021	It is about time. Celebrate our agriculture and go for it.	General Comment
6/2/2021	We have finally legislated marijuana sales! Let's embrace the opportunity to grow the western slope and support the business people who are already here to do it. Stigma, red tape, and ostracism are over, people (or should be).	General Comment

Survey Q3: What factors should be prioritized in determining how many marijuana stores should be permitted to operate?

Date	Comment/Comment Summary
5/14/2021	Limit to a set number of locations.
5/14/2021	Do not exceed your ability to strictly enforce all mj regulations.
5/14/2021	Away from schools, churches, businesses, recreation areas
5/15/2021	More police officers hired to control the issues that will come from this issue
5/15/2021	Public safety, not near schools
5/17/2021	Minimizing the number of stores allowed in a given area. For example, i'd rather no one street be taken over by dispensaries
5/17/2021	Keep away from schools
5/17/2021	Priority should be given to local residents with a history of living here.
5/17/2021	Location of schools. Keep them away.
5/17/2021	Police Funding raised per marijuana store opening
5/17/2021	I don't support marijuana usage is getting out of hand. It makes the area unlivable for those with allergies. There have been multiple instances in the last few years I have ended up in the ER because of secondhand smoke triggering off allergy attacks then asthma in public situations such as waiting at public transportation transfers, and even at my apartment from neighbors doing it in and out with inadequate ventilation causing smoke to travel.
5/17/2021	protection from underage teens/children view
5/17/2021	Keep away from schools and community centers
5/17/2021	Considering a diverse business downtown and not letting too many empty buildings turn into marijuana stores
5/17/2021	Zero would be the appropriate number.
5/17/2021	As few factors as possible. Open it up!
5/17/2021	Businesses should be more than 1000 ft from any K-12 School and the colleges.
5/17/2021	Nothing near neighborhoods or schools. Should be out of the way places.
5/17/2021	Read and follow Dr Primenko op-ed in GJ Sentinel
5/17/2021	Maximize distance from schools, recreation facilities (private & public), parks & childcare facilities
5/17/2021	local ownership and community members
5/17/2021	Distance from schools, daycares, not over-saturating lower-income areas
5/17/2021	Should not be near schools or parks where kids play
5/17/2021	Protecting kids!!!!
5/17/2021	whoever wants to open a store should be able to open a store
5/17/2021	Location far away from schools

5/18/2021	I don't believe in this.... even though we live in Grand Junction we are outside of city limits so didn't get to vote on it.
5/18/2021	Safety of/to the neighborhood
5/18/2021	Prefer no Main Street Locations
5/18/2021	I personally hope that as our city you don't go crazy with pot shops. I have friends who moved from Parachute down here because of them up there and the people it brought into town.
5/18/2021	Keeping locations away from schools.
5/18/2021	In light of highly suspected recent voter FRAUD, 37% of the vote to pass pot inside the city of GJct came from voters OVER the age of 65 seems highly suspicious.
5/18/2021	Out of mainstream traffic areas, not on North Avenue or Downtown. I think the outlying areas would be best
5/18/2021	limit it to the lowest number
5/19/2021	Limit numbers to 5-10 stores to create better business
5/19/2021	Not near schools or churches or parks
5/19/2021	Protecting child access, >2 miles from schools
5/19/2021	Businesses that have good standings in their respective communities and good relationships with the state authority
5/20/2021	Minimizing the quantity of sales locations allowed
5/21/2021	Grandfathering of previous business
5/21/2021	I would avoid major areas of tourist interest/travel: Horizon Drive, Downtwon (Main Street and Colorad Ave), Patterson, North Ave, Los Colonias area
5/23/2021	Restrict proximity to schools and other public gathering locations
5/23/2021	Since you already have the marijuana stores selected, please stop pretending that your constituents feedback actually matters.
5/23/2021	Since you already have the marijuana stores selected, please stop pretending that your constituents feedback actually matters.
5/24/2021	Balanced Growth
5/24/2021	public health and safety
5/25/2021	Locals should get first opportunity for licenses
5/25/2021	Start with just a few stores! (It is always easier to increase rather than decrease number of establishments)
5/25/2021	Given the population of the city and the fact that we are the largest city on this side of the Rockies we should allow for at least 10-15 retail stores.
5/25/2021	Ensuring that this program is implemented properly with good educational resources for it's residents, concerned individuals, and parents
5/25/2021	minimizing the shops period!
5/26/2021	Tasteful and somewhat discreet signage.

5/26/2021	Stop taxing medicine, you and dare lied to the people now you want us to fund your scummy government. Fuck you! Stop discrimination and hate, I pay 8-16 times the taxes you do because I need cannabis for medical use. The hate youve shown us, the failed raids, and terror youve caused our kids is evil and should be criminal. Shame on Mesa County and GJ. The fake property is already being bought on horizon for a cannabis shop shows the good old boys are already at work securing their control and getting diva status just like in palisade. Its pure filth.
5/26/2021	Please consider the smell of burning marijuana and the neighborhoods that will be negatively impacted by people lighted up where ever they feel like it. And, please conside each location and the distances to local schools & the college.
5/26/2021	Protection from minors and education program
5/27/2021	Revenue generated from local and non-local communities.
5/27/2021	Keep them out
5/27/2021	Proximity to tourism as it will likely deter business from lodging
5/27/2021	Licenses should be provided to those that can show community inclusion and be available to local residents first
5/27/2021	This industry tends to be self regulating. The demand or lack of demand will also be a regulating factor. The only official regulations that want to see in place are the type that ensure public safety and quality of life for residents that live near a marijuana business. Other than that I think that the city should stay as hands off as possible. We live in a generally conservative community and this approach is the "conservative" social and political ethos.
5/27/2021	None, there should be none. That should be the priority
5/30/2021	No stores should be permitted in Grand Junction. This is a terrible move for our community.
5/30/2021	There are several caregivers who operate in this area who should be prioritized in getting licenses.
5/30/2021	Demand
6/1/2021	Enough stores to create competition to keep prices down.
6/1/2021	Businesses that have good standings in their respective communities and good relationships with the state authority
6/1/2021	Locals should have preference
6/1/2021	Dangers and social concerns of promoting marijuana in Mesa Co
6/2/2021	Distancing stores from schools, doctor's offices, playgrounds, as well as from each other has been beneficial for the community in some areas. Areas with "green miles" (strips of dispensaries in the same compacted area). Having stores too close together can encourage customers into purchasing their limit from each store and possessing illegal amounts.
6/2/2021	Making sure the licenses aren't for only the rich and powerful.
6/2/2021	As few as possible. Don't want them here.
6/2/2021	Product testing to ensure safety of materials. No THC limits.
6/2/2021	12 is just right
6/2/2021	We need them to be readily available or easy to access for members of the community that use marijuana for its medicinal value. Mostly that only impacts those who were unable to attain a med card or just simply couldn't afford a doctor's appointment to get a referral. We still need the industry to be able to cater to the needs of everyone in the community without oversaturating the market and causing some locations to possibly go out of business.
6/2/2021	minimize the availability for easier access for minors!!

6/2/2021 Not imposing extra barriers is a priority. These are legitimate businesses, treat them as such.

Survey Q6: What types of land-use should be separated from marijuana sales locations?

Date	Comment/Comment Summary
5/17/2021	Rec centers
5/18/2021	Hospitals, Hiking trails
5/18/2021	Same as alcohol
5/18/2021	Higher crime areas
5/19/2021	2 mile buffer from residences / schools
5/20/2021	All the above
5/21/2021	Multi-Family Residential, Low Income housing
5/23/2021	Child care, preschool, medical offices and facilities
5/24/2021	Homeless services (shelters, soup kitchens, etc)
5/25/2021	I am owner of a store in Park County, where they apply the state buffer rules, plus a buffer with municipalities that do not allow marijuana stores. If a neighboring town does not allow stores, it would be wise for GJ to set a limit to the proximity of that town. My suggestion is to avoid writing too many rules outside the state rules to avoid over-regulation.
5/25/2021	places of family businesses like gymnastics,centers, community centers, bananas , water parks, and anywhere else you wouldn't want an adult store . I favor that versus using liquor store restrictions.
5/25/2021	Daycares are typically included in these parameters as well, or any entity that has a population center of more than 51% of minors
5/25/2021	Day Care facilities
5/26/2021	Same as liquor stores.
5/27/2021	All
5/27/2021	Same restrictions as alcohol sale
5/30/2021	None
6/1/2021	Many other cities and municipalities in Colorado have determined what types of land use should be separated from marijuana sales locations. Marijuana sales locations are typically prohibited from operating in public parks, k-12 schools, and in strictly single family neighborhoods.
6/1/2021	Tourism spots such as downtown and hotels
6/2/2021	Family Practitioners
6/2/2021	Not sure this matters. Use the liquor license process.
6/2/2021	1000 ft rule should apply with no limited zoning

6/2/2021 Again, these are legal, legitimate businesses. Treat them as such.

Survey Q7: What minimum distance between marijuana stores should be established?

Date	Comment/Comment Summary
5/17/2021	3000
5/30/2021	# of stores, not distance
5/14/2021	>5 miles
5/17/2021	0.5 miles
5/14/2021	1 mile
5/17/2021	1 mile
5/17/2021	1 mile
5/17/2021	1 mile
5/17/2021	1 mile
5/17/2021	1 mile
5/17/2021	1 mile
5/18/2021	1 mile
5/18/2021	1 mile
5/26/2021	1 mile
5/28/2021	1 mile
5/28/2021	1 mile
5/30/2021	1 mile
6/1/2021	1 mile
6/2/2021	1 mile in any direction
5/17/2021	1 mile+
5/17/2021	1 per area described above.
5/18/2021	1 square mile
5/18/2021	1 square mile
5/28/2021	1 square mile
5/18/2021	1 store per Council district with a cap of 5 stores total
5/14/2021	1/2 mile
5/28/2021	1/2 mile
5/18/2021	1/4 mile
5/22/2021	10 miles
5/29/2021	10 miles
5/20/2021	100 miles
5/17/2021	100 miles!
5/17/2021	2 miles

5/17/2021 2 miles
5/17/2021 2 miles
5/23/2021 2 miles
5/26/2021 2 miles
5/27/2021 20 miles
5/17/2021 2000 ft
5/17/2021 2000+
5/27/2021 2-3 miles between stores
5/17/2021 25 miles
5/17/2021 3 - 4 miles apart
5/25/2021 3 miles
5/18/2021 3000 feet
5/19/2021 3000 feet
5/17/2021 5 mi radius
5/17/2021 5 miles
5/17/2021 5 miles
5/17/2021 5 miles
5/19/2021 5 miles
5/23/2021 5 miles
5/28/2021 5 miles
5/15/2021 5 to 10 miles
5/25/2021 5-10 miles
5/14/2021 A couple miles
5/17/2021 A lot farther than 1000 feet
5/17/2021 a mile
5/20/2021 A mile
5/18/2021 As far as possible over 1000ft
6/2/2021 As far as you can and as few as you can. We didn't want them, voted them down, but you just kept pushing until people gave up.
5/18/2021 As few stores allowed as possible
5/18/2021 at least 1 - 2 miles
5/16/2021 At least 1 mile
5/17/2021 At least 1 mile
6/2/2021 At least 2 miles
5/25/2021 Bigger than 1000 feet
5/18/2021 Blocks
5/18/2021 Blocks
5/20/2021 calculate by population such as you would for determining if you should put in another McDonalds

5/26/2021	Concentrate store locations
5/19/2021	Concentrate them in a few locations
5/14/2021	Consider lumping a small number of stores together in a sort of "head district." They'd all be together, and some supporting shops might also move into the the immediate vicinity.
6/2/2021	Different sections of the city
5/25/2021	Different towns and municipalities around Colorado have implemented different strategies. Spreading stores out throughout the community allows for easy access to local residents. If you don't set a minimum distance, the tourist destinations will see a high concentration of stores.
5/27/2021	Do not want them to exist
6/2/2021	Doesn't matter. The more regs, the more need to to regulate which defeats the purpose.
6/2/2021	Far enough apart that the customer would need to drive to each location. Discouraging them from easily walking out of one store to another and exceeding their legal possession limits.
6/2/2021	How are other businesses separated? What models for this already exist?
6/2/2021	I don't care. let them fight it out.
5/18/2021	I feel like we dont need one on every corner like gas stations but still enough not to clog up traffic in areas
5/17/2021	I would envision a distance appropriate to keep shop separated across the community except downtown where it would be convenient to have several in walking distance.
5/24/2021	I would honestly prefer that there were no marijuana stores in grand junction at all, but since there must be, there should be a minimum of .25 miles between stores
5/17/2021	IF they are in an industrial area, as I responded to that being appropriate, then separation wouldn't matter. At least 1000 feet or more if elsewhere, so we don't have a 'marijuana strip' in family use areas like the mall, North Avenue or downtown.
5/14/2021	let's not create marijuana ghettos
6/2/2021	Like 2 miles
5/17/2021	Look at regs on liquor stores. I would expect similar regs
5/14/2021	max 1 per block or street
5/19/2021	Mile radius
6/2/2021	miles
5/17/2021	Miles, not feet
5/27/2021	Miles. It should really be no stores, but at least separated by 5 miles.
5/25/2021	more than 1 mile unless we could find a way to restrict them all to one part of town you could choose to avoid if desired .. also choose to have your own business front and be protected from one opening up next to you
5/17/2021	Much larger area b/t
6/1/2021	No marijuana
6/1/2021	NO marijuana stores!
5/27/2021	no more than 1 within a mile of each other
5/26/2021	no need to saturate the market, then nobody wins. keep the distance reasonable.
5/27/2021	No shops at all

5/14/2021	One mile at least
5/18/2021	One per four blocks
6/2/2021	One per zip code
5/19/2021	One store per 2 MILES
5/17/2021	one to two miles depending on accessibility
5/17/2021	Parachute is an example of how not to space out cannabis businesses. It hurts the businesses individually and over-saturates an already over-saturated market. I personally do not believe that Grand Junction NEEDS dispensaries, but since we are getting them, I sincerely hope that they space them out evenly instead of dumping six retail stores within a two mile radius on North Avenue. Also, for context, I work in the cannabis industry, so I have experienced how this over-saturation of dispensaries affects the industry as a whole.
5/17/2021	Put them all in one location for easier monitoring and police presence and less impact to all of gj
5/17/2021	Restrictions should be set based on volume in a given area, creating an opportunity for the businesses to thrive, not just compete
5/18/2021	same as liquor stores
5/28/2021	Same regulations as Liquor stores
5/25/2021	several miles
5/20/2021	Should be separated by miles not feet
5/17/2021	Should be separated completely from each other. None visible from one to another.
5/18/2021	The City should analyze data from other cities to determine what is appropriate.
5/18/2021	The should not even be near each other
5/15/2021	This shouldnt be the focus, quality and safety distance from children should be
5/17/2021	Unless ALL marijuana stores will be in one location - miles should separate them instead of feet.
5/17/2021	what is the separation between liquor stores? Use that distance
5/30/2021	Whatever the rule is for liquor stores
5/17/2021	Zero stores

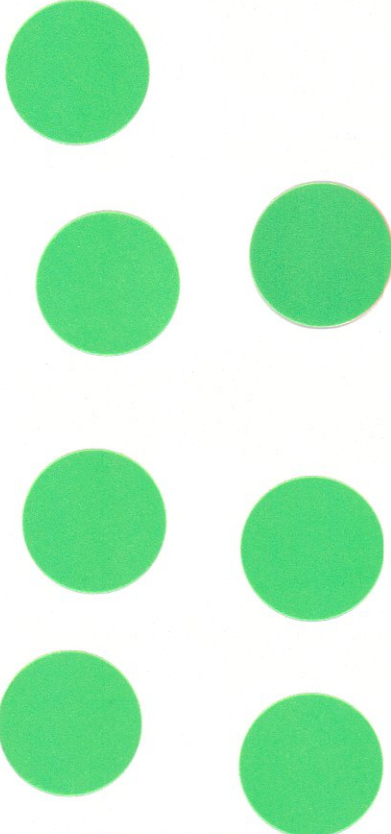
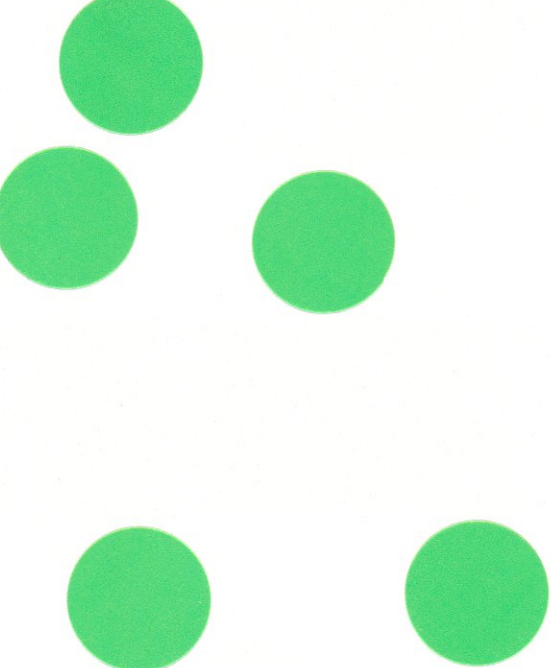
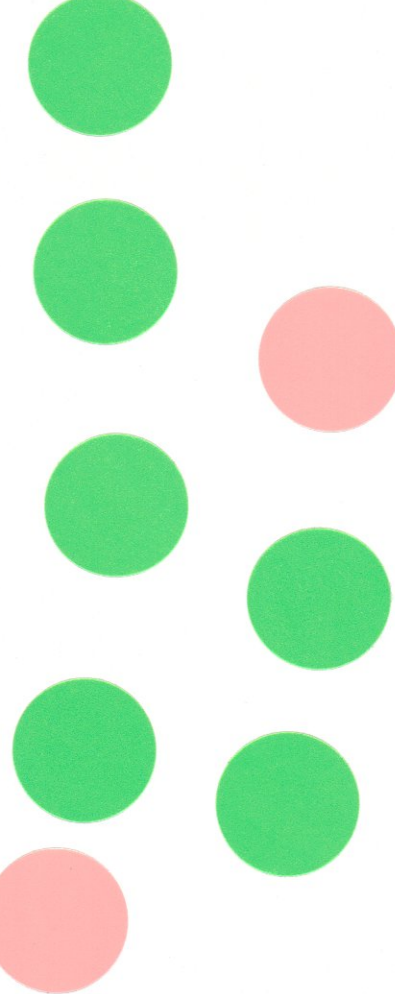
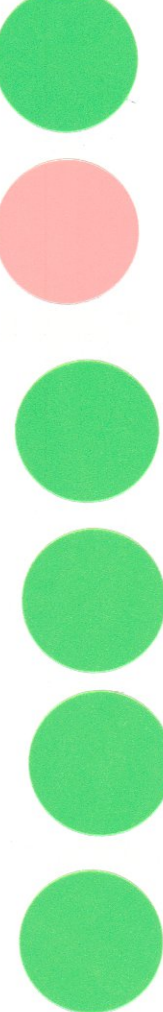
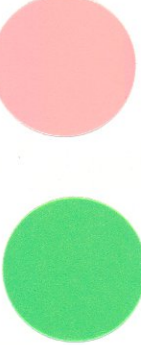
Survey Q8: If selection of marijuana business operators is not entirely random, what qualifications should be prioritized in the selection of marijuana business operators?

Date	Comment/Comment Summary
5/14/2021	Financial history and business experience
5/15/2021	To use any of these qualifications is government overreach
5/17/2021	Mesa county residents should have priority to own and operate a dispensarie in Grand Junction.to keep business local.
5/17/2021	Level and field of education or relevant work experience.
5/17/2021	We should endeavor to keep as much of the profit from these businesses here as possible. Up to and including tax incentives for locals
5/17/2021	None. Stop over-regulating.
5/17/2021	Please do not let the "big guy" chain establishments from Denver open in Grand Junction. If we get something like a LivWell, we can pretty much expect to see any locally owned businesses tank within the first year of operation. Additionally, I do not believe that licenses should ONLY be issued to first timers if they are taking the steps to work with a compliance company to ensure their business is set up to operate within the laws, and with continued support once the business is open.
5/17/2021	ANYTHING other than so-called "Social Equity Factors"
5/17/2021	This is a poorly written question. I don't care about experience, I don't want previous offenders, social equity is important, and energy efficiency (?! what other business would you ask that of? Local with no serious criminal history record
5/17/2021	Valley resident
5/17/2021	Current business owners
5/17/2021	Desire to not open.
5/17/2021	No foreign country can own business.
5/17/2021	Just to clarify, no criminal history
5/17/2021	Security Issues (robbery etc.)
5/17/2021	A good background to insure we know where the money is coming from and where it is going.
5/17/2021	Retail store experience
5/17/2021	Security Issues (robbery etc.)
5/17/2021	A good background to insure we know where the money is coming from and where it is going.
5/17/2021	Retail store experience
5/17/2021	To me "criminal history" means NO prior criminal history!
5/17/2021	LOCAL \$ ALL LOCAL

5/17/2021	Same codes as liquor license
5/17/2021	County residency for 9mo/yr. required
5/17/2021	strong business presence in Grand Junction
5/17/2021	College education
5/17/2021	Background checks not just limited to high crimes.
5/17/2021	LOCAL BUSINESS OWNERS
5/17/2021	Local business, NOT a large corporate entity with marijuana businesses in other states.
5/18/2021	Residency in county
5/18/2021	Keep it non-racial and non-political
5/18/2021	No selection criteria
5/18/2021	nothing
5/19/2021	None
5/19/2021	financial means to open and operate, history of community engagement, suitability of the location, minority/woman-owned businesses
5/19/2021	Local Business owners with proven success
5/21/2021	Some of these listed "qualifications" are so ridiculous they are offensive.
5/21/2021	Preference to Veteran run business
5/21/2021	I don't see this as an equitable strategy or an effective use of staff resources to research the legitimacy of each business operator application.
5/22/2021	We should disqualify those with Criminal History and Enforcement violations.
5/23/2021	It's already not random.
5/23/2021	Adequate funding resources , mitigation expense for crime, mental health, etc...
5/24/2021	Knowledge of the plant and products
5/24/2021	Highly prefer local ownership
5/25/2021	In previous applications in different municipalities in Colorado a merit based system has included previous experience, local residency (within 10 miles of city limits), appropriate business plan, understanding of the rules & regulations, and background checks. Minimum requirement should be approval of mmj business ownership by the MED. All other qualifications depend on GJ's priorities. A transparent point system attached to the application will ensure a fair process while allowing GJ to get the best candidates.

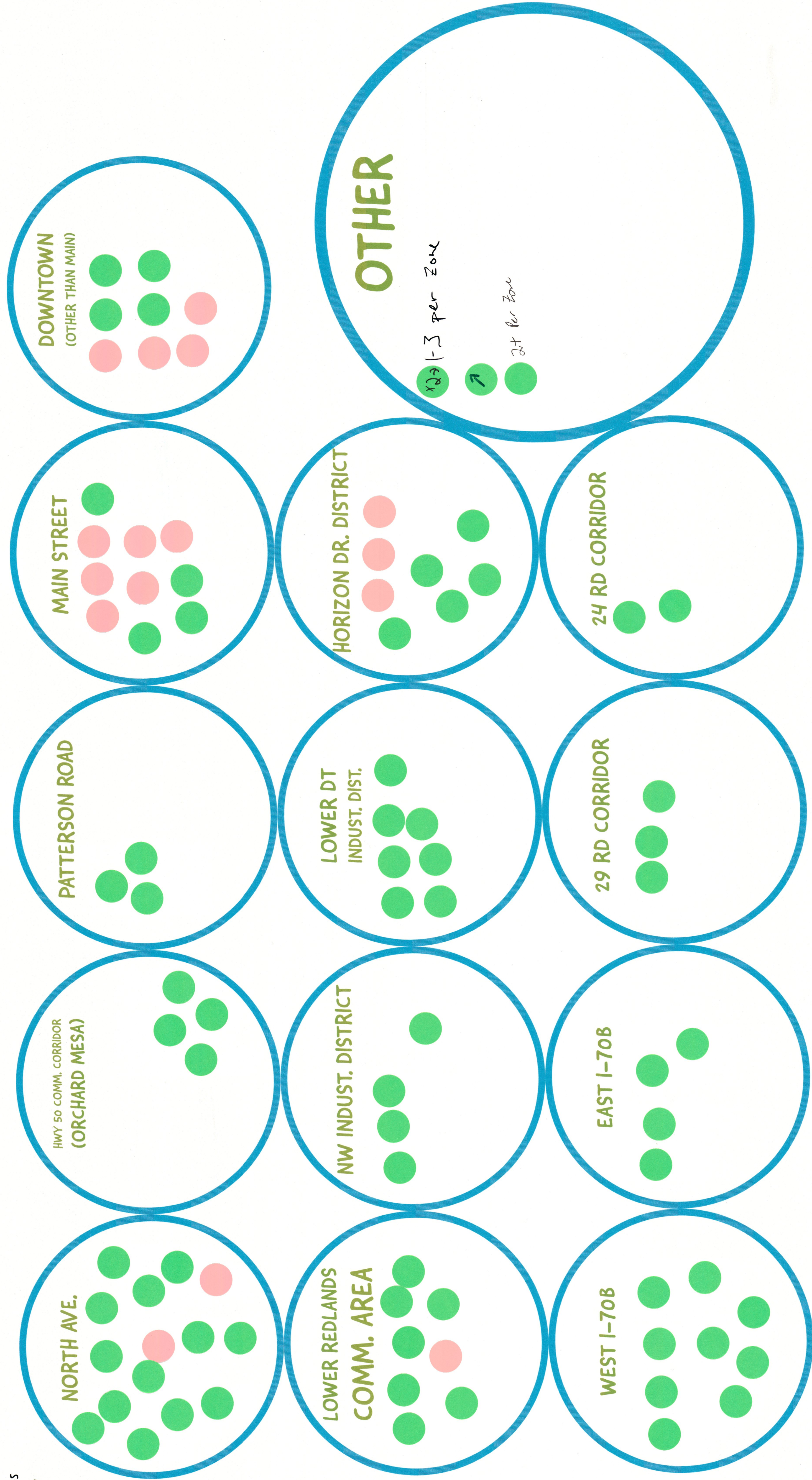
5/25/2021 Business plan
no one should be able to have a criminal history in an Industry with so much power and potential for manipulation. Locals should benefit especially those that had a prior license before it was restricted. We need to prevent outside interest from having a business only a few of our community. That will devastate the hope for community priorities.
5/25/2021 Community engagement
5/25/2021 Western Slope based experience
5/25/2021 Individuals with experience Managing or working in a retail store but not owning one
5/25/2021 Prior Agrisciences experience specifically cannabis
No one connected to local government, tim foster or any of you scummy good old boys should be allowed a lic. NO one not your family, not in your dogs name. Ban all local good old boys and diva from abusing the people more with monopolies we know youll setup. 0 faith i your ability to govern ethically. Shame on GJ and Mesa County. Pure hate and discrimination.
5/26/2021
5/27/2021 Local residency within County limits
5/27/2021 Keep them out
5/27/2021 Mesa county residents
5/27/2021 Grow houses should not be placed near residential areas due to the smell
5/27/2021 None. If someone wants to operate a business legally, allow them too.
5/28/2021 None
5/28/2021 NO Chain Stores
5/30/2021 Medical marijuana caregivers should be given priority
6/1/2021 Mesa county should be considered local
6/1/2021 Prior retail business experience/ business education background
CO residents of at least 10 years with financing coming from CO residents. People coming in with intent to open a store and not just buy a license to sit on and sell to the highest bidder. Established CO businesses could be ideal as they have a full understanding of legal operations in CO. If considering brand new operations, just ensure they have gone through all MED regulation as well as METRC state monitoring training and have a full knowledge of legal seed to sale tracking.
6/2/2021
6/2/2021 None
6/2/2021 None
6/2/2021 None
6/2/2021 Very harsh crimes only
6/2/2021 Regulatory Compliance History; and Statewide Community Involvement
6/2/2021 History of regulatory compliance and statewide community involvement.
6/2/2021 Regulatory compliance history and statewide community outreach.
6/2/2021 Regulatory Compliance History; and Statewide Community Involvement
6/2/2021 Regulatory compliance history; statewide community involvement

WHAT IS THE MAXIMUM NUMBER OF MARIJUANA STORES THAT WOULD BE APPROPRIATE IN GRAND JUNCTION CITY LIMITS?

NO LIMIT 	1 – 5 STORES 
6 – 10 STORES 	11 – 15 STORES 
16 – 20 STORES 	MORE THAN 20 STORES 

IN WHAT AREAS OF THE COMMUNITY WOULD MARIJUANA STORES BE GENERALLY APPROPRIATE?

Green = Yes
Orange = No



WHAT MINIMUM DISTANCE BETWEEN MARIJUANA STORES SHOULD BE ESTABLISHED?

NO MANDATORY SEPARATION BETWEEN STORES	500 FEET BETWEEN STORES
● 500/1000 Ft is less than a 10 minute walk ● ● ● ● ● ● ● ●	
1000 FEET BETWEEN STORES	OTHER
● ● ● ● ●	● ● ● Let them fight it out! ● ● over 2500 from schools + Parks

IF SELECTION OF MARIJUANA BUSINESS OPERATORS IS NOT ENTIRELY RANDOM, WHAT QUALIFICATIONS SHOULD BE

PRIORITIZED IN THE SELECTION OF MARIJUANA BUSINESS OPERATORS?

PRIOR EXPERIENCE OPERATING MARIJUANA SALES BUSINESS	PRIOR EXPERIENCE OPERATING A MEDICAL MARIJUANA BUSINESS IN GJ	ENERGY EFFICIENCY AND/OR GREEN BUILDING STANDARDS
SOCIAL EQUITY FACTORS	CRIMINAL HISTORY	OTHER: Active community engagement Those who have prior industry experience Minority ownership on teams They should help support drug rehab programs
LOCAL RESIDENCY STATUS	PRIOR CODE ENFORCEMENT VIOLATIONS	

WHAT CONCERNS OR COMMENTS DO YOU HAVE REGARDING MARIJUANA STORES IN GRAND JUNCTION?

~~Ditto~~ Concerned about High School students getting ahold of it!

The potency of the marijuana

No Dabs.

No Edibles ← ditto

Providing Education to Youth Free

• • • over 2,500 from schools + parks

Don't reinvent
the wheel -
no one has
worked elsewhere

Memorandum

TO: Mayor and Members of Council
City Councilmembers Elect Reitz, Herman, and Simpson

FROM: Greg Caton, City Manager
Tamra Allen, Community Development Director

DATE: April 20, 2021

SUBJECT: Regulation of Marijuana Businesses

Referred measures 2A and 2B were passed on April 6, 2021 in the municipal election, providing Council an opportunity to consider establishing tax rates and regulations for marijuana businesses. This memorandum offers a broad summary of progress toward developing local marijuana business regulations to date as well as a selection of forthcoming considerations related to marijuana businesses. Topics include business types, licensing, taxation, land-use, and enforcement.

Background Information – The City has actively investigated approaches to regulating marijuana businesses for the better part of a year. Preliminary conversations on this topic by the City Council began on July 13, 2020, followed by a public comment session at the September 14, 2020 City Council Workshop. A staff team has engaged in the topic since September 2020; this effort included an in-depth issue identification exercise with a working group of approximately 20 community and industry members in November and December of 2020. At the City Council's public hearing of January 20, 2021, Council referred measures 2A and 2B to the ballot. Subsequently, the Planning Commission discussed zoning and other land use concerns at a series of five workshops from January 21, 2021 to February 18, 2021.

A staff update to City Council on March 1, 2021 included an overview of research and the outreach process, as well as a summary of policy tools and a draft timeline for regulatory processes, pending the result of the April 6, 2021 election. Subsequently, the results of the election lifted the moratorium on marijuana businesses and established the City's authority to tax those businesses. Thus, the City Council is now empowered to craft and adopt relevant regulations. To be comprehensive and aligned with practices by other Colorado municipalities, a regulatory approach would include permitting, licensing, and enforcement procedures and standards for business types, taxation, land-use, and other considerations.

To help facilitate public understanding of this evolving topic area, staff has established a webpage on the City website. That page – accessed at <https://www.gjcity.org/1091/Marijuana-Business-Licensing-and-Regulat> – will be continually updated to keep the public informed of new developments and upcoming public hearings or workshops.

In order to move forward with regulation development, several key questions should be addressed in the near future:

- *Will staff be directed to develop regulations? If so, will the regulations be on multiple license types simultaneously or to address only stores in a first process? To date,*

direction has been to develop regulations for retail and medical marijuana stores first, and to leave cultivation and products manufacturing for later consideration.

- *What is the target date for adoption of an ordinance and opening of a permitting process for marijuana businesses?* To date, the target date for beginning issuing licenses for stores has been January 1, 2022 with other business types staggered in approximate 6 month increments thereafter.
- *Will a numerical cap be placed on the number of stores?* The recitals for the referred ballot question indicated 6 stores.
- *If a numerical cap is placed on the number of stores, should the selection process be a competitive (e.g., merit-based) process, a lottery (e.g., random selection) process, or a hybrid process using a lottery involving applicants that meet a set of minimum standards?* Colorado communities have found success in a hybrid approach that first establishes minimum requirements and then those qualified business are moved into a lottery selection process.
- *What is Council's preferred approach to public engagement on this topic?* For example, special City Council meetings could be scheduled as listening sessions, focus groups could be held, or regulations could be first drafted and then meetings and/or hearings scheduled to receive comments on the draft(s).
- *Shall Council adopt the baseline taxation rate based on the authority created by ballot measure 2A (e.g., special marijuana sales tax of 5% and special marijuana excise tax of 3%)?* The working group had recommended a 3% excise tax rate and a 5% sales tax rate. An alternative is to establish a tax rate that exceeds the baseline rate, up to the maximum amount established by 2A (10% excise tax, 15% sales tax).
- *Are there policy goals that should be prioritized in the development of criteria for selection of licensees' marijuana stores?* This will be relevant in the event that Council pursues a merit-based process, or a minimum qualifications review followed by a lottery, to select a limited number of operators.
- *What elements should be included in the development of a land-use framework for marijuana businesses?* Planning Commission and public engagement identified land use related issues and that have resulted in preliminary recommendations.

License Types – A meaningful discussion of regulatory options and taxation must be informed by an understanding of the business types that comprise the regulated marijuana industry. Each business type requires a different license type, which must be issued by both the state and the local jurisdiction. Each license type may be issued as either a medical or retail (e.g., recreational) license. A municipality may allow only medical, only retail, both, or a mix of both for different license types. While there are more than ten license types, the Council has only seriously considered three types to date: *Stores*, *Cultivation*, and *Products Manufacturers*.

Stores – It is staff's opinion that the general perception of the marijuana business issue focuses primarily on the sale of marijuana. The marijuana store license, which leads to the establishment of a physical store or dispensary location, may sell marijuana to persons over the age of 21 or, in the case of medical stores, to any person holding a valid medical marijuana license. An individual cannot purchase more than 1 ounce of retail marijuana or 2 ounces of medical marijuana. A store may also sell marijuana concentrates, infused products (edibles), ointments, balms, lotions and other topical products. A store may only operate between the hours of 8 a.m. – midnight, or as further restricted by the municipality. Marijuana stores are associated with the collection of sales taxes. Question 2A concerning taxation of marijuana was

adopted by the voters on April 6, 2021. It established a special marijuana sales tax of 5% (for a total of 8.25%) and authority to raise that 5% rate up to 15%.

Cultivation – Cultivation licenses are granted to entities that cultivate, prepare, and package marijuana and transfer marijuana to sales businesses, products manufacturers, research facilities, and some other license types, but not to consumers. Marijuana cultivated by a retail cultivation license can only be transferred to other retail licenses, and vice versa for medical cultivation. These operations often occupy industrial facilities exceeding 20,000 square feet but may also be smaller. They typically require substantial HVAC, irrigation, and electrical facilities, and tend to employ a relatively large number of employees for the tending of plants and the trimming and packaging of their raw product. The product is subject to a local and state excise tax. These facilities are distinct from similar activities protected by the Colorado Constitution, such as the personal cultivation of up to six plants at a private residence and the medical caregiver model.

Products Manufacturers – These businesses manufacture marijuana products that are intended for consumption in concentrated form for smoking, or for consumption other than by smoking, such as edible products, ointments, and tinctures. These businesses may vary widely in terms of their products and processes, and they may include hazardous uses which in Grand Junction would currently require a Conditional Use Permit requirement. Medical products manufacturers may transact only with medical marijuana cultivation and sales licenses, and vice versa for retail. These businesses also generate a substantial number of jobs for processing and packaging activities, depending on the type of product manufactured and the degree of automation. There is no sales or excise tax on manufactured products.

Other Licenses – The City currently allows marijuana testing facilities. No testing facilities, which require a testing license, exist locally at this time. Several other business types may be considered but have not been identified by Council as desirable options. Transport licenses can be issued to independent businesses that transport marijuana among other businesses. Research and Development businesses can be licensed for study of marijuana. Hospitality Business licenses permit businesses to allow consumption of marijuana products on-site, either selling marijuana for on-site consumption, or allowing consumers to bring their own. Delivery licenses permit businesses that deliver marijuana and marijuana products from sales locations to residences. Business Operator Licenses are for marijuana-related professional services and management businesses.

Taxation – Taxation of marijuana includes sales and use tax and excise tax, both of which are typically a combination of local and states taxes. Sales and use tax is applied to sales in stores and excise tax is applied to the raw marijuana product transferred from cultivation businesses. Question 2A established both a local sales and use tax rate and a local excise tax rate, including baseline rates and authority to increase those rates up to specified limits without returning to the voters. These tax rates would need to be finally set by amendment of the City's tax code.

The special sales and use tax rate for marijuana and marijuana products may be set at a baseline 5% but can be raised up to 15%. Combined with existing local sales tax of 3.25%, this creates a taxation range of 8.25% to 18.25%. The baseline rate of 5% (cumulatively 8.25%) would exceed the total rate of up-Valley communities such as De Beque, Rifle, and Parachute, but be less than that of Palisade. Broadly, staff considers this a viable rate. An additional 15% State Marijuana Sales Tax (which absorbs the baseline State of Colorado Sales Tax of 2.90%)

will be applied automatically to retail marijuana, 10% of which is subsequently shared back to the collecting municipality.

The special excise tax rate for marijuana and marijuana products may be set at a baseline 3% but can be raised up to 10%. Combined with existing local sales tax of 3.25%, this creates a taxation range of 6.25% to 16.25%. Additionally, a 15% State Marijuana Excise Tax will be applied automatically to any unprocessed marijuana transferred from a cultivation facility. Broadly, staff considers this a competitive rate.

Based on this information, City staff prepared an estimate of \$2,900,000 in City tax revenue in the first year of sales and excise tax on marijuana products. This estimate was requisite for TABOR obligations and was thus included in 2A. This revenue is dedicated to the enforcement related to marijuana business regulations and to the highest priorities of the 2020 Parks, Recreation, and Open Space Master Plan.

Licensing – All marijuana businesses require licensing by both the State and the local jurisdiction. All licenses require annual renewal. State licensing processes are routinely updated through a rule-making process that includes feedback from local jurisdictions, but otherwise the primary interaction between the two licensing processes is mutual confirmation of eligibility and granting of license.

Local licensing processes reflect a wide range of detail, with some jurisdictions being highly discriminatory based on policy aims, and others undertaking a far more limited review. Beyond the level of detail at which licensing requests are reviewed, and the policy aims that would drive a decision-making process, the primary classifications of licensing processes relate to the method of selection. Three general categories of process can be said to exist: random; competitive; and a hybrid thereof. A random or lottery process establishes an application window, and, at the closure of that time-period, a number of licenses are randomly award to a specified number of applicants. A competitive process, sometimes described as a merit-based or RFP (request for proposals) process, establishes a system of criteria and ratings based on policy aims. A hybrid process establishes a baseline set of criteria for eligibility, and randomly selects among those businesses deemed to be eligible. Staff considers the feasibility of a fully competitive or merit-based process to be potentially unfeasible due the anticipated volume of applications, which appears highly likely to exceed 50 applications. Staff therefore encourages Council to seriously consider a hybrid approach, using a set of minimum qualifications and a lottery thereafter.

The policy goals that are secured through a merit-based or hybrid process vary widely throughout the state. Proportion of local ownership is a common requirement, as are experience, quality of business and operating plans, records of past violations, and goals related to sustainability, safety, and quality of built environment. Staff will seek direction from Council on this topic to inform the development of selection criteria. Staff has also contracted with Laura Bauer, a former City Clerk for Commerce City who is widely regarded as an expert on marijuana business licensing in the state, to assist staff in developing a licensing system.

The City Clerk is typically one of the primary entities responsible for the management of license applications and any selection process. A Marijuana Licensing Authority, similar to a Liquor Licensing Authority, may be established as a non-biased body to oversee essential elements of the application review process. The exact length of this process hinges upon the review time

associated with each component and may be anticipated to take between three and six months in total. The process typically resembles the following sequence:

License Availability – The city clerk will post a notice of license availability on the city’s website, opening an application period for the filing and acceptance of new applications.

Pre-Application Meeting – A mandatory preapplication meeting between the licensing jurisdiction and the applying entity is scheduled and held.

Application Filed – An application, with all fees and forms, is filed by the applicant.

Fingerprinting – All controlling beneficial owners, owners, and managers are fingerprinted.

Lottery – If there are more applicants than available sites, a public lottery is conducted among the qualified applicants, presided over by a Marijuana Licensing Authority.

Community Development and Building Department Reviews – Upon being selected in the lottery, the applicant initiates and completes review pertaining to the development of the site and structure where the business is proposed to be located.

State Licensure – Upon being selected in the lottery, the applicant proceeds with obtaining a state-issued marijuana business license and files evidence of licensure with the City Clerk.

Local Licensure – Upon receipt of the conditional state license and Certificate of Occupancy, and successful inspections, a local license is issued and business operations may begin.

Land Use – As a component of licensure, as well as a process pertinent to any business operation in the City, land use is a primary consideration related to marijuana businesses. Land use considerations diverge substantially depending on the license type. The following summary reflects recommendations and remaining questions from Planning Commission and City staff and highlights a number of outstanding questions. For example, as described above, the regulation of marijuana stores hinges substantially on the decision of whether to set a numerical cap on such businesses, and, if so, at what number.

Marijuana Stores – Medical and retail (e.g., recreational) marijuana stores must be licensed separately by both the state and municipality. The Planning Commission recommends that all medical sales be required to be co-located with a retail location and not be counted as a separate license for purpose of the cap if a cap is put in place.

Marijuana stores are commonly permitted in a subset of zone districts that would allow other retail operations, often with additional restrictions. Currently, the zone districts that allow for general retail sales are the C-1 (Light Commercial), C-2 (General Commercial), B-1 (Neighborhood Business), B-2 (Downtown Business), M-U (Mixed Use), MXS (Mixed Use Storefront), and MXOC (Mixed Use Opportunity Corridor) zone districts. Planning Commission has recommended that marijuana sales be restricted to these zone districts, excluding the B-1 zone district.

Planning Commission recommends that marijuana sales be buffered 500 feet from schools (public, private, and parochial) and from main campus of a university/college (closest distance along public ROW). Other uses commonly buffered from in the state include parks and places of worship. Planning Commission also recommends:

- Mechanisms to deter or prevent clustering of multiple stores in close proximity;
- That site development to conform to standards of Zoning and Development Code;
- That the parking ratio for High Volume Retail Sales and Services (1 parking stall per 300sf of structure) subject to further research by planning staff;
- On-site signage consistent with existing sign regulations;
- Hour of operation as limited by the State (8 a.m. to midnight, Monday through Sunday); and,
- BMPs for odor mitigation.

These recommendations assume that a cap on the number of stores would be in place. A cap would have multiple effects, including:

- Decreased need for tools such as buffering or overlays;
- An increase the volume of customers per store, increasing potential for site issues such as traffic circulation and parking; and,
- Need for further regulation to deter dormant licenses, such as to require operations to begin with 12 months of licensing and/or a minimum timeframe of 24 months before license can be traded.

Marijuana Products Manufacturers – Unlike marijuana stores, marijuana products manufacturers are primarily industrial in function. Planning Commission recommendations for regulating this land use reflect that distinction. To date, no discussion has been made of a cap on the number of these businesses; such a cap is extremely uncommon throughout the state. The Planning Commission recommends that such businesses be limited to areas where general manufacturing and food products manufacturing are allowed, depending on the nature of the specific business, to include I-O (Industrial – Office), I-1 (Light Industrial), I-2 (General Industrial), and C-2 (General Commercial) zone districts. Where a particular operation is determined to be a hazardous uses (H Occupancy) per Fire Code, that operation would require a conditional use permit (CUP) to be permitted to operate I-O, I-1, and I-2 zone districts under current Code standards.

Cultivations – Cultivation licenses, when indoors, are primarily industrial in function, rather than agricultural. To date, no discussion has been made of a cap on the number of these businesses; such a cap is uncommon throughout the state. Permit both medical cultivation licenses and retail cultivation licenses. Planning Commission has recommended that these businesses be restricted to indoor operations. This is vital to the management of odor impacts and is also important to limit possible genetic contamination of hemp crops, which are vulnerable to contamination with THC-producing varieties of the *Cannabis sativa* plant, in which event a contaminated hemp harvest would be required to be destroyed per State law. Given the relatively high potential for odor impacts, even when using BMPs, these are recommended to be allowed only the I-1 (Light Industrial) and I-2 (General Industrial) zone districts. Particular attention should be paid to odor and light management for these businesses. Likewise, due to potentially high demand on utilities, further investigation of possible approaches to electrical, wastewater, and water impacts is anticipated.

Enforcement – After reviewing the regulatory enforcement function of marijuana in several municipalities Staff is recommending one or two full time sworn police officer(s). The actual number will depend greatly upon the number and types of licensing the City decides upon allowing. Enforcement will be focused on monitoring compliance with the City's and the State's

regulatory requirements for licensing, inventory control, transportation, and sale to underage individuals. This last point may involve such things as sting operations utilizing underage operatives and/or people with fraudulent identification documents.

Staff also recommends funding be allocated to the investigation and enforcement of black and gray market marijuana. Black market marijuana is currently prevalent in Grand Junction and Mesa County and local law enforcement resources are too limited to address the complaints of grows, use and sales. The funding of one or two full-time police officer position(s) to investigate and enforce state law regarding black and gray market marijuana is, per Grand Junction Police Department leadership, critical to addressing this problem in Grand Junction. This funding was secured through the language of question 2A, which provides dollars for enforcement.

The legal marijuana industry has been broadly demonstrated to be supportive of addressing those competing with their business through illegal means. Other Colorado municipalities that have been consulted by City staff have underscored the importance of relationship building with marijuana business owners. This facilitates a positive flow of information and appears to reduce the likelihood of criminality associated with marijuana. Staff recommends forming an ongoing roundtable of operating marijuana businesses for the purpose of issue identification and regulatory updates.

Product quality is largely enforced by the State. Legal marijuana is distinct from illegal marijuana in that it is stringently tested for quality and purity. Retail and medical marijuana sold in Colorado is required to be tested not only for its THC-content but also for a range of contaminants, including the heavy metals lead, arsenic, cadmium, and mercury, as well as molds and microbial contaminants. While marijuana is itself proven to have developmental and other negative impacts, depending on the manner and frequency of use, the harm reduction associated with this testing system has clear societal benefits relative to the existing illegal and widespread use of unregulated marijuana.

Other enforcement entities generally work closely with local law enforcement to ensure that regulations are followed and updated in accordance with State law. A primary point of contact is the Marijuana Enforcement Division of the Department of Revenue (MED). The MED provides training opportunities at the request of local law enforcement on a range of topics, and also conducts background checks and varying levels of monitoring of license owners, operators, and marijuana business employees. Likewise, municipal law enforcement is encouraged to work with the Colorado Bureau of Investigation, State Highway Patrol, and adjacent law enforcement agencies such as the County Sheriff's office.

Staff will continue to present information and questions to the City Council on this topic and will seek direction from the City Council on the questions highlighted in this memorandum at the May 3, 2021 City Council Workshop. Staff will continue to develop materials and based on Council's direction.

C. Department Directors

Marijuana Regulation Proposed Timeline



DRAFT

Marijuana Business Land Use and Operations Regulations Outline

A) ENFORCEMENT, OPERATIONS, AND SECURITY

- a. Convene a multi-disciplinary City staff team to address implementation and enforcement
 - i. Additional staff may be needed to assist with licensing, license renewals, inspection and enforcement
- b. Local Enforcement Mechanisms to be Implemented
 - i. Addition of staff (currently estimated at 1 FTE PD Officer)
 - ii. Coordination with Marijuana Enforcement Division (MED) at State level
 - iii. Establish regular inspections of all facilities
 - iv. Covert enforcement
 - v. Evaluate establishing a local marijuana business issues identification group
 - vi. Additional background investigation conducted by City Police Department into all principals of business or corporation (establish mandatory standards for acceptable history)
- c. All State operations and security requirements as provided for by State Marijuana Enforcement Division and Colorado Marijuana Rules (1 CCR 212-3 and subsequent revisions)¹ shall apply, including but not limited to:
 - 1. METRC Seed-to-Sale inventory tracking of all THC products
 - 2. Universal Symbol Graphics for THC-content warning labels on all products
 - 3. Criminal history evaluations of employees, applicants, and licensees; employees must renew license every two years
 - 4. Security locks, surveillance, and alarms required for all points of ingress/egress
 - 5. Surveillance cameras required for all operations areas including restricted access areas; all footage available to Local and State authorities upon request; 40-day minimum footage retention
 - 6. Disposal of all marijuana waste must render materials unusable and unrecognizable
 - 7. No products visible from public right-of-way
 - 8. Retail sales limited to 21+; medical sales limited to 18+ when separate entrance and purchase space are provided
 - 9. No sale or consumption of alcoholic beverages on premises
 - 10. Licensee must permit Local and State inspection at any time during all business hours and hours of apparent activity

B) STORES

- a. Licensing
 - i. Capped at ____ retail sales licenses
 - 1. All medical sales will be required to be co-located with a retail location and will not be counted as a separate license for purpose of the cap

¹ The statutory authority for this rule includes but is not limited to sections 44-10-202(1)(c), 44-10-203(1)(c), 44-10-203(1)(j), 44-10-203(1)(g), 44-10-203(2)(g), 44-10-203(2)(h), 44-10-203(2)(i), and 44-10-1001(2), C.R.S. Authority also exists in the Colorado Constitution at Article XVIII, Subsection 16(5)(a)(VII).

2. Requires both State and Local license
 3. License requires annual renewal
 - ii. Selection through a competitive RFP process
 1. RFP process would be open for response August 2021
 2. Submittal August 1; review and initial selection September 1
 3. Reserve lottery option if more than capped licenses are qualified candidates
 4. Point-based assessment to include
 - a. Proportion of local ownership
 - b. Track record, experience, and past violations
 - c. Operating plan
 - d. Other policy-derived aims
 - iii. Once selected, business may apply for a License (see 3, below); Local license applications and processing beginning September 1, 2021
 1. Required both State and Local license
 2. 45-day State licensing period
 3. Estimated 60-day Local licensing period
 4. See appended document for State licensing fee schedule; local fee schedule to be determined based on estimated cost of administration
 5. Final determination by Marijuana Licensing Authority (to be established similar to Liquor Licensing Authority)
- b. Land Use/Zoning
- i. Allowed in all zone districts that currently allow for retail sales (i.e. in C-1, C-2, B-2, MU, MXS, MXOC zone districts)
 - ii. Buffering, 500 feet from schools (public, private, and parochial) and from main campus of a university/college (closest distance along public ROW)
 - iii. Mechanism to deter or prevent clustering of multiple stores in close proximity
 - iv. Site development to conform to standards of Zoning and Development Code
 - v. Parking ratio for High Volume Retail Sales and Services to apply; currently requires 1 parking stall per 300sf of structure
 - vi. A cap decreases the impact/need of tools such as buffering or overlays
 - vii. A cap is likely to increase the volume of customers per store, increasing potential for site issues such as traffic circulation and parking
- c. Use Specific Standards
- i. On-site signage consistent with existing sign regulations; the state requires that no marijuana business have any form of advertising that targets individuals under the age of 18 (medical) or age 21 (recreational)
 - ii. Treatment of off-premise signs (aka Billboards)
 - iii. Hour of operation – State limits operations from 8 a.m. to midnight, Monday through Sunday
 - iv. Require BMPs for odor mitigation
- d. Additional Regulatory Considerations

- i. Revise GJMC to clarify standards limiting odor nuisance in affected zone districts (Performance Standards throughout GJMC 21.03) and citywide (Title 8)
- ii. Building Codes to address building and life safety issues related to marijuana sales
- iii. Fire Codes to address building and life safety issues related to marijuana sales
- iv. Regulations to deter dormant licenses
 - 1. Require operations to begin with 12 months of licensing
 - 2. Establish minimum timeframe of 24 months before license can be traded

C) PRODUCT MANUFACTURERS

- a. Licensing
 - i. Not capped for number of licenses
 - ii. Permit both medical product manufacturer licenses and retail product manufacturer licenses
 - iii. Open applications for licenses February 2022
 - iv. Requires both State and Local license
 - v. Local license issued by Local Marijuana Licensing Authority (to be established similar to Liquor Licensing Authority)
 - vi. See appended document for State licensing fee schedule; local fee schedule to be determined based on estimated cost of administration
- b. Land Use Framework
 - i. Allowed in all areas where manufacturing/food products are allowed in current land use Code (i.e. I-O, I-1, I-2, C-2 zone districts)
 - ii. Hazardous uses (H Occupancy) as determined by the Fire Code requires a conditional use permit (CUP) and is conditionally allowed only in I-O, I-1, and I-2 zone districts
- c. Use Specific Standards
 - i. On-site signage consistent with existing sign regulations; the state requires that no marijuana business have any form of advertising that targets individuals under the age of 18 (medical) or age 21 (recreational)
 - ii. Require BMPs for odor mitigation
 - iii. Other site-specific standards to be consistent with Zoning and Development Code requirements for indoor industrial operations
- d. Additional Regulatory Considerations
 - i. Revise GJMC to clarify standards limiting odor nuisance in affected zone districts (Performance Standards throughout GJMC 21.03) and citywide (Title 8)
 - ii. Building Codes as adopted to address building and life safety issues related to these uses
 - iii. Fire Codes as adopted to address building and life safety issues related to these uses
 - iv. Utility impacts
 - 1. Electrical demand management

2. Wastewater pretreatment (IPT) requirements

D) CULTIVATIONS

- a. Licensing
 - i. Not capped for number of licenses
 - ii. Permit both medical cultivation licenses and retail cultivation licenses
 - iii. Open applications for licenses August 2022
 - iv. Required both State and Local License
 - v. Local license issued by Local Marijuana Licensing Authority (to be established similar to Liquor Licensing Authority)
 - vi. See appended document for State licensing fee schedule; local fee schedule to be determined based on estimated cost of administration
- b. Land Use/Zoning
 - i. Allowed for indoor cultivation only
 - ii. Allowed in I-1, I-2 zone districts
- c. Use Specific Standards
 - i. On-site signage consistent with existing sign regulations; the state requires that no marijuana business have any form of advertising that targets individuals under the age of 18 (medical) or age 21 (recreational)
 - ii. Require BMPs for odor mitigation
 - iii. Other site-specific standards to correspond to Zoning and Development Code requirements for indoor industrial operations
- d. Additional Considerations
 - i. Revise GJMC to clarify standards limiting odor nuisance in affected zone districts (Performance Standards throughout GJMC 21.03) and citywide (Title 8)
 - ii. Building Codes to address building and life safety issues related to marijuana cultivation
 - iii. Fire Codes to address building and life safety issues related to marijuana cultivation
 - iv. Utility impacts
 - 1. Electrical demand management
 - 2. Water demand
 - 3. Wastewater pretreatment (IPT) requirements
 - v. Structure material requirements to mitigate light pollution

E) OTHER LICENSE TYPES

- a. No other license types to be allowed at this time except for stores, products manufacturers, cultivations, and testing facilities
 - i. License and permit types to be explicitly prohibited include hospitality business, delivery, business operator, research & development, transporter
- b. Continue to permit testing facilities with no cap on number of licenses
 - i. Currently an allowed use in B-2, C-1, C-2, MU, BP, I-O, I-1, and I-2 zone districts
- c. Further license types could be permitted by act of Council in future, as these are not specified in ballot language

F) TAXATION

- a. Establish taxation at levels approved by ballot measure (if approved)
 - i. Special Marijuana Sales and Use Tax of 5%
 - ii. Special Marijuana Excise Tax of 3%
- b. Reserve consideration of tax increases as permitted by ballot measure
 - i. Special Marijuana Sales and Use Tax may be increased up to 15%
 - ii. Special Marijuana Excise Tax may be increased up to 10%
- c. Implementation shall require update/amendment to City Tax Code

DRAFT

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Aguilar								
Akron								
Alamosa				√			5% sales tax on retail sales (not currently allowed)	moratorium in place until ordinance allowing sales is finalized as of July 2019
Alma	√	√	√	√				
Antonito	√							
Arriba								Permanent moratorium.
Arvada								
Aspen	√	√	√	√				
Ault								
Aurora	√	√	√	√			5% excise tax, 4% sales tax on retail with authority up to 10%	
Avon								
Basalt	√						5% sales tax on retail marijuana	
Bayfield							\$10 per retail transaction (sales not currently allowed)	
Bennett								
Berthoud	√						7% sales and excise tax on retail sales	
Bethune								
Black Hawk	√						5% sales on retail and medical	
Blanca		√	√				5% excise on sale or transfer of unprocessed retail marijuana	
Blue River								
Boone								
Boulder	√	√	√	√			5% excise tax, 3.5% sales tax	
Bow Mar								
Branson								
Breckenridge	√	√	√				5% excise tax on all sales of marijuana	
Brighton								
Brookside								
Broomfield				√				Prohibition ordinance to automatically repeal on 2/1/21
Brush								
Buena Vista								
Burlington								
Calhan								
Campo								
Cañon City							5% excise and sales, authority up to 10%	Moratorium with Ordinance 7-2014

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Carbonate								
Carbondale	√	√	√	√			sales tax 5%, excise tax 5%	
Castle Pines								
Castle Rock								
Cedaredge								
Centennial								
Center								Defeated by voters 11/19
Central City	√						5% on retail sales	
Cheraw								
Cherry Hills Village								
Cheyenne Wells								
Coal Creek								
Cokedale								
Collbran								Permanent moratorium
Colorado Springs						√		Colorado Springs Municipal Code
Columbine Valley								
Commerce City	√	√	√	√			7% sales tax, 5% excise tax	
Cortez	√	√		√				
Craig	√	√	√	√			4% sales tax	Approved by voters 11/19
Crawford							5% sales with authority up to 10, 5% excise (sales not currently allowed)	
Creede								
Crested Butte	√		√	√				
Crestone	√						5% sales tax	
Cripple Creek								
Crook								
Crowley								
Dacono								
De Beque	√	√	√	√			5% excise tax on sale and cultivation	
Deer Trail								
Del Norte								
Delta							5% excise, 2% sales (sales not currently allowed)	
Denver	√	√	√	√		√	5% excise and authorized up to 15%	Link to Denver's Marijuana Business Licenses Page
Dillon	√						5% sales tax; 5% excise	
Dinosaur	√	√	√	√			5% excise, 5% sales	
Dolores	√	√	√	√			\$5 occupation tax per sales transaction; 5% excise	Approved by voters 4/20
Dove Creek								

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Durango	√			√			3% sales tax	
Eads								
Eagle	√	√	√	√			2.5% sales and 2.5% excise each increasing .5%/year up to 5%	
Eaton								
Eckley								
Edgewater	√	√	√	√				
Elizabeth								
Empire	√	√	√				\$5/transaction	
Englewood	√						3.5% with authority up to 5%	
Erie								
Estes Park								
Evans								
Fairplay								
Federal Heights	√	√	√	√			5% sales tax with authority up to 10%, 5% excise tax with authority up to 10%	
Firestone								
Flagler								
Fleming								
Florence				√			5% excise tax on wholesale	Permanent moratorium except testing
Fort Collins	√	√	√	√				
Fort Lupton								
Fort Morgan								
Fountain								
Fowler								
Foxfield								
Fraser	√						5% sales tax	
Frederick								
Frisco	√	√	√				5% sales tax	
Fruita							5% excise tax	
Garden City	√	√	√	√				
Genoa								
Georgetown	√		√				\$5/transaction	
Gilcrest								
Glendale	√	√	√	√		√		
Glenwood Springs	√	√	√	√			sales tax: 5% up to 15%, excise tax: 5%	
Golden								
Granada								
Granby								

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Grand Junction				√				
Grand Lake								
Greeley								
Green Mountain Falls								
Greenwood Village								
Grover								
Gunnison	√	√	√	√			5% sales tax	
Gypsum								
Hartman								
Haswell								
Haxtun								
Hayden	√	√					7.5% excise tax with authority up to 15%	
Hillrose								
Holly								
Holyoke								
Hooper								
Hot Sulphur Springs								
Hotchkiss							2% sales tax (up to 10%) in event sales are permitted by election	
Hudson								
Hugo								
Idaho Springs	√	√						
Ignacio								
Iliff								
Jamestown								Permanent moratorium
Johnstown								
Julesburg								
Keenesburg								
Kersey								
Kim								
Kiowa								
Kit Carson								
Kremmling								
La Jara								
La Junta								
La Salle								
La Veta	√	√	√	√				
Lafayette	√	√	√	√			sales and excise tax 5%; up to 10%	
Lake City								

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Lakeside								
Lakewood								
Lamar								
Larkspur								
Las Animas	√	√	√	√			5.75% sales tax	
Leadville	√	√	√	√			5% excise tax, up to 10%	
Limon								
Littleton							Special 3% sales tax on retail	
Lochbuie								
Log Lane Village	√	√	√	√			5% excise tax	
Lone Tree								
Longmont	√						3.5% sales tax; 3% excise tax with authority up to 15%	
Louisville	√	√		√			5% excise tax on cultivation	
Loveland								Defeated by voters 11/19
Lyons	√	√	√	√			3.5% sales; 5% excise tax; both up to 10%	
Manassa								
Mancos	√	√	√	√			occupation tax up to \$10/transaction	
Manitou Springs	√			√			6%, authority up to 10%	cultivation and manufacturing prohibited
Manzanola								
Marble								
Mead								Defeated by voters 11/19
Meeker								
Merino								
Milliken	√	√	√	√			occupation tax up to \$10/transaction	
Minturn								
Moffat	√	√	√				2% sales tax first year, increasing to 5% in year two	
Monte Vista							18% excise tax, 18% sales tax	
Montezuma								
Montrose								
Monument								
Morrison								
Mountain View	√	√	√	√			5% sales tax	
Mountain Village								
Mt. Crested Butte								
Naturita	√	√	√	√			2% sales tax, with authority up to 10; excise tax of 5%	

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Nederland	√	√	√				3.75% sales tax	
New Castle								
Northglenn	√	√	√				4% sales tax, up to 10%	
Norwood	√		√	√			2% sales tax, up to 10%; 5% excise tax	Approved by voters 4/20
Nucla								
Nunn		√					5% excise tax	
Oak Creek	√	√	√	√				
Olathe								
Olney Springs								
Ophir								
Orchard City							up to 5% sales tax, up to 5% excise tax, up to \$10 occupation tax for each sale transaction	
Ordway	√		√	√				
Otis								
Ouray							5% with authority up to 10%	
Ovid								
Pagosa Springs	√	√						
Palisade	√	√	√	√			5% excise tax; Occupation tax of \$5.00 for each sales transaction that is less than \$100, \$10.00 for each sales transaction between \$100.00 and \$500.00 and \$25.00 for each sales transaction of \$500.00 or more	
Palmer Lake		√					5% sales tax with authority up to 10% (sales not currently allowed); 5% excise tax with authority up to 10%	
Paoli								
Paonia							excise and sales tax of 5%, both with authority up to 10%	
Parachute	√	√	√	√	√	√	5% excise tax	
Parker								
Peetz								
Pierce								
Pitkin								
Platteville								
Poncha Springs							5% sales tax; 5% excise tax (sales not currently allowed)	
Pritchett								

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Pueblo	√	√	√	√			8% excise tax with authority up to 15%	
Ramah								
Rangley								
Raymer								
Red Cliff	√	√	√	√			5% sales tax, 15% excise tax	
Rico	√	√	√	√			10% sales and 10% excise on unprocessed retail marijuana sold or transferred from cultivation facility to retail facility	
Ridgway	√	√	√	√				
Rifle	√	√					5% excise tax	
Rockvale								
Rocky Ford	√						6% sales tax with authority up to 8%	
Romeo								
Rye								
Saguache								
Salida	√							
San Luis	√	√	√					
Sanford								
Sawpit								
Sedgwick	√	√	√	√			5% sales tax; 2% excise tax on cultivation; occupation tax of \$5-\$25 per wholesale manufacturing transaction	
Seibert								
Severance							7% sales tax (sales not currently allowed)	
Sheridan							5% excise	
Silt	√	√	√	√			3.5% retail sales	
Silver Cliff								
Silver Plume	√						4% and no greater than 8%	
Silverthorne	√	√					5% excise tax on mj and products	
Silverton	√	√	√	√			1% sales tax and 3% excise tax	
Simla								
Snowmass Village	√						5% sales tax, up to 15%	
South Fork							5% sales tax	
Springfield								
Starkville								
Steamboat Springs	√	√	√	√				
Sterling								
Stratton								

Municipal Retail Marijuana Status								
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes
Sugar City								
Superior					√			
Swink								
Telluride	√	^	√	√				
Thornton	√			√			5% sales tax	
Timnath								
Trinidad	√	√	√	√			5% sales tax	
Two Buttes								
Vail								
Victor								
Vilas								
Vona								
Walden								
Walsenburg	√	√	√	√			5% excise tax	
Walsh								
Ward								
Wellington								
Westcliffe								
Westminster								
Wheat Ridge	√	√	√	√			3.5% sales tax	
Wiggins								
Wiley								
Williamsburg								
Windsor								
Winter Park								
Woodland Park								
Wray								
Yampa								
Yuma							5% sales tax with authority up to 10 (sales not currently allowed)	

Memorandum

TO: Mayor and Members of Council
City Councilmembers Elect Reitz, Herman, and Simpson

FROM: Greg Caton, City Manager
Tamra Allen, Community Development Director

DATE: April 20, 2021

SUBJECT: Regulation of Marijuana Businesses

Referred measures 2A and 2B were passed on April 6, 2021 in the municipal election, providing Council an opportunity to consider establishing tax rates and regulations for marijuana businesses. This memorandum offers a broad summary of progress toward developing local marijuana business regulations to date as well as a selection of forthcoming considerations related to marijuana businesses. Topics include business types, licensing, taxation, land-use, and enforcement.

Background Information – The City has actively investigated approaches to regulating marijuana businesses for the better part of a year. Preliminary conversations on this topic by the City Council began on July 13, 2020, followed by a public comment session at the September 14, 2020 City Council Workshop. A staff team has engaged in the topic since September 2020; this effort included an in-depth issue identification exercise with a working group of approximately 20 community and industry members in November and December of 2020. At the City Council's public hearing of January 20, 2021, Council referred measures 2A and 2B to the ballot. Subsequently, the Planning Commission discussed zoning and other land use concerns at a series of five workshops from January 21, 2021 to February 18, 2021.

A staff update to City Council on March 1, 2021 included an overview of research and the outreach process, as well as a summary of policy tools and a draft timeline for regulatory processes, pending the result of the April 6, 2021 election. Subsequently, the results of the election lifted the moratorium on marijuana businesses and established the City's authority to tax those businesses. Thus, the City Council is now empowered to craft and adopt relevant regulations. To be comprehensive and aligned with practices by other Colorado municipalities, a regulatory approach would include permitting, licensing, and enforcement procedures and standards for business types, taxation, land-use, and other considerations.

To help facilitate public understanding of this evolving topic area, staff has established a webpage on the City website. That page – accessed at <https://www.gjcity.org/1091/Marijuana-Business-Licensing-and-Regulat> – will be continually updated to keep the public informed of new developments and upcoming public hearings or workshops.

In order to move forward with regulation development, several key questions should be addressed in the near future:

- *Will staff be directed to develop regulations? If so, will the regulations be on multiple license types simultaneously or to address only stores in a first process? To date,*

direction has been to develop regulations for retail and medical marijuana stores first, and to leave cultivation and products manufacturing for later consideration.

- *What is the target date for adoption of an ordinance and opening of a permitting process for marijuana businesses?* To date, the target date for beginning issuing licenses for stores has been January 1, 2022 with other business types staggered in approximate 6 month increments thereafter.
- *Will a numerical cap be placed on the number of stores?* The recitals for the referred ballot question indicated 6 stores.
- *If a numerical cap is placed on the number of stores, should the selection process be a competitive (e.g., merit-based) process, a lottery (e.g., random selection) process, or a hybrid process using a lottery involving applicants that meet a set of minimum standards?* Colorado communities have found success in a hybrid approach that first establishes minimum requirements and then those qualified business are moved into a lottery selection process.
- *What is Council's preferred approach to public engagement on this topic?* For example, special City Council meetings could be scheduled as listening sessions, focus groups could be held, or regulations could be first drafted and then meetings and/or hearings scheduled to receive comments on the draft(s).
- *Shall Council adopt the baseline taxation rate based on the authority created by ballot measure 2A (e.g., special marijuana sales tax of 5% and special marijuana excise tax of 3%)?* The working group had recommended a 3% excise tax rate and a 5% sales tax rate. An alternative is to establish a tax rate that exceeds the baseline rate, up to the maximum amount established by 2A (10% excise tax, 15% sales tax).
- *Are there policy goals that should be prioritized in the development of criteria for selection of licensees' marijuana stores?* This will be relevant in the event that Council pursues a merit-based process, or a minimum qualifications review followed by a lottery, to select a limited number of operators.
- *What elements should be included in the development of a land-use framework for marijuana businesses?* Planning Commission and public engagement identified land use related issues and that have resulted in preliminary recommendations.

License Types – A meaningful discussion of regulatory options and taxation must be informed by an understanding of the business types that comprise the regulated marijuana industry. Each business type requires a different license type, which must be issued by both the state and the local jurisdiction. Each license type may be issued as either a medical or retail (e.g., recreational) license. A municipality may allow only medical, only retail, both, or a mix of both for different license types. While there are more than ten license types, the Council has only seriously considered three types to date: *Stores*, *Cultivation*, and *Products Manufacturers*.

Stores – It is staff's opinion that the general perception of the marijuana business issue focuses primarily on the sale of marijuana. The marijuana store license, which leads to the establishment of a physical store or dispensary location, may sell marijuana to persons over the age of 21 or, in the case of medical stores, to any person holding a valid medical marijuana license. An individual cannot purchase more than 1 ounce of retail marijuana or 2 ounces of medical marijuana. A store may also sell marijuana concentrates, infused products (edibles), ointments, balms, lotions and other topical products. A store may only operate between the hours of 8 a.m. – midnight, or as further restricted by the municipality. Marijuana stores are associated with the collection of sales taxes. Question 2A concerning taxation of marijuana was

adopted by the voters on April 6, 2021. It established a special marijuana sales tax of 5% (for a total of 8.25%) and authority to raise that 5% rate up to 15%.

Cultivation – Cultivation licenses are granted to entities that cultivate, prepare, and package marijuana and transfer marijuana to sales businesses, products manufacturers, research facilities, and some other license types, but not to consumers. Marijuana cultivated by a retail cultivation license can only be transferred to other retail licenses, and vice versa for medical cultivation. These operations often occupy industrial facilities exceeding 20,000 square feet but may also be smaller. They typically require substantial HVAC, irrigation, and electrical facilities, and tend to employ a relatively large number of employees for the tending of plants and the trimming and packaging of their raw product. The product is subject to a local and state excise tax. These facilities are distinct from similar activities protected by the Colorado Constitution, such as the personal cultivation of up to six plants at a private residence and the medical caregiver model.

Products Manufacturers – These businesses manufacture marijuana products that are intended for consumption in concentrated form for smoking, or for consumption other than by smoking, such as edible products, ointments, and tinctures. These businesses may vary widely in terms of their products and processes, and they may include hazardous uses which in Grand Junction would currently require a Conditional Use Permit requirement. Medical products manufacturers may transact only with medical marijuana cultivation and sales licenses, and vice versa for retail. These businesses also generate a substantial number of jobs for processing and packaging activities, depending on the type of product manufactured and the degree of automation. There is no sales or excise tax on manufactured products.

Other Licenses – The City currently allows marijuana testing facilities. No testing facilities, which require a testing license, exist locally at this time. Several other business types may be considered but have not been identified by Council as desirable options. Transport licenses can be issued to independent businesses that transport marijuana among other businesses. Research and Development businesses can be licensed for study of marijuana. Hospitality Business licenses permit businesses to allow consumption of marijuana products on-site, either selling marijuana for on-site consumption, or allowing consumers to bring their own. Delivery licenses permit businesses that deliver marijuana and marijuana products from sales locations to residences. Business Operator Licenses are for marijuana-related professional services and management businesses.

Taxation – Taxation of marijuana includes sales and use tax and excise tax, both of which are typically a combination of local and states taxes. Sales and use tax is applied to sales in stores and excise tax is applied to the raw marijuana product transferred from cultivation businesses. Question 2A established both a local sales and use tax rate and a local excise tax rate, including baseline rates and authority to increase those rates up to specified limits without returning to the voters. These tax rates would need to be finally set by amendment of the City's tax code.

The special sales and use tax rate for marijuana and marijuana products may be set at a baseline 5% but can be raised up to 15%. Combined with existing local sales tax of 3.25%, this creates a taxation range of 8.25% to 18.25%. The baseline rate of 5% (cumulatively 8.25%) would exceed the total rate of up-Valley communities such as De Beque, Rifle, and Parachute, but be less than that of Palisade. Broadly, staff considers this a viable rate. An additional 15% State Marijuana Sales Tax (which absorbs the baseline State of Colorado Sales Tax of 2.90%)

will be applied automatically to retail marijuana, 10% of which is subsequently shared back to the collecting municipality.

The special excise tax rate for marijuana and marijuana products may be set at a baseline 3% but can be raised up to 10%. Combined with existing local sales tax of 3.25%, this creates a taxation range of 6.25% to 16.25%. Additionally, a 15% State Marijuana Excise Tax will be applied automatically to any unprocessed marijuana transferred from a cultivation facility. Broadly, staff considers this a competitive rate.

Based on this information, City staff prepared an estimate of \$2,900,000 in City tax revenue in the first year of sales and excise tax on marijuana products. This estimate was requisite for TABOR obligations and was thus included in 2A. This revenue is dedicated to the enforcement related to marijuana business regulations and to the highest priorities of the 2020 Parks, Recreation, and Open Space Master Plan.

Licensing – All marijuana businesses require licensing by both the State and the local jurisdiction. All licenses require annual renewal. State licensing processes are routinely updated through a rule-making process that includes feedback from local jurisdictions, but otherwise the primary interaction between the two licensing processes is mutual confirmation of eligibility and granting of license.

Local licensing processes reflect a wide range of detail, with some jurisdictions being highly discriminatory based on policy aims, and others undertaking a far more limited review. Beyond the level of detail at which licensing requests are reviewed, and the policy aims that would drive a decision-making process, the primary classifications of licensing processes relate to the method of selection. Three general categories of process can be said to exist: random; competitive; and a hybrid thereof. A random or lottery process establishes an application window, and, at the closure of that time-period, a number of licenses are randomly award to a specified number of applicants. A competitive process, sometimes described as a merit-based or RFP (request for proposals) process, establishes a system of criteria and ratings based on policy aims. A hybrid process establishes a baseline set of criteria for eligibility, and randomly selects among those businesses deemed to be eligible. Staff considers the feasibility of a fully competitive or merit-based process to be potentially unfeasible due the anticipated volume of applications, which appears highly likely to exceed 50 applications. Staff therefore encourages Council to seriously consider a hybrid approach, using a set of minimum qualifications and a lottery thereafter.

The policy goals that are secured through a merit-based or hybrid process vary widely throughout the state. Proportion of local ownership is a common requirement, as are experience, quality of business and operating plans, records of past violations, and goals related to sustainability, safety, and quality of built environment. Staff will seek direction from Council on this topic to inform the development of selection criteria. Staff has also contracted with Laura Bauer, a former City Clerk for Commerce City who is widely regarded as an expert on marijuana business licensing in the state, to assist staff in developing a licensing system.

The City Clerk is typically one of the primary entities responsible for the management of license applications and any selection process. A Marijuana Licensing Authority, similar to a Liquor Licensing Authority, may be established as a non-biased body to oversee essential elements of the application review process. The exact length of this process hinges upon the review time

associated with each component and may be anticipated to take between three and six months in total. The process typically resembles the following sequence:

License Availability – The city clerk will post a notice of license availability on the city’s website, opening an application period for the filing and acceptance of new applications.

Pre-Application Meeting – A mandatory preapplication meeting between the licensing jurisdiction and the applying entity is scheduled and held.

Application Filed – An application, with all fees and forms, is filed by the applicant.

Fingerprinting – All controlling beneficial owners, owners, and managers are fingerprinted.

Lottery – If there are more applicants than available sites, a public lottery is conducted among the qualified applicants, presided over by a Marijuana Licensing Authority.

Community Development and Building Department Reviews – Upon being selected in the lottery, the applicant initiates and completes review pertaining to the development of the site and structure where the business is proposed to be located.

State Licensure – Upon being selected in the lottery, the applicant proceeds with obtaining a state-issued marijuana business license and files evidence of licensure with the City Clerk.

Local Licensure – Upon receipt of the conditional state license and Certificate of Occupancy, and successful inspections, a local license is issued and business operations may begin.

Land Use – As a component of licensure, as well as a process pertinent to any business operation in the City, land use is a primary consideration related to marijuana businesses. Land use considerations diverge substantially depending on the license type. The following summary reflects recommendations and remaining questions from Planning Commission and City staff and highlights a number of outstanding questions. For example, as described above, the regulation of marijuana stores hinges substantially on the decision of whether to set a numerical cap on such businesses, and, if so, at what number.

Marijuana Stores – Medical and retail (e.g., recreational) marijuana stores must be licensed separately by both the state and municipality. The Planning Commission recommends that all medical sales be required to be co-located with a retail location and not be counted as a separate license for purpose of the cap if a cap is put in place.

Marijuana stores are commonly permitted in a subset of zone districts that would allow other retail operations, often with additional restrictions. Currently, the zone districts that allow for general retail sales are the C-1 (Light Commercial), C-2 (General Commercial), B-1 (Neighborhood Business), B-2 (Downtown Business), M-U (Mixed Use), MXS (Mixed Use Storefront), and MXOC (Mixed Use Opportunity Corridor) zone districts. Planning Commission has recommended that marijuana sales be restricted to these zone districts, excluding the B-1 zone district.

Planning Commission recommends that marijuana sales be buffered 500 feet from schools (public, private, and parochial) and from main campus of a university/college (closest distance along public ROW). Other uses commonly buffered from in the state include parks and places of worship. Planning Commission also recommends:

- Mechanisms to deter or prevent clustering of multiple stores in close proximity;
- That site development to conform to standards of Zoning and Development Code;
- That the parking ratio for High Volume Retail Sales and Services (1 parking stall per 300sf of structure) subject to further research by planning staff;
- On-site signage consistent with existing sign regulations;
- Hour of operation as limited by the State (8 a.m. to midnight, Monday through Sunday); and,
- BMPs for odor mitigation.

These recommendations assume that a cap on the number of stores would be in place. A cap would have multiple effects, including:

- Decreased need for tools such as buffering or overlays;
- An increase the volume of customers per store, increasing potential for site issues such as traffic circulation and parking; and,
- Need for further regulation to deter dormant licenses, such as to require operations to begin with 12 months of licensing and/or a minimum timeframe of 24 months before license can be traded.

Marijuana Products Manufacturers – Unlike marijuana stores, marijuana products manufacturers are primarily industrial in function. Planning Commission recommendations for regulating this land use reflect that distinction. To date, no discussion has been made of a cap on the number of these businesses; such a cap is extremely uncommon throughout the state. The Planning Commission recommends that such businesses be limited to areas where general manufacturing and food products manufacturing are allowed, depending on the nature of the specific business, to include I-O (Industrial – Office), I-1 (Light Industrial), I-2 (General Industrial), and C-2 (General Commercial) zone districts. Where a particular operation is determined to be a hazardous uses (H Occupancy) per Fire Code, that operation would require a conditional use permit (CUP) to be permitted to operate I-O, I-1, and I-2 zone districts under current Code standards.

Cultivations – Cultivation licenses, when indoors, are primarily industrial in function, rather than agricultural. To date, no discussion has been made of a cap on the number of these businesses; such a cap is uncommon throughout the state. Permit both medical cultivation licenses and retail cultivation licenses. Planning Commission has recommended that these businesses be restricted to indoor operations. This is vital to the management of odor impacts and is also important to limit possible genetic contamination of hemp crops, which are vulnerable to contamination with THC-producing varieties of the *Cannabis sativa* plant, in which event a contaminated hemp harvest would be required to be destroyed per State law. Given the relatively high potential for odor impacts, even when using BMPs, these are recommended to be allowed only the I-1 (Light Industrial) and I-2 (General Industrial) zone districts. Particular attention should be paid to odor and light management for these businesses. Likewise, due to potentially high demand on utilities, further investigation of possible approaches to electrical, wastewater, and water impacts is anticipated.

Enforcement – After reviewing the regulatory enforcement function of marijuana in several municipalities Staff is recommending one or two full time sworn police officer(s). The actual number will depend greatly upon the number and types of licensing the City decides upon allowing. Enforcement will be focused on monitoring compliance with the City's and the State's

regulatory requirements for licensing, inventory control, transportation, and sale to underage individuals. This last point may involve such things as sting operations utilizing underage operatives and/or people with fraudulent identification documents.

Staff also recommends funding be allocated to the investigation and enforcement of black and gray market marijuana. Black market marijuana is currently prevalent in Grand Junction and Mesa County and local law enforcement resources are too limited to address the complaints of grows, use and sales. The funding of one or two full-time police officer position(s) to investigate and enforce state law regarding black and gray market marijuana is, per Grand Junction Police Department leadership, critical to addressing this problem in Grand Junction. This funding was secured through the language of question 2A, which provides dollars for enforcement.

The legal marijuana industry has been broadly demonstrated to be supportive of addressing those competing with their business through illegal means. Other Colorado municipalities that have been consulted by City staff have underscored the importance of relationship building with marijuana business owners. This facilitates a positive flow of information and appears to reduce the likelihood of criminality associated with marijuana. Staff recommends forming an ongoing roundtable of operating marijuana businesses for the purpose of issue identification and regulatory updates.

Product quality is largely enforced by the State. Legal marijuana is distinct from illegal marijuana in that it is stringently tested for quality and purity. Retail and medical marijuana sold in Colorado is required to be tested not only for its THC-content but also for a range of contaminants, including the heavy metals lead, arsenic, cadmium, and mercury, as well as molds and microbial contaminants. While marijuana is itself proven to have developmental and other negative impacts, depending on the manner and frequency of use, the harm reduction associated with this testing system has clear societal benefits relative to the existing illegal and widespread use of unregulated marijuana.

Other enforcement entities generally work closely with local law enforcement to ensure that regulations are followed and updated in accordance with State law. A primary point of contact is the Marijuana Enforcement Division of the Department of Revenue (MED). The MED provides training opportunities at the request of local law enforcement on a range of topics, and also conducts background checks and varying levels of monitoring of license owners, operators, and marijuana business employees. Likewise, municipal law enforcement is encouraged to work with the Colorado Bureau of Investigation, State Highway Patrol, and adjacent law enforcement agencies such as the County Sheriff's office.

Staff will continue to present information and questions to the City Council on this topic and will seek direction from the City Council on the questions highlighted in this memorandum at the May 3, 2021 City Council Workshop. Staff will continue to develop materials and based on Council's direction.

C. Department Directors

DRAFT

Marijuana Business Land Use and Operations Regulations Outline

A) ENFORCEMENT, OPERATIONS, AND SECURITY

- a. Convene a multi-disciplinary City staff team to address implementation and enforcement
 - i. Additional staff may be needed to assist with licensing, license renewals, inspection and enforcement
- b. Local Enforcement Mechanisms to be Implemented
 - i. Addition of staff (currently estimated at 1 FTE PD Officer)
 - ii. Coordination with Marijuana Enforcement Division (MED) at State level
 - iii. Establish regular inspections of all facilities
 - iv. Covert enforcement
 - v. Evaluate establishing a local marijuana business issues identification group
 - vi. Additional background investigation conducted by City Police Department into all principals of business or corporation (establish mandatory standards for acceptable history)
- c. All State operations and security requirements as provided for by State Marijuana Enforcement Division and Colorado Marijuana Rules (1 CCR 212-3 and subsequent revisions)¹ shall apply, including but not limited to:
 - 1. METRC Seed-to-Sale inventory tracking of all THC products
 - 2. Universal Symbol Graphics for THC-content warning labels on all products
 - 3. Criminal history evaluations of employees, applicants, and licensees; employees must renew license every two years
 - 4. Security locks, surveillance, and alarms required for all points of ingress/egress
 - 5. Surveillance cameras required for all operations areas including restricted access areas; all footage available to Local and State authorities upon request; 40-day minimum footage retention
 - 6. Disposal of all marijuana waste must render materials unusable and unrecognizable
 - 7. No products visible from public right-of-way
 - 8. Retail sales limited to 21+; medical sales limited to 18+ when separate entrance and purchase space are provided
 - 9. No sale or consumption of alcoholic beverages on premises
 - 10. Licensee must permit Local and State inspection at any time during all business hours and hours of apparent activity

B) STORES

- a. Licensing
 - i. Capped at _____ retail sales licenses
 - 1. All medical sales will be required to be co-located with a retail location and will not be counted as a separate license for purpose of the cap
 - 2. Requires both State and Local license
 - 3. License requires annual renewal
 - ii. Selection through a competitive RFP process
 - 1. RFP process would be open for response August 2021
 - 2. Submittal August 1; review and initial selection September 1
 - 3. Reserve lottery option if more than capped licenses are qualified candidates
 - 4. Point-based assessment to include

¹ The statutory authority for this rule includes but is not limited to sections 44-10-202(1)(c), 44-10-203(1)(c), 44-10-203(1)(j), 44-10-203(1)(g), 44-10-203(2)(g), 44-10-203(2)(h), 44-10-203(2)(i), and 44-10-1001(2), C.R.S. Authority also exists in the Colorado Constitution at Article XVIII, Subsection 16(5)(a)(VII).

- a. Proportion of local ownership
 - b. Track record, experience, and past violations
 - c. Operating plan
 - d. Other policy-derived aims
- iii. Once selected, business may apply for a License (see 3, below); Local license applications and processing beginning September 1, 2021
 - 1. Required both State and Local license
 - 2. 45-day State licensing period
 - 3. Estimated 60-day Local licensing period
 - 4. See appended document for State licensing fee schedule; local fee schedule to be determined based on estimated cost of administration
 - 5. Final determination by Marijuana Licensing Authority (to be established similar to Liquor Licensing Authority)
- b. Land Use/Zoning
 - i. Allowed in all zone districts that currently allow for retail sales (i.e. in C-1, C-2, B-2, MU, MXS, MXOC zone districts)
 - ii. Buffering, 500 feet from schools (public, private, and parochial) and from main campus of a university/college (closest distance along public ROW)
 - iii. Mechanism to deter or prevent clustering of multiple stores in close proximity
 - iv. Site development to conform to standards of Zoning and Development Code
 - v. Parking ratio for High Volume Retail Sales and Services to apply; currently requires 1 parking stall per 300sf of structure
 - vi. A cap decreases the impact/need of tools such as buffering or overlays
 - vii. A cap is likely to increase the volume of customers per store, increasing potential for site issues such as traffic circulation and parking
- c. Use Specific Standards
 - i. On-site signage consistent with existing sign regulations; the state requires that no marijuana business have any form of advertising that targets individuals under the age of 18 (medical) or age 21 (recreational)
 - ii. Treatment of off-premise signs (aka Billboards)
 - iii. Hour of operation – State limits operations from 8 a.m. to midnight, Monday through Sunday
 - iv. Require BMPs for odor mitigation
- d. Additional Regulatory Considerations
 - i. Revise GJMC to clarify standards limiting odor nuisance in affected zone districts (Performance Standards throughout GJMC 21.03) and citywide (Title 8)
 - ii. Building Codes to address building and life safety issues related to marijuana sales
 - iii. Fire Codes to address building and life safety issues related to marijuana sales
 - iv. Regulations to deter dormant licenses
 - 1. Require operations to begin with 12 months of licensing
 - 2. Establish minimum timeframe of 24 months before license can be traded

C) PRODUCT MANUFACTURERS

- a. Licensing
 - i. Not capped for number of licenses
 - ii. Permit both medical product manufacturer licenses and retail product manufacturer licenses
 - iii. Open applications for licenses February 2022
 - iv. Requires both State and Local license

- v. Local license issued by Local Marijuana Licensing Authority (to be established similar to Liquor Licensing Authority)
 - vi. See appended document for State licensing fee schedule; local fee schedule to be determined based on estimated cost of administration
- b. Land Use Framework
 - i. Allowed in all areas where manufacturing/food products are allowed in current land use Code (i.e. I-O, I-1, I-2, C-2 zone districts)
 - ii. Hazardous uses (H Occupancy) as determined by the Fire Code requires a conditional use permit (CUP) and is conditionally allowed only in I-O, I-1, and I-2 zone districts
- c. Use Specific Standards
 - i. On-site signage consistent with existing sign regulations; the state requires that no marijuana business have any form of advertising that targets individuals under the age of 18 (medical) or age 21 (recreational)
 - ii. Require BMPs for odor mitigation
 - iii. Other site-specific standards to be consistent with Zoning and Development Code requirements for indoor industrial operations
- d. Additional Regulatory Considerations
 - i. Revise GJMC to clarify standards limiting odor nuisance in affected zone districts (Performance Standards throughout GJMC 21.03) and citywide (Title 8)
 - ii. Building Codes as adopted to address building and life safety issues related to these uses
 - iii. Fire Codes as adopted to address building and life safety issues related to these uses
 - iv. Utility impacts
 - 1. Electrical demand management
 - 2. Wastewater pretreatment (IPT) requirements

D) CULTIVATIONS

- a. Licensing
 - i. Not capped for number of licenses
 - ii. Permit both medical cultivation licenses and retail cultivation licenses
 - iii. Open applications for licenses August 2022
 - iv. Required both State and Local License
 - v. Local license issued by Local Marijuana Licensing Authority (to be established similar to Liquor Licensing Authority)
 - vi. See appended document for State licensing fee schedule; local fee schedule to be determined based on estimated cost of administration
- b. Land Use/Zoning
 - i. Allowed for indoor cultivation only
 - ii. Allowed in I-1, I-2 zone districts
- c. Use Specific Standards
 - i. On-site signage consistent with existing sign regulations; the state requires that no marijuana business have any form of advertising that targets individuals under the age of 18 (medical) or age 21 (recreational)
 - ii. Require BMPs for odor mitigation
 - iii. Other site-specific standards to correspond to Zoning and Development Code requirements for indoor industrial operations
- d. Additional Considerations

- i. Revise GJMC to clarify standards limiting odor nuisance in affected zone districts (Performance Standards throughout GJMC 21.03) and citywide (Title 8)
- ii. Building Codes to address building and life safety issues related to marijuana cultivation
- iii. Fire Codes to address building and life safety issues related to marijuana cultivation
- iv. Utility impacts
 - 1. Electrical demand management
 - 2. Water demand
 - 3. Wastewater pretreatment (IPT) requirements
- v. Structure material requirements to mitigate light pollution

E) OTHER LICENSE TYPES

- a. No other license types to be allowed at this time except for stores, products manufacturers, cultivations, and testing facilities
 - i. License and permit types to be explicitly prohibited include hospitality business, delivery, business operator, research & development, transporter
- b. Continue to permit testing facilities with no cap on number of licenses
 - i. Currently an allowed use in B-2, C-1, C-2, MU, BP, I-O, I-1, and I-2 zone districts
- c. Further license types could be permitted by act of Council in future, as these are not specified in ballot language

F) TAXATION

- a. Establish taxation at levels approved by ballot measure (if approved)
 - i. Special Marijuana Sales and Use Tax of 5%
 - ii. Special Marijuana Excise Tax of 3%
- b. Reserve consideration of tax increases as permitted by ballot measure
 - i. Special Marijuana Sales and Use Tax may be increased up to 15%
 - ii. Special Marijuana Excise Tax may be increased up to 10%
 - c. Implementation shall require update/amendment to City Tax Code

Regulated Marijuana
Proposed Timeline

Business Type	2021									2022							
	Apr 6	M a y	Jun	Jul	Aug	S e p	Oct	Nov	D e c	Jan	Feb	M a r	A p r	May	J u n	J u l	Aug
Stores	Vote		Tax Code Amendments	Ordinance to City Council	Issue RFP; Establish Local Licensing Authority		Proposals Due; Review Local License Applications			Estimated start of Issuance of Approved Local Licenses							
Products Manufacturer	Vote							Ordinance to City Council			Open Applications for Products Manufacturer Local Licenses						
Cultivation	Vote													Ordinance to City Council			Open Applications for Cultivation Local Licenses

1. Medical Marijuana Businesses.

<u>License Type</u>	<u>Application Fee</u>	<u>License Fee</u>	<u>Total Due at Application</u>
<u>Medical Marijuana Store</u>	\$5,000.00	\$2,000.00	\$7,000.00
<u>Medical Marijuana Products Manufacturer</u>	\$1,000.00	\$1,500.00	\$2,500.00
<u>Medical Marijuana Cultivation Facility</u> Class 1 (1-500 plants)	\$1,000.00	\$1,500.00	\$2,500.00
<u>Medical Marijuana Testing Facility</u>	\$1,000.00	\$1,500.00	\$2,500.00
<u>Medical Marijuana Transporter</u>	\$1,000.00	\$4,400.00	\$5,400.00
<u>Medical Marijuana Business Operator</u>	\$1,000.00	\$2,200.00	\$3,200.00
<u>Marijuana Research and Development Facility</u>	\$1,000.00	\$1,500.00	\$2,500.00

2. Retail Marijuana Businesses.

<u>License Type</u>	<u>Application Fee</u>	<u>License Fee</u>	<u>Total Due at Application</u>
<u>Retail Marijuana Store</u>	\$5,000.00	\$2,000.00	Separate Checks \$4,500.00 State \$2,500.00 Local
<u>Retail Marijuana Products Manufacturer</u>	\$5,000.00	\$1,500.00	Separate Checks \$4,000.00 State \$2,500.00 Local
<u>Retail Marijuana Cultivation Facility</u> Tier 1 (1-1,800 plants)	\$5,000.00	\$1,500.00	Separate Checks \$4,000.00 State \$2,500.00 Local
<u>Retail Marijuana Testing Facility</u>	\$1,000.00	\$1,500.00	Separate Checks \$2,000.00 State \$500.00 Local
<u>Retail Marijuana Transporter</u>	\$1,000.00	\$4,400.00	Separate Checks \$4,900.00 State \$500.00 Local

<u>Retail Marijuana Business Operator</u>	\$1,000.00	\$2,200.00	Separate Checks \$2,700.00 State \$500.00 Local
<u>Marijuana Hospitality Business (Eff. Jan. 1, 2020)</u>	\$1,000.00	\$1,000.00	Separate Checks \$1,500.00 State \$500.00 Local
<u>Retail Marijuana Hospitality and Sales Business (Eff. Jan. 1, 2020)</u>	\$5,000.00	\$2,000.00	Separate Checks \$4,500.00 State \$2,500.00 Local

B. Regulated Marijuana Business Renewal Application and License Renewal Fees.

1. Medical Marijuana Businesses.

<u>License Type</u>	<u>Application Fee</u>	<u>License Fee</u>	<u>Total Due at Application</u>
<u>Medical Marijuana Store</u>	\$300.00	\$1,500.00	\$1,800.00
<u>Medical Marijuana Products Manufacturer</u>	\$300.00	\$1,500.00	\$1,800.00
<u>Medical Marijuana Cultivation Facility</u>	\$300.00		
Class 1 (1-500 plants)		\$1,500.00	\$1,800.00
Class 2 (501-1,500 plants)		\$2,300.00	\$2,600.00
Class 3 (1,501-3,000 plants)		\$3,500.00	\$3,800.00
Expanded Production Management (for each class of 3,000 plants over Class 3)		\$3,500.00 [Plus \$800 for each additional class of 3,000 plants over Class 3]	\$3,800.00 [Plus \$800 for each additional class of 3,000 plants over Class 3]
<u>Medical Marijuana Testing Facility</u>	\$300.00	\$1,500.00	\$1,800.00
<u>Medical Marijuana Transporter</u>	\$300.00	\$4,400.00	\$4,700.00
<u>Medical Marijuana Business Operator</u>	\$300.00	\$2,200.00	\$2,500.00

<u>Marijuana Research and Development Facility</u>	\$300.00	\$1,500.00	\$1,800.00
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2. Retail Marijuana Businesses.

<u>License Type</u>	<u>Application Fee</u>	<u>License Fee</u>	<u>Total Due at Application</u>
<u>Retail Marijuana Store</u>	\$300.00	\$1,500.00	\$1,800.00
<u>Retail Marijuana Products Manufacturer</u>	\$300.00	\$1,500.00	\$1,800.00
<u>Retail Marijuana Cultivation Facility</u> Tier 1 (1-1,800 plants)	\$300.00	\$1,500.00	\$1,800.00
Tier 2 (1,801-3,600 plants)		\$2,300.00	\$2,600.00
Tier 3 (3,601-6,000 plants)		\$3,000.00	\$3,300.00
Tier 4 (6,001-10,200 plants)		\$4,500.00	\$4,800.00
Tier 5 (10,201-13,800 plants)		\$6,500.00	\$6,800.00
Expanded Production Management (for each additional tier of 3,600 plants over Tier 5)		\$6,500.00 [Plus \$800.00 for each additional tier of 3,600 plants over Tier 5]	\$6,800.00 [Plus \$800.00 for each additional tier of 3,600 plants over Tier 5]
<u>Retail Marijuana Testing Facility</u>	\$300.00	\$1,500.00	\$1,800.00
<u>Retail Marijuana Transporter</u>	\$300.00	\$4,400.00	\$4,700.00
<u>Retail Marijuana Business Operator</u>	\$300.00	\$2,200.00	\$2,500.00
<u>Marijuana Hospitality Business (Eff. Jan. 1, 2020)</u>	\$300.00	\$750.00	\$1,050.00
<u>Retail Marijuana Hospitality and Sales Business (Eff. Jan. 1, 2020)</u>	\$300.00	\$1,500.00	\$1,800.00

C. Owner Request for a Finding of Suitability, Owner License, and Owner Identification Badge – Initial Application and Renewal Fees.

1. Controlling Beneficial Owner Request for a Finding of Suitability Fee.

- a. \$800.00 per Natural Person

- b. \$800.00 for an Entity that is not a Publicly Traded Corporation, plus the fee in paragraph (C)(1)(a) and (C)(1)(b), for each associated natural person subject to suitability
 - c. \$5,000.00 for a Publicly Traded Corporation, plus the fee in paragraph (C)(1)(a) and (C)(1)(b), for each associated natural person or Entity subject to suitability.
 - 2. Passive Beneficial Owner Request for Finding of Suitability Fee. A Passive Beneficial Owner may, but is not required to, apply for an Owner License and Identification Badge, and if the Passive Beneficial Owner chooses to do so, must submit the fees required by subparagraph (C)(1).
 - 3. Renewal Fee for an Owner License. All Controlling Beneficial Owners and licensed Passive Beneficial Owners - \$500.00.
- D. Employee License – Initial Fees and Renewal Fees.
 - 1. Employee License Initial Application and License Fee – \$100.00
 - a. Of the total Employee License application and license fee, \$75.00 is the application fee and \$25.00 is the license fee. An individual submitting an application for an Employee License may submit the total fee of \$100.00 in one form of payment.
 - 2. Employee License Renewal Fee – \$75.00
 - a. Of the total Employee License Renewal fee, \$50.00 is the application fee and \$25.00 is the license fee. An individual submitting an application for an Employee License renewal may submit the total fee of \$75.00 in one form of payment.
 - 3. All Key Licenses and Support Licenses issued before January 1, 2020 will be converted to an Employee License upon the first license renewal following January 1, 2020.
- E. Temporary Appointee Registration – Request for Finding of Suitability Fees.
 - 1. Natural Person – \$225.00
 - 2. Entity – \$800.00
- F. Other Fees. The following other fees apply:
 - 1. Permits.
 - a. Off Premises Storage Permit – \$1,500.00
 - b. Transporter Off Premises Storage Permit – \$2,200.00
 - c. Centralized Distribution Permit – \$20.00
 - d. R&D Co-Location Permit – \$50.00
 - e. Delivery Permit:
 - i. Initial Fee Business License that will expire in 6 months or less - \$2,000.00.

- ii. Initial Fee Business License that will expire in more than 6 months - \$4,000.00.
 - iii. All Renewals - \$2,000.00
 - f. Transition Permit – \$250.00
 - 2. Regulated Marijuana Business Changes. The following fees apply per license:
 - a. Change of Controlling Beneficial Owner – \$1,600.00
 - b. Changes Exempt from Change of Owner Application Requirement – \$800.00
 - c. Change of Trade Name – \$50.00
 - d. Change of Location – \$500.00
 - e. Modification of Licensed Premises – \$100.00
 - 3. Marijuana Research and Development Facility Research Project Proposal – \$500.00
 - 4. Responsible Vendor Provider Applications.
 - a. Responsible Vendor Program Provider Initial Application – \$850.00
 - b. Responsible Vendor Program Provider Renewal Application – \$350.00
 - 5. Duplicate License, Identification Badge, Certificate, Regulated Marijuana Business License Reinstatement.
 - a. Duplicate Business License – \$20.00
 - b. Duplicate Owner or Employee Identification Badge – \$20.00
 - c. Responsible Vendor Program Provider Duplicate Certificate – \$50.00
 - d. Reinstatement of Regulated Marijuana Business License - \$250.00
- G. When Fees are Due. All fees in this Rule are due at the time the application or request is submitted.

Basis and Purpose – 2-210

The statutory basis for this rule includes but is not limited to sections 44-10-202(1)(c), 44-10-202(1)(e), 44-10-203(1)(c), 44-10-203(1)(j), 44-10-203(2)(w), 44-10-305, 44-10-901(2), and 24-4-105(2) C.R.S. The purpose of this rule is to clarify the duties that Applicants and Licensees have when reporting to the State Licensing Authority information that is necessary for the issuance of a state license. These duties include but are not limited to reporting and keeping a mailing address current, reporting a felony conviction or other disqualifying event, cooperating with the State Licensing Authority and his or her employees, and notifying the State Licensing Authority of any change of registered agent in the State of Colorado. This rule further provides that all communications or notifications that the State Licensing Authority or Division send an Applicant or Licensee will be sent to the last known address. The Applicant's or Licensee's failure to notify the Division of a change of address does not relieve the Applicant or Licensee from timely responding to any correspondence or notification.

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Aguilar									Aguilar Municipal Code
Akron									Akron Municipal Code
Alamosa				√			5% sales tax on retail sales (not currently allowed)		Alamosa Municipal Code
Alma	√	√	√	√					Alma Municipal Code
Antonito	√								Antonito Retail Store
Arriba								Permanent moratorium.	Link to Town Ordinances
Arvada									Arvada Municipal Code
Aspen	√	√	√	√					Aspen Municipal Code
Ault									Ault Municipal Code, Chapter 9.34
Aurora	√	√	√	√	√		5% excise tax, 4% sales tax on retail with authority up to 10%		Aurora Marijuana Enforcement Division
Avon									Avon Municipal Code
Basalt	√						5% sales tax on retail marijuana		Basalt Municipal Code
Bayfield							\$10 per retail transaction (sales not currently allowed)		Bayfield Municipal Code
Bennett									Bennett Municipal Code
Berthoud	√						7% sales and excise tax on retail sales		Berthoud Municipal Code (Retail marijuana not yet codified)
Bethune									
Black Hawk	√						5% sales on retail and medical		Black Hawk Municipal Code
Blanca		√	√				5% excise on sale or transfer of unprocessed retail marijuana		in CML files
Blue River									Blue River Municipal Code
Boone									
Boulder	√	√	√	√			5% excise tax, 3.5% sales tax		Boulder Municipal Code
Bow Mar									Bow Mar Municipal Code
Branson									
Breckenridge	√	√	√				5% excise tax on all sales of marijuana		Breckenridge Municipal Code
Brighton									Brighton Municipal Code
Brookside									Brookside Marijuana Ordinance
Broomfield				√			5% excise tax	Prohibition ordinance to automatically repeal on 2/1/21	Broomfield Municipal Code
Brush									Brush Municipal Code
Buena Vista	√						5% sales tax with authority up to 15%	Approved by voters November 2020	Buena Vista Municipal Code
Burlington									Burlington Municipal Code
Calhan									Calhan Zoning Code
Campo									CML Files
Cañon City							5% excise and sales, authority up to 10%	Moratorium with Ordinance 7-2014	Canon City Ordinances
Carbonate									
Carbondale	√	√	√	√			sales tax 5%, excise tax 5%		Carbondale Municipal Code
Castle Pines									Castle Pines Zoning Ordinance Section 206
Castle Rock									Castle Rock Municipal Code
Cedaredge	√						5% sales tax	Approved by voters November, 2020	Cedaredge Municipal Code
Centennial									Centennial Municipal Code
Center								Defeated by voters 11/19	
Central City	√						5% on retail sales		Central City Municipal Code

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Cheraw									
Cherry Hills Village									Cherry Hills Municipal Code
Cheyenne Wells									CML Files
Coal Creek									CML Files
Cokedale									
Collbran								Permanent moratorium	Collbran Municipal Code
Colorado Springs						√			Colorado Springs Municipal Code
Columbine Valley									
Commerce City	√	√	√	√			7% sales tax, 5% excise tax		Commerce City Municipal Code
Cortez	√	√		√					Cortez Municipal Code
Craig	√	√	√	√			up to 4% sales tax	Approved by voters 11/19	Craig Municipal Code
Crawford							5% sales with authority up to 10, 5% excise (sales not currently allowed)		Crawford Marijuana Ordinances
Creede									Creede Ordinance 375
Crested Butte	√		√	√					Crested Butte Municipal Code
Crestone	√						5% sales tax		CML Files
Cripple Creek									Cripple Creek Municipal Code
Crook									
Crowley									
Dacono									Dacono Municipal Code
De Beque	√	√	√	√			5% excise tax on sale and cultivation		Marijuana Page on De Beque Website
Deer Trail									
Del Norte									Del Norte Municipal Code
Delta							5% excise, 2% sales (sales not currently allowed)		Delta Municipal Code
Denver	√	√	√	√		√	5.5% sales tax, authorized up to 15%		Link to Denver's Marijuana Business Licenses Page
Dillon	√						5% sales tax; 5% excise		Dillon Municipal Code
Dinosaur	√	√	√	√			5% excise, 10% sales		Dinosaur Ordinance 3
Dolores	√	√	√	√			\$5 occupation tax per sales transaction; 5% excise	Approved by voters 4/20	
Dove Creek									
Durango	√			√			3% sales tax		Durango Municipal Code
Eads									
Eagle	√	√	√	√			2.5% sales and 2.5% excise each increasing .5%/year up to 5%		Link to Eagle Marijuana Regulations Page
Eaton									Eaton Municipal Code
Eckley								Voted down 11/2020	
Edgewater	√	√	√	√					Edgewater Municipal Code
Elizabeth									Elizabeth Municipal Code
Empire	√	√	√				\$5/transaction		Empire Ordinance 238
Englewood	√						3.5% with authority up to 5%		Englewood Municipal Code
Erie									Erie Municipal Code
Estes Park								Voted down 12/19	Estes Park Municipal Code
Evans									Evans Municipal Code
Fairplay									Fairplay Municipal Code
Federal Heights	√	√	√	√			5% sales tax with authority up to 10%, 5% excise tax with authority up to 10%		Federal Heights Marijuana Ordinance
Firestone									Firestone Municipal Code
Flagler									Prohibited (per email)
Fleming									

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Florence				√			5% excise tax on wholesale		Florence Municipal Code
Fort Collins	√	√	√	√					Link to Fort Collins Marijuana Page
Fort Lupton	√						3.1% sales tax with authority up to 10%	Approved by voters November, 2020	Fort Lupton Municipal Code
Fort Morgan									Fort Morgan Municipal Code
Fountain									Fountain Municipal Code
Fowler									Fowler Municipal Code
Foxfield									Foxfield Municipal Code
Fraser	√						5% sales tax		Fraser Municipal Code
Frederick									Frederick Municipal Code - Chapter 6
Frisco	√	√	√				5% sales tax		Frisco Taxation Code
Fruita							5% excise tax		Fruita Ordinance 2013-13
Garden City	√	√	√	√					Garden City Municipal Code
Genoa									
Georgetown	√		√				\$5/transaction		Georgetown Municipal Code
Gilcrest									Gilcrest Municipal Code
Glendale	√	√	√	√		√			Glendale Municipal Code
Glenwood Springs	√	√	√	√			sales tax: 5% up to 15%, excise tax: 5%		Glenwood Springs Municipal Code
Golden									Golden Municipal Code
Granada									
Granby									Granby Municipal Code - Chapter 16
Grand Junction				√					Grand Junction Municipal Code
Grand Lake									Grand Lake Municipal Code - Chapter 7
Greeley									Greeley Municipal Code
Green Mountain Falls									Green Mountain Falls Ordinance 01-2013
Greenwood Village									Greenwood Village Municipal Code
Grover									
Gunnison	√	√	√	√			5% sales tax, 5% excise tax		Gunnison Municipal Code
Gypsum									Gypsum Municipal Code
Hartman									
Haswell									
Haxtun									
Hayden	√	√					7.5% excise tax with authority up to 15%		Hayden Municipal Code
Hillrose									
Holly									Holly Marijuana Prohibition Ordinance
Holyoke									Holyoke Ord. 7-2016
Hooper									
Hot Sulphur Springs									Hot Sulphur Springs - Ordinance
Hotchkiss							2% sales tax (up to 10%) in event sales are permitted by election		CML Files
Hudson									Hudson Land Development Code - Chapter 16
Hugo									Hugo Ordinance 237
Idaho Springs	√	√							Idaho Springs Municipal Code
Ignacio									Ignacio Ordinance 308 - Permanent Ban
Iliff									
Jamestown								Permanent moratorium	Jamestown Ordinance 2013-01
Johnstown									Johnstown Ordinance 2016-143

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Julesburg									
Keenesburg									Keenesburg Municipal Code
Kersey									Kersey Municipal Code
Kim									
Kiowa								Voted down 11/2020	Kiowa Municipal Code - Chp. 6
Kit Carson									
Kremmling									
La Jara									
La Junta									La Junta Municipal Code
La Salle									CML Files
La Veta	√	√	√	√					La Veta Municipal Code
Lafayette	√	√	√	√			sales and excise tax 5%; up to 10%		Lafayette Municipal Code
Lake City									Lake City Municipal Code
Lakeside									
Lakewood	√	√						Approved by voters November 2020	Lakewood Municipal Code
Lamar									Lamar Municipal Code - Chp. 6
Larkspur									Larkspur Municipal Code
Las Animas	√	√	√	√			5.75% sales tax		Approved November 2018 election
Leadville	√	√	√	√			5% excise tax, up to 10%		Leadville Municipal Code
Limon									Limon Municipal Code
Littleton	√						Special 3% sales tax on retail	Approved by voters November 2020	Littleton Municipal Code - Chp. 21
Lochbuie									Lochbuie Municipal Code
Log Lane Village	√	√	√	√			5% excise tax		
Lone Tree									Lone Tree Municipal Code
Longmont	√						3.5% sales tax; 3% excise tax with authority up to 15%		Longmont Marijuana Ordinance
Louisville	√	√		√			5% excise tax on cultivation		Louisville Municipal Code
Loveland								Defeated by voters 11/19	Loveland Municipal Code - 7.65.20
Lyons	√	√	√	√			3.5% sales; 5% excise tax; both up to 10%		Lyons Municipal Code
Manassa									
Mancos	√	√	√	√			occupation tax up to \$10/transaction		Mancos Municipal Code
Manitou Springs	√			√			6%, authority up to 10%	cultivation and manufacturing prohibited	Manitou Springs Municipal Code
Manzanola									
Marble									Marble Ordinance 8-2014
Mead								Defeated by voters 11/19	Mead Municipal Code
Meeker									Meeker Municipal Code
Merino									
Milliken	√	√	√	√			occupation tax up to \$10/transaction		Milliken Municipal Code
Minturn									Minturn Municipal Code
Moffat	√	√	√				2% sales tax first year, increasing to 5% in year two		CML Files
Monte Vista							18% excise tax, 18% sales tax		Monte Vista Municipal Code
Montezuma									Montezuma Ordinance 3-2014
Montrose									Montrose Ordinance 2321
Monument									Monument Municipal Code
Morrison									Morrison Municipal Code
Mountain View	√	√	√	√			5% sales tax		Mountain View Marijuana Ordinance

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Mountain Village									CML Files
Mt. Crested Butte									Mt. Crested Butte Chp. 21
Naturita	√	√	√	√			2% sales tax, with authority up to 10%; excise tax of 5%		
Nederland	√	√	√				3.75% sales tax		Nederland Municipal Code
New Castle									New Castle Municipal Code
Northglenn	√	√	√				4% sales tax, up to 10%		Northglenn Municipal Code
Norwood	√		√	√			2% sales tax, up to 10%; 5% excise tax	Approved by voters 4/20	
Nucla									
Nunn		√					5% excise tax		CML Files
Oak Creek	√	√	√	√					Oak Creek Municipal Code
Olathe									Olathe Municipal Code, Title IV, Chapter 4
Olney Springs									CML Files
Ophir									
Orchard City							up to 5% sales tax, up to 5% excise tax, up to \$10 occupation tax for each sale transaction		Orchard City July 2017 Minutes
Ordway	√		√	√					Ordway Municipal Code
Otis									Otis Ordinance 173
Ouray							5% with authority up to 10%		Ouray Council Minutes
Ovid									
Pagosa Springs	√	√							Pagosa Springs Municipal Code
Palisade	√	√	√	√			5% excise tax; Occupation tax of \$5.00 for each sales transaction that is less than \$100, \$10.00 for each sales transaction between \$100.00 and \$500.00 and \$25.00 for each sales transaction of \$500.00 or more		Link to Palisade Marijuana Information
Palmer Lake		√					5% sales tax with authority up to 10% (sales not currently allowed); 5% excise tax with authority up to 10%		Palmer Lake Municipal Code, Section 5.40
Paoli									
Paonia	√						excise and sales tax of 5%, both with authority up to 10%; \$5.00 occupation tax per sales transaction	Approved by voters November 2020	Paonia Ordinance 2017-12
Parachute	√	√	√	√	√	√	5% excise tax		Parachute Municipal Code
Parker									Parker Municipal Code
Peetz									CML Files
Pierce									CML Files
Pitkin									CML Files
Platteville									Platteville Municipal Code
Poncha Springs							5% sales tax; 5% excise tax (sales not currently allowed)		Poncha Springs Ordinance 2013-1
Pritchett									
Pueblo	√	√	√	√			8% excise tax with authority up to 15%		Pueblo Municipal Code
Ramah									
Rangley									
Raymer									

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Red Cliff	√	√	√	√			5% sales tax, 15% excise tax		CML Files
Rico	√	√	√	√			10% sales and 10% excise on unprocessed retail marijuana sold or transferred from cultivation facility to retail facility		Rico Marijuana Ordinance
Ridgway	√	√	√	√					Ridgway Municipal Code
Rifle	√	√					5% excise tax		Rifle Municipal Code
Rockvale									
Rocky Ford	√						6% sales tax with authority up to 8%		Rocky Ford Municipal Code
Romeo	√	√	√	√				Approved by voters November 2020	
Rye									
Saguache									Saguache Ordinance 2013-1
Salida	√								Salida Municipal Code
San Luis	√	√	√						San Luis Municipal Code
Sanford									
Sawpit									
Sedgwick	√	√	√	√			5% sales tax; 2% excise tax on cultivation; occupation tax of \$5-\$25 per wholesale manufacturing transaction		In CML files
Seibert									
Severance							7% sales tax (sales not currently allowed)		Severance Municipal Code
Sheridan							5% excise		Sheridan Municipal Code
Silt	√	√	√	√			3.5% retail sales		Silt Municipal Code
Silver Cliff									
Silver Plume	√						4% and no greater than 8%		Silver Plume Ordinance 335/336
Silverthorne	√	√					5% excise tax on mj and products		Silverthorne Municipal Code
Silverton	√	√	√	√			1% sales tax and 3% excise tax		Silverton Municipal Code
Simla									Simla Municipal Code - Chp. 2
Snowmass Village	√						5% sales tax, up to 15%		Ordinance 3, Series 2019
South Fork							5% sales tax		South Fork Ordinance 15-06
Springfield									
Starkville									
Steamboat Springs	√	√	√	√					Steamboat Springs Municipal Code
Sterling									
Stratton									CML Files
Sugar City									
Superior					√				Superior Municipal Code
Swink									
Telluride	√	√	√	√					Telluride Municipal Code
Thornton	√			√			5% sales tax		Thornton Municipal Code
Timnath									Timnath Municipal Code
Trinidad	√	√	√	√			5% sales tax		Trinidad Marijuana Licensing Application
Two Buttes									
Vail									Vail Municipal Code
Victor									Victor Municipal Code
Vilas									
Vona									
Walden									CML Files
Walsenburg	√	√	√	√			5% excise tax		Link to Walsenburg's Marijuana Page

Municipal Retail Marijuana Status									
	Sales	Cultivation	Manufacturing	Testing	Delivery	On-site Consumption	Tax Information	Notes	Site/Code
Walsh									
Ward									
Wellington									In CML files
Westcliffe									Westcliffe Municipal Code
Westminster									Westminster Municipal Code
Wheat Ridge	√	√	√	√			3.5% sales tax		Wheat Ridge Municipal Code
Wiggins									Wiggins Marijuana Ordinance
Wiley									
Williamsburg									Prohibited by Chapter 2 Article II of Code
Windsor									Windsor Municipal Code
Winter Park							5% sales tax (sales not currently allowed)		Winter Park Municipal Code
Woodland Park									Woodland Park Municipal Code
Wray									
Yampa									
Yuma							5% sales tax with authority up to 10 (sales not currently allowed)		Yuma Municipal Code

√	Permitted					
Totals:	86	63	57	57	3	4

From: [Anna Stout](#)
To: [Randall Reitz](#); [Selestina Sandoval](#); [City Council](#)
Cc: [Wanda Winkelmann](#); [Greg Caton](#)
Subject: Re: City Council Workshop Packet
Date: Monday, June 7, 2021 1:21:52 PM

Wanda, can you please include Randall's email as part of the record for this topic and include it in the packet since it includes his reasoning and suggestions?

From: Randall Reitz <randallr@gjcity.org>
Sent: Sunday, June 6, 2021 7:04 AM
To: Selestina Sandoval <selestinas@gjcity.org>; City Council <City-Council@gjcity.org>
Cc: Wanda Winkelmann <wandaw@gjcity.org>; Greg Caton <gregc@gjcity.org>
Subject: Re: City Council Workshop Packet

City Leaders,

A reminder that I am on vacation this week. I initially picked this week because there were no meetings scheduled, but we then chose to add the extra workshop, which I will miss.

I have reviewed the packet and offer the following insights:

- As a new council member, this packet and the public outreach process has been very helpful. I appreciate how thorough and inclusive the process has been. I attended one of the listening sessions and was impressed by the staff on-site and the public involvement.
- It's obvious from the data that recreational marijuana remains a divisive topic in our community. Most of the questions in the survey and in the public response sessions produced bimodal responses, with the majority of responses clustered around the high and low ends of the spectrum.
- Given these strong opinions, I believe that it behooves us to "start low and go slow". We have no need to rush in and create a large marijuana industry. We are wiser to pay close attention to long-term ramifications on our community and residents. I discourage council members and city leaders from adopting a perspective that our goal is to grow a large marijuana industry. This is not a harmless presence in our community; minimizing the individual and community health deterrents should be our top priority.
- If we want to put any priority on maximizing tax revenues, then that revenue should come from higher tax rates rather than more volume of sales. I'm not convinced that our sales volume will be highly voluble at different tax rates. Our closest competitor is Palisade and it seems unlikely that potential purchasers will be willing to drive an additional 12 miles to save on the marginal tax rate. When I was at the listening session, it was clear to me that the public citizens in the room supported higher taxes, whereas the marijuana industry representatives were the ones pushing for lower taxes.
- I encourage city leaders to give strong consideration to Dr Mike Pramenko's efforts to

have. at least one dispensary come from a non-profit perspective, with all proceeds flowing to local non-profits that provide health and educational benefits in our community.

On an unrelated topic, I was impressed by the Mesa County Commissioner's letter to the editor in the Sentinel this morning. They spoke out in praise of the D51's successes with the school year and praised the teachers and school administrators who made this possible. I encourage City Council to write a similar letter. If we choose to do this, I'd be happy to produce the first draft.

I've greatly enjoyed my time on city council thus far. While it has taken up way more time than I'd anticipated and the learning curve has been steeper than I'd hoped, it has been the fruitful and collegial interactions with the other council members and city staff that have been especially rewarding. I look forward to seeing what we'll accomplish!

Sincerely,
Randall

From: Selestina Sandoval <selestinas@gjcity.org>
Sent: Friday, June 4, 2021 4:18 PM
To: City Council <City-Council@gjcity.org>
Cc: Wanda Winkelmann <wandaw@gjcity.org>; Greg Caton <gregc@gjcity.org>
Subject: City Council Workshop Packet

Good afternoon Mayor and Councilmembers,

The packet for next Monday's [Workshop](#) is now available.

Thank you!

Selestina Sandoval
Deputy City Clerk,
City of Grand Junction
250 North 5th Street
Grand Junction CO 81501
970.244.1423