AGENDA ITEM or FINAL CONTRACT REVIEW SUBMITTAL FORM

Agenda Item: Marijuana Facility License Signature; Riverland Re

Action Requested: Board of County Commissioners' Signature

Parties to the Agreement:

Term Begins: **Term Ends:** **Grant Contract #:**

Summary:

10-17-17 BOCC approved lic. , cont. on getting the CO for the building. They now have the CO and the license can be signed.

Fiscal Impact:

Submitted by: Beth Baker **Submitter's Email Address:** bbaker@gunnisoncounty.org

Finance Review: ○ Required ◉ Not Required

Comments:

Reviewed by: Discharge Date:

County Attorney Review: ◉ Required ○ Not Required

Comments:
ok db 6/15/18

Reveiwed by: GUNCOUNTY1\dBaumgarten Discharge Date: 6/15/2018 Certificate of Insurance Required

Yes ○ No ◉

County Manager Review:

Comments:

Reveiwed by: GUNCOUNTY1\jost Discharge Date: 6/15/2018

◉ Consent Agenda ○ Regular Agenda ○ Worksession Time Allotted: 0

Agenda Date: 6/19/2018

Revised April 2015

PUBLIC HEARING; RIVERLAND REMEDIES, LLC; MARIJUANA FACILITY LICENSE FOR CULTIVATION; 80 BUCKLEY ROAD, UNITS 2A, 2B AND 2C, RIVERLAND INDUSTRIAL PARK: Administrative Services Manager Beth Baker and applicant Rob Carney were present.

1. Open Public Hearing. Vice-chairperson Houck opened the Public Hearing at 8:53 am.

2. Public Notice Confirmation. ASM Baker confirmed that the Public Hearing had been properly public noticed.

3. Identify Ex Parte Communications. There were no ex parte communications identified.

4. Staff Presentation. ASM Baker introduced Rob Carnie as the owner applicant for the proposed 4,500 square foot facility. She also noted that the Certificate of Occupancy had not yet been received, so she explained that the hearing could continue for approval or denial based on that omission, or the hearing could be continued to a future date. If the Board opted to continue with the hearing and approval of the application, signing of the documentation could be postponed until receipt of the Certificate of Occupancy.

5. Applicant Presentation. Mr. Carnie explained that he and his two other staff members are all graduates from Western State Colorado University, and he provided a copy of the current site plan. He also explained that the facility would include a closed-loop system to help mitigate odors, as well as an air-chilling system, which would be more efficient than a traditional HVAC system. He stated his desire to be proactive regarding water cleanliness, and he is evaluating two potential options for managing wastewater; an underneath capture system and dehumidifiers that will reuse the water. Security will be stringent and compliant with sensor and lighting requirements, parking issues will be mitigated, and there are no traffic concerns. He stated that the facility will produce 200-300 pounds of product with each bimonthly harvest, and distribution will be limited throughout the state.

6. Board Questions. N/A.

7. Public Comments. Vice-chairperson Houck opened the Public Hearing to comments at 9:01 am, but no comments were provided.

8. Acknowledge Correspondence Received. No additional correspondence was identified.

9. Applicant Response. N/A.

10. Close Public Hearing. Vice-chairperson Houck closed the Public Hearing at 9:01 am and immediately reconvened the Gunnison County Board of County Commissioners Meeting.

Moved by Commissioner Messner, seconded by Vice-chairperson Houck to approve the Riverland Remedies, LLC marijuana facility license for cultivation on 80 Buckley Road, Units 2A, 2B and 2C at Riverland Industrial Park, contingent on receipt of the CO (Certificate of Occupancy). Motion carried unanimously. ASM Baker stated that final approval will appear on a future consent agenda.

GUNNISON SECURE STORAGE LOT SUBDIVISION; LUC-17-00015: Assistant Community and Economic Development Department Director Neal Starkebaum, Planner II Rachel Sabbato, and applicant representative AJ Cattles were present for discussion.

Planner II Sabbato stated that the application the subdivide 4.43 acres into two lots received unanimous approval from the Planning Commission, and that there have been no changes to the application since the joint public hearing. ACEDDD Starkebaum stated that Public Works will be allowing a requested waiver.

Moved by Commissioner Messner, seconded by Vice-chairperson Houck to approve the Gunnison Secure Storage Lot Subdivision, #LUC-17-00015. Motion carried unanimously.

1. Resolution; Approving Gunnison Secure Storage Subdivision, SE4SW4, Section 25 Township 50 North, Range 1 West New Mexico Principal Meridian at 1012 Highway 135, Gunnison County, Colorado, LUC #2017-15. **Moved** by Commissioner Messner, seconded by Commissioner Houck to approve Resolution #2017-39, a Resolution Approving Gunnison Secure Storage Subdivision as presented. Motion carried unanimously.

FINANCIALS:

1. Vouchers and Transfers Approval. Finance Director Linda Nienhueser presented the voucher approval report dated October 17, 2017 and the cash transfer authorization dated September 2017 for discussion and approval. **Moved** by Commissioner Messner, seconded by Vice-chairperson Houck to approve the vouchers in the total of $1,700,901.10. Motion carried unanimously. **Moved** by Commissioner Messner, seconded by Vice-chairperson Houck to approve the Cash Transfer in the total of $2,756,248.52. Motion carried unanimously.

Gunnison County
COLORADO

CERTIFICATE OF OCCUPANCY

This Certificate of Occupancy is hereby granted and certifies that units A, B, & C on the second floor of the two-story building located at 80 Buckley Drive, for property owner John Nichols, 86 Mulligan Drive, Crested Butte, CO 81224, and Lessee of the Space Rob Carney, PO Box 1901, Crested Butte, CO 81224 under Permit Number BP-17-00236 for the tenant build out of the space, in Gunnison County has been inspected and found to be in compliance with the 2015 IBC, and land use requirements of the County. An automatic sprinkler system is not required and has not been provided. Receipt of this certificate shall constitute authority for moderate-hazard factory industrial use proposed at the above location on or after the date of execution of this certificate. The building is Type II-B construction.

DATE: 6/6/2018

Crystal Lambert
Gunnison County Building Official

COUNTY OF GUNNISON

Community Development Department

Marijuana License- Conditional License

A Marijuana Facility License for cultivation was approved by the Gunnison County Marijuana Licensing Authority with conditions
On June 19, 2018 for
Riverland Remedies, LLC
Located At:
Riverland Industrial Park

80 Buckley Rd. Units 2A, 2B, and 2C, Crested Butte, Co. 81224

Effective Date of License: June 19, 2018
License Valid Through: June 19, 2021

This license is conditioned upon the following:

1) There shall be no noticeable odor which results from the Marijuana Facility detectable outside of the subject building at the property boundary.
2) As of the date of this license, the use, possession, distribution, and sale of marijuana is illegal under Federal law and those who engage in such activities do so at their own risk of criminal prosecution and a Federal action may result in the revocation of this license.
3) As mentioned in Resolution No. 2014-18 the applicant is consenting to inspections. Evidence from inspections or documented complaints regarding the facility in respect to the Standards in Resolution No. 2014-18 or in Section 9-104 of the *Gunnison County Land Use Resolution* or failure to comply with other applicable local or state regulations may result in the revocation of the Gunnison County Marijuana Facility License.
4) The license is approved conditioned upon receiving and maintaining all appropriate licenses with the Colorado Marijuana Licensing Authority. Failure to receive or maintain a valid applicable Colorado Marijuana License will result in the revocation of the Gunnison County Marijuana Facility License.

This license is issued subject to Gunnison County Board of County Commissioners Resolution No: 2014-19, "A Resolution Creating Licensing Regulations for Marijuana Cultivation, Manufacturing, and Testing Facilities. Resolution No. 2014-19 was adopted as allowed by the State of Colorado as provided by: article 43.3 of title 12, C.R.S. (the "CMMC) and 1 CCR 212-1, Series 100 through 1400, Medical Marijuana Rules ("the MMR"); and Article 43.4 of Title 12, C.R.S. (the "CRMC) and 1 CCR 212-2, Series 100 through 1400, Retail Marijuana Rules ("the RMR").

This conditional license is only valid through the expiration date shown. Any questions concerning this conditional license should be addressed to: Gunnison County Community Development Department, 221 N. Wisconsin #D, Gunnison, Co. 81230.

Authorized By:

_____ _____

Phil Chamberland Date

Chair of Gunnison County Marijuana Licensing Authority

I accept and will comply with all conditions of this Conditional License, and waive any and all objections to each condition of this License.

_____

License Holder/Owner of Business