

**TOWN OF RAYMOND**  
**BYLAW NO. 1061-18**

**BEING** a bylaw of the Town of Raymond, in the Province of Alberta, to amend Bylaw No. 987-11, being the municipality's Land Use Bylaw.

**WHEREAS** the Council of the Town of Raymond deems it necessary to amend Land Use Bylaw No. 987-11 to regulate retail cannabis sales and cannabis production facilities given the impending federal legislation legalizing retail sales of cannabis.

**AND WHEREAS** the purpose of proposed Bylaw No. 1061-18 is to include retail cannabis store and cannabis production facility as discretionary uses in the Industrial – I-1 land use district and include a set of accompanying use specific standards.

**AND WHEREAS** the municipality must prepare a corresponding bylaw and provide for its consideration at a public hearing.

**THEREFORE** under the authority and subject to the provisions of the Municipal Government Act, Revised Statutes of Alberta 2000, Chapter M-26, as amended, the Council duly assembled does hereby enact the following:

1. That section 2(4), Part 4 Land Use Districts, Industrial – I-1 is amended to include “Retail cannabis store” under the Discretionary uses - Municipal Planning Commission as follows:

Industrial – I-1, section 2(4) Discretionary uses – Municipal Planning Commission – *add the use* “Retail cannabis store”

2. That Part 3 Use Specific Standards is amended to include standards applicable to a retail cannabis store, inserted as section 10, as follows:

**10. RETAIL CANNABIS STORE**

- (1) A retail cannabis store shall not be approved if any portion of an exterior wall of the store is located within 300 m (984 ft) of:
  - (a) the boundary of a parcel of land on which a provincial health care facility is located, including any associated grounds,
  - (b) the boundary of a parcel of land containing a school (public or private), including any associated school grounds, or
  - (c) the boundary of a parcel of land that is designated as school reserve (SR) or municipal and school reserve (MSR) under the *Municipal Government Act*.
- (2) A retail cannabis store shall not be approved if any portion of an exterior wall of the store is located within 300 m (984 ft) of another retail cannabis store (measured to the exterior wall).
- (3) All parking and loading area requirements shall be provided in accordance with section 14, Off-Street Parking and Loading Requirements and Design Standards, Part 2 General Development Standards. The “Retail store” category in Table 1 – Minimum Required Off-street Parking, section 14, Part 2, shall be used to calculate off-street parking space requirements for a retail cannabis store.
- (4) The hours of operation for a retail cannabis store shall be limited to 10 a.m. to 9 p.m. daily.
- (5) All retail cannabis stores shall be subject to the condition that the applicant is responsible for obtaining all applicable approvals from the Alberta Gaming and Liquor Commission with a copy of such approvals submitted to the Town prior to operation of a retail cannabis store.
- (6) The applicant proposing a retail cannabis store shall submit the following additional information with the development permit application:

- (i) documentation demonstrating how the cannabis retail store complies with the Conditions Governing Cannabis Store Premises under the *Alberta Gaming, Liquor and Cannabis Regulation*; and
  - (ii) proposed exterior business signage and information demonstrating compliance with the Alberta Gaming and Liquor Commission store names.
3. That section 2(4), Part 4 Land Use Districts, Industrial – I-1 is amended to include “Cannabis production facility” under the Discretionary uses - Municipal Planning Commission as follows:  
  
Industrial – I-1, section 2(4) Discretionary uses – Municipal Planning Commission – *add the use “Cannabis production facility”*
4. That Part 3 Use Specific Standards is amended to include standards applicable to a cannabis production facility, inserted as section 11, as follows:

#### **11. CANNABIS PRODUCTION FACILITY**

- (1) The owner or applicant must provide as a condition of development a copy of the current licence for all activities associated with the cannabis production facility as issued by Health Canada.
  - (2) The owner or applicant must obtain any other approval, permit, authorization, consent or licence that may be required to ensure compliance with applicable federal, provincial and other municipal legislation.
  - (3) A cannabis production facility shall not be approved within 300 m (984 ft) of a residential district, measured from the building containing the use to the nearest property line of a parcel designated residential, unless the Development Authority is satisfied that adequate measures and high operational standards will be undertaken and maintained to minimize nuisance, hazard or noxious effect on vicinity land uses.
  - (4) The development must be undertaken in a manner such that all of the processes and functions are fully enclosed within a building, including waste materials.
  - (5) The development must include equipment designed and intended to remove odours from the air where it is discharged from the building as part of the ventilation system.
  - (6) All parking and loading area requirements shall be provided in accordance with section 14, Off-Street Parking and Loading Requirements and Design Standards, Part 2 General Development Standards. The “Research and development facility” category in Table 1 – Minimum Required Off-street Parking, section 14, Part 2, shall be used to calculate off-street parking space requirements for a retail cannabis store.
  - (7) A public utility and waste management plan shall be submitted with the development permit application that describes:
    - (a) estimated volume of monthly water usage;
    - (b) incineration of waste products and airborne emissions, including smell;
    - (c) the quantity and characteristics of liquid and waste material discharged by the facility; and
    - (d) the method and location of collection and disposal of liquid and waste material.
5. That the terms “Cannabis production facility” and “Retail cannabis store” are added to Part 5 Definitions and defined as follows:

**Cannabis production facility** means a development where federally licensed cannabis is grown, processed, packaged, tested, researched, destroyed, stored, or loaded for shipping.

**Retail cannabis store** means a development involving the use of a building where cannabis and cannabis accessories, licensed by the Province of Alberta, are offered for sale to individuals who attend the premises for off-site consumption, and may include storage within the premises of cannabis and cannabis accessories sufficient only to service such a store.



6. That the term "Cannabis" and "Cannabis accessories" are added to Part 5 Definitions and defined as follows:

**Cannabis** means cannabis as defined in the in the *Cannabis Act* (Canada) and its regulations, as amended from time to time.

**Cannabis accessory** means cannabis accessory as defined in the *Cannabis Act* (Canada) and its regulations, as amended from time to time.

7. That the term "Provincial health care facility" is added to Part 5 Definitions and defined as follows:

**Provincial health care facility** means a hospital as defined in the *Hospitals Act*.

8. That the following definitions in Part 5 Definitions are amended as follows (add the text shown in underlined italics; delete the text shown in ~~strikethrough~~):

**Home occupation** means the secondary use of a dwelling or accessory building by the occupant of the dwelling for an occupation, trade, profession or craft, which in the opinion of the Development Authority, does not change the residential character of the neighbourhood and is in accordance with the home occupation regulations of this bylaw. Home occupations are categorized into Home Occupation 1 and Home Occupation 2; refer to Part 4, section 22 of the General Residential – R-1 District for definitions. This use does not include sale of cannabis and cannabis accessories, which is classified as a "Retail cannabis store".

**Intensive horticultural operation** means use of land or buildings for the high yield production and/or sale of specialty crops such as a greenhouse, nursery, hydroponic or market garden, mushroom or sod farm. This use does not include production of cannabis.

**Retail store** means a development involving the retail sale, rental or lease of consumer goods, wares, merchandise, substances, articles or things from within a building and may include limited seasonal outdoor sales and storage on or about the store premises of limited quantities of goods sufficient only to service such a store. This use does not include sale of cannabis and cannabis accessories, which is classified as a "Retail cannabis store".

9. That the Table of Contents of Land Use Bylaw No. 987-11 is updated accordingly.
10. Bylaw No. 987-11, being the Land Use Bylaw, is hereby amended and a consolidated version of the Land Use Bylaw reflecting the amendment is authorized to be prepared, including formatting, page numbering and any necessary section numbering throughout.
11. This bylaw comes into effect upon third and final reading hereof.

READ a **first** time this 21<sup>st</sup> day of July, 2018.

  
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Mayor – Jim Depew

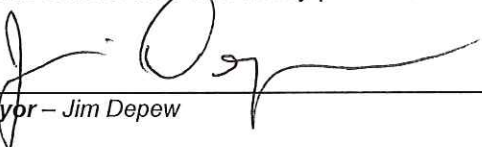
  
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Chief Administrative Officer – J. Scott Barton

READ a **second** time this 18<sup>th</sup> day of September, 2018.

  
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Mayor – Jim Depew

  
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Chief Administrative Officer – J. Scott Barton

READ a **third** time and finally passed this 18<sup>th</sup> day of September, 2018.

  
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Mayor – Jim Depew

  
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Chief Administrative Officer – J. Scott Barton