



AGENDA

A PUBLIC HEARING REGARDING THE BYLAWS OF THE TOWN OF TABER, IN THE PROVINCE OF ALBERTA, TO BE HELD IN THE COUNCIL CHAMBERS, ADMINISTRATION BUILDING, ON MONDAY, SEPTEMBER 25, 2017 AT 5:00 PM.

ITEM NO. 1. CALL TO ORDER

The Chair will explain the general procedure for the hearing, which may include:

- i) Informing the public of the 10 minute time limit for a speaker that has been established.
- ii) Informing that anyone speaking shall state their name for the record.

ITEM NO. 2. LAND USE AMENDMENT BYLAW NO. 10-2017

- i) Explanation of Purpose of Proposed Bylaw No.10-2017.
- ii) Presentation of Written or Oral Briefs **Against** the Proposed Bylaw No. 10-2017.
- iii) Presentation of Written or Oral Briefs **For** the Proposed Bylaw No. 10-2017.

ITEM NO. 3. CLOSE OF MEETING

The Mayor shall declare the hearing closed and Council will deliberate the merits of the information and opinions provided at the Public Hearing.



Council Request for Decision	
Meeting Date: September 25, 2017	
Subject: Bylaw 10-2017 Public Hearing	
Recommendation:	That Council accepts the information presented at the Public Hearing for Bylaw 10-2017.
Background:	<p>The Federal government is currently advancing legislation (Bill C-45, An Act respecting cannabis and to amend the Controlled Drugs and Substances Act, the Criminal Code and other Acts, the “Cannabis Act”) to legalize cannabis, with the intent to create a regulatory environment in which the production, distribution, and consumption of cannabis-related products is controlled in a safe and efficient manner. The Federal government has stated that they intend to legalize cannabis as early as July 2018.</p> <p>At May 8th’s regular council meeting the following Council resolution was made:</p> <p style="margin-left: 40px;">RES. 199/2017 MOVED by Councillor Strojwas that Council directs Administration, and the Taber Municipal Police Commission, to review current Bylaws, polices, and procedures, as well as review the funding for required resources for the passing marijuana legislation in 2018.</p> <p style="text-align: right; margin-right: 20px;">CARRIED UNANIMOUSLY</p> <p>Upon review, administration wishes to update Land Use Bylaw 14-2016 related to cannabis related activities. The amendment will provide clarity of interpretation of the bylaw prior to a future date when cannabis legalization is in effect. These amendments include definitions for Cannabis and new land uses for Cannabis Production and Distribution, Cannabis Retail Sales and Cannabis Lounges; and the refinement to existing land use classifications to clarify activities related to the production, sale or consumption of cannabis.</p> <p>The proposed amendments ensure Land Use Bylaw 14-2016 is prepared for future federal legislation legalizing non-medical cannabis. These amendments allow the Town to take proactive steps to regulate potential cannabis-related activities.</p> <p>Further amendments to assign uses to zones, specific development regulations, potential separation distances and other regulations to mitigate the impact of legalization will occur at a later date when Federal and Provincial legislation define the role of municipalities in regulating the production, access,</p>

	<p>and consumption of non-medical cannabis.</p> <p>Administration will continue to monitor the current state of the proposed Federal legislation, the development of provincial distribution legislation, and will consult with stakeholders on future amendments to Land Use Bylaw 14-2016 for non-medical cannabis related activities.</p> <p>On September 11, 2017, Council passed 1st reading of proposed bylaw 10-2017 and scheduled the public hearing for September 25, 2017.</p>
Legislation / Authority:	<p>Section 692 of the MGA allows for amendments to the Land Use Bylaw.</p> <p>Section 692 of the MGA requires Council to hold a public hearing before 2nd reading of a Bylaw.</p> <p>Section 606 of the MGA sets out the advertising requirements for a public hearing.</p>
Strategic Plan Alignment:	N/A
Financial Implication:	There are no financial implications at this time.
Service Level / Staff Resource Implication:	The staff resource implication is the time required by staff to review the proposed bylaw and prepare the advertisement and documents for Council and the Public Hearing.
Justification:	By accepting the information received from the Public Hearing, Council will be able to make a more informed decision on the proposed Bylaw 10-2017.
Alternative(s):	Alternative 1: That Council does not accept the information from the Public Hearing for Bylaw 10-2017.



Attachment(s):	Bylaw 10-2017 Marijuana Related Land Use Bylaw Amendments
-----------------------	--

APPROVALS:	
Originated By:	Emily Hembrough
Chief Administrative Officer (CAO) or Designate:	

**TOWN OF TABER
BYLAW NO. 10-2017**

A BYLAW FOR THE PURPOSE OF AMENDING THE TOWN OF TABER LAND USE BYLAW IN ACCORDANCE WITH THE MUNICIPAL GOVERNMENT ACT, CHAPTER M-26, REVISED STATUTES OF ALBERTA 2000, AS AMENDED

WHEREAS the Town of Taber adopted Land Use Bylaw No. 14-2016;

AND WHEREAS Council wishes to amend Land Use Bylaw No. 14-2016 to make textual amendments and additions that were previously omitted to better achieve the orderly, economical and beneficial use of land in the Town of Taber.

NOW THEREFORE, the Council of the Town of Taber in the Province of Alberta, duly assembled in Council, hereby amends No. Bylaw 14-2016 as follows:

1. Add the following to Part 5.0 in accordance with the numerical order of the list and renumbering accordingly:

- Cannabis** Means a cannabis plant and anything referred to in subsection 1.2.1.x.a but does not include anything referred to in subsection 1.2.1.x.b:
- a. Cannabis includes:
 - I. any part of a cannabis plant, including the phytocannabinoids produced by, or found in, such a plant, regardless of whether that part has been processed or not, other than a part of the plant referred to in subsection 1.2.1.x.b.
 - II. any substance or mixture of substances that contains or has on it any part of such a plant;
 - III. any substance that is identical to any phytocannabinoid produced by or found in, such a plant, regardless of how the substance was obtained.
 - b. Notwithstanding subsection 1.2.1.x.a, Cannabis does not include:
 - I. a non-viable seed of a cannabis plant;
 - II. a mature stalk, without any leaf, flower, seed or branch, of such plant;
 - III. fibre derived from a stalk referred in subsection 1.2.1.x.b.ii; and
 - IV. the root or any part of the root of such a plant.

- Cannabis Lounge** means development used principally for one or more of the following activities as it relates to Cannabis;
- a. the production, cultivation, and growth of Cannabis;
 - b. the processing of raw materials;
 - c. the making, testing, manufacturing, assembling or in any way altering the chemical or physical properties of semi-finished or finished goods and products;
 - d. the storage or transshipping of materials, goods, and products; or
 - e. the distribution and sale of materials, goods, and products to Cannabis Retail Sales stores or to individual customers.

Must be licensed and operating pursuant to federal legislation.

Cannabis Production and Distribution means development used principally for one or more of the following activities as it relates to Cannabis;

- a. the production, cultivation, and growth of Cannabis;
- b. the processing of raw materials;
- c. the making, testing, manufacturing, assembling or in any way altering the chemical or physical properties of semi-finished or finished goods and products;
- d. the storage or transshipping of materials, goods, and products; or
- e. the distribution and sale of materials, goods, and products to Cannabis Retail Sales stores or to individual customers.

Must be licensed and operating pursuant to federal legislation.

Cannabis Retail Sales Means development used for the retail sale of Cannabis that is authorized by federal and provincial legislation. This Use does not include Cannabis Production and Distribution.

2. Deleting the following definitions entirely and replacing with the following in accordance with the numerical order of the list and renumbering accordingly:

(9) **Agricultural Operations** means a use involving:

- (a) the cultivation of land
- (b) the raising of livestock, but excluding “Confined Feeding Operations” as defined by the Agricultural Operations and Practices Act (AOPA),
- (c) the production of agricultural field crops,
- (d) the production of fruit, vegetables, sod, trees, shrubs and other specialty horticultural crops,
- (e) the production of milk and eggs,
- (f) the production of honey,
- (g) the operation of agricultural machinery and equipment including irrigation pumps and the application of fertilizers, manure, insecticides, pesticides, fungicides and herbicides including application by ground and aerial spraying for agricultural purposes.

This use does not include a Seed Cleaning Plant (see “Agricultural Processing”) and Cannabis Production and Distribution Facility.

(10) **Agricultural Processing** means a use comprising a small scale facility, employing 50 or fewer people where agricultural produce such as grains, legumes, honey, etc. – is collected, sorted, washed, cleaned, dusted, waxed, cooked, or otherwise prepared or processed into finished or semi finished products and from which such produce is shipped to a wholesale or retail outlet or for further processing. This use may be a bakery, dairy, or other similar small scale facility and includes “Seed Cleaning Plant,” and may include limited processing of meat products prior to shipment to a retail outlet but this

excludes an “Abattoir” or any activity used for the slaughtering of animals or the boiling of blood, tripe or bones.

This use does not include Cannabis Production and Distribution Facility.

- (35) **Clinic** means a use for the purpose of consultation, diagnosis and office treatment by physicians, dentists, drugless practitioners, opticians, optometrists, chiropractors, their staff and their patients and; without limiting the generality of the foregoing, including waiting rooms, treatment rooms, laboratories and dispensaries, directly associated with the clinic. Includes medical Cannabis clinics and counseling services provided by a medical professional on location who is licensed/authorized to prescribe medical marijuana and provide advice on best strain, dosage, and delivery methods.
- (45) **Convenience Food Store** means a use that specializes in convenience type retail items such as groceries, soft drinks and other similar goods. This Use does not include Cannabis Retail Sales.
- (47) **Drinking Establishment** means a use, licensed by the Alberta Liquor Control Board, where the main purpose is to serve alcoholic beverages for consumption on the premises, and any preparation or serving of food and entertainment is ancillary to such use. This Use does not include Cannabis Lounges.
- (61) **Food and/or Beverage Service Facility** means a building or portion thereof, in which food and/or beverages are prepared to be sold for consumption on the premises or for take-out, and without limiting the generality of the foregoing, may include such facilities as restaurants, drive-through in food establishments, taverns, bars, cocktail lounges and catering services. This Use does not include Cannabis Lounges.
- (71) **Greenhouse, Commercial** means a use for the growing of flowers, fruits, vegetables, plants, shrubs, trees and similar vegetation which are not necessarily transplanted outdoors on the same lot containing such greenhouse, and are sold directly from the site either wholesale or retail.
- (76) **Home Occupation – Class 1** means a use:
- (a) that comprises business that is incidental and subordinate to the principal residential use of the dwelling unit in which it is located;
 - (b) that due to its scale and intensity, no impacts of the business are observed or felt outside of the dwelling unit;
 - (c) that has a maximum of one (1) visit per day;
 - (d) that does not require any person other than the resident of the dwelling unit, to work at the residence where the use is located; and

(e) that does not require a private garage or other accessory buildings of the dwelling unit to be used in the operation of the use;

(f) that does not exceed a maximum of two per dwelling unit; and

(g) that does not cause electronic interference, dust, noise, odour, smoke, or anything of offensive or objectionable nature, which is detectable to normal sensory perception, outside of the building containing the use.

This Use does not include Cannabis Retail Sales or Cannabis Production and Distribution.

This use does not include Cannabis Retail Sales and Cannabis Production and Distribution Facility.

(77) Home Occupation – Class 2 means a use:

(a) that comprises business that is incidental and subordinate to the principal residential use of the dwelling unit in which it is located;

(b) that due to its scale and intensity, no impacts of the business are observed or felt outside of the dwelling unit;

(c) that does not require any person other than the resident of the dwelling unit, to work at the residence where the use is located;

(d) a use that may have one person, other than the resident of the Dwelling Unit, working at the residence where the use is located; and

(e) a use that may require a private garage or other accessory building of the dwelling unit to be use in the operation of the Home Occupation;

(f) that does not exceed a maximum of one per dwelling unit; and

(g) that does not create electronic interference, dust , noise, odour, smoke or anything of an offensive or objectionable nature, which is detectable no normal sensory perception, outside the building containing the use.

This Use does not include Cannabis Retail Sales or Cannabis Production and Distribution.

(80) Industry / Manufacturing, Small Scale means an industry engaged in the assembly, processing, manufacture, cleaning, testing, repairing, storage, or distribution of various materials into a new product and the industry may include most or all of the following characteristics:

(a) can be developed on smaller parcels of land,

(b) is suitable for industrial parks,

(c) most of the activities are confined to the building,

(d) does not require large areas of outdoor storage,

(e) does not produce emissions which are obnoxious or hazardous,

(f) employs 50 or fewer people on site.

This use does not include a Seed Cleaning Plant (see “Agricultural Processing”) and Cannabis Production and Distribution Facility.

- (83) **Laboratory** Means the use for scientific, medical and/or dental testing experimentation and/or research.
This use does not include Cannabis related experimentation.
- (89) **Medical Office** means a use consisting of an office in which the practice of the professions of medicine, psychiatry, psychotherapy, dentistry or optometry is carried on or in which the treatment by osteopathy, naturopathy or chiropractic is carried out. Includes medical Cannabis clinics and counseling services provided by a medical professional on location who is licensed/authorized to prescribe medical marijuana and provide advice on best strain, dosage, and delivery methods.
- (95) **Nursery and Garden Store** means the use where trees, shrubs or plants are grown or stored for the purpose of transplanting, for use as stock, for grafting, or for the purpose of retail or wholesale.

This use does not include Cannabis Retail Sales and Cannabis Production and Distribution Facility.
- (101) **Pharmaceutical and Medical Products Industry** means a use for the manufacture, fabrication and processing of drugs in pharmaceutical preparations for human or veterinary use, and the manufacture of orthopaedic, prosthetic and surgical appliances and supplies.

This use does not include Cannabis Production and Distribution Facility.
- (102) **Pharmacy** means a retail use that dispenses prescription drugs and sells, among other things, non-prescription medicines, health and beauty products, and associated sundry items.

This use does not include Cannabis Retail Sales.
- (122) **Retail Store** means a use:
(a) where merchandise is sold or rented to the public;
(b) where merchandise is stocked on the premises in quantities sufficient only to supply the premises;
(c) that may display the items for sale within the use outside of a building a maximum distance of 6.0 metres from the public entrance to the use; and
(d) must not locate any outdoor display area in a required setback if it impedes pedestrian movement.
This Use does not include Cannabis Retail Sales.
3. The remainder of Bylaw 14-2016 is not amended by this Bylaw 4-2017 and remains in full force and effect.

4. It is the intention of the Town Council that each separate provision of this Bylaw shall be deemed independent of all other provisions herein and it is further the intention of the Town Council that if any provision of the Bylaw be declared invalid, all other provisions thereof shall remain valid and enforceable.

RES. **READ** a first time this 11th day of September, 2017.

RES. **READ** a second time this 25th day of September, 2017.

RES. **READ** a third time this 25th day of September, 2017.

Mayor

Chief Administrative Officer

Marijuana Related Land Use Bylaw Amendments

Purpose

Based on direction of Town Council (RES.172/2017) Administration and Chief Abela have reviewed current bylaws, policies, and procedures related to the potential legalization of marijuana in 2018. The review will continue as more information is made available by the Federal and Provincial governments. In the meantime, administration proposes amending Land Use Bylaw 14-2016 related to cannabis related activities. The amendment will provide clarity of interpretation of the bylaw prior to a future date when cannabis legalization is in effect. These amendments include definitions for Cannabis and new land uses for Cannabis Production and Distribution, Cannabis Retail Sales and Cannabis Lounges; and the refinement to existing land use classifications to clarify activities related to the production, sale or consumption of cannabis.

Background

The Federal government is currently advancing legislation (Bill C-45, An Act respecting cannabis and to amend the Controlled Drugs and Substances Act, the Criminal Code and other Acts, the "*Cannabis Act*") to legalize cannabis, with the intent to create a regulatory environment in which the production, distribution, and consumption of cannabis-related products is controlled in a safe and efficient manner. The Federal government has stated that they intend to legalize cannabis as early as July 2018.

The proposed amendments are in response to FCM's "Cannabis Legalization Primer" and municipal best practices – particularly the process of the City of Edmonton for which these amendments are based on. The intent of the proposed text amendments is to ensure that the Land Use Bylaw 14-2016 is prepared for a future state when cannabis legalization has occurred. These text amendments provide clarity of interpretation but do not assign these new uses to zones, nor do they set out specific development regulations, or mitigation approaches (such as separation distances) with the bylaw as these elements must be informed by a provincial regulatory framework currently under development. Further work will be required of administration to support the development of a zoning, development permitting, and business licensing framework. This work will happen at a later date once there is greater clarity of municipal roles subsequent to the finalization of federal and provincial legislation. The Medical and Recreational Marijuana Report developed by the Planning and Economic Development Department should be referenced at this point.

Proposed Definitions

The proposed bylaw introduces a definition for Cannabis. As cannabis will continue to be treated as a controlled substance, the definition for cannabis within Land Use Bylaw 14-2016 is consistent with federal definitions for cannabis and its derivatives found in the *Cannabis Act*.

Proposed Uses

The proposed bylaw introduces three uses to Land Use Bylaw 14-2016, Cannabis Lounges, Cannabis Retail Sales and Cannabis Productions and Distribution, and clarifies that a number of existing uses are not to include the sale or consumption of cannabis. The intent of these changes is to provide clarity through defined land uses with Land Use Bylaw 14-2016, and ensure that these uses are not inadvertently classified within existing uses. The amendments will also ensure that future regulations for

these uses can be applied from the outset, rather than creating a potential for legal non-conforming uses to results after federal legalization occurs.

For example, without the proposed amendments it could be interpreted that the activity of selling cannabis could fall within the current General Retail Store Use if retail sale of cannabis is legalized. However, the proposed new Cannabis Retail Sales use will include the sale of cannabis and cannabis derived products to clarify that this activity is to be excluded from Convenience Retail Stores and General Retail Stores.

For Cannabis Production and Distribution, it is difficult to predict the variety of products and applications that will develop after federal legalization therefore the definition is intended to be general, to capture all activities related to production and distribution of any cannabis related product, such as the processing of raw materials; making, testing, manufacturing, assembling or in any way altering the chemical or physical properties of semi-finished or finished goods and products; and the distribution of these goods and products to Cannabis Retail Sales stores or to individual customers.

The Cannabis Lounges use is introduced to describe a circumstance where cannabis and cannabis-derived products are sold and consumed within the business premises. This new classification is intended to differentiate this use from other eating and drinking uses already defined in Land Use Bylaw 14-2016 (for example, Drinking Establishment).

Administration does not anticipate a need to regulate recreational home production of cannabis through Land Use Bylaw 14-2016, as the proposed *Cannabis Act* clearly limits home production to four plants less than 100cm in height per dwelling. However, Administration will continue to monitor the current state of the proposed federal legislation and will review possible municipal bylaw amendments for recreational home production of cannabis and cannabis-related products as needed.

Conclusion

The proposed amendments ensure Land Use Bylaw 14-2016 is prepared for future federal legislation legalizing non-medical cannabis. These amendments allow the Town to take proactive steps to regulate potential cannabis-related activities. **Further amendments to assign uses to zones, specific development regulations, potential separation distances and other regulations to mitigate the impact of legalization will occur at a later date when Federal and Provincial legislation define the role of municipalities in regulating the production, access, and consumption of non-medical cannabis.**

Administration will continue to monitor the current state of the proposed Federal legislation, the development of provincial distribution legislation, and will consult with stakeholders on future amendments to Land Use Bylaw 14-2016 for non-medical cannabis related activities.

Mark-Up of Proposed Text Amendments to Land Use Bylaw 14-2016

Black Font	Existing Text in Land Use Bylaw 14-2016
Strikethrough	Proposed deletion from Land Use Bylaw 14-2016
<u>Underline</u>	Proposed addition to Land Use Bylaw 14-2016
Blue Font	Rationale

1.2 General Definitions

1.2.1 Definitions

- 1.2.1.x** **Cannabis** means a cannabis plant and anything referred to in subsection 1.2.1.x.a but does not include anything referred to in subsection 1.2.1.x.b:
- a. Cannabis includes:
- I. any part of a cannabis plant, including the phytocannabinoids produced by, or found in, such a plant, regardless of whether that part has been processed or not, other than a part of the plant referred to in subsection 1.2.1.x.b.
 - II. any substance or mixture of substances that contains or has on it any part of such a plant;
 - III. any substance that is identical to any phytocannabinoid produced by or found in, such a plant, regardless of how the substance was obtained.
- b. Notwithstanding subsection 1.2.1.x.a, Cannabis does not include:
- I. a non-viable seed of a cannabis plant;
 - II. a mature stalk, without any leaf, flower, seed or branch, of such plant;
 - III. fibre derived from a stalk referred in subsection 1.2.1.x.b.ii; and
 - IV. the root or any part of the root of such a plant.

New Cannabis definition to align with the federal definitions for cannabis in the *Cannabis Act*.

2.4 Parking

2.4.3 Parking and Loading Requirements

Table 2-1: Parking Standards

ADD new uses Cannabis Lounges (1/ 10 m² of Floor Area, plus a minimum of 3 staff parking stalls), Cannabis Production and Distribution (1/ 100 m² of Floor Area), and Cannabis Retail Sales (1/ 25 m² of Floor Area) into table.

5.0 Use Definitions

Agricultural Operations

means a use involving:

- (a) the cultivation of land
- (b) the raising of livestock, but excluding “Confined Feeding Operations” as defined by the Agricultural Operations and Practices Act (AOPA),
- (c) the production of agricultural field crops,
- (d) the production of fruit, vegetables, sod, trees, shrubs and other specialty horticultural crops,
- (e) the production of milk and eggs,
- (f) the production of honey,
- (g) the operation of agricultural machinery and equipment including irrigation pumps and the application of fertilizers, manure, insecticides, pesticides, fungicides and herbicides including application by ground and aerial spraying for agricultural purposes.

Clarify the intent of the use to exclude any production, cultivation or growth of Cannabis.

This use does not include a Seed Cleaning Plant (see “Agricultural Processing”) [and Cannabis Production and Distribution Facility.](#)

Agricultural Processing

means a use comprising a small scale facility, employing 50 or fewer people where agricultural produce such as grains, legumes, honey, etc. – is collected, sorted, washed, cleaned, dusted, waxed, cooked, or otherwise prepared or processed into finished or semi finished products and from which such produce is shipped to a wholesale or retail outlet or for further processing. This use may be a bakery, dairy, or other similar small scale facility and includes “Seed Cleaning Plant,” and may include limited processing of meat products prior to shipment to a retail outlet but this excludes an “Abattoir” or any activity used for the slaughtering of animals or the boiling of blood, tripe or bones.

Clarify the intent of the use to exclude any production, cultivation or growth of Cannabis.

[This use does not include Cannabis Production and Distribution Facility.](#)

<u>Cannabis Lounges</u>	<u>Means development where the primary purpose of the facility is the sale of Cannabis to the public, for the consumption within the premises that is authorized by federal and provincial legislation. This Use does not include Cannabis Production and Distribution.</u>	New Cannabis Lounges Use to provide ability to regulate and mitigate the potential impacts and to ensure the activities of this use do not inadvertently become classified under other eating and drinking establishment uses.
<u>Cannabis Production and Distribution</u>	<u>means development used principally for one or more of the following activities as it relates to Cannabis;</u> <ol style="list-style-type: none"> a. <u>the production, cultivation, and growth of Cannabis;</u> b. <u>the processing of raw materials;</u> c. <u>the making, testing, manufacturing, assembling or in any way altering the chemical or physical properties of semi-finished or finished goods and products;</u> d. <u>the storage or transshipping of materials, goods, and products; or</u> e. <u>the distribution and sale of materials, goods, and products to Cannabis Retail Sales stores or to individual customers.</u> <u>Must be licensed and operating pursuant to federal legislation.</u>	New Cannabis Production and Distribution definition to provide ability to appropriately regulate and mitigate potential impacts of specific development.
<u>Cannabis Retail Sales</u>	<u>Means development used for the retail sale of Cannabis that is authorized by federal and provincial legislation. This Use does not include Cannabis Production and Distribution.</u>	New Cannabis Retail Sales Use to provide ability to regulate and mitigate the potential impacts and to ensure the activities of this use do not inadvertently become classified under other retail uses.
<u>Clinic</u>	means a use for the purpose of consultation, diagnosis and office treatment by physicians, dentists, drugless practitioners, opticians, optometrists, chiropractors, their staff and their patients and; without limiting the generality of the foregoing, including waiting rooms, treatment rooms, laboratories and dispensaries, directly associated with the clinic. <u>Includes medical Cannabis clinics and counseling services provided by a medical professional on location who is licensed/authorized to prescribe medical marijuana and provide advice on best strain, dosage, and delivery methods.</u>	Clarify intent of the use to include medical cannabis clinics and counselling services when licensed medical professionals are on location.

Convenience Food Store	means a use that specializes in convenience type retail items such as groceries, soft drinks and other similar goods. <u>This Use does not include Cannabis Retail Sales.</u>	Clarify intent of the use to exclude Cannabis Retail Sales.
Drinking Establishment	means a use, licensed by the Alberta Liquor Control Board, where the main purpose is to serve alcoholic beverages for consumption on the premises, and any preparation or serving of food and entertainment is ancillary to such use. <u>This Use does not include Cannabis Lounges.</u>	Clarify intent of the use to exclude Cannabis Lounge.
Food and/or Beverage Service Facility	means a building or portion thereof, in which food and/or beverages are prepared to be sold for consumption on the premises or for take-out, and without limiting the generality of the foregoing, may include such facilities as restaurants, drive-through in food establishments, taverns, bars, cocktail lounges and catering services. <u>This Use does not include Cannabis Lounges.</u>	Clarify intent of the use to exclude Cannabis Lounge.
Greenhouse, Commercial	means a use for the growing of flowers, fruits, vegetables, plants, shrubs, trees and similar vegetation which are not necessarily transplanted outdoors on the same lot containing such greenhouse, and are sold directly from the site either wholesale or retail. <u>This use does not include Cannabis Retail Sales and Cannabis Production and Distribution Facility.</u>	Clarify the intent of the use to exclude Cannabis Retail Sales and any production, cultivation or growth of Cannabis.
Home Occupation – Class 1	means a use: (a) that comprises business that is incidental and subordinate to the principal residential use of the dwelling unit in which it is located; (b) that due to its scale and intensity, no impacts of the business are observed or felt outside of the dwelling unit; (c) that has a maximum of one (1) visit per day; (d) that does not require any person other than the resident of the dwelling unit, to work at the residence where the use is located; and (e) that does not require a private garage or other accessory buildings of the dwelling unit to be used in the operation of the use; (f) that does not exceed a maximum of two per dwelling unit; and (g) that does not cause electronic interference, dust, noise, odour, smoke, or anything of offensive or objectionable nature, which is detectable to normal sensory perception, outside of the building containing the use. <u>This Use does not include Cannabis Retail Sales or Cannabis Production and Distribution.</u>	Clarify intent of the use to exclude Cannabis Retail Sales and Cannabis Production and Distribution.
Home Occupation – Class 2	means a use: (a) that comprises business that is incidental and subordinate to the principal residential use of the dwelling unit in which it is located;	Clarify intent of the use to exclude Cannabis Retail Sales and Cannabis Production

- (b) that due to its scale and intensity, no impacts of the business are observed or felt outside of the dwelling unit;
- (c) that does not require any person other than the resident of the dwelling unit, to work at the residence where the use is located;
- (d) a use that may have one person, other than the resident of the Dwelling Unit, working at the residence where the use is located; and
- (e) a use that may require a private garage or other accessory building of the dwelling unit to be use in the operation of the Home Occupation;
- (f) that does not exceed a maximum of one per dwelling unit; and
- (g) that does not create electronic interference, dust , noise, odour, smoke or anything of an offensive or objectionable nature, which is detectable no normal sensory perception, outside the building containing the use.

and Distribution.

This Use does not include Cannabis Retail Sales or Cannabis Production and Distribution.

Industry/Manufacturing, Small Scale

means an industry engaged in the assembly, processing, manufacture, cleaning, testing, repairing, storage, or distribution of various materials into a new product and the industry may include most or all of the following characteristics:

Clarify the intent of the use to exclude any production, cultivation or growth of Cannabis.

- (a) can be developed on smaller parcels of land,
- (b) is suitable for industrial parks,
- (c) most of the activities are confined to the building,
- (d) does not require large areas of outdoor storage,
- (e) does not produce emissions which are obnoxious or hazardous,
- (f) employs 50 or fewer people on site.

This use does not include a Seed Cleaning Plant (see "Agricultural Processing") and Cannabis Production and Distribution Facility.

Laboratory

Means the use for scientific, medical and/or dental testing experimentation and/or research.

This use does not include Cannabis related experimentation.

Clarify the intent of the use to exclude any production, cultivation or growth of Cannabis.

Medical Office	<p>means a use consisting of an office in which the practice of the professions of medicine, psychiatry, psychotherapy, dentistry or optometry is carried on or in which the treatment by osteopathy, naturopathy or chiropractic is carried out. <u>Includes medical Cannabis clinics and counseling services provided by a medical professional on location who is licensed/authorized to prescribe medical marijuana and provide advice on best strain, dosage, and delivery methods.</u></p>	<p>Clarify intent of the use to include medical cannabis clinics and counselling services when licensed medical professionals are on location.</p>
Nursery and Garden Store	<p>means the use where trees, shrubs or plants are grown or stored for the purpose of transplanting, for use as stock, for grafting, or for the purpose of retail or wholesale.</p> <p><u>This use does not include Cannabis Retail Sales and Cannabis Production and Distribution Facility.</u></p>	<p>Clarify the intent of the use to exclude Cannabis Retail Sales and any production, cultivation or growth of Cannabis.</p>
Pharmaceutical and Medical Products Industry	<p>means a use for the manufacture, fabrication and processing of drugs in pharmaceutical preparations for human or veterinary use, and the manufacture of orthopaedic, prosthetic and surgical appliances and supplies.</p> <p><u>This use does not include Cannabis Production and Distribution Facility.</u></p>	<p>Clarify the intent of the use to exclude any production, cultivation or growth of Cannabis.</p>
Pharmacy	<p>means a retail use that dispenses prescription drugs and sells, among other things, non-prescription medicines, health and beauty products, and associated sundry items.</p> <p><u>This use does not include Cannabis Retail Sales.</u></p>	<p>Clarify the intent of the use to exclude Cannabis Retail Sales.</p>
Retail Store	<p>means a use:</p> <ul style="list-style-type: none"> (a) where merchandise is sold or rented to the public; (b) where merchandise is stocked on the premises in quantities sufficient only to supply the premises; (c) that may display the items for sale within the use outside of a building a maximum distance of 6.0 metres from the public entrance to the use; and (d) must not locate any outdoor display area in a required setback if it impedes pedestrian movement. <p><u>This Use does not include Cannabis Retail Sales.</u></p>	<p>Clarify intent of the use to exclude Cannabis Retail Sales.</p>