

MINUTES
Planning Commission
August 12, 2024

The City of Wyoming Planning Commission met in regular session on August 12, 2024, in the Council Chambers at the City Building. The meeting was called to order at 7:00 p.m. by Jon B. Boss, Chair. Attendance was as follows:

MEMBERS:

Jon B. Boss, Chair
Phyllis Bossin
Ethan Pagliaro

ABSENT:

Dan Driehaus
Dan Johnson

STAFF:

Megan Statt Blake, Community Development Director
Tana Bere, Community Development Specialist

Citizen Participation:

There were no citizens present.

Approval of May 13, 2024 Meeting Minutes:

Mr. Pagliaro moved to approve the minutes as written. Ms. Bossin seconded the motion. By voice vote, all voted yes, the motion carried.

Business:

Adult Use Marijuana: Prohibition on Cultivating, Processing, and/or Sale:

Ms. Statt Blake commented that the final draft of the legislation has been prepared by the City Solicitor at the direction of City Council. The legislation prohibits properties within the community from being used to cultivate, process, or sell adult use recreational marijuana or products made from it.

Members may recall that Ohio voters passed Issue 2 in November 2023 allowing the cultivation, sale, and use of recreational marijuana products in the state. The measure provided a means for communities to prohibit these activities from occurring by allowing them to specifically prohibit them in their local regulations.

At the July 22, 2024 Committee of the Whole meeting, Council members concurred on pursuing prohibition on the use of properties within Wyoming for the cultivation, processing, or sale of

recreational marijuana. As such, a prohibition would be enacted through an amendment to the Planning & Zoning Code, therefore it must be reviewed by the Planning Commission.

Ms. Statt Blake added that the law states that there must be at least a mile limit between dispensaries. The closest one to Wyoming is on Vine Street in Hartwell. The existing permit holders for medical dispensaries get first chance at being a recreational dispensary permit holder. It is anticipated that the existing dispensary in Hartwell will be granted a recreational dispensary permit as well. There are currently eight dispensaries in Hamilton County. The process for a new license to be a dispensary is a longer process than granting an existing business a license.

The north Pike area of the City would be the only area a dispensary could be operated as it would be about a mile away from the existing Hartwell operation. Additionally, dispensaries must be 500 feet away from a school, church, public library, public park, and public playground.

Mr. Pagliaro asked for clarification regarding the potential tax revenue of the dispensaries. Ms. Statt Blake stated that the Ohio Revised Code indicates that all sales of adult use marijuana are taxed an additional ten percent over the local and state sales tax. The ten percent will be split into several different funds with 36 percent going to the host community cannabis fund. The City estimated that it could receive roughly 3.5 percent of sales of marijuana that could potentially come to the City as a tax revenue. City Council felt that the potential revenue was not worth the potential downside of this type of business.

With no additional questions or comments, Ms. Bossin moved to recommend City Council approve the draft legislation to amend the Planning & Zoning Code to prohibit the use of property for the cultivation, processing, and/or sale of adult use marijuana within the City. Mr. Pagliaro seconded the motion. By roll call vote, 3-0, all voted yes, the motion carried.

Excusal of Absent Members:

Mr. Pagliaro moved to excuse Mr. Driehaus and Mr. Johnson. Ms. Bossin seconded the motion. By roll call vote, 3-0, all voted yes, the motion carried.

Adjourn:

With no further business before the Members, Ms. Bossin moved to adjourn the meeting. Mr. Pagliaro seconded the motion. All voted yes, the meeting adjourned at 7:15 p.m.

Respectfully submitted,

Debby Martin, Executive Assistant

Jon B. Boss, Chair