



**Planning
Development
Project Management**

To: Chris Frotten, Municipality of Barrington
From: Chris Millier
Date: May 10, 2019
Re: Draft MPS/LUB Amendment Text, K. Anthony Application and Cannabis Production and Processing Uses

Further to the Municipal Planning Advisory Committee's directions regarding the options to respond to the K. Anthony rezoning proposal for lands 42 Hwy. 330, Barrington Passage to enable the development of a lobster storage facility/tank house I have prepared draft amendments to the Municipal Planning Strategy and Land Use By-law for the Committee's consideration.

These amendments generally enable consideration of lobster pounds and related retail in the Commercial General (CG) Zone by Development Agreement, identified in the January 24, 2019 Options report as Option B(2).

The draft amendments also address Coastal Wetland and Environment policies which require concurrent revision to support the proposed amendments to the General Commercial policies.

The Development Agreement process requires that an applicant prepares and submits a report, prepared by a qualified person, identifying terms and conditions to address sea level rise and environmental mitigation measure if any development is to be considered.

The Municipality has also indicated that it wishes to include in the MPS and LUB policies and regulatory provisions relating to the potential development of cannabis production and processing facilities. Draft text is also enclosed for these amendments.

The proposed amendment will require any proposed cannabis production and processing facilities to be considered only be development agreement. The use will only be permitted in the Business Park (BP) and Rural Development (RD) zones and any new structure will be required to be separated by at least 300 feet from a dwelling or community use.

The draft amendments are generally consistent with the regulatory approach in the Municipality of Argyle. It is also noted that the production of cannabis (other than what is permitted for personal use in an individuals' dwelling) is subject to a variety of both provincial and federal regulations. Regulations under these other jurisdictions include matters relating to technical requirement for production facilities, product quality assurance and facility security. It is also noted that all structures relating to cannabis production will be subject to provincial building, electrical codes as well as any applicable regulations under the Department of Environment.