



City of Hemet
ZONING VERIFICATION APPLICATION
RETAIL STOREFRONT C-2 COMMERCIAL GENERAL

Planning Division
455 East Florida Avenue
Hemet, CA 92543
Ph: 951.765.2375
E: Cannabis@hemetca.gov

1. Property Information

Address: _____
Assessor's
Parcel
Number(s): _____

2. Applicant Information – the Applicant is the designated contact to receive materials from the City.

Applicant Name: _____
Business Name: _____
Applicant
Address: _____
Contact Name: _____
Phone Number: _____
Email: _____

Storefront Commercial Cannabis Business (SCCB) for Cannabis must be located in the C-2 (general commercial) zone of the city and must meet all of the requirements for development in these zones.

3. Important Development and Zoning Standards:

The retail business must meet the following:

Section 18-525(b)

Retail cannabis businesses must be located in the C-2 (general commercial) zone of the city and must meet all of the requirements for development in these zones.

Section 18-525(b)(1)

Be no closer than 600 feet from any other cannabis retail business; and for the purposes of this subsection (b) distances shall be measured along the shortest path of travel between the entrance to the retail business and the structure containing the use.

Section 18-525(b)(2) per Section 18-525(a)(3)

Be no closer than 500 feet to any of the uses described in Sec. 18-525(a)(3)

For the purposes of this subsection (b) distances shall be measured along the shortest path of travel between the entrance to the retail business and the structure containing the use:

- a. *A school providing instruction in kindergarten or any grades 1 through 12, (whether public, private, or charter, including pre-school, transitional kindergarten, and K-12)*
- b. *A commercial daycare center licensed by the state, county or city or that is in existence at the time the license is issued, unless the State licensing authority or the City specifies a different radius; or*
- c. *A youth center that is in existence at the time the license is issued, unless the State licensing authority or the City specifies a different radius.*

Pursuant to **Section 18-525(c)**, please be advised that the proposed business must also comply with the following:

1. *Conformance with the city's general plan, any applicable specific plans, master plans, and design requirements.*
2. *Compliance with all applicable zoning and related development standards.*
3. *Be constructed in a manner that minimizes odors to surrounding uses, and promotes quality design and construction, and consistency with the surrounding properties.*
4. *Be adequate in size and shape to accommodate the yards, walls, fences, parking and loading facilities, landscaping and all items required for the development.*
5. *Be served by highways adequate in width and improved as necessary to carry the kind and quantity of traffic such use will generate.*
6. *Be provided with adequate electricity, sewerage, disposal, water, fire protection and storm drainage facilities for the intended purpose.*
7. *The business must receive their Certificate of Occupancy, be open, and operating within 12 months of issuance of the Commercial Cannabis Business Permit. If a business does not become operational as specified, the Cannabis Business permit shall be null and void, and of no further effect.*
8. *The Cannabis Business Permit shall not be transferred or otherwise sold within the first three (3) years of the date of issuance of the Cannabis Business Permit.*

4. **Aerial Map**

Please provide an aerial map that illustrates the preliminary measurements from sensitive receptors and any other cannabis retail business as described above.

5. **Fee** – The Applicant must pay all fees associated with this zoning verification application.

6. **Zoning Verification Acknowledgement:**

This zoning verification letter does not constitute a land use entitlement and is not equivalent to, or substituted for, or issued in lieu of a required conditional use permit. It is not an approval, permit, or license of any kind whatsoever and does not imply that the site complies with Federal, State, or local law.

Applicant Signature

Date

FOR OFFICE USE ONLY:

Date Received:	Received By:
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ADA – To request this information in an alternative format or to request a reasonable accommodation, please contact the Community Development Department at (951) 765-3819