

## REPORT TO THE CITY COUNCIL

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**DATE:** July 18, 2017

**TITLE:** Second Reading and Adoption of an Ordinance Approving Development Agreement No. 05-17 with Din Cultivation / Victor Din (APNs: 665-050-001, 002, 003, 004, 006)

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**Reviewed by:** Daniel Porras, Community Development Director

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### RECOMMENDATION

**Approve Second Reading, ready by title only and adopt an Ordinance of the City Council approving Development Agreement No. 05-17 for the development of a medical marijuana cultivation facility.**

### BACKGROUND

On July 5, 2017, the City Council held a public hearing on the draft Development Agreement, associated ordinance and Conditional Use Permit (CUP 07-17). The Ordinance (Exhibit 1) was then introduced and approved for first reading. As requested previously, the staff report and Final Draft Conditions of Approval are attached for reference (Exhibit 3 and 4).

The project develops two free-standing buildings totaling 63,446 square feet of floor area, on a 3.69 acre site (APN 665-050-001, 002, 003, 004, 006). The project is located on the south east corner of Little Morongo Road and Palomar Lane in the Light Industrial (I-L) zone.

### FISCAL IMPACT

The proposed cultivation facility has paid all required fees and will contribute marijuana cultivation revenue at the required rate. With a maximum cultivation area of 56,802 square feet, the project would yield up to **\$613,020 annually** (\$75,000 + \$538,020). In addition, the proposed project will be subject to the City's Public Art Contribution pursuant to Section 17.60.030. These contributions will provide funding to support the acquisition and installation of public art.

### EXHIBITS:

- 1) Ordinance Approving Development Agreement with Din Cultivation
- 2) Development Agreement No. 05-17, Map and Legal Description
- 3) City Council Staff Report from July 5, 2017
- 4) Final Draft Conditions