

TOWN OF FARMINGTON

Adult Use and Medical Marijuana Stores, Cultivation Facilities, Manufacturing Facilities, and Testing Facilities Ordinance

ENACTED: March 25, 2019

CERTIFIED BY: Leanne E. Dickey
Leanne E. Dickey

Town Clerk
Title

Affix Seal

**Town of Farmington
Chapter 11 – Land Use
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Manufacturing Facilities, and Testing Facilities Ordinance**

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**Adult Use and Medical Marijuana Stores, Cultivation Facilities, Manufacturing
Facilities, and Testing Facilities Ordinance
Chapter 11 - Land Use**

11 - 14.1 Title:

This ordinance shall be known and cited as the “Town of Farmington Adult Use and Medical Marijuana Stores, Cultivation Facilities, Manufacturing Facilities, and Testing Facilities Ordinance” and will be referred to hereinafter as “this Ordinance”. This Ordinance limits all subject Adult Use and Medical Marijuana businesses to the zoning districts specified under the Zoning Ordinance Table of Uses, prescribes definitions of Adult Use and Medical Marijuana businesses, provides for permitting/licensing and regulation of Adult Use and Medical Marijuana businesses, and provides standards for Adult Use and Medical Marijuana businesses.

11 - 14.2 Authority and Applicability:

WHEREAS, implementing a system for the regulation of stores, cultivation, manufacturing, and testing for both Adult Use and Medical Marijuana, a controlled substance, is a complex function with significant administrative demands on the Town of Farmington; and

WHEREAS, ensuring that possession and use of Adult Use and Medical Marijuana is limited to persons who are 21 years of age or older, except in the case of minors in possession of a Medical Marijuana Patient Card, is necessary to protect those who have not yet reached adulthood from the effects of irresponsible use of a controlled substance; and

WHEREAS, the Town of Farmington believes that any production, processing, or selling of Adult Use and Medical Marijuana should be conducted in a safe and fair manner for the health, safety, and welfare of the community, which includes complying with provisions of all applicable laws and ordinances relating to Adult Use and Medical Marijuana throughout the Town of Farmington; and

NOW THEREFORE, this Ordinance is adopted pursuant to the Marijuana Legalization Act, 28-B M.R.S. c. 1; Maine’s Medical Marijuana laws and regulations, including but not limited to 22 M.R.S. c. 558-C; Article VIII, Part 2, Section 1 of the Maine Constitution; the provisions of the Municipal Home Rule Authority (30-A M.R.S. §3001 et seq.); and the provisions of the Planning and Land Use Regulation Act, 30-A M.R.S. §4312 et seq.

11 - 14.3 Purpose:

It is the purpose of this Ordinance to regulate Adult Use and Medical Marijuana businesses in order to promote the health, safety, and general welfare of the citizens of Farmington, and to establish reasonable and uniform regulations for the appropriate location of Adult Use and Medical Marijuana businesses in Farmington.

Persons or entities wishing to establish an Adult Use or a Medical Marijuana business within the Town of Farmington shall first obtain a permit/license from the Farmington Board of Selectmen (hereinafter “the Municipal Officers”) and shall be subject to the provisions of this Ordinance.

This Ordinance may not be construed to limit any privileges or rights of a qualifying patient, caregiver, or registered caregiver under Maine’s Medical Marijuana laws and regulations, including but not limited to 22 M.R.S. c. 558-C, except that Medical Marijuana Stores operated by registered caregivers are subject to the provisions of this Ordinance.

11 - 14.4 Conflict with Other Ordinances; Severability:

Whenever a provision of this Ordinance conflicts with or is inconsistent with other provisions of this Ordinance, or of any other ordinance, regulation or standard, the more restrictive provision shall apply.

11 - 14.5 Effective Date:

The effective date of this Ordinance, and the permitting/licensing of the establishment or operation of any Adult Use or Medical Marijuana Store, Adult Use or Medical Marijuana Cultivation Facility, Adult Use or Medical Marijuana Manufacturing Facility, or Adult Use or Medical Marijuana Testing Facility in Farmington thereunder, shall be the date of adoption by the voters at Town Meeting.

11 - 14.6 Validity and Severability:

Should any section or provision of this Ordinance be declared by any court to be invalid, such decision shall not invalidate any other section or provision of this Ordinance.

11 - 14.7 Definitions:

For the purpose of this Ordinance, Adult Use Marijuana businesses, including Adult Use Marijuana Stores, Adult Use Marijuana Cultivation Facilities (including Adult Use Marijuana Nursery Cultivation Facilities), Adult Use Marijuana Manufacturing Facilities, and Adult Use Marijuana Testing Facilities, are defined as set forth in 28-B M.R.S. §102.

For the purpose of this Ordinance, Medical Marijuana businesses, including Medical Marijuana Stores, Medical Marijuana Cultivation Facilities, Medical Marijuana Manufacturing Facilities, and Medical Marijuana Testing Facilities are either defined in Maine’s Medical Marijuana Law or are the medical equivalent of those Adult Use Marijuana businesses listed in the previous paragraph.

For the purpose of this Ordinance, the term, “Marijuana Business” means any Adult Use or Medical Marijuana business listed in the two preceding paragraphs.

For the purpose of this Ordinance, the term, “Plant Canopy” is defined as set forth in 28-B M.R.S. §102.

For the purpose of this Ordinance, the term “Medical Marijuana Stores” includes storefronts operated by registered caregivers and medical marijuana dispensaries.

11 - 14.8 Permit/License Required:

No person may establish, operate or maintain an Adult Use or Medical Marijuana business without first obtaining a permit/license from the Municipal Officers.

It is a violation of this Ordinance for any person to operate an Adult Use or Medical Marijuana business within the Town of Farmington without a valid Adult Use or Medical Marijuana business permit/license issued by the Town pursuant to this Ordinance.

It is a violation of this Ordinance for any person to operate an Adult Use or Medical Marijuana business within the Town of Farmington without a valid Adult Use or Medical Marijuana business permit/license issued by the State pursuant to State Adult Use and Medical Marijuana laws and regulations.

Pursuant to 28-B M.R.S. §402, the Town has placed the following permit/license limits for the following four (4) categories of Adult Use and Medical Marijuana businesses: Stores - seven (7) total, four (4) Adult Use and three (3) Medical; Cultivation Facilities - seven (7) total; Manufacturing Facilities - five (5) total; and Testing Facilities - two (2) total. Whenever a permit/license expires and is not renewed, or the Town declines to renew a permit/license, other permit/license applications may be reviewed, but the cap of permits/licenses per each category shall be maintained.

In the event of the proposed sale of a marijuana business, the tentative purchaser shall be given preference to obtain a new permit/license to replace the seller's permit/license within sixty (60) days prior to the date of the sale.

The tentative purchaser shall file an application with fee and provide all the information required in this Ordinance. If the application is approved by the Town, the Municipal Officers shall specify that the permit/license for same is contingent on the sale being completed and the Town's receipt of permit/license fees.

The holder of a permit/license for a Medical Marijuana Store located in the following districts - General Purpose, Residential/Light Commercial, or Village Business outside of Village Business Historic – may exchange their permit/license for an Adult Use Marijuana Store permit/license in the same location. Said holder must file an application and pay a \$100 fee.

The holder of a permit/license for an Adult Use Marijuana Store located in the following districts - General Purpose, Residential/Light Commercial, or Village Business – may exchange their permit/license for a Medical Marijuana Store permit/license in the same location. Said holder must file an application and pay a \$100 fee.

All Adult Use and Medical Marijuana Stores must be operated from permanent locations, which may utilize telephone and internet orders as long as the buyer, on the day the order is made, pays for and picks up such orders in the store.

Adult Use and Medical Marijuana Stores may not use vending machines for sales, may not have "drive-through" or "drive-up" window-serviced sales, and may not have internet-based sales with credit/debit card payment and delivery by USPS, UPS, FedEx, DHL, or any other global or local delivery service or courier.

11 - 14.9 Application Procedure:

- A. An application for a permit/license must be made on the form for same provided by the Town.
- B. All applicants must be qualified according to the provisions of this Ordinance. The application requests and the applicant shall provide information so the Town can determine whether the applicant meets the qualifications established in this Ordinance.
- C. The Town will give first priority to applicants, who for the two (2) year period immediately preceding the date of application: (i) have been cultivating Medical Marijuana within the Town in compliance with applicable State law and regulations for same; (ii) have continuously held a Caregiver's Registry Identification Card (unless this requirement is waived by the Town for good cause); and (iii) have had at least three (3) patients in each year of the two (2) year period.
- D. Applications to establish an Adult Use or Medical Marijuana business
 - 1. If the applicant who wishes to operate an Adult Use or Medical Marijuana business is a single individual, this person must sign the application for a permit/license. If the applicant who wishes to operate an Adult Use or Medical Marijuana business is more than one individual, each person who has an interest in the business must sign the application for a permit/license as applicant. Each applicant must be qualified under the following Section and each applicant shall be considered a permittee/licensee if a permit/license is granted.
 - 2. The completed application for an Adult Use or Medical Marijuana business permit/license shall contain the following information and shall be accompanied by the following documents:
 - a. If the applicant is an individual: The individual shall state their legal name and any aliases, and submit proof that they are at least twenty-one (21) years of age.
 - b. If the applicant is a partnership: The partnership shall state its complete name, and the names of all partners, whether the partnership is general or limited, submit a copy of the partnership agreement, if any, and submit proof that all partners are at least twenty-one (21) years of age.
 - c. If the applicant is a corporation: The corporation shall state its complete name, the date of its incorporation, evidence that the corporation is in good standing under State law, the names and capacity of all officers, directors and

- principal stockholders, the name of the registered corporate agent, the address of the registered office for service of process, and submit proof that all officers, directors and principal stockholders are at least twenty-one (21) years of age.
- d. If the applicant is a limited liability company (LLC): The LLC shall state its complete name, the date of its establishment, evidence that the LLC is in good standing under State law, the names and capacity of all members, a copy of its operating agreement, if any, the address of its registered office for service of process, and submit proof that all members are at least twenty-one (21) years of age.
 - e. If the applicant intends to operate the Adult Use or Medical Marijuana business under a name other than that of the applicant, they must state the business' name and submit the required registration documents.
 - f. If the applicant or a potential employee has been convicted of criminal activity under State and/or federal law, they must list the specified criminal activity involved, and the date, place, and jurisdiction of each conviction.
 - g. If the applicant has had a previous permit/license under this Ordinance or other similar marijuana business ordinances from another Town, City, or State denied, suspended or revoked, they must list the name and location of the marijuana business for which the permit/license was denied, suspended or revoked, as well as the date of the denial, suspension or revocation, and they must list whether the applicant has been a partner in a partnership or an officer, director, or principal stockholder of a corporation that is permitted/licensed under this Ordinance, whose permit/license has previously been denied, suspended or revoked, listing the name and location of the marijuana business for which the permit was denied, suspended, or revoked as well as the date of denial, suspension or revocation.
 - h. If the applicant holds any other permits/licenses under this Ordinance or other similar marijuana business ordinance from another Town, City, or State and, if so, the names and locations of such other permitted/licensed businesses must also be provided.
 - i. The classification of permit/license for which the applicant is filing.
 - j. The location of the proposed Adult Use or Medical Marijuana business, including a legal description of the property, street address, and telephone number.
 - k. The applicant's mailing address and residential address.
 - l. Recent passport-style photograph(s) of the applicant(s).

- m. The applicant's driver's license and Social Security numbers.
 - n. A sketch showing the configuration of the subject premises, including building footprint, interior layout with floor space to be occupied by the business, and parking plan. The sketch must be drawn to scale with marked dimensions.
 - o. A copy of a Town Tax Map depicting: the subject property lines and the property lines of other properties containing any existing Adult Use or Medical Marijuana businesses within one thousand (1,000) feet of the subject property; the property lines of any public or preexisting private school within one thousand (1,000) feet of the subject property; the property lines of the University of Maine at Farmington, and/or Franklin Memorial Hospital, and/or property used primarily for religious worship and related religious activities, and/or property used for licensed daycare use under 10-148 CMR c.32, and/or recreational areas designated for use by children up to eighteen (18) years in age, and/or areas designated as a municipal "safe zones" pursuant to 30-A M.R.S. §3253, within five hundred (500) feet of the subject property.
3. Some portions of applications for an Adult Use or Medical Marijuana business permit/license shall be kept confidential by the Town and used for administrative purposes only due to sensitive information contained therein such as Social Security numbers, etc., as allowed by FOAA (Freedom of Access Act).
 4. All applicants (including all officers, directors, managers, members, or partners) for any Adult Use Marijuana business permit/license, excepting Marijuana Testing Facilities, must have been residents of the State, and paid taxes in the State, for a period of not less than four (4) years immediately preceding the date of the application per 28-B M.R.S. §202.2.B. This requirement expires on June 1, 2021 per 28-B M.R.S. §102.48.
 5. If the applicant is a person, the applicant must be a resident as that term is defined in the application. If the applicant is a corporation, partnership, or limited liability company, every officer, director, and managing partner must be a person who is a resident, and a majority of shares, partnership interests, and membership interests, or other equity interests, must be held or owned by persons who are residents. This residency requirement does not apply to applicants for Testing Facility licenses.

E. Application and Permit/License Fees

All applications must be submitted with a \$250 fee, except for exchange conversions under §11-14.8, for which the fee is \$100. If an application is approved, the following permit/license fees must be paid before the Town will issue a permit/license:

Marijuana Store: Permit/License Fee: \$1,250

Adult Use Marijuana Manufacturing Facility: Permit/License Fee: \$1,250

Medical Marijuana Manufacturing Facility – Tier I (≤40 lbs.): Permit/License Fee: \$300

Medical Marijuana Manufacturing Facility – Tier II (≤200 lbs.): Permit/License Fee: \$500

Medical Marijuana Manufacturing Facility (Tiers I&II) Using Inherently Hazardous Substances: \$700

Marijuana Testing Facility: Permit/License Fee: \$500

Marijuana Cultivation:

Tier 1: Up to thirty (30) mature plants (and an unlimited number of immature plants and seedlings) or up to 500 SF of plant canopy:

By plant count: Permit/License Fee: \$5/mature plant for an outdoor cultivation and \$10/mature plant for an indoor or indoor/outdoor cultivation.

By canopy, 0-500 SF: Permit/Licensing Fee: \$250/indoor or indoor/outdoor, \$125/outdoor.

Tier 2: 501-2,000 SF of mature plant canopy: Permit/License Fee: \$1,500/indoor or indoor/outdoor cultivation, \$750/outdoor cultivation.

Tier 3: 2,001-7,000 SF of mature plant canopy: Permit/License Fee: \$5,000/indoor or indoor/outdoor cultivation, \$2,500/outdoor cultivation.

Tier 4: 7,001-20,000 SF of mature plant canopy: Permit/License Fee: \$15,000/indoor or indoor/outdoor, \$7,500/outdoor. For each approved increase of 7,000 SF, the additional fee is: \$2,500 for outdoor cultivation, and \$5,000 for indoor or indoor/outdoor cultivation.

Nursery Cultivation: Cultivation of not more than 1,000 SF of plant canopy in compliance with 28-B M.R.S. §501.3: Permit/License Fee: \$175 (Plant canopies of individual Nursery Cultivations are permanently capped at 1,000 SF.)

Every two (2) years, Tier 4 renewal applicants may seek a 7,000 SF plant canopy increase if in compliance with applicable State law.

Renewal applicants for Marijuana Cultivation permits/licenses may seek an increase to a higher tier if they comply with the requirements in this section.

Applicants for Marijuana Cultivation permits/licenses may not hold more than three (3) such permits/licenses or a total combined plant canopy in excess of 30,000 SF.

11- 14.10 Standards for Permit/License:

A. General

1. Adult Use and Medical Marijuana businesses, whether Retail Stores (including Medical Marijuana storefronts), Cultivation Facilities, Manufacturing Facilities, or Testing Facilities, may only exist and operate in the districts listed in the Zoning Ordinance Table of Uses, and as further restricted below in §11-14.10.A.2.a&b.
2. Adult Use and Medical Marijuana businesses may not be operated on property located within:
 - a. One thousand (1,000) feet of the property line of a public or preexisting private school (K-12) per 28-A M.R.S. §402.2.A; and/or
 - b. Five hundred (500) feet of the property line of: the University of Maine at Farmington (UMF) property; Franklin Memorial Hospital (FMH) property; property used primarily for religious worship and related religious activities; property used for licensed daycare use under 10-148 CMR c. 32; recreational areas designated for use by children up to eighteen (18) years in age; or areas designated as a municipal "safe zones" pursuant to 30-A M.R.S. §3253.

Required setbacks under 2. a. & b. above shall be measured as the most direct, level, shortest, straight-line distance between property lines.

3. A property containing a building housing one or more Adult Use or Medical Marijuana business(es) may not be located within one thousand (1,000) feet of another property containing a building housing one or more Adult Use or Medical Marijuana business(es).
4. More than one Adult Use or Medical Marijuana business (Store and/or Cultivation Facility and/or Manufacturing Facility and/or Testing Facility) may be co-located and operated within the same building, structure, or portion thereof, as long as all ordinance and application requirements are met.
5. Adult Use and Medical Marijuana businesses may be open for business only between the hours of 9:00 a.m. and 9:00 p.m., locally prevailing time.
6. The sale or offering for sale of Medical Marijuana and/or Medical Marijuana products under permit/license and the sale or offering for sale of Adult Use Marijuana and/or Adult Use Marijuana products under permit/license within the same facility or building by the same licensee is prohibited per 28-B M.R.S. §504.5.

7. For the purpose of subsection A.2 of this Section, measurement shall be made in a straight line, without regard to the intervening structures or objects, from the nearest property line of a property containing a building or structure used as the premises where an Adult Use or Medical Marijuana business is conducted, to the nearest property line of the premises of a use listed in subsection A.2. Presence of a Town, County, or other political subdivision boundary shall be irrelevant for purposes of calculating and applying the distance requirements of this Section.
8. For purposes of subsection A.3 of this Section, the distance between any two properties containing a building housing one or more Adult Use or Medical Marijuana businesses shall be measured in a straight line, without regard to the intervening structures or objects or political boundaries, from the closest property line of each property containing the building in which each business is located.
9. Medical Marijuana businesses located in the Village Business Historic District and operating within Farmington under and in compliance with Maine's Medical Marijuana laws and regulations on or before December 31, 2017, who file applications for Medical Marijuana business permit/license for locations that they currently operate within and have continuously operated within since December 31, 2017, are exempt from subsections A.1 and A.2 of this Section (§11-14.10.A.1&2).
10. Medical Marijuana businesses located in the following districts - General Purpose, Residential/Light Commercial, and Village Business outside of Village Business Historic, and operating within Farmington under and in compliance with Maine's Medical Marijuana laws and regulations on or before December 31, 2017, who file applications for Adult Use or Medical Marijuana business permit/license for locations that they currently operate within and have continuously operated within since December 31, 2017, are exempt from subsections A.1 and A.2 of this Section (§11-14.10.A.1&2).
11. Security measures at all Adult Use and Medical Marijuana business premises shall include, at a minimum, the following:
 - a. Security surveillance cameras installed and operating twenty-four (24) hours a day, seven (7) days a week, with ten (10) day video storage, to monitor all entrances, along with the interior and exterior of the premises, to discourage and facilitate the reporting of criminal acts and nuisance activities occurring at the premises; and
 - b. Door and window combination video and motion detector intrusion system with audible alarm and smart phone monitoring, maintained in good working condition; and
 - c. A locking safe permanently affixed to the premises that is suitable for storage of all marijuana, marijuana products, and cash stored overnight on the licensed premises; and

- d. Exterior lighting that illuminates the exterior walls of the licensed premises during dusk to dawn, that is either constantly on or activated by motion detectors, and complies with applicable provisions of the lighting performance standards in the Town of Farmington Zoning Ordinance; and
- e. Deadbolt locks on all exterior doors and any other exterior access points, excepting windows which shall have locks and bars; and
- f. Methods to ensure that no person under the age of twenty-one (21) shall have access to marijuana and marijuana products.

12. Ventilation

All Adult Use and Medical Marijuana businesses are required to be in compliance with the Odor Nuisance Control and Abatement Performance Standard in the Town's Zoning Ordinance, and all indoor Adult Use and Medical Marijuana Cultivation facilities shall have odor mitigation systems.

13. Required Notices

There shall be posted in a conspicuous location inside each Adult Use and Medical Marijuana Store, at least one legible sign containing the following information:

"Use of or allowed on-site consumption of marijuana is illegal; Open and public consumption of marijuana in the State of Maine is illegal; The use of marijuana or marijuana products may impair a person's ability to drive a car or operate machinery; No one under the age of twenty-one (21) allowed, except a minor with a Medical Marijuana Card; Loitering prohibited".

14. Signs

All signs used by and all marketing and advertising conducted by or on behalf of the marijuana business may not involve advertising or marketing that has a high likelihood of reaching persons under 21 years of age or that is specifically designed to appeal particularly to persons under 21 years of age. The signs, marketing, or advertising is prohibited from making any health or physical benefit claims.

All signage shall meet the Town's Sign Ordinance and may use an image or images of the marijuana plant or plants, or parts thereof, as long as they do not exceed 20% of the sign face, but there shall be no pictorial representations of other marijuana products, by-products, or paraphernalia associated with the use or distribution of retail marijuana. The exterior of all Adult Use and Medical Marijuana Stores shall display a 1' x 1' image of any universal symbol for same adopted by the State's Department of Administration and Financial Services.

B. Right of Access/Background Check/Inspection

Every Adult Use and Medical Marijuana business shall allow law enforcement officers to enter the premises at reasonable times for the purpose of checking compliance with all applicable State laws and this Ordinance. Every owner and employee of an Adult Use or Medical Marijuana business applying for a permit/license, shall contact the Farmington Police Department for the purposes of fingerprinting and criminal background checking, and all premises managers for Adult Use and Medical Marijuana businesses shall submit emergency contact information to the Farmington Police Department.

Due to fire, explosion, and other hazards inherent in Marijuana Cultivation and Manufacturing Facilities, including, but not limited to, heavy electrical loads, hot lighting fixtures, CO² enrichment, extraction solvents (acetone, butane, propane, diethyl ether, heptane, CO², etc.), products with flash points under 100°F, high-pressure extraction methods (CO², etc.), and flammable contents, the owners of all such facilities shall agree to be inspected annually by the Farmington Fire Rescue Department.

Marijuana Cultivation and Manufacturing Facilities must comply with NFPA-1 Chapter 38 standards for *Marijuana Growing, Processing, or Extraction Facilities*, and these standards will be utilized by the Farmington Fire Rescue Department during their inspections of these premises. A Knox Box shall be installed at the structure's exterior entrance for emergency access, and all Knox Boxes shall be obtained and installed in coordination with the Farmington Fire Rescue Department.

C. Indemnification

By accepting a permit/license issued pursuant to this Ordinance, the permittee/licensee waives and releases the Town, its officers, elected officials, employees, attorneys, and agents from any liability for injuries, damages, or liabilities of any kind that result from any arrest or prosecution of any Adult Use or Medical Marijuana business owners, operators, employees, clients, or customers for a violation of local, State or federal laws, rules, or regulations.

By accepting a permit/license issued pursuant to this Ordinance, the permittee/licensee agrees to indemnify, defend, and hold harmless the Town, its officers, elected officials, employees, attorneys, agents, and insurers against all liability, claims, and demands on account of any injury, loss or damage, including without limitation, claims arising from bodily injury, personal injury, sickness, disease, death, property loss or damage, or any other loss of any kind whatsoever arising out of or in any manner connected with the operation of a permitted/licensed Adult Use or Medical Marijuana business.

D. State Law

In the event the State of Maine adopts any additional or stricter law or regulation governing the sale, cultivation, manufacture, distribution, or testing of Adult Use or Medical Marijuana or marijuana products, the additional or stricter regulation shall control the establishment or operation of any Adult Use or Medical Marijuana Store, Cultivation Facility, Manufacturing Facility, or Testing Facility in Farmington.

Compliance with 28-B M.R.S. c. 1, State laws and regulations pertaining to medical marijuana, and any other applicable State laws or regulations shall be deemed an additional requirement for issuance or denial of any permit/license under this Ordinance, and noncompliance with 28-B M.R.S. c. 1 and any other applicable State law or regulation shall be grounds for revocation or suspension of any permit/license issued hereunder.

11 - 14.11 Enforcement:

A. Violations

1. Any violation of this Ordinance, including failure to comply with any condition, shall be deemed to be a violation of 30-A M.R.S. §4452. Each day of violation constitutes a separate offense.
2. Commencement of any Adult Use or Medical Marijuana business without a Town permit/license for same shall be a violation of this Ordinance. Any party committing such a violation shall immediately cease operations, whether of a construction, renovation, or business nature, upon notification by the Code Enforcement Officer (CEO). Upon such CEO notification, the Town can pursue fines and/or penalties under 30-A M.R.S. §4452.

B. Code Enforcement Officer (CEO)

1. If the CEO finds that any provision of this Ordinance is being violated, they shall notify in writing the person responsible for such violation, indicating the nature of the violation and ordering the action necessary to correct it, including but not limited to, discontinuance of illegal use of land, buildings, or structures, or work being done, removal of illegal buildings or structures, and abatement or mitigation of violations. A copy of such notices shall be submitted to the Municipal Officers and be maintained as a permanent record.
2. The CEO shall keep a complete record of all essential transactions of the CEO, including Adult Use and Medical Marijuana permit/license applications submitted, permits/licenses granted or denied, revocation actions, revocation of permits/licenses, appeals, court actions, violations investigated, violations found and fees collected.

C. Law Enforcement Officers

Law enforcement officers may at any reasonable time conduct on-site inspections to insure compliance with all applicable laws and conditions attached to permit/license approvals, and shall investigate all complaints of alleged violations of the Ordinance.

D. Legal Actions

When the above notification and/or inspection actions do not result in the voluntary correction or abatement of the violation by the subject Adult Use or Medical Marijuana business, the Municipal Officers, upon receiving written notification from the CEO, shall institute any and all actions and proceedings, either legal or equitable, including injunctions of violations and the impositions of penalties and/or fines in order to enforce the provisions of this Ordinance.

The Municipal Officers, or their authorized agent, are hereby authorized to enter into administrative consent agreements for the purpose of eliminating violations of this Ordinance and recovering fines without court action.

E. Penalties/Fines

Any person, including but not limited to, an Adult Use or Medical Marijuana business owner, a property owner where such business is located, or any agent or contractor for same, who orders or conducts any activity in violation of this Ordinance, or fails to comply with any of its requirements, shall be penalized in accordance with 30-A M.R.S. §4452.

11 - 14.12 Amendments:

A. Initiation of Amendments

An amendment to this Ordinance may be initiated by:

1. The Municipal Officers, provided a majority of the Municipal Officers has so voted; or
2. Written petition of a number of voters equal to at least ten percent (10%) of the number of votes cast in the municipality at the last gubernatorial election.

B. Public Hearing

The Municipal Officers shall hold a Public Hearing on the proposed amendment. Notification of the hearing shall be posted and advertised in a newspaper of general circulation in the municipality at least seven (7) days prior to the hearing.

C. Adoption of Amendment

An amendment of this Ordinance shall be adopted by a majority vote at a Town Meeting.