

COMMERCIAL CANNABIS



Conditional Use Permit

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- Land Use entitlement process issued by the Planning Division
- Public Hearing before Zoning Administrator or before Planning and Design Commission if property is <600 ft. from neighborhood and community parks, or > 125,000 sq.ft.
- Approximately 6-9month process
- Permit stays with the property

What You Need:

- Land Use Entitlement Application
- Letter of Agency (if applicant is not property owner)
- Project Narrative
- Design Concept Narrative
- Plans: Site, Floor, Concept
- Draft Security Plan
- Community Relations Plan
- Odor Control Plan
- Neighborhood Responsibility Plan (for cultivation & manufacturing only)
- Fees: \$16,640 - \$33,610.28

CITY OF SACRAMENTO

Permitting Process

Accepting Applications For:

- ✓ Cultivation
- ✓ Manufacturing
- ✓ Testing Laboratories
- ✓ Distribution
- ✓ Microbusinesses
- ✓ Delivery-only Dispensaries
- ✓ Storefront Dispensaries (limited to 10 highest scoring CORE participants in RFQ)

What You Need:

- Business Permit Application
 - CUP Application Number
 - Business Operations Plan
 - State License
 - Insurance
 - Budget
 - Price List
 - Floor Plan
 - Site Plan
 - Final Security Plan
 - Odor Control Plan
 - Energy Efficiency Plan
 - Lighting Plan
- Community Relations Plan
 - Owner's Statement of Consent
 - Building permit for construction and Certificate of Occupancy (issued by Building Department)

2 Business Operating Permit

- Issued by the Office of Cannabis Management
- Evaluates the proposed cannabis commercial activity
- Permit stays with the business



Where Can a Cannabis Business Be Located?

ZONES	ACTIVITY
A (Agricultural)	Cultivation
C2 (General Commercial)	Cultivation, Manufacturing (non-volatile only; up to 6400 sq. ft.), Testing, Dispensary (Storefront and Delivery-only), Distribution, Microbusiness (if manufacturing is one of the activities)
C4 (Heavy Commercial)	Cultivation, Manufacturing, Testing, Dispensary (Storefront and Delivery-only), Distribution, Microbusiness
M1/ M1(S) (Light Industrial)	Cultivation, Manufacturing, Testing, Dispensary (Storefront and Delivery-only), Distribution, Microbusiness
M2/ M2(S) (Heavy Industrial)	Cultivation, Manufacturing, Testing, Dispensary (Storefront and Delivery-only), Distribution, Microbusiness
MIP (Manufacturing: Industrial Park)	Manufacturing, Testing, Distribution, Microbusiness
MRD (Manufacturing; Research/ Development)	Manufacturing, Testing, Distribution, Microbusiness

BUSINESS OPERATING PERMIT FEES

Permit Type	BOP Fee New	BOP Fee Renewal
Cultivation up to 5,000 sq ft	\$ 9,700	\$ 8,570
Cultivation up to 10,000 sq ft	\$ 20,210	\$ 17,840
Cultivation up to 22,000 sq ft	\$ 28,910	\$ 25,300
Dispensary	\$ 23,610	\$ 20,800
Dispensary - Delivery Only	\$ 23,610	\$ 20,800
Dispensary - Delivery Only - Less than \$500k	\$ 9,760	\$ 8,580
Distribution Center up to \$5m	\$ 9,200	\$ 8,100
Distribution Center up to \$20m	\$ 19,000	\$ 17,300
Distribution Center over \$20m	\$ 33,600	\$ 30,400
Distribution Service - Transport Only	\$ 5,530	\$ 4,850
Manufacture Type 1 - (Class A) - up to \$100k	\$ 4,440	\$ 3,700
Manufacture Type 1 - (Class B) - up to \$1m	\$ 8,880	\$ 8,400
Manufacture Type 1 - (Class C) - up to \$3m	\$ 17,660	\$ 15,500
Manufacture Type 1 - (Class D) - over \$3m	\$ 30,900	\$ 25,625
Manufacture N or P (Class A) - up to \$100k	\$ 2,590	\$ 2,290
Manufacture N or P (Class B) - up to \$1m	\$ 7,670	\$ 6,750
Manufacture N or P (Class C) - up to \$3m	\$ 16,920	\$ 14,875
Manufacture N or P (Class D) - over \$3m	\$ 28,410	\$ 23,400
Microbusiness - (3) Manufacturing, Retail, Distribution, Cultivation	\$ 36,800	\$ 35,100
Testing Lab	\$ 14,270	\$ 12,570
OTHER FEES		
BOP Modification Fee (for Permitted Businesses)		\$1,000
Relocation Fee (for Permitted Businesses)		\$1,000
BOP Application Modification (Level 1 Modification: changes in business structure, ownership, management)		\$250
BOP Application Modification (Level 2 Modification: relocations)		\$500
Zoning Review Fee (for CUP-exempt applications)		\$291.60



Contact Us:

Land Use and CUP:

Planning: 311
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3rd Floor
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Business Operating Permit:

Office of Cannabis
Management:
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