

**LAFAYETTE TOWNSHIP
SUSSEX COUNTY, NEW JERSEY**

RESOLUTION 2023-19

**A RESOLUTION OF THE TOWNSHIP COMMITTEE OF LAFAYETTE
TOWNSHIP IN SUPPORT OF THE LOCATION AND OPERATION OF A
CANNABIS MANUFACTURING FACILITY BY GLASS MEADOWS, INC.**

WHEREAS, both the medical and adult use of cannabis is authorized in the State of New Jersey ("State"), for medical sales under the Jake Honig Compassionate Use Medical Cannabis Act, N.J.S.A. 24:61-1, (Jake Honig Law"), as well as for adult use sales pursuant to the recent passage of the New Jersey Cannabis Regulatory, Enforcement Assistance, and Marketplace Modernization Act ("CREAMMA") (the Jake Honig Law and CREAMMA collectively referred to as the "Cannabis Laws"); and

WHEREAS, the State of New Jersey recognizes both the beneficial uses of medical cannabis, as well as, the intent of the people of New Jersey to adopt a new approach to cannabis policies by controlling and legalizing cannabis in a similar fashion to the regulation of alcohol for adults; and

WHEREAS, the State of New Jersey recognizes the need for additional cannabis licenses, both in the medical and adult use programs, both of which will collectively be regulated by the CRC and where permitted subject to local Ordinances; and

WHEREAS, Lafayette Township (the "Township") recognizes that the ultimate decision to approve any new cannabis licensees is guided by the standards identified within the New Jersey Cannabis Laws and vested to the discretion of the CRC; and

WHEREAS, the Cannabis Laws nevertheless recognize the necessity of ensuring that any potential licensees/permittees have the support of the local community, as evidenced by a resolution adopted by said municipality's governing body indicating that the intended location is appropriately located or otherwise suitable for the activities related to the cultivation, manufacturing, or dispensing of medical cannabis, cannabis products, and related supplies as will be conducted at the proposed facility; and

WHEREAS, the Cannabis Laws also require, in addition to the resolution identifying support of the local community: (1) an indication that the proposed property is suitable or advantageous for the community in terms with the location specifically as well as the surrounding area; and (2) a letter or affidavit from appropriate officials of the municipality that the location will conform to local zoning requirements allowing for activities related to the operation of the proposed lawful cannabis use; and

WHEREAS, the Township supports cannabis businesses that might otherwise seek to operate within it, subject to the reasonable time, place, and manner restrictions imposed by lawfully enacted Ordinances 13-8.2(h); 13-14(b)(9); 13-13.1(j) and 15-1 et seq. which authorizes and governs the cultivation, manufacturing, processing, distribution, and/or delivering of cannabis within the Township, subject to reasonable limitations associated with specified zoning districts for specific license types, and the conditions by which those applicants/licensees/permittees may operate within the Township; and

WHEREAS, the Township recognizes ample benefits to its community associated with permitting a cannabis manufacturing facility to be located within its borders, including, but not limited to, job creation, use of local vendors for build-out and ongoing operational needs, as well as anticipated tax revenues associated with hosting a cannabis manufacturing and/or processing facility within the borders of the Township collectable pursuant to Lafayette Ordinance Chapter 15; and

WHEREAS, the Township previously adopted a Resolution of support in favor of Glass Meadows, Inc to allow the entity to operate a Class 1 cultivation facility at property located at

152 Hampton House Road in Lafayette Township (Block 5, Lot 7.03) on December 7, 2021 as a conditional use in the R5 zone; and

WHEREAS, Glass Meadows, Inc. has contacted the Township concerning their intentions to apply to the NJ Cannabis Regulatory Commission for a Class 2 cannabis license that will allow for manufacturing of cannabis at the site; and

WHEREAS, both cannabis cultivation (Class1) and manufacturing (Class2) operations are permitted conditional uses at this site pursuant to Lafayette Ordinances 13-8.2(h) and 13-14(b)(9) and the standards set forth therein.

NOW, THEREFORE BE IT RESOLVED, by the Township Committee of Lafayette Township, in the County of Sussex, State of New Jersey, as follows:

1. The Township Committee believes that Lafayette Township will benefit from the location of an adult-use cannabis manufacturing facility within the Township's boundaries, subject to compliance with the applicable Ordinances.

2. The owners of Glass Meadows, Inc. are well known to the Township, have identified numerous aspects of its business plan, including, but not limited to, its intended location at 152 Hampton House Road, Lafayette, New Jersey (the "Property"), and its intended use of the Property as both a cultivation and manufacturing facility, if and when it is permitted to do so by the New Jersey CRC. The Township previously endorsed Glass Meadows, Inc application to operate a Class 1 cultivation facility at the site and adopted a Resolution of support on December 7, 2021 that was previously considered by the CRC in awarding Glass Meadows, Inc a conditional Class 1 license. The Township has determined that issuance of an additional Class 2 license to manufacture and process cannabis is an acceptable expansion of a conditional use at this site.

3. The Township recognizes not only the suitability of the operation of a cultivation and manufacturing facility at the Property, but also as to the benefits that a company such as Glass Meadows would bring to our community as a whole.

4. The Ordinances plainly identify that the operation of a cultivation and manufacturing facility by Glass Meadows at the Property is consistent with the zoning rules identified therein, which expressly permits cultivation and manufacturing in the R5 Zone, which is where the Property is located.

5. Based on the preceding, the Township is satisfied not only that the Property Glass Meadows seeks to utilize is compliant with our zoning rules and requirements outlined by the Ordinances, but also that Glass Meadows will be a valuable addition to the group of cannabis manufacturer license holders awarded by the CRC. The Township is also cognizant that Glass Meadows has already received conditional approval from the CRC to operate a cultivation operation at this site and is pursuing an annual cultivation license to operate at such. The Township is satisfied further that Glass Meadows business operations cultivating and manufacturing cannabis will have a positive impact on the Township and community at large.

6. In light of that, and in the event that the CRC issues Glass Meadows a Class 2 license to operate as a manufacturer, this Resolution should be viewed by the State as unequivocal support by the Township of Glass Meadows' application, and an indication that the intended location is appropriately located or otherwise suitable for the activities related to the cultivation/processing of cannabis, cannabis products, and related supplies as will be conducted at the proposed facility.

7. The Township also authorizes our Township Attorney and/or zoning officer to issue any required letter or affidavit identifying that the Property will conform to local zoning requirements allowing for activities related to the operation of a manufacturer/processor, as outlined in the Ordinance, subject to the understanding and

agreement with Glass Meadows that it will comply with any and all conditions required by the Ordinance for the use identified by the Ordinance, including, but not limited to, site plan approval, which the Township understands and agrees may not occur until after Glass Meadows obtains preliminary approval by the CRC.

8. This resolution shall take effect immediately.

CERTIFICATION

Certified as a true copy of a Resolution adopted by the Lafayette Township Committee, Sussex County, New Jersey at a meeting held on February 21, 2023.

AnnaRose Fedish, RMC
Municipal Clerk