

## **Agenda Item: 2013 - 599 Text Amendment – Distill/Manufacture of Alcohol**

**DATE:** August 2, 2013  
**RE:** Consideration of 2013-599  
**FROM:** Jim King

### **Background/Issue:**

Planning staff has received an inquiry for locations where the manufacturing of alcoholic beverages are allowed. The ordinance currently has language allowing the manufacturing of alcohol in the I-2 zoning district only. The ordinance does not define alcohol, nor does it take in account for the intensity of the operation based on the facility size. The proposed text will define alcohol beverage and the permitted locations based on size and intensity of the overall operation.

### **Proposal/Solution:**

Council can consider approval of the proposed text revisions that defines alcohol beverage and the appropriate locations for such operations.

### **Recommendation:**

The ordinance currently does not define an alcohol beverage and only allows for the manufacturing of alcoholic beverages in the I-2 zoning district. The applicant has worked with staff to address the concerns raised at the Public Hearing and has submit a revised proposed text amendment. He has decreased the size from 5,000 sq. ft. to 3,000 sq. ft. and added a separation requirement of 500 ft. from any residential zoning district. He also added a provision stating that, "the operation can't create any noxious smells or odors". Staff is more comfortable with the proposed text amendment as revised.

### **Related Town Goal:**

Public Safety  
Economic Development/Land Use Planning

## **Agenda Item: 2013 - 599 Text Amendment – Distill/Manufacture of Alcohol**

**DATE:** July 2, 2013  
**RE:** Public Hearing on 2013-599  
**FROM:** Jim King

### **Background/Issue:**

Planning staff has received an inquiry for locations where the manufacturing of alcoholic beverages are allowed. The ordinance currently has language that addresses the manufacturing of alcohol in the I-2 zoning district only. However, the ordinance does not clearly define alcohol and spirituous liquors, nor does it take in account for the intensity of the operation based on facility size. The proposed text will define alcoholic beverages and the permitted locations based on size and intensity of the overall operation.

### **Proposal/Solution:**

In the review of the proposed text amendment, staff has some issues we would like to address with the applicant prior to the Board's consideration of approval. The issues are as follows:

1. The proposed definition of Distill is broad and not distinctive
2. The definition of alcoholic beverage/spirituous liquors includes wine; however, wine is not produced through the distilling process.

### **Recommendation:**

Staff encourages the Board to have a detailed discussion on this particular text amendment and give staff clear guidance on how to move forward in the process.

### **Related Town Goal:**

Public Safety  
Economic Development/Land Use Planning