

March 2, 2016

Dear Mayor Marchione and City of Redmond Councilmembers,

I understand the concerns voiced in public comments about the possible consequences to the safety and security of children and the community at large if retail marijuana stores are introduced to the City of Redmond. I find it deeply troubling to hear that certain marijuana stores in neighboring cities have negatively affected some business owners due to their lack of effort to create a secure, safe community environment. Laws clearly state that smoking on or the near retail marijuana store properties are illegal. At minimum marijuana retailers should be required to hire marshals to enforce laws regarding smoking and using cannabis products in and around stores. Current laws also mandate that edible cannabis is labeled with warnings and child-resistant packaging. This should be enforced with severe consequences to businesses that do not comply with these standards. As a business owner myself, I believe it is the personal obligation and duty for any business owners to ensure to the best of their ability that their services do not interfere with the safety, security and cleanliness of their community.

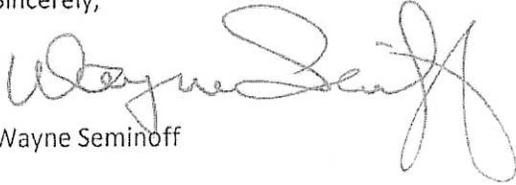
Due to the fact that retail marijuana stores already exist in cities around the border of Redmond such as Kirkland and Bellevue, the prevalence of these stores will certainly impact residents of Redmond whether or not retail marijuana stores are introduced to the City of Redmond's jurisdiction. As parents and community members, we will not be able to avoid broaching the topic of smoking and consuming marijuana products with children and the potential harm from using this drug at a young age. I encourage community members and councilmembers to place their focus on implementing more programs to educate parents and schools on how to initiate these discussions about marijuana and persuade children to avoid cannabis products. Research on tobacco has convinced most people in surrounding communities to avoid cigarettes and tobacco products successfully enough that they are usually considered "taboo." Though this is encouraging, marijuana is still accessible through the Black Market and through unlawful citizens willing to sell or give cannabis to youth. We need more tools and the resources to keep Redmond a safe community whether or not retail stores open in the City of Redmond.

After hearing that a few community members were concerned about the reputation and value of their neighborhoods I looked into different sources that affect property value. Among them were anything from sink holes to noisy neighbors. Most concerning and understandable to me was the proximity of sex offenders in neighborhoods. The National Sex Offender Registry cites 17 sex offenders living within the City of Redmond. When weighing the danger and threat to our children's future, the 17 sex offenders living in Redmond are a much greater concern to me than the small number of marijuana stores that may be permitted in Redmond. Redmond is an affluent community with very reputable schools that deliver strong, effective education. I feel optimistic that if we give our children the resources to avoid marijuana and to learn that participating in drug activity is a consequence outweighing any potential appeal, then the City of Redmond will continue be a leading safe, innovative community in Washington.

Whether opposed or supportive to retail marijuana in Redmond, community members should at the very least come together to push for programs that would utilize marijuana tax money to conserve the City of Redmond's status as a family-friendly, safe area if retail marijuana stores are introduced. It cannot be denied that the marijuana industry is emerging as a lucrative source of revenue. There is significant potential to fund the educational programs discussed above with marijuana tax money.

I support the introduction of retail marijuana stores in Redmond under the premise that additional programs are set in place to maintain a safe community for families and that marijuana retail locations are monitored more closely by law enforcement officials than is currently required by other surrounding cities.

Sincerely,

A handwritten signature in cursive script, appearing to read "Wayne Seminoff". The signature is fluid and somewhat stylized, with a large, sweeping flourish at the end.

Wayne Seminoff

**Jodi L. Daub**

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:40 PM  
**To:** Wayne Seminoff  
**Cc:** Jason Rogers; Jodi L. Daub  
**Subject:** RE: Question Regarding Retail Marijuana Stores in Redmond

Wayne,

Thanks for your question and your e-mail. I am responding on behalf of the Planning Commission as the current staff liaison and your e-mail will also be forwarded to the Planning Commission. Currently there is one property in Redmond that is possible for a retail marijuana store based on zoning and existing buffer requirements and it is occupied by the Redmond Family Pancake House.

The Planning Commission is considering different options for policy and zoning changes regarding retail marijuana and will continue their discussion at their next meeting on 3/9/16. We anticipate that the Planning Commission's recommendations will be considered by City Council initially on April 5, and then on April 12 for a more in-depth study session. Council action on whether and how to change the zoning is anticipated in May. Please check back in May after the Council has completed their review and decision on this topic.

Please let me know if you have any additional questions.

Thanks,  
Sarah

Sarah Stiteler, AICP, Senior Planner  
City of Redmond  
15670 NE 85th Street  
Redmond, WA 98052  
(425) 556-2469  
[ssiteler@redmond.gov](mailto:ssiteler@redmond.gov)

---

**From:** Wayne Seminoff [<mailto:wayne@isomedia.com>]  
**Sent:** Tuesday, March 01, 2016 11:19 AM  
**To:** Planning Commission  
**Subject:** Question Regarding Retail Marijuana Stores in Redmond

Dear City of Redmond Planning Commission,

I am hoping to find out what the timeline is for the allowing marijuana retail stores in the City of Redmond.

After looking at the proposed zoning maps and the matrix that describes proposed zoning and land-use I am a bit confused. The map and the matrix show different areas where retail stores would be permitted. Are the maps or the matrix best to use for reference? Is there a timeline for when a more up-to-date map or document listing permitted retail stores will be produced? Also, when will the next council meeting regarding this topic take place?

Thank you for your assistance.

Best regards,

Wayne

Click [here](#) to report this email as spam.

**Jodi L. Daub**

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:39 PM  
**To:** Jeremiah Otto  
**Cc:** Jodi L. Daub; Jason Rogers  
**Subject:** RE: i502 Buffer question

Jeremiah,

Thanks for your question and your e-mail. I am responding on behalf of the Planning Commission as the current staff liaison and your e-mail will also be forwarded to the Planning Commission. Currently there is one property in Redmond that is possible for a retail marijuana store based on zoning and existing buffer requirements and it is occupied by the Redmond Family Pancake House.

The Planning Commission is considering different options for policy and zoning changes regarding retail marijuana and will continue their discussion at their next meeting on 3/9/16. We anticipate that the Planning Commission's recommendations will be considered by City Council initially on April 5, and then on April 12 for a more in-depth study session. Council action on whether and how to change the zoning is anticipated in May. Please check back in May after the Council has completed their review and decision on this topic.

Please let me know if you have any further questions.

Thanks,  
Sarah

Sarah Stiteler, AICP, Senior Planner  
City of Redmond  
15670 NE 85th Street  
Redmond, WA 98052  
(425) 556-2469  
[ssiteler@redmond.gov](mailto:ssiteler@redmond.gov)

**From:** Jeremiah Otto [<mailto:jeremiahwilliam@gmail.com>]  
**Sent:** Friday, February 26, 2016 3:33 PM  
**To:** Planning Commission  
**Subject:** i502 Buffer question

Hello,

My name is Jeremiah and I am a broker with John L Scott in Seattle. I have a client who is looking for retail marijuana locations. 7981 Leary Way is a commercial location that is up for sale right now. It appears to meet the requirements for the structures requiring a buffer in the buffer zone map on the city of Redmond website. However, it is not included in the approved parcels maps even though it appears to be farther away from structures requiring a buffer than the plats that are already approved. Is there a way I can find out definitively whether or not this site would meet approval? I appreciate your help.

Best,

Jeremiah

Click [here](#) to report this email as spam.

## Jodi L. Daub

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:34 PM  
**To:** Jodi L. Daub; Jason Rogers  
**Subject:** FW: clarification

**From:** [dellberg@aol.com](mailto:dellberg@aol.com) [<mailto:dellberg@aol.com>]  
**Sent:** Tuesday, March 01, 2016 2:21 PM  
**To:** [hank@hankm.com](mailto:hank@hankm.com)  
**Cc:** Planning Commission; Council  
**Subject:** clarification

To avoid any confusion, I want to clarify the vague reference in my letter to the deaths of 3 teenagers. I am talking about Jenna Farley 14, Kassidy Clark 16 and Luther Stoudermire 18 who died in a single vehicle crash on Jan 11 2015. The 17 year old driver, Marcus McKay, survived the crash and said he used marijuana at a party prior to. These 3 were Olympic High students, which is near Gig Harbor. However, the crash was reportedly near Seabeck. In some reports they are said to be "Bremerton teens."  
Lots of room for confusion, hope this helps.

Dell

Click [here](#) to report this email as spam.

## Jodi L. Daub

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:33 PM  
**To:** Jodi L. Daub  
**Subject:** FW: Please find text of comments to council

**From:** dellberg@aol.com [mailto:dellberg@aol.com]  
**Sent:** Tuesday, March 01, 2016 3:26 PM  
**To:** Jason Rogers; Planning Commission; Council  
**Subject:** Please find text of comments to council

Comments to the City Council February 16, 2016

My name is Dell Berg. I live at 16687 NE 121st Way in Redmond.

Dr. Tracie Pierce, our superintendent of public schools, has said the 1000 foot buffer is inadequate and should be expanded. (Feb 18, 2014) I concur. The point of the law is to protect kids, not school buildings. Kids are not always in the school building, they also travel to and from school. So, a public policy that is respectful, responsible and safe will provide us with buffers that protect kids, not just places on a map.

As for buffers around the trails, my family uses the Sammamish River Trail extensively during the summer. In fact, I would suggest that this trail is used by more kids on certain days than most of the city parks in Redmond. It also has benches and drinking faucets to encourage people to congregate and enjoy the day. This trail should be protected with at least a 1000 foot buffer.

After reviewing the planning commission matrix of issues, I do not find analysis of:

1) potential impact on educational achievement in our public schools

As a board member of the Puyallup Schools Foundation for over 10 years, I noticed last year a drop in scholarship applications from the Rogers High School senior class. One student told me it was due to an increase in marijuana availability. Is this a one year blip or longer term trend? Give me 5 more years and I will tell you. Now, I worry about it. You should worry about it too.

2) potential impact on real estate values

If our schools suffer because of our marijuana policy and schools in Sammamish and Woodinville maintain or improve their excellence, it only stands to reason that more people will choose those cities over Redmond. Real estate values track demand. Residents will not be happy if our values slump while our neighbor cities attract the bulk of newcomers.

3) potential impact on downtown business

For many residents in the area of Redmond High School, Woodinville is nearly as convenient as Redmond for banking, groceries, restaurants and a variety of other services. There may be an avoidance effect if we place pot stores in our City. Totem Lake, Woodinville and Redmond Ridge may find increasing business from Redmond shoppers looking for a more friendly environment. Potential impact could be in the millions of dollars annually.

4) impact on future employment prospects

How many of Washington State top 100 companies still use drug testing to screen employees? I don't know, but I believe it is widespread. We owe it to our young people to give them the best chance possible in the job marketplace. If we facilitate drug usage, we are betraying that responsibility. This issue should get some careful attention.

5) impact of pesticides on the safety of pot

This issue has been raised by the Seattle Times in an article last weekend. Any issue making the front page of our major newspaper is important. It has not been addressed.

6) impact of poor messaging

The council should not send the message that young people can ignore Federal Law. How can we expect them to abide by laws the City implements if we send this message to them?

7) Safety

I would like to now reflect on the tragic death of Levy Pongi during a visit to Denver in March of 2014. A young college student, he ingested 65 mg of THC. About two and a half hours later he jumped to his death from the fourth story. The autopsy report listed marijuana as the chief contributing factor.

Don't let anyone tell you this drug is safe. I know better. You know better. We all know better, except perhaps those who want to profit from the business.

8) Will of the people

The most important thing that the Council must consider is that the residents of Redmond do not want to have pot stores in Redmond. The vote on I-502 does not show this. The ballot wording for the issue does not even mention the words "retail stores" in any way. If the council is unsure about this, I would recommend bringing the issue to a vote of the people. Thank you

Click [here](#) to report this email as spam.

## Jodi L. Daub

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:33 PM  
**To:** Jason Rogers; Jodi L. Daub  
**Subject:** FW: Voters support of i502 and what is different now

**From:** Zhen Zhang [mailto:zhenzz@gmail.com]  
**Sent:** Wednesday, March 02, 2016 7:40 AM  
**To:** David Carson; Hank Myers; Angela Birney; Byron Shutz; Council; Hank Margeson; JOHN STILIN; Kimberly Allen; MayorCouncil; Planning Commission  
**Subject:** Voters support of i502 and what is different now

Dear Mayor, Council members and Planning Commissioners:

My name is Zhen. As a Redmond resident, I would like to share my thoughts regarding the voters' support of i502 in year 2012 and what is different now.

Some planning commissioners mentioned several times that 62% of the Redmond voters supported legalization of marijuana when the vote took place in 2012. But I don't think it is appropriate to use this data point directly to support the idea of opening retail marijuana store locally in Redmond city, for the following reasons:

First, I echo what Pierce county council chair Dan Roach said, "I think it's a very different question we're asking on whether you should legalize marijuana on a statewide basis and do you want marijuana cited right there in your neighborhood and I think you're going to get a different answer and I think it's important to hear from the unincorporated residents," [1]

Second, even for 502, I think we need to look at the numbers a little differently. There were 42,007 people in Redmond in year 2010 that were above age 18[2], while on year 2012 the voter total was 26,035[3]. 62% of them voted yes for i502, which was about 16,153. That was only 38% of the total population. There were about 16,000 people who could not vote or did not vote. Everyone should have noticed the big change in the house market in Redmond and many more people moved in to this area. The demographics change is obvious. More and more Asian people moved into Redmond for their great schools and healthy environment. Many of them are not US citizen yet. But many of them will be US citizen in near future. Myself as an example, I just started my citizenship application process. I have been eligible for that for a while, but I am motivated only now after getting involved in the marijuana zoning discussion and I knew many of my friends are doing same thing. In less than 10 years from now, I am sure the voters' opinion will be much different.

Third, let's look at our neighbor cities. In Washington state there are 73 cities prohibited retail marijuana and 14 cities have moratorium on this issue[4]. Our neighbor cities such as Sammamish and Woodville banned retail marijuana. Snohomish schedules advisory vote for marijuana ban. Pierce county council members voted to hold an advisory vote to see what residents of unincorporated pierce county think about lifting the ban.

Finally, voters voted for 502, but that was based on 1000 feet buffer and having trails as park. Now if we want to change them, we cannot quote the voters support of 502 as the supporting data point for changing zoning.

We respect people's right to use medical or recreational marijuana; however, we need more data to prove that it is safe to have retail marijuana stores in our neighborhood. We need more data to prove that our children, when

exposed to marijuana stores on a regular basis, will not be tempted to try. We need more data to prove that Redmond, the Bicycle Capital of the Northwest, with retail pot stores, will still be the city people want to move in and settle down. We need more data to support that bringing marijuana stores will not hurt the business nearby, will not do damage on the property values in that area.

We really appreciate city council's emphasis on getting data to support whatever decision to make. We are grateful that Redmond city leadership team always acts on behalf of Redmond residents, and it is why I believe the city council will make the decision based on scientifically solid data.

Our goal, and I believe it is also the city council's goal, is to keep Redmond safe and healthy for our kids and families for many years to come, to keep Redmond vibrant economically and socially.

Thanks for your consideration!

Zhen Zhang

[1] <http://www.king5.com/story/news/local/tacoma/2015/12/22/will-residents-vote-to-repeal-pot-ban-in-unincorporated-pierce-county/77785792/>

[2] <http://quickfacts.census.gov/qfd/states/53/5357535.html>

[3] <http://censusviewer.com/city/WA/Redmond>

[4] <http://mrsc.org/Home/Explore-Topics/Legal/Regulation/Recreational-Marijuana-A-Guide-for-Local-Governmen.aspx#table>

Click [here](#) to report this email as spam.

Jodi L. Daub

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:33 PM  
**To:** Jason Rogers; Jodi L. Daub  
**Subject:** FW: Your letter of Feb 23

**From:** [dellberg@aol.com](mailto:dellberg@aol.com) [<mailto:dellberg@aol.com>]  
**Sent:** Tuesday, March 01, 2016 12:08 PM  
**To:** [hank@hankm.com](mailto:hank@hankm.com)  
**Cc:** Council; Planning Commission; [bshmily@gmail.com](mailto:bshmily@gmail.com); [guanghuister@gmail.com](mailto:guanghuister@gmail.com); [akmc2@yahoo.com](mailto:akmc2@yahoo.com)  
**Subject:** Your letter of Feb 23

March 1, 2016

Councilmember Hank Myers,

This letter is in response to your letter sent to Paige and the Education Hill Neighborhood Association dated Feb. 23. I simply want to point out that the opponents of wider marijuana authority were not making baseless charges. During the Feb. 17 PC meeting, there was no indication that Commissioner Miller and Havercamp brought the issue up themselves. Miller himself said "my mea culpa". That was why we thought he did violate the law. When the PC chair O'Hara said the meeting would be postponed and the city attorney would be consulted, we thought he meant that the city attorney would decide how to discipline Miller's behavior. We misunderstood because we were not familiar with the law. We apologize to you and to Mr. Miller if our charges are wrong. However, they are far from baseless.

Now, following the weekend where a memorial service for 3 innocent teens in Gig Harbor has been held, we must emphasize that we will never apologize for taking such a strong and steadfast stand against the ridiculous idea of opening marijuana stores in Redmond. We wonder how many tears have been shed in the year since this tragic marijuana accident took place. We have read your op-ed piece in the Redmond Reporter and would like to compliment you for your incisive analysis of the decision making parameters. We realize that your space is limited for newspaper publication, so we are pretty sure you are also thinking about:

What percentage of heroin, cocaine, meth and other hard drug users started their pathway by trying marijuana?

What percentage of marijuana users gravitate to hard drugs over time?

What is the social cost of dealing with hard drug users?

Will traffic accidents and fatalities continue to increase in this state in proportion to new retail outlets opened?

What is the effect on Lake Washington of thousands of new users flushing THC through the sewers of the Eastside? (see recent Seattle Times article on Puget Sound)

Will Lake Washington become a drug cesspool in the same way that Puget Sound seems to be? Is this consistent with Redmond's environmental commitment?

You know from our other comments in the public process, that we have many concerns beyond those few listed above. In the interest of brevity, we will now conclude this letter with our thanks for your years of public service, a sometimes thankless job. We think Redmond is a great city and you can be proud of that. We urge you to keep it that way.

Thank you. Sincerely,

Dell Berg

Click [here](#) to report this email as spam.

**Jodi L. Daub**

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:32 PM  
**To:** Jason Rogers; Jodi L. Daub  
**Subject:** FW: Public Hearing of Retail Marijuana

---

**From:** Gordon Jiang [mailto:GordonJiang1981@hotmail.com]  
**Sent:** Wednesday, March 02, 2016 11:19 PM  
**To:** Planning Commission  
**Subject:** Public Hearing of Retail Marijuana

Dear commissioners,

As a 5-years Redmond resident, I love Redmond so much as it is my second home town. Top reasons in my mind: it's a peaceful small town with low criminal rate. Kids friendly - my two kids enjoy playground and trails/parks. Nice, reasonable and honorable people all around. I have been following the planning commission topic - Retail Marijuana since it's on surface. I saw the decision tree and realized a series of votes will be made around next week. One of them is **Change Buffer**. From the recordings of 24th hearing, one proposal is to reduce the buffer from 1,000 feet to 250 feet. I don't know who and how this get proposed. **Reducing buffer is not tolerated at all and it's indeed a 'criminal' from both legal and humanity perspective!!!**

State law Washington Initiative 502 clearly states 1,000 feet of shortest straight line distance from school, playground, etc. Which is to protect kids, children far away from Marijuana. Besides, from humanity perspective, reducing to 250 feet distance means Marijuana retail stores will be 4 times closer to our kids - out future. Will you vote yes and deliver such message to our kids that marijuana is not a big deal for them so that we reduce the buffer??? Please do the right thing to the lovely town and our kids who needs guidance from adults.

Truely  
Gordon

Click [here](#) to report this email as spam.

**Jodi L. Daub**

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:32 PM  
**To:** Jodi L. Daub; Jason Rogers  
**Subject:** FW: Don't let the pot store get close to kids and family - Keep 1000 feet/Define trail as Park

Forwarding

**From:** Hui L [<mailto:lalasis2003@gmail.com>]  
**Sent:** Thursday, March 03, 2016 12:13 AM  
**To:** Planning Commission  
**Cc:** Council; Mayor (Internet)  
**Subject:** Don't let the pot store get close to kids and family - Keep 1000 feet/Define trail as Park

Dear Sir or Madam,

As a long-time Redmond resident, I am disappointed to see that the planning commission voted yes on opening the pot store in Redmond last week. Please, please KEEP the buffer as 1000 feet and define trail as park for our Redmond family.

Currently, there is no laws on the packaging of marijuana product. If the pot stores are too close to the park, trails, playground where kids play often, those candies/cookies containing marijuana that were thrown away by some adults could be picked up and eaten by innocent kids. The trails near Marymoor park are so wonderful for family to enjoy and we don't want those quiet places become drug users' home. There are already some homeless people hanging around in the trails near city hall and public safety is an issue already. We don't want to add drug users to these trails again.

Redmond is a beautiful city that we call home. Over the years, there are a lot of new families moving in and make this city more prosperous. Please do not scare the families away.

Hui

Click [here](#) to report this email as spam.

**Jodi L. Daub**

---

**From:** Planning Commission  
**Sent:** Friday, March 04, 2016 12:31 PM  
**To:** Wayne Seminoff  
**Cc:** !\_MayorCouncil; Rob Odle; Lori Peckol; Colleen Kelly; Jason Rogers; Jodi L. Daub  
**Subject:** RE: Letter to the Mayor and Redmond City Council

Wayne,

Thanks for your letter and it will be forwarded to the Mayor, City Council and Planning Commission.

Sarah

Sarah Stiteler, AICP, Senior Planner  
City of Redmond  
15670 NE 85th Street  
Redmond, WA 98052  
(425) 556-2469  
[sstiteler@redmond.gov](mailto:sstiteler@redmond.gov)

---

**From:** Wayne Seminoff [<mailto:wayne@isomedia.com>]  
**Sent:** Thursday, March 03, 2016 11:26 AM  
**To:** Planning Commission  
**Subject:** Letter to the Mayor and Redmond City Council

Dear City of Redmond Planning Commission,

Attached please find a letter to Mayor Marchione and the Redmond City Council.

Thanks,

Wayne

Click [here](#) to report this email as spam.