



CANNABIS FACT SHEET

Fact Sheet for Adult Use Cannabis Zoning Regulations

Dispensary

Licensed facility for selling or dispensing cannabis

Zoning: B-2, B-3, MXC and MXT zoning districts.

Special Use: A special use must be granted for a proposed dispensary prior to obtaining a Illinois State issued license. Additional info on the special use process and application requirements can be found at:

<http://www.wheelingil.gov/495/Special-Use-Review>

License: The Illinois Department of Financial & Professional Regulation (IDFPR) issues operating license

Location Restrictions: Cannot be located in:

Residential zoning districts or public property

Within 1,500 ft. of a pre-existing dispensary (regardless of municipal limits)

Within 250 ft. of a pre-existing public or private preschool or elementary school or secondary school or day care center, day care home; group day care home; summer camp; part day child care facility; religious assembly facility, park, library, or public recreation facility

Parking:

4 spaces per 1,000 sq. ft. (establishments under 20,000 sq. ft.)

3.75 spaces per 1,000 sq. ft. + 1 space per employee (establishments over 20,000 sq. ft.)

1 space per every 3 seats + 1 space per employee (for any specially designated area for consumption)

Craft Grower

Licensed facility to cultivate, dry, cure, and package cannabis to make available for sale at a dispensary

Zoning: I-1 and MXI zoning districts

The direct sale of cannabis or cannabis-infused products by a licensed cannabis craft grower or infuser to consumers is prohibited.

Special Use: A special use must be granted for a proposed dispensary prior to obtaining a Illinois State issued license. Additional info on the special use process and application requirements can be found at:

<http://www.wheelingil.gov/495/Special-Use-Review>

License: The Illinois Department of Agriculture issues operating license

Location Restrictions: Cannot be located in:

Residential zoning districts or public property

Within 1,500 ft. of a pre-existing craft grower, measured from the nearest property lines.

Location Allowances:

Co-location within a licensed dispensary may be permitted, subject to the same separation requirements as the dispensary

Parking:

4 spaces per 1,000 sq. ft. (office area)

1 space per 1,000 sq. ft. (warehouse/storage area)

Infuser

Licensed facility to directly incorporate cannabis or cannabis concentrate to produce cannabis-infused products to make available for sale at a dispensary

Links

Village of Wheeling

<http://www.wheelingil.gov/>

Planning Division

<http://www.wheelingil.gov/333/Planning-Division>

Special Use Review

<http://www.wheelingil.gov/495/Special-Use-Review>

Municipal Code

https://library.municode.com/il/wheeling/codes/code_of_ordinances

Agenda Item #13G, December 2, 2019 Village Board meeting

<http://go.boarddocs.com/il/vowil/Board.nsf/goto?open&id=BJAR8X6847B6>

Property Search/Zoning Maps

<http://www.wheelingil.gov/434/Geographic-Information-System-GIS>

On-Site Consumption

On-site consumption is permitted solely at licensed cannabis dispensaries if:

- The dispensary maintains a specially designated area for the purpose of heating, burning, smoking or lighting cannabis;
- Is limited to individuals 21 years of age or older; and
- Maintains a locked door or barrier to any specially designated areas for the purpose of heating, burning, smoking or lighting cannabis.