

City of Lackawanna
NYS Licensed - Cannabis Facility Regulations

Zoning Area	Allowed	Not Allowed	Cannabis Uses Allowed	Zoning Board Approval Required	Zoning Board Conditions	Planning Board Approval Required	Planning Board Conditions	Restrictions (per NYS Law)	Security
Single Family Residential (SFR)		X	NONE	N/A	N/A	N/A	N/A	N/A	N/A
Mixed Residential (MR)		X	NONE	N/A	N/A	N/A	N/A	N/A	N/A
Central Business District (CBD)	X		Retail dispensary, on-site consumption	YES	Special Use Permit	YES	Special Use Permit; Detailed site plan including if on-site consumption & mobile sales offered.	No facility within: 1,000 ft of another cannabis facility; 500 ft of child/youth community facility or treatment facility property line; 500 ft of school building/property; 200 ft of a house or place of worship; or in a historical district.	= or > than NYS security regulations for these facilities. Details must be included in site plan.
Neighborhood Commercial (NC)	X		Retail dispensary, on-site consumption	YES	Special Use Permit	YES	Special Use Permit; Detailed site plan including if on-site consumption & mobile sales offered.	No facility within: 1,000 ft of another cannabis facility; 500 ft of child/youth community facility or treatment facility property line; 500 ft of school building/property; 200 ft of a house or place of worship; or in a historical district.	= or > than NYS security regulations for these facilities. Details must be included in site plan.
Regional Commercial (RC)	X		Retail dispensary, on-site consumption	YES	Special Use Permit	YES	Special Use Permit; Detailed site plan including if on-site consumption & mobile sales offered.	No facility within: 1,000 ft of another cannabis facility; 500 ft of child/youth community facility or treatment facility property line; 500 ft of school building/property; 200 ft of a house or place of worship; or in a historical district.	= or > than NYS security regulations for these facilities. Details must be included in site plan.
Mixed Commercial & Industrial (MCI)	X		Cooperative, delivery, distribution, microbusiness, nursery, retail dispensary, warehouse	YES	Special Use Permit	YES	Special Use Permit; Detailed site plan including if on-site consumption & mobile sales offered.	No facility within: 1,000 ft of another cannabis facility; 500 ft of child/youth community facility or treatment facility property line; 500 ft of school building/property; 200 ft of a house or place of worship; or in a historical district.	= or > than NYS security regulations for these facilities. Details must be included in site plan.
Industrial (I)	X		Cultivator, nursery, warehouse	YES	Special Use Permit	YES	Special Use Permit; Detailed site plan including if on-site consumption & mobile sales offered.	No facility within: 1,000 ft of another cannabis facility; 500 ft of child/youth community facility or treatment facility property line; 500 ft of school building/property; 200 ft of a house or place of worship; or in a historical district.	= or > than NYS security regulations for these facilities. Details must be included in site plan.
Bethlehem Redevelopment Area (BRA)	X		Cultivator, nursery, warehouse	YES	Special Use Permit	YES	Special Use Permit; Detailed site plan including if on-site consumption & mobile sales offered.	No facility within: 1,000 ft of another cannabis facility; 500 ft of child/youth community facility or treatment facility property line; 500 ft of school building/property; 200 ft of a house or place of worship; or in a historical district.	= or > than NYS security regulations for these facilities. Details must be included in site plan.