



GARDINER CITY COUNCIL AGENDA ITEM INFORMATION SHEET



| | | | |
|------------------------------------|--|------------|--|
| Meeting Date | | Department | |
| Agenda Item | | | |
| Est. Cost | | | |
| Background Information | | | |
| | | | |
| | | | |
| | | | |
| Requested Action | | | |
| City Manager and/or Finance Review | | | |
| Council Vote/ Action Taken | | | |
| Departmental Follow-Up | | | |

| | | | |
|----------------------------|-------------------------------|----------------------------------|--------------------------------|
| City Clerk Use Only | 1 st Reading _____ | Advertised _____ | EFFECTIVE DATE _____ |
| | 2 nd Reading _____ | Advertised _____ w/in 15 Days | |
| | Final to Dept _____ | Updated Book _____ | Online _____ |



| | |
|-------------------------|---------|
| Date Received in Office | 4/25 |
| Received by: | AMC |
| Office Amount Received | \$ 1500 |
| Approved | _____ |
| Denied | _____ |

Cannabis Business

License Application

- ☒ New Application
- ☐ Renewal Application

Type of Business

- ☐ Retail Cannabis Store
- ☒ Cultivation Facility
- ☐ Manufacturing Facility
- ☐ Testing Facility
- ☐ Nursery/Grow Store

Medical Cannabis or Adult Use: _____

If cultivation, what Tier?

- ☐ Tier 1 -30-60plants
- ☒ Tier 2- <2000sf of canopy
- ☐ Tier 3 —2k-7ksf of canopy
- ☐ Tier 4—7ksf of canopy

Applicant Information

Name: Jing kang YAO

Address: 1 Marks LN Gardiner ME 04345

Phone : 347 - 486 - 8956

Email: Szmei616@gmail.com

Do you own/ have financial interest in any other Cannabis businesses in Maine and/or other states?

If yes, Please list and describe:

NO

Do you currently hold a State of Maine Caregiver card or State of Maine conditional Cannabis license?:

I do currently hold a state of Maine Caregiver card

Business Location

Physical address of proposed Cannabis business:

1 Marks Lane

Map: OTB Lot: 005 Zone: Planned Development

Property owner's name and address:

Property owner's phone:

Ben Spences 207-485-4473

Property owner's email:

*Please provide property owners permission documentation to operate a Cannabis business at this location.

Business Information

Name of business:

JK's Gardening

Number of employees:

1

Hours of operation:

8 hours

Brief description of the business:

Caregivers cultivate, process and provide medical cannabis to patient, adhering to strict state regulation.

Square feet of retail space:

0

Square feet of indoor/Outdoor plant

canopy: 1500 square feet

Square feet of manufacturing space:

111

Describe any security protocols:

Ensure Compliance with regulations set by Maine office of Cannabis policy protect the safety of Cannabis products. prevent unauthorized access, and address risks like theft:

If extraction will be performed, please describe the process to be used and the machines/chemicals

Involved:

NO Extraction

Are there any hazardous processes or chemicals to be used at the business, if so please describe: _____

NO

Describe any fire protection/suppression equipment:

NO

Please describe odor control measures to be used at the site.

Install Equipment -> Carbon Filter and fan (400 CFM) with Vivosan inline fan. Connected to insulated ducting venting to a roof vent.

If manufacturing, please describe the processes as well as the products that will be manufactured: _____

NO

Signature YAO

Date 4/25/2025

For Municipal Use Only

Approvals

Code Enforcement _____
Date _____

Economic Development _____ Date _____

City Manager _____
Date _____

Gardiner Fire Department _____ Date _____

Gardiner Police Department _____
Date _____

Public Works _____
Date _____

City Council Approval Date: _____



OFFICE OF CANNABIS POLICY
Maine Medical Use Of Cannabis Program

Individual Caregiver Registration

ID #: CGR32606

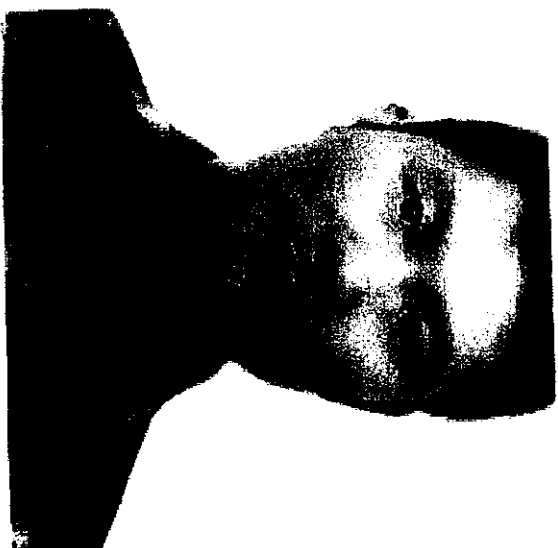
JINGKANGYAO

DBA: JK'S GARDENING

DOB: [REDACTED]

Date Issued: 01/08/2025

Expiration Date: 01/07/2026





OFFICE OF CANNABIS POLICY
Maine Medical Use Of Cannabis Program

Individual Caregiver Registration

ID #: CGR32605

JIANCHAO WU

DOB: [REDACTED]

Date Issued: 01/24/2025

Expiration Date: 01/23/2026



Angelia Christopher

From: Todd Pilsbury
Sent: Thursday, May 15, 2025 12:13 PM
To: WinterSweet Consulting Mei; Kristopher McNeill; Angelia Christopher
Subject: 1 Marks Lane cannabis license.

Good Afternoon Suzu Mei,

I am guessing that you are looking for a letter from the Chief of Police regarding this new license. At this point in time, I cannot in good faith give you a letter for several reasons. It was brought to my attention that this business recently was already growing marijuana without a City of Gardiner license and had done renovations also without a city building permit. I would also request a walk through of the business before writing any letter stating that the Gardiner Police Department will be able to safely answer calls at this business. I would be specifically looking at security/safety measures. If the City of Gardiner is all set with the first issues, I would gladly schedule a walkthrough with the City Code Enforcement Officer to make sure there are sufficient security/safety protocols in place.

Take care,

Chief Todd H. Pilsbury

City of Gardiner Police Department
(207)582-3211 (office)
(207)215-5430 (cell)

From: WinterSweet Consulting Mei <wsconsulting33@gmail.com>
Sent: Wednesday, May 7, 2025 3:52 PM
To: John Cameron <JCameron@gardinermaine.com>; Todd Pilsbury <TPilsbury@gardinermaine.com>; sieberg@gardinermaine.com; Stephen Aievoli <SAievoli@gardinermaine.com>
Subject: Medical Cannabis License in town

Dear officers:

My name is SuZu Mei, I represent Jink Kang Yao and Jian chao Wu who are applying the Medical Cannabis Licenses located at 1 Marks Ln Gardiner, Me 04345. The application forms have been submitted to the code enforcement in the town office. If you have any more questions, please feel free to call me at 207-278-9034. Thank you!

Regards,
suzu mei



GARDINER POLICE DEPARTMENT



Chief Todd H. Pilsbury

May 29, 2025

CEO Kris McNeill
Gardiner Planning Board
Office of Economic and Community Development

Jing Kang Yao
d/b/a J.K.'s Gardening
1 Marks Lane
Gardiner, Maine 04345

Regarding a medical cannabis license being approved for J.K.'s Gardening located at 1 Marks Lane, Gardiner, Maine I cannot in good faith agree to this license for several reasons.

It was brought to my attention that this business was already growing marijuana at this location without applying for and obtaining a license from the City of Gardiner as well as making renovations to the property without obtaining a building permit from the City of Gardiner. I was able to visit the business where both issues reported to me were verified. I also gave some security suggestions for the business.

While at the business I spoke with Sushu Mei and Cheehaut Kang who stated that they were consultants (Winter Sweet Taxation & Consultant LLC) hired to assist in setting up this business. I made my concerns known to Mr. Kang regarding their failure to obtain the proper permit/license to which he replied that he did not know he needed them. When Mr. Kang was asked, he replied that they had assisted approximately 30 of these businesses. I believe that not knowing that these permits were needed to be an insufficient answer.

I would not be in support of this business, or any other, that begins operating without obtaining the proper license/permit.

Sincerely,

Chief Todd H. Pilsbury
Gardiner Police Department
City of Gardiner