

## Special Permit

A Special Permit application was granted to EMB Natural Ventures LLC Marijuana Facilities-Cultivation for the establishment of a Marijuana facility for cultivation purposes at 140 Middle Water St. Holyoke, MA. 01040

**Petitioner:** EMB Natural Ventures, LLC  
140 Middle Water St.  
Holyoke, MA 01040

**Parcel:** 140 Middle Water St.  
Parcel #047-01-015  
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### **Conditions:**

1. That the property owner gain site control for all of the easements and property rights needed to construct the project
2. That all of the outstanding issues from the City Engineer's letter dated April 12<sup>th</sup>, 2021 be complied with.
3. That the owner of the building always pay commercial property tax rate to the extent allowed by Federal, State, and Local laws for the duration of the Special Permit.
4. That the business retains a minimum 30% Holyoke residents for non-security jobs.
5. That hiring preference be given to security personnel that are retired Holyoke Police or that are retired members of another police department that now lives in the City of Holyoke.
6. There shall be no marijuana consumption allowed on site.
7. There shall be no deliveries of retail or medical marijuana from the site to individual homes, residences, or people.

**Granted by the City Council on April 20, 2021 --Yeas 12--Nays 1 (Greaney) --Absent 0**

In order for this permit to be effective, the approved special permit must be recorded at the Hampden County Registry of Deeds and the costs of recording paid by the owner or applicant. A SPECIAL PERMIT WILL NOT TAKE EFFECT UNTIL IT IS RECORDED AT THE HAMPDEN COUNTY REGISTRY OF DEEDS.

AFTER RECORDING, PLEASE RETURN A COPY TO THE CITY CLERK'S OFFICE.

*Brenna Murphy McGee*

Brenna Murphy McGee  
Holyoke City Clerk

CHERYL A. COAKLEY-RIVERA, ESQ.  
HAMPDEN COUNTY REGISTRY OF DEEDS