


# Kenai Peninsula Borough


## Office of the Borough Clerk

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### MEMORANDUM

**TO:** Brent Johnson, Assembly President  
Kenai Peninsula Borough Assembly Members

**THRU:** Robert Ruffner, Planning Director  for RR  
Samantha Lopez, River Center Manager 

**FROM:** Ryan Raidmae, Planner 

**DATE:** Monday, January 29, 2024

**SUBJECT:** Application for a new Retail Marijuana Store License. **Applicant:** The Tufted Puffin LLC;  
**Landowner:** Two Black Dogs Property Management LLC; **License #:** 34856; **Parcel #:**  
131-300-06; **Property Description:** T 4N R 11W SEC 23 SEWARD MERIDIAN KN  
0840040 D & J SUB AMENDED TRACT 5 LYING WEST OF THE STERLING HWY;  
**Location:** 48380 Sterling Hwy, Soldotna, AK 99669

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The planning department will make recommendations to the assembly regarding land use regulation of marijuana establishments as defined by AS 17.38 and administer and implement any land use regulations adopted by the borough assembly.

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The Kenai Peninsula Borough Planning Department has reviewed the subject application pursuant to KPB 7.20.10 and recommends approval of The Tufted Puffin LLC, a Retail Marijuana Store with Onsite Consumption, subject to the following conditions:

1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).