

From: **Brian Comnes** (email address redacted)

Date: Fri, Feb 20, 2026 at 9:53 AM

Subject: Follow up to the City Council 2-17-26 meeting

To: Tom DuBois <tdubois@cityofsuttercreek.org>

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Dear Mr. DuBois:

I read the Agenda packet and attended the Council meeting this week. Can you please shed some light for me on the derivation of some assertions in that report.

In your report you stated :

*"Cannabis dispensaries in **similar** markets create jobs for 25 - 30 employees and generate up to \$10M in revenue per year, after reaching operational maturity in a year or two".* (emphasis added)

What sources did you use to assert those numbers?

What was your basis for determining the similarity of markets to Sutter Creek.

"For Sutter Creek, this could represent hundreds of thousands of dollars annually in new general fund benefit fees, sales tax payments, and philanthropic giving."

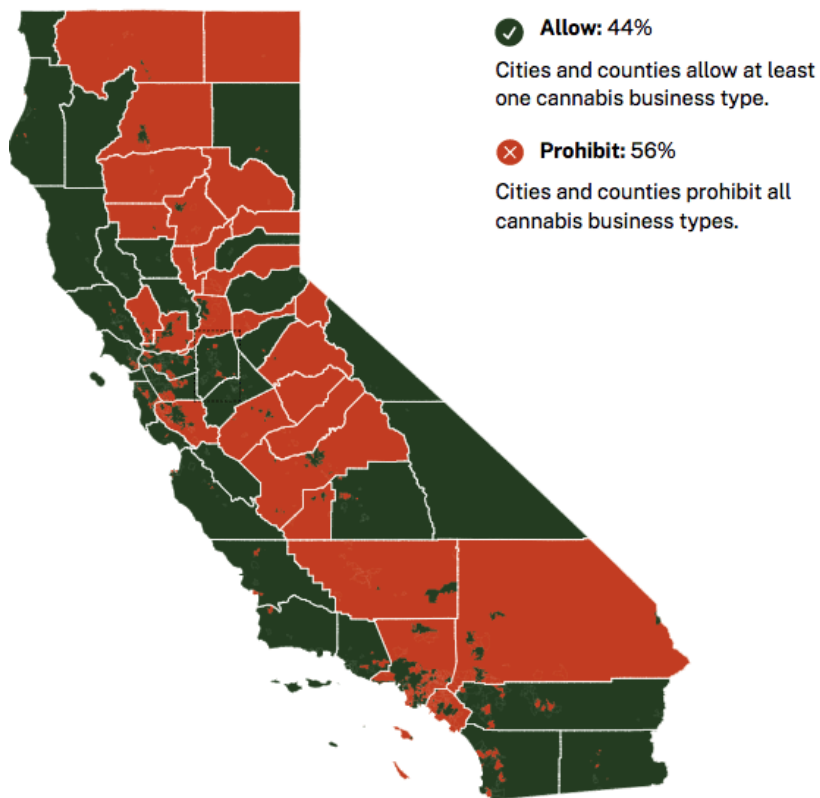
What data do you have that backs up the claim that "hundreds of thousands of dollars" could be achieved? The foundation for that number was not addressed in the Council meeting.

*"There is no cost to the City to explore this option. The applicant would be required to **fund all staff time and legal fees** associated with processing the application and **negotiating the agreement**."* (emphasis added)

Is Sutter Creek to be compensated for staff time used to develop the Development Agreement?
Will they be charged should the Council decide not to proceed with the DA? At what rates?

"The cannabis market in California continues to evolve and mature. "

In fact the majority (53%) of California cities and counties still oppose dispensaries in their jurisdiction. The cannabis "desert" of which Embarc spoke is actually quite extensive. Here's a map from California's Cannabis Control Agency that illustrates my point.



Thank you for your attention to these questions.

Sincerely,
Brian Comnes
Sutter Creek CA