

# COMMERCIAL CANNABIS BUSINESS APPLICATION

## CITY OF SALINAS COMMERCIAL CANNABIS BUSINESS **MANUFACTURING**

*APPLICANT*

**SANBORN MANUFACTURING LLC**

**A LIMITED LIABILITY COMPANY**

*PREPARED BY*

**LAW OFFICES OF JENNIFER S. ROSENTHAL APC**

**JENNIFER S. ROSENTHAL, ESQ.**

**P.O. BOX 1021, CARMEL VALLEY, CA 93924**

**(831) 625-5193**

**(831) 601-9376 (CELL)**

**CITY OF SALINAS**  
**COMMERCIAL CANNABIS BUSINESS APPLICATION**  
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**1**



## **1. COMMERCIAL CANNABIS APPLICATION FORM**

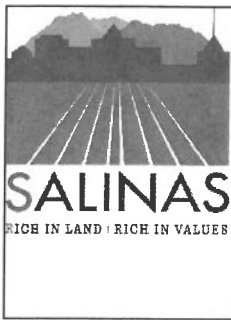
Attached please find the Sanborn Manufacturing LLC's (Sanborn Manufacturing) Commercial Cannabis Business application and accompanying information.

### **Introduction:**

Sanborn Manufacturing is pursuing its first manufacturing facility in the California commercial cannabis industry. They intend to produce cannabis for recreational and adult use commercial cannabis sales in the City of Salinas, and the greater Monterey County. Sanborn Manufacturing's goal is to provide the best highest quality cannabis products while improving the greater good of the City of Salinas and its residents.

### **Mission Statement:**

Sanborn Manufacturing's goal is to produce the highest quality cannabis product for the commercial recreational and medicinal cannabis markets in California. The primary goal is to have available the most recognized and coveted brands available on the market. All products available will be professionally processed, packaged and tested. Sanborn Manufacturing intends to lead the local cannabis industry and operate in a fashion the benefits the local community and greater good of Monterey County.



Salinas Community Development Department

FEE PAID \$ \_\_\_\_\_

Salinas Community Development Department  
65 W. Alisal Street, Salinas, CA 93901  
Tel: 831-758-7206 Fax: 831-758-7215  
Email: cannabis\_inquiries@ci.salinas.ca.us  
chrisc@ci.salinas.ca.us

DATE STAMP HERE

## COMMERCIAL CANNABIS BUSINESS APPLICATION FORM

### Section A: Basic Information

Business Name: Salinas Manufacturing LLC

Doing Business As (if applicable): \_\_\_\_\_

Business Contact (Principal): Sal Alvarez

Contact Title: Owner

Contact's Mailing Address: 8065 San Miguel Canyon Rd., Prunedale, CA 93907

Phone #: (831) 254-5323

E-mail: salalvarez@yahoo.com

Type of Permit Applied for: Manufacturing Business

Accessory Use of Permit (if any): \_\_\_\_\_

Please select from one of the following categories for which you are applying for a Commercial Cannabis Application. A separate application must be completed for each type of the category in which you are submitting for consideration along with a separate fee (Dispensary, Cultivation Facility, Delivery Service, Manufacturing Business, or Distribution Facility). A separate application is not required for an accessory use. However, accessory uses are only allowed as described in the Salinas Municipal Code Chapter 5, Article VII.

- ☐ Dispensary
- ☐ Cultivation Facility
- ☐ Delivery Service
- ☒ Manufacturing Business
- ☐ Distribution Facility
- ☐ Please check this box to indicate whether there are other related applications

For details about the information required as part of the application, please see the Application Guidelines to Operate a Commercial Cannabis Business (CCB) in Salinas and the requirements for operating a CCB in Salinas listed in the Salinas Municipal Code Chapter 5 Article VII. These documents can be found on the City's cannabis permitting webpage: <https://www.cityofsalinas.org/our-city-services/community-development/commercial-cannabis-businesses>.

**Section B: Principal Background Information (to be signed by all Principals)**

Under penalty of perjury, I acknowledge that I have personal knowledge of the information stated in this application and that the information contained herein is true. I also understand that the information provided in this application, except the Safety and Security Plan in Section C, is public information and subject to disclosure upon request.

Principal Name: Sal AlvarezPrincipal Title: OwnerPrincipal Home or Cell Phone: (831) 254-5323Principal Home Address: 3555 Viola Dr., Aromas, CA 95004Principal Signature:  Date: 10/22/19

Attachments:

- ☒ Receipt from Live Scan check
- ☒ Picture of applicant (two passport quality photographs)
- ☒ Copy of Social Security Card
- ☒ Copy of Driver's License, DMV issued ID Card or Passport
- ☒ Proof of address (DMV-issued ID/driver's license, and/or recent utility bill under Principal's name)

Staff use only: Pass background check ☐Principal Name: Jose AlvarezPrincipal Title: OwnerPrincipal Home or Cell Phone: (831) 444-2965Principal Home Address: 6242 Echo Valley Ct., Salinas, CA 93907Principal Signature:  Date: 10/22/19

Attachments:

- ☒ Receipt from Live Scan check
- ☒ Picture of applicant (two passport quality photographs)
- ☒ Copy of Social Security Card
- ☒ Copy of Driver's License, DMV issued ID Card or Passport
- ☒ Proof of address (DMV-issued ID/driver's license, and/or recent utility bill under Principal's name)

Staff use only: Pass background check ☐

Principal Name: \_\_\_\_\_

Principal Title: \_\_\_\_\_

Principal Home or Cell Phone: \_\_\_\_\_

Principal Home Address: \_\_\_\_\_

Principal Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Attachments:

\_\_\_\_ Receipt from Live Scan check

\_\_\_\_ Picture of applicant (two passport quality photographs)

\_\_\_\_ Copy of Social Security Card

\_\_\_\_ Copy of Driver's License, DMV issued ID Card or Passport

\_\_\_\_ Proof of address (DMV-issued ID/driver's license, and/or recent utility bill under Principal's name)

*Staff use only: Pass background check*

☐

**Add more pages as necessary to accommodate signatures of all Commercial Cannabis Business Principals.**

## Section C: Commercial Cannabis Business Organization Status

1. Describe the Commercial Cannabis Business current or planned organizational status.

Limited Liability Company.



Attach proof of status, such as articles of incorporation, by-laws, partnership agreements, and other documentation as may be appropriate or required by the City.

## Section D: Commercial Cannabis Business Description and Location

1. Statement of Purpose of Commercial Cannabis Business (a separate sheet may be attached):

The purpose of the Sanborn Manufacturing LLC's commercial cannabis business is to manufacture and create premium grade cannabis products that will be legally distributed throughout the City of Salinas, Monterey County and the State of California.

The principals of Sanborn Manufacturing LLC also wish to create a positive work environment that will create job opportunities for the residents of the City of Salinas that will in turn put money back into the local economy so the entire City will benefit.

2. Proposed Location of Business:

743 Sanborn Place, Salinas, CA 93901.

3. Name and address of property owner:

Alvarez Brothers LLC

8065 San Miguel Canyon Road, Prunedale, CA 93907.

4. Name and address of school closest to Proposed Location: Monterey County Home Charter School,

901 Blanco Circle, Salinas, CA 93901, located almost one mile away from the proposed site.

5. Name and address of existing alcohol related establishment closest to Proposed Location:

Taqueria El Oaxaqueño – 737 Sanborn Place, Salinas.

6. Description of neighborhood around the proposed location (surrounding uses, nearby sensitive uses (such as schools, churches, parks, daycares, or libraries), transit access to site, etc. A separate sheet may be attached.

743 Sanborn Place is located in the IG—GW—5—AR (Industrial—General—Sanborn Road at U.S. 101 Gateway Overlay—Airport Overlay) Zoning District. The surrounding neighborhood consists of a taqueria, auto body shops, and Overhead Door Company of

Salinas. Transit access to the site is provided by Monterey-Salinas Transit bus line numbers 40 and 95. There are no sensitive uses nearby except the following: Taqueria El Oaxaqueño, 737 Sanborn Pl., on-site alcohol sales; 7-Eleven, 1020 Terven Ave., alcohol sales; AM PM, 970 Work St., alcohol sales; and Los Grullenses Taqueria, 655 Sanborn Pl., on-site alcohol sales.

7. Site plan must be dimensioned and show the entire parcel including parking and additional structures. In addition, please, show elevations and photos of proposed location (Attach to application). If any exterior alterations are proposed for the existing building, also attach proposed site plans and elevations.
8. Floor Plans (Attach to application). If any interior alterations are proposed for the existing building, also attach proposed floor plans.
9. Signage Plan.
10. Vicinity Map.
11. Photos of the site and building(s).

## Section E: Required supplemental information

This information is required for this application to be considered complete. Check the box evidencing that you have read the Description of Evaluation Criteria related to these specific categories in the Application Guidelines and attach the relative report(s) to the application.

- ☒ Proposed Location Information (Zoning Information Letter)
- ☒ Business Plan
- ☒ Neighborhood Compatibility Plan
- ☒ Safety and Security Plan
- ☒ Enhanced Product Safety
- ☒ Environmental Benefits
- ☒ Community Benefits
- ☒ Labor and Employment
- ☒ Local Enterprise
- ☒ Qualifications of Principals

**Section F: Final Location Information**

Only one site per application can be considered during Phase III. Attach proof of ownership of the site OR signed and notarized statement from the owner. This documentation is not required with initial application submittal, but is required prior to start of Phase III.

**Staff use only:**

Date of initial application: \_\_\_\_\_

Number assigned to application: \_\_\_\_\_

☐ Continued to Phase II      ☐ Denied

Date application reviewed for Phase II: \_\_\_\_\_

Points Awarded in Phase II: \_\_\_\_\_

☐ Continued to Phase III      ☐ Denied

Date Proof of ownership was verified or a signed and notarized statement from the property owner was received for Phase III: \_\_\_\_\_

Date application reviewed for Phase III: \_\_\_\_\_

Points Awarded in Phase III: \_\_\_\_\_

☐ Continued to Phase IV      ☐ Denied



## California Secretary of State Electronic Certified Copy

I, ALEX PADILLA, Secretary of State of the State of California, hereby certify that the attached transcript of 1 page is a full, true and correct copy of the original record in the custody of the California Secretary of State's office.



**IN WITNESS WHEREOF**, I execute  
this certificate and affix the Great  
Seal of the State of California on  
this day of October 10, 2019

A handwritten signature in cursive script, reading "Alex Padilla".

**ALEX PADILLA**  
Secretary of State

Verification Number: Q3IUHJ  
Entity (File) Number: 201928310497

To verify the issuance of this Certificate, use the Verification Number above  
with the Secretary of State Electronic Verification Search available at  
[bizfile.sos.ca.gov](http://bizfile.sos.ca.gov)







**California Secretary of State**  
**Electronic Filing**



**LLC Registration – Articles of Organization**

**Entity Name:** Sanborn Manufacturing LLC

**Entity (File) Number:** 201928310497

**File Date:** 10/07/2019

**Entity Type:** Domestic LLC

**Jurisdiction:** California

**Detailed Filing Information**

1. **Entity Name:** Sanborn Manufacturing LLC
  
2. **Business Addresses:**
  - a. **Initial Street Address of Designated Office in California:** 743 South Sanborn Road  
Salinas, California 93901  
United States
  
  - b. **Initial Mailing Address:** 743 South Sanborn Road  
Salinas, California 93901  
United States
  
3. **Agent for Service of Process:** Sal Alvarez  
743 South Sanborn Road  
Salinas California 93901  
United States
  
4. **Management Structure:** All LLC Member(s)
  
5. **Purpose Statement:** The purpose of the limited liability company is to engage in any lawful act or activity for which a limited liability company may be organized under the California Revised Uniform Limited Liability Company Act.

**Electronic Signature:**

The organizer affirms the information contained herein is true and correct.

**Organizer:** Matt Stevens

**Certificate Verification Number: Q3IUHJ**  
Use [bizfile.sos.ca.gov](http://bizfile.sos.ca.gov) to verify the certified copy.



## **2. ZONING VERIFICATION LETTER**

Attached please find the Zoning Verification Letter from the City of Salinas for the subject property located at 743 Sanborn Place, Salinas.



City of Salinas

COMMUNITY DEVELOPMENT DEPARTMENT

**SALINAS**  
RICH IN LAND RICH IN VALUES

65 W. Alisal Street, 2nd Floor • Salinas, California 93901  
(831) 758-7387 • (831) 775-4258 (Fax) • [www.ci.salinas.ca.us](http://www.ci.salinas.ca.us)

March 27, 2019

Sal Alvarez  
8065 San Miguel Canyon Road  
Prunedale, CA 93907

**RE: ZONING INFORMATION FOR COMMERCIAL CANNABIS BUSINESS (CCB)  
LOCATED AT 743 SANBORN PLACE IN THE IG – GW-5 – AR (INDUSTRIAL-GENERAL –  
SANBORN ROAD @ U.S. 101 GATEWAY OVERLAY – AIRPORT OVERLAY) ZONING  
DISTRICT (APN 003-561-015-000)**

Dear Mr. Alvarez:

On March 20, 2019, the Community Development Department received your request for zoning information for the above referenced site in connection with a Commercial Cannabis Business (CCB) consisting of the following:

1. Dispensary
2. Cultivation Facility
3. Delivery Service
4. Commercial Cannabis Manufacturing Business
5. Testing Lab
6. Distribution

The subject site is located in the IG-GW-5-AR (Industrial- General – Sanborn Road at U.S. 101 Gateway Overlay- Airport Overlay) Zoning District (APN 003-561-015-000). The following provides an overview of the adjacent land uses and zoning districts to the site:

The subject site is located in the IG (Industrial-General) Zoning District (APN 177-141-063-000). The following provides an overview of the adjacent land uses and zoning districts to the site:

North:	IG – GW-5 – AR (Industrial-General – Sanborn Road @ U.S. 101 Gateway Overlay - Airport Overlay)/ Restaurant and Residential
South:	IG – GW-5 – AR (Industrial-General – Sanborn Road @ U.S. 101 Gateway Overlay - Airport Overlay)/ Multifamily dwellings
East:	IG – AR (Industrial-General - Airport Overlay)/ Industrial Complex
West:	Sanborn Place and South Sanborn Road

Project case files applicable to the site are listed below. Copies are available in our office for review.

1. SD2018-001 Small Distribution for Cannabis

Zoning Analysis of the proposed CCB.

1. **Dispensary:** Dispensary, which is most closely defined as Retail Sales per Zoning Code Section 37-10.420, would be permissible as an accessory use to the proposed manufacturing/cultivation/distribution CCB in the underlying zoning district. Note that Zoning Code Section 37-30.310, Table 37-30.130, Footnote 4 states that in Industrial districts only accessory retail sales, limited to thirty percent of the total square footage of all structures on a site or two thousand five hundred square feet, whichever is less, shall be allowed.
2. **Cultivation Facility:** Cultivation Facility, which is most closely defined as Nursery per Zoning Code Section 37-10.380, would be permissible in the underlying Zoning District subject to a Site Plan Review. Nurseries are limited to the IGC and IG zoning districts. However, per Zoning Code Section 37-50.350 Table 37-50.100, Nurseries require 1 space per 1,000 sq.ft. of lot area for the first 10,000 sq.ft.; 1 per 5,000 sq.ft. thereafter; plus 1 per 250 sq.ft. per sales floor area.
3. **Delivery Service:** Delivery Service, which is most closely defined as an Office, Business and Professional use (similar to a taxi dispatch office) per Zoning Code Section 37-10.390, would require a conditional use permit in the underlying Zoning District. Note that Zoning Code Section 37-30.310, Table 37-30.130, Footnote 26 states that in *IGC* and *IG* districts, accessory business and professional offices shall be limited to thirty percent of the total square footage of all structures on a site or two thousand five hundred square feet, whichever is less, shall be allowed. However, per Zoning Code Section 37-50.350 Table 37-50.100, Office, Business and Professional requires 1 space per 300 sq.ft. of gross floor area.
4. **Manufacturing:** Manufacturing, which is most closely defined as Industry, Limited per Zoning Code Section 37-10.330, would be permissible in the underlying Zoning District. subject to a Site Plan Review per Zoning Code Section 37-30.310, Table 37-30.130 and the provisions of off-street parking and compliance with Zoning Code development standards regulation. Industry, Limited requires one space for 500 sq.ft. of gross floor area. Site improvements will be required with the Site Plan Review, which include but are not limited to, landscaping, fencing, trash/recycling requirements, lighting, etc.
5. **Testing Lab:** Testing Lab, which is most closely defined as a Laboratories use per Zoning Code Section 37-10.360, would be permissible in the underlying Zoning District subject to a Site Plan Review per Zoning Code Section 37-30.310, Table 37-30.130. Per Zoning Code Section 37-50.350 Table 37-50.100, Laboratories require 1 space per 500 sq.ft. of gross floor area.
6. **Distribution:** Distribution, which is most closely defined as a Wholesale use per Zoning Code Section 37-10.470, would be permissible in the underlying Zoning District subject to a Site Plan Review. Per Zoning Code Section 37-50.350 Table 37-50.100,

Wholesale, Distribution require 1 space per 1,000 sq.ft. of gross floor area; plus 1 space per 300 sq. ft. of gross floor area for auxiliary office.

Staff understands that the proposed CCB is in the early stages of planning and may not pursue each business type listed above that were included as proposed uses in the zoning information letter application. The proposed CCB would be subject to the Site Plan Review process per Zoning Code Section 37-30.310, Table 37-30.130. Further, note that if two or more tenants are proposed, the site may be classified as an Industrial Complex as defined by Zoning Code Section 37-10.330, and be subject to a parking ratio of 1 space per 500 sq.ft. of gross floor area, plus 1 space per 300 sq.ft. of gross floor area of auxiliary office per Zoning Code Section 37-50.360 Table 37-50.100.

#### Analysis of Sensitive Uses.

The CCB must not be within a 600-foot radius of a day care, preschool, private/charter school or school per State Law requirements. The CCB must not also be within 1,000-foot radius of a school (including college or university), private/charter school, preschool, day care, park, church (or other house of worship), library, youth center, alcohol use, card room, retail firearm sales, smoke shop/hookah lounge, or CCB Dispensary as described in S.M.C. Section 5-07.27. Per available records, City staff has determined that the proposed CCB is located within a 600-foot radius or 1,000-foot radius of sensitive uses (measured from parcel to parcel), however, if measured from building to building, the distances are as follows:

1. 737 Sanborn Place, on-site alcohol sales (adjacent to site) – Taqueria <sup>oper</sup> El Oaxaqueno
2. 1020 Terven Avenue, off-sale alcohol sales (264 feet away) – 7-Eleven
3. 970 Work Street, off-sale alcohol sales (350 feet away) – AM PM
4. 655 South Sanborn Road, on-site alcohol sales (654 feet away) – Los Grullenses Taqueria

Note the issuance of a "Zoning Information Letter" does not mean the written evidence of permission given by the City of Salinas or any of its officials to operate a CCB nor does it not mean "permit" within the meaning of the Permit Streamlining Act, nor does it constitute an entitlement under the Zoning or Building Codes, and a regulatory permit for the purpose of regulating a CCB does not constitute a permit that runs with the land on which the CCB is established.

Zoning information may be accessed via the Internet at the following link (look for Chapter 37 Zoning at the bottom left side column):

<http://library.municode.com/index.aspx?clientId=16597&stateId=5&stateName=California>

Information regarding Building Permits, Code Enforcement, and Certificates of Occupancy may be obtained from Permit and Inspection Services, located at 65 West Alisal Street, Salinas, CA 93901 (phone 831-758-7251).

Should you need additional information from the Community Development Department, please contact me at 831-920-6543.





- City of Salinas Boundary  
City of Salinas Parcels



1: 9.028

0.3	0	0.14	0.3 Miles
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The City of Salinas has made every reasonable effort to provide accurate and timely information. The City of Salinas does not, however, assume any responsibility, implied or otherwise, and makes no representation, warrant, guarantee, or claim regarding accuracy, omissions, or the reliance on second party data. Users are advised to seek independent verification before relying on this information.

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
THIS MAP IS NOT TO BE USED FOR NAVIGATION





G.I. SIDING ROOF  
ORIGINALLY OPEN SIDING  
& DIRT FLOOR  
ENCLOSED SINCE 1957  
NEW CONCRETE FLOOR

20

15

13

G.I. SIDE OVERHUNG FRAME

STORAGE

1962

G.I. ROOF  
CONC. FLOOR

W.H.H.

EXISTING WALL

STORAGE SHED HERE



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CLASS B SHAPE																		
CONSTRUCTION		STRUCTURAL		EXTERIOR		FRONT		LIGHTING		AIR CONDITION		ROOM AND FINISH DETAIL						
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LIGHT		FRAME		UNFINISHED		REFLECTED		WIRING		HEATING		ROOFS		FLOORS		FLOOR FINISH	TRIM	INTERIOR F.F.
SUB STANDARD		CONCRETE		S.E. BRICK		TRANSOM		A.T. CONDUIT		CIRCUIT		STAIRS		B. 1-2		WOOD W.	WOOD	WALLS
STANDARD		BRICK		M.		POT GLASS IN		BX COBBL		HUMID		STAIRS		B. 1-2		WOOD W.	WOOD	WALLS
HEAVY		RAINFALL		BING COLLS		POT GLASS IN		FEM CHECK		FLOOR UNITS		OFFICE		B. 1-2		WOOD W.	WOOD	WALLS
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# CONSTRUCTION RECORD

BATH & LAVATORY DETAIL																							
NO.	AREA	DATE	YEAR	AGE	Remaining Life	Table	%	Cond.	ACQ. Fung. Attc.	Coq. Form	Storage Space	Moist.	FI.	No.	FINISH	Moist.	MC. In	Tub	VR.	Type	Grade	SHOWER FIXTURES	SHOWER FIXTURES
			1949			0630	25																
			1949	29	7	0030	39	E	A	A	-	-	A										
SPECIAL FEATURES																							
Refrigeration:														Built-in Beds:									
SPECIAL FEATURES																							

## COMPUTATION:

[illegible]



Engine  
 6X10 1600C  
 249 400C  
 all 16.

1000  
 1000

1000

Red. i. Sarge

Relief Heat  
 50000

ALUM BLDG  
 47 47C

AUTOMATIC SPRINKLERS

Red. Black Top Floor

Horizontal  
 1000 4000  
 200 5000

PIERS

10 PIER  
 00

1949

Cons.  
 1000 1000

1000 200 400  
 1000 1000 1000

10 10 10

1000 200 400

1000 1000

1000 1000

50

5

10

SPRINKLER SYSTEM

COST 7400

50 x 100  
 10 x 90

5550  
 900  
 6450



641 HAMPSHIRE BLDG

DESCRIPTION OF BUILDING

CLASS & SHAPE

CONSTRUCTION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

ARCHITECTURE

CONSTRUCTION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

USE TYPE

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

APARTMENT

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

Hotel

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

Office

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

Store

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

THEATRE

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

CONSTRUCTION RECORD

CONSTRUCTION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

REPAIR

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

APPROPRIATE DOLE

CONSTRUCTION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

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LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

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LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

WALL

FOUNDATION

STRUCTURAL

EXTERIOR

FRONT

LIGHTING

AIR CONDITION

ROOMS

FLOORS

FLOOR FINISH

TRIM

INTERIOR

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812

COMPUTATION

REPAIRS 25 812

SPRINKLES 40 107

REFRIGERATION 25 812

WATER-PROOFING 25 812



1951

5. STAINING MARKS

14

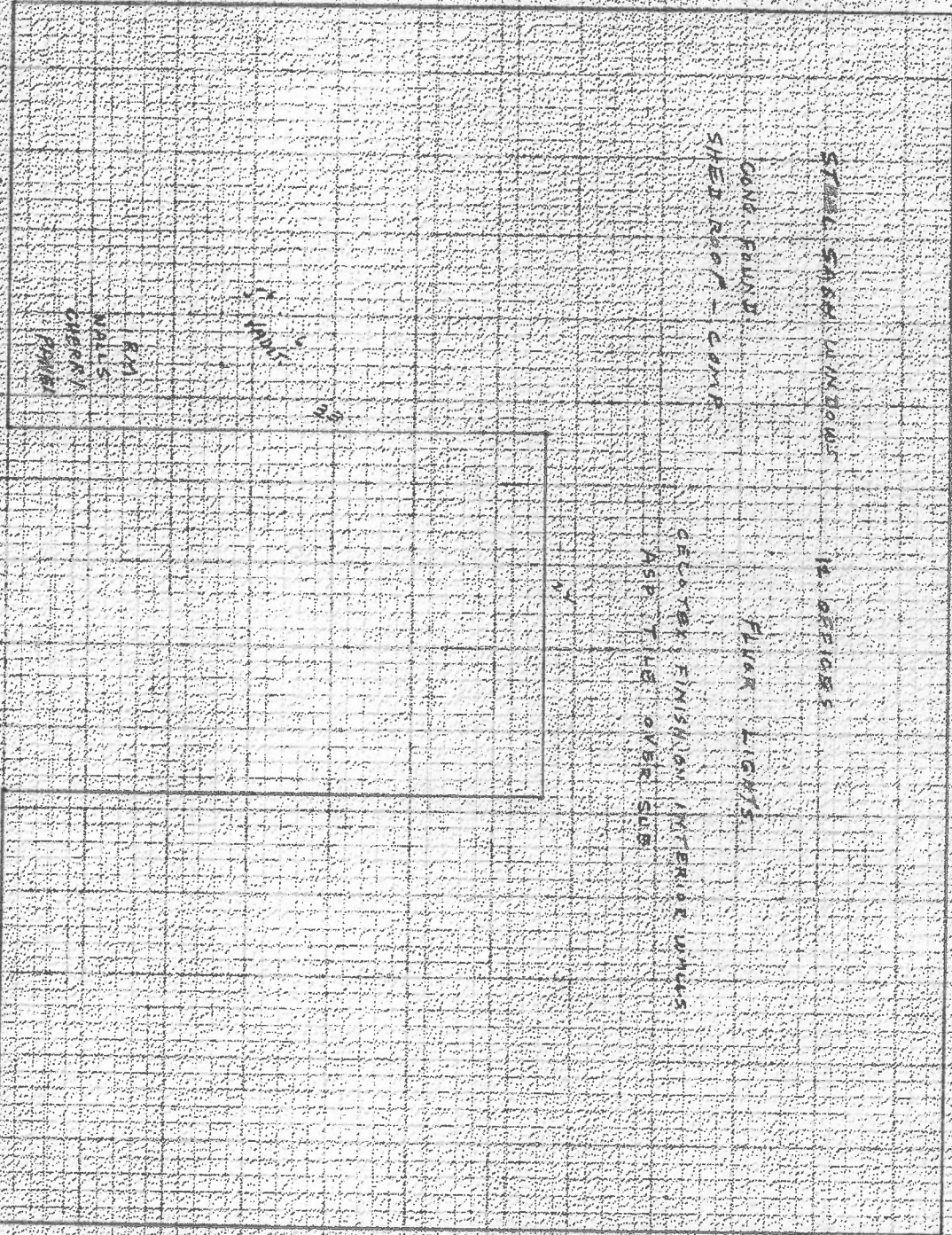
5. 1. BLDG  
3. RAISED WOOD FLOOR 2nd Floor  
CONC. FLOOR off 10  
UP INTERIOR  
KIT WIRING  
III. NO PLUMBING







1000 sq. ft. approx.  
 for above ground & below ground  
 water = 1000 sq. ft. approx.



24' x 25' 1508  
 24' x 25' 1508  
 24' x 25' 1508  
 3596



CLASS & SHAPE		DESCRIPTION OF BUILDING														ROOM AND FINISH DETAIL									
ARCHITECTURE	CONSTRUCTION	STRUCTURAL	EXTERIOR	FRONT	LIGHTING		AIR CONDITION		ROOMS		FLOORS		FLOOR FINISH		TRIM	INTERIOR F.									
					Wiring	Heating	Cooling	Cooling	Rooms	Floors	Floor	Finish	Walls	Ceiling											
4.1	Light	Sub-Standard	Unfinished	Front	KT	Cable	Heating	Cooling	Rooms	Floors	Floor	Finish	Walls	Ceiling											
ARCHITECTURE	Sub-Standard	Unfinished	Front	KT	Cable	Heating	Cooling	Rooms	Floors	Floor	Finish	Walls	Ceiling												
SHOP	Special	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
USE TYPE	Special	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Apartment	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Garage	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Hotel	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Hotel	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Office	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Office	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Store	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
Plumbing	FOUNDATION	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced	Reinforced								
CONSTRUCTION RECORD		Permit	Amount	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949								
Permit	Amount	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949	1949								
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21x80  
1/2 (16 x 23)

1840  
184  
2034

C.I. SIDE  
CONC.  
ADDED SINCE 1957

LOW MEZZ  
LUMBER STORAGE

LEAN TO DIRT FLOOR  
ORIGINALLY CONC FLOOR  
SINCE 1957

8x8  
WOOD  
UPRIGHTS

LUMBER STORAGE

C.I. LEAN TO ROOF  
CONC FLOOR

WOOD TRUSS  
W# 124

RAFT 2x8-30"  
BRIMS 15" O.C.  
WALLS 2x4-24"  
CORNER BRIMS

(2) ME  
31x16  
17x16

ALL OPEN FRONT

5x16  
11x21  
80  
234  
3-11

KP-PI  
INEXPENSIVE  
OFFICE  
C.I. EXTERIOR  
PINE PLANK WALLS  
CONC FLOOR  
(ADDED SINCE 1957)

MEZZ. ABOVE FOR STORAGE

6" STEEL FENCE ENTIRE 100 FT. OF LOT

**3**

### **3. CRIMINAL HISTORY**

Attached please find the Live Scan Requests/Receipts for the application principals Sal Alvarez and Jose Alvarez.



#### **4. PROPOSED BUSINESS LOCATION**

##### **Proposed Location:**

The proposed location for the Sanborn Manufacturing facility is 743 Sanborn Place, Salinas, CA 93901 (APN 003-561-015-000). The principals of this application own the parcel. Attached to Section 17 please find the grant deed of the subject property showing proof of ownership.

##### **Zoning Designation:**

743 Sanborn Place is located in the IG-GW-5-AR (Industrial – General – Sanborn Road at U.S. 101 Gateway Overlay – Airport Overlay) Zoning District.

##### **Sensitive Uses:**

The following sensitive uses have been determined to be located within the 1,000 foot radius of alcohol sales:

- Taqueria El Oaxaqueño – 737 Sanborn Place (adjacent to the proposed site) on-site alcohol sales
- 7-Eleven – 1020 Terven Avenue (264 feet away) off-sale alcohol sales
- AM PM – 970 Work Street (350 feet away) off-sale alcohol sales
- Los Grullenses Taqueria – 655 Sanborn Place (654 feet away) on-site alcohol sales

743 is not located within a 1,000 foot radius of any schools, parks, libraries, daycare centers or churches. The closest school is: Monterey County Home Charter School, 901 Blanco Circle, Salinas 93901.



## **5. SITE PLAN AND PHOTOS**

Attached please find the site plan and floor plan for the proposed distribution facility to be located at 743 Sanborn Place, Salinas.

Please note that the included site plans represent the current layout of the property. Substantial building improvements will be made to each building following receipt of building permits issued by the City of Salinas.

- Building A is the proposed retail site of Sanborn Retail LLC.
- Building B is the proposed manufacturing site of Sanborn Manufacturing LLC.
- Building C is the proposed distribution site of Sanborn Distribution LLC.









SANBORN PL.  
PROPERTY

APN: 003-561-015-000

OWNER:  
JOE ALVAREZ  
743 SANBORN  
SALINAS, CA  
831-444-2965

SCALE: 1/16"=1'-0"

BUILDING PERMIT SUBMITTAL DATE: -

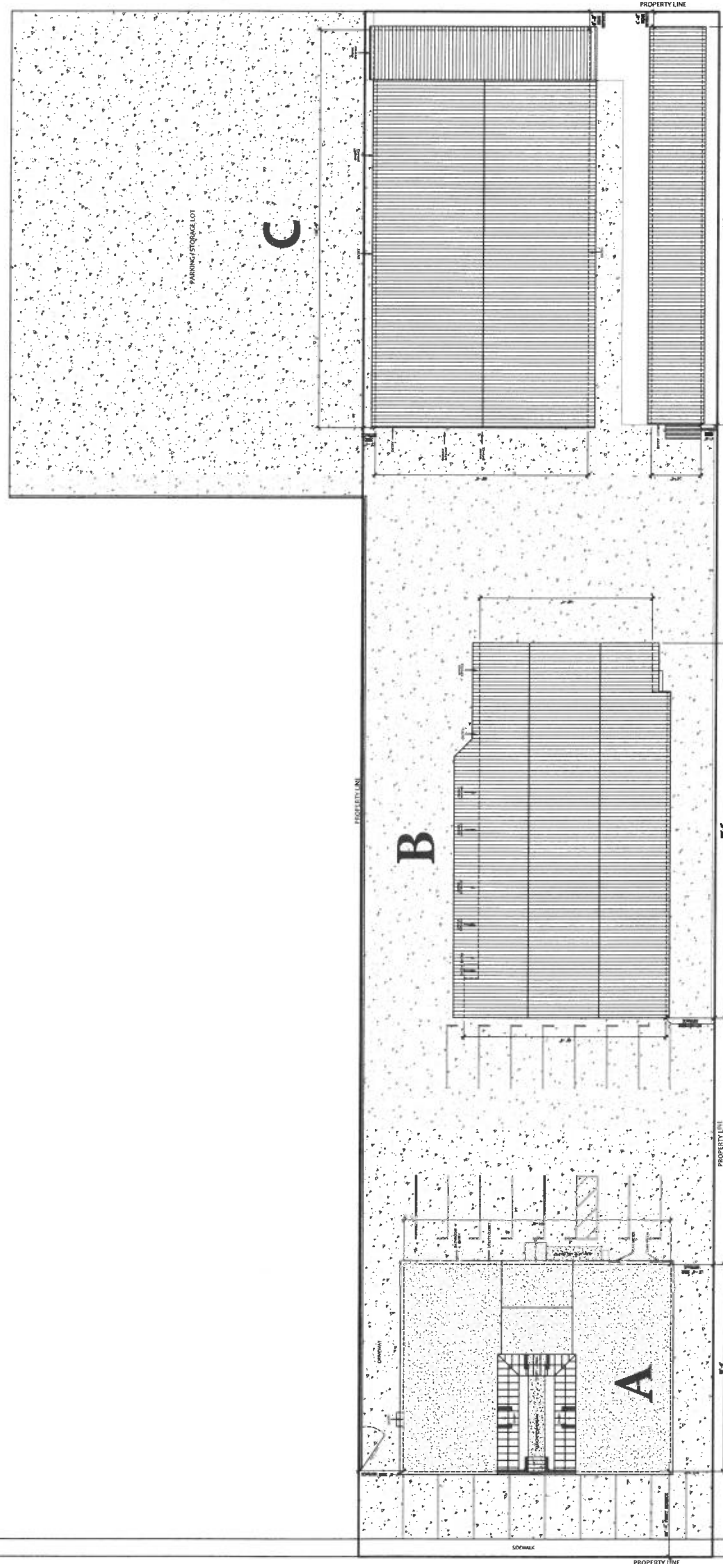
REVISIONS:

**FILE:** **VIEW:**

# A-1.0

SHEET 2 OF 2 SHEETS

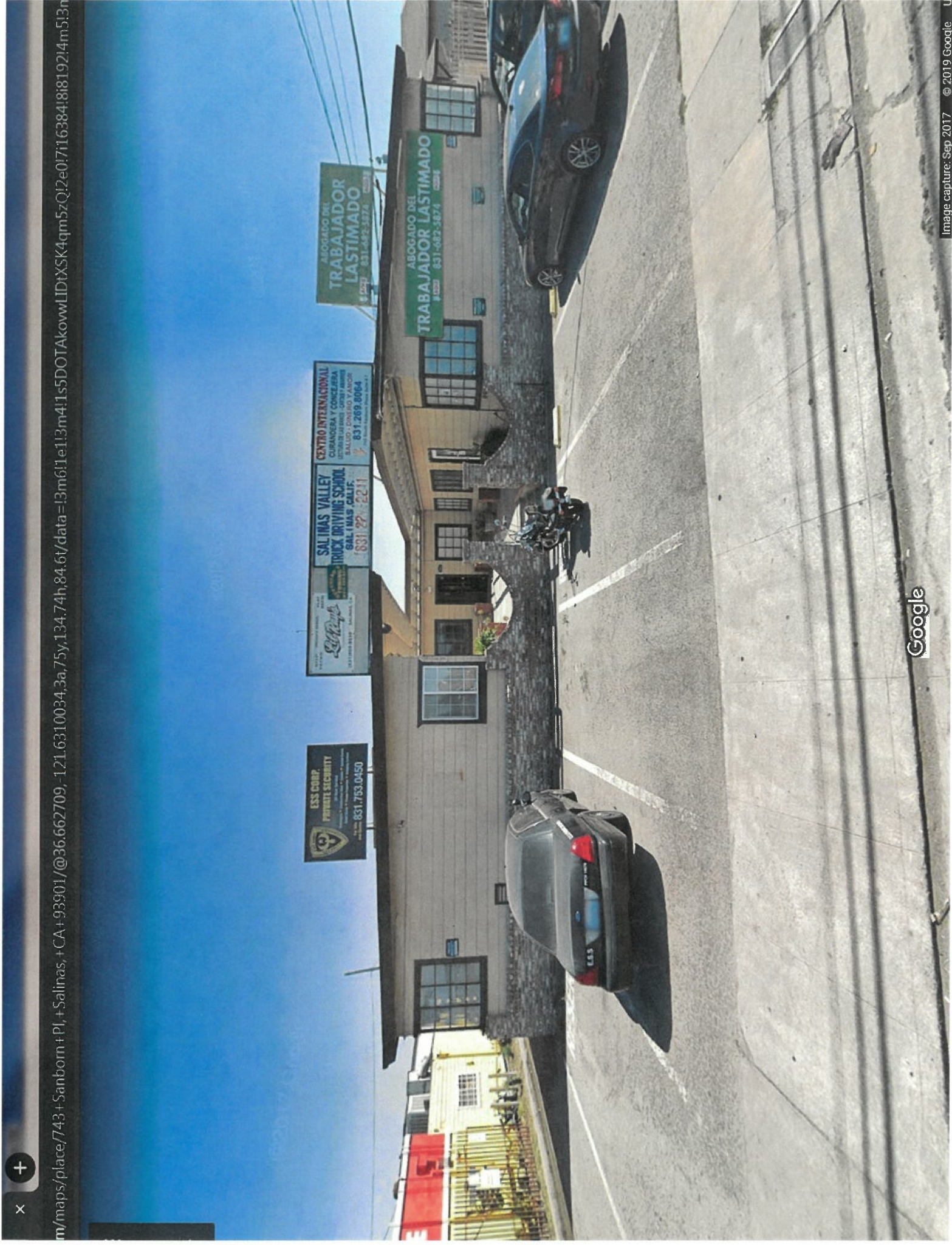
1042 E. GANN AVE. • PACIFIC GROVE, CALIFORNIA 93950  
TEL. 831 • 920 • 0814 • [john@pennette-designstudio.com](mailto:john@pennette-designstudio.com)



SANBORN PL

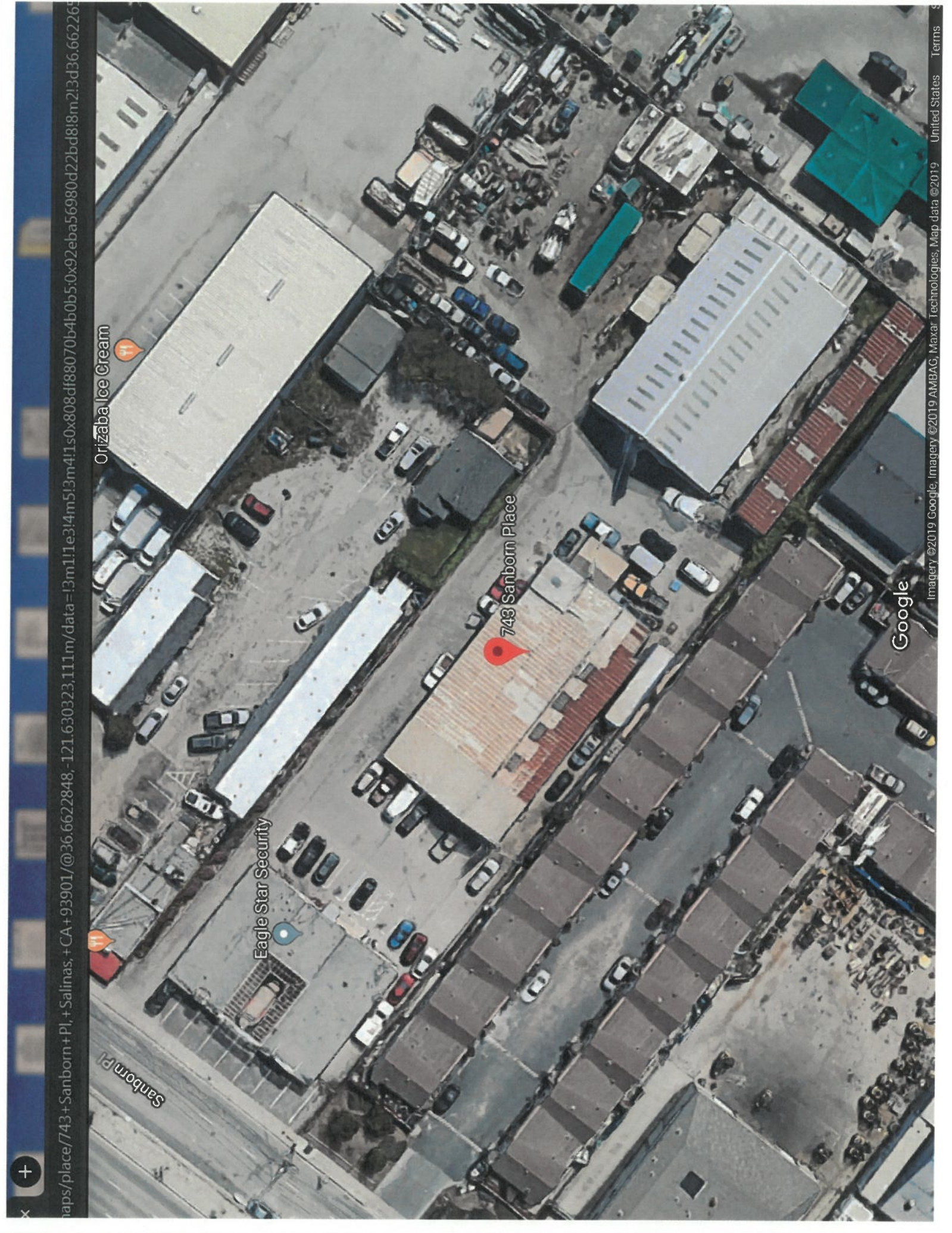
## EXISTING SITE PLAN

ARCHITECTURAL SCALE : 1/16"=1'-0"



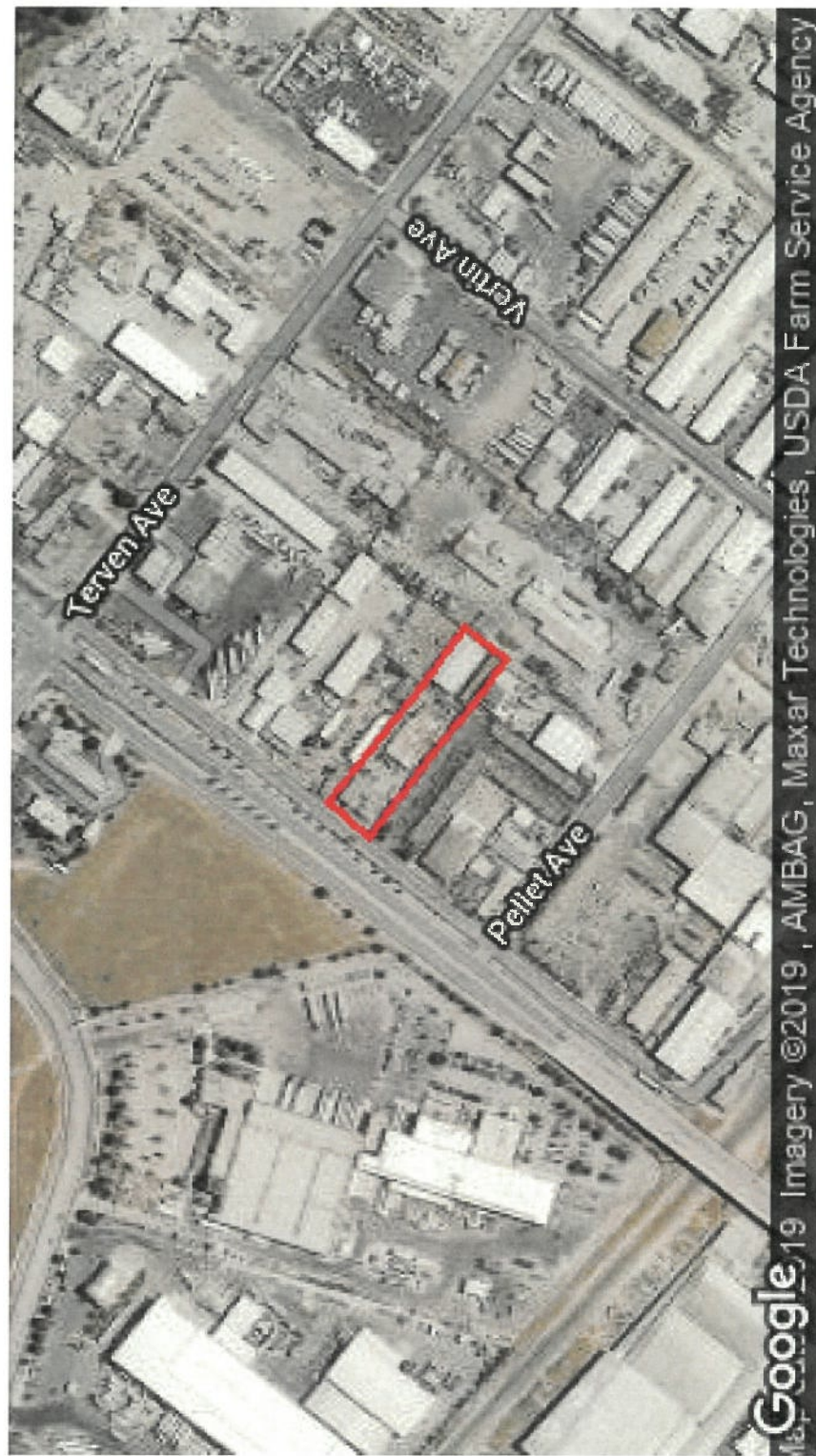
Google





maps/place/743+Sanborn+Pl,+Salinas,+CA+93901/@36.6622848,-121.630323,111m/data=!3m1!1e3!4m5!3m4!1s0x808df88070b4b0b5:0x92eba56980d22bd8!8m2!3d36.6622848





6

## **6. APPLICANT'S BUSINESS ORGANIZATION STATUS**

Attached please find the Articles of Organization and Operating Agreement for Sanborn Manufacturing LLC, a duly formed limited liability company.



**California Secretary of State**  
**Electronic Certified Copy**

I, ALEX PADILLA, Secretary of State of the State of California, hereby certify that the attached transcript of 1 page is a full, true and correct copy of the original record in the custody of the California Secretary of State's office.



**IN WITNESS WHEREOF**, I execute  
this certificate and affix the Great  
Seal of the State of California on  
this day of October 10, 2019

**ALEX PADILLA**  
Secretary of State

Verification Number: Q3IUHJ  
Entity (File) Number: 201928310497

To verify the issuance of this Certificate, use the Verification Number above  
with the Secretary of State Electronic Verification Search available at  
[bizfile.sos.ca.gov](http://bizfile.sos.ca.gov)





**California Secretary of State**  
**Electronic Filing**

**FILED**

Secretary of State  
State of California

**LLC Registration – Articles of Organization**

Entity Name: Sanborn Manufacturing LLC

Entity (File) Number: 201928310497

File Date: 10/07/2019

Entity Type: Domestic LLC

Jurisdiction: California

**Detailed Filing Information**

1. Entity Name: Sanborn Manufacturing LLC
2. Business Addresses:
  - a. Initial Street Address of Designated Office in California: 743 South Sanborn Road  
Salinas, California 93901  
United States
  - b. Initial Mailing Address: 743 South Sanborn Road  
Salinas, California 93901  
United States
3. Agent for Service of Process: Sal Alvarez  
743 South Sanborn Road  
Salinas California 93901  
United States
4. Management Structure: All LLC Member(s)
5. Purpose Statement: The purpose of the limited liability company is to engage in any lawful act or activity for which a limited liability company may be organized under the California Revised Uniform Limited Liability Company Act.

Electronic Signature:

The organizer affirms the information contained herein is true and correct.

Organizer: Matt Stevens

Certificate Verification Number: Q3IUHJ  
Use [bizfile.sos.ca.gov](http://bizfile.sos.ca.gov) to verify the certified copy.



8

## **8. BUSINESS PLAN**

- 8A. DAY TO DAY OPERATIONS**
- 8B. CONFORMING TO STATE AND LOCAL LAW | DIVERSION PREVENTION**
- 8C. TRACK AND TRACE**
- 8D. PROPOSED CONSTRUCTION AND TIMELINE FOR COMPLETION**
- 8E. ESTIMATED BUDGET**
- 8F. PROOF OF CAPITALIZATION**
- 8G. PRO FORMA**

**a**

## **8A. DAY TO DAY OPERATIONS**

### **OVERVIEW OF OPERATING PROCEDURES**

The applicants are currently in the process of determining what type of volatile manufacturing they would like to embark on as several opportunities exist in the industry. The applicants have the option to conduct volatile manufacturing in addition to non-volatile manufacturing. Volatile manufacturing opportunities/systems will likely use propane and butane to produce commercial cannabis products such as shatter, oil, wax and live resin.

Below are various manufacturing processes the applicants are considering. Prior to commencement of any production activity the applicants will seek approval from the City of Salinas and will apply for and receive their manufacturing license issued by the California Department of Public Health.

#### Arrival Procedures

Operations at Sanborn manufacturing facility will take place from 8:00 a.m. through 8:00 p.m. Monday through Sunday. The Sanborn Manufacturing extraction engineer begins the day by checking inventory logs, reviewing pending sales orders from distribution, and deciding the material and volume that will be extracted for the day.

During this time, the extraction engineer's assistant(s) will be reviewing a detailed checklist, verifying the manufacturing equipment is clean, sterile, and ready for use; checking the schedule for expected deliveries from vendors; and readying the clean room for daily operations.

Before entering clean room areas, all employees will first adorn Tyvek bodysuits, face masks, goggles, medical-grade quality powder-free nitrile gloves, booties, and hair nets (if applicable).

#### Clean Room

Flexmod solutions CO2 modular extraction lab will be utilized for refinement. In this non-combustible lab configuration, you have the benefit of a clean room environment combined with safety features to limit exposure to excessive CO2. Labs are outfitted with CO2 detection monitors to meet safety requirements while assuring optimal air circulation.

The area meets all MED, NEC, OSHA, and NFPA requirements, has 100% ETL-Listed and PE certified equipment, HVAC for atmospheric control and provides a fresh air supply for ventilation; the unit also includes CO2 venting wall penetration. The entry door is of steel construction and equipped with an automatic closer, a panic exit device, a safety window, and weather seals; and the room can fit multiple extraction units and technicians.

### **SETUP**

#### Pre-Processing

Once checklists are complete and production is ready, product will be moved from secure storage into the refinement clean room for extraction. All inventory movement will be logged into BioTrackTHC tracking software as well as weights and measures for compliance reporting. Batches will be assigned to each extraction machine, comprising of a single strain, 15 pounds (7000 grams) per batch.

### Grind

Material received from secure storage will be weighed out in batch volumes using a certified scale. Once weighed, batch volumes of 15 pounds will be placed in a commercial grinder until particulate sizes reach approximately 200 microns. This will increase the surface area that is exposed to the CO2 during extraction processing, increasing refinement efficiency. Grinding of product is estimated to take 60-90 seconds per 15 pounds of material. Once ground, product will then be transferred to Cascade Company temperature rated mesh bags. Each mesh bag can hold up to 10 pounds of ground cannabis. Each batch will take two mesh bags of 7.5 pounds.

### Dry

Once the material is ground and transferred to mesh bags, it will set in the commercial dryer. Drying plant material prior to extraction will reduce the moisture content of the extracted oils. Decarboxylating will activate the material, converting THC-A and CBD-A into THC and CBD. Extractions using decarboxylated material will have faster extraction times and increased yields compared to extractions using non-decarboxylated material.

Mesh bags of ground product will be dried in batches utilizing a Cascade Sciences CD0-28 large scale dry and dicarbon oven. Each unit is capable of drying/decarboxylating 50 pounds of product in 24 minutes.

## EXTRACTION

### Fill

Once dry the material will be removed from the mesh bags and transferred into five Apeks 5 liter pharmaceutical-grade stainless steel extraction vessels per machine. Each 5L vessel holds up to 3 pounds of dry, ground material. The interiors of these vessels are polished to food grade level. All vessels will be loaded into extraction machine ensuring closures are met and fully sealed.

### Refine

Once loaded, the extraction engineer will open valves to the CO2 tanks and ensure the system is ready for operation. Once verified, he or she will set the automated controls to run and the extraction process will begin. The Apeks extraction system is controlled by a fully automatic Programmable Logic Controller (PLC) touch screen interface with first level safety functionality and user programmable pressure, temperature and time. It also has built in hour and maintenance timers, and alarm log.

Sanborn Manufacturing will utilize closed loop manufacturing extraction machines. Each unit is able to process 15 pounds (7000 grams) of dry cannabis flower per hour. Please see the attached product details that are included at the end of this section.

### Recover

Extracted material is recovered in stainless steel, food-grade vessels. All vessels will be securely stored until ready for post-processing refinement. Recovered material will be logged in BioTrackTHC tracking software with weights and measures for compliance reporting. This will ensure up to the minute inventory updates and tracking throughout the refinement process.

### Store

Secure storage will house all in-process product. Product received will be placed within intermediate packaging and kept segregated in secure storage until the 3rd party laboratory conducts sampling. From there, a combination of batch production record instruction, inventory management, and product shipping manifests ensure that an accurate traceable record of produced cannabis is maintained. The overall time frame from samples being taken to the return of analytical reports is expected to be approximately one week, in line with historical data provided by a local third-party testing facility.

Received product will be transferred into pharmaceutical grade container vessels. We anticipate using vessels purchased from local manufacturers.

## POST PROCESSING

### Winterization

Once machines are extracting, post processing operations begin. The first step in this process is winterization. Winterization is a secondary process that utilizes ethanol and cold temperatures to separate fats, waxes and lipids from extracted oils. It is commonly used to manufacture oils used in vape pens, infused products that are sensitive to fats/waxes (i.e. drinks) as well as feeder oil for fractional distillation operations.

### Filtering

Extracted material from the unit is poured into a large glass beaker. That extract is then mixed with ethanol and stirred into a solution. Once the solution is mixed, the beaker will be covered and placed into a commercial grade lab freezer. The freezer will be set to -47 degrees Celsius. The material will freeze for approximately 24 hours to help separate lipids and waxes out of extracted material.

Once the freezing duration is over the material will be ready for separation. Separation will be done by utilizing a vacuum flask, vacuum pump, laboratory funnel, and filter paper. The filter will be placed on the funnel and set atop the vacuum flask. The chilled material will then be poured into the funnel. The vacuum pump will be turned on. The separation will begin and as the ethanol and extract flows into the vacuum beaker, the waxes remain atop the filter. This process takes approximately 2 minutes to complete.

### Evaporating

After filtering is complete the remaining material will be transferred into a rounded beaker for the rotary evaporation process. A Rotary Evaporator will be used for this process. The rounded beaker will then be connected to the Rotary Evaporator and submerged in a hot water bath set at 37 degrees Celsius. The beaker will rotate in the bath increasing the temperature of the solution. The heat allows for the ethanol to boil off into a vacuum chamber and be separated from the material. The ethanol then passes through coil chiller where it condenses and falls into a separate beaker. This process is estimated to take 1 hour per liter of solution.

### Packaging

Once the rotary evaporation process is complete, the extracted material is in its pure form and ready for packaging. The material can be packaged in a variety of forms, including: oral applicators, vapor cartridges, soft gel caps, and sublingual sprays. All packaging will be child resistant, opaque, and resealable in accordance with AB266, State, and local mandates.

### Oral Applicators

Oral applicators are filled with precision accuracy using a Medpak Auto-Draw Oral Syringe Filling System or similar system. Each oral applicator will be filled with 500 mg of pure cannabis oil. This pharmaceutical packaging machine will allow for precise filling and greater speed of production. The system has a touch screen where the desired volume is set. Once set an oral syringe is placed into the machine. The machine fills the syringe in approximately 1 second. The extraction assistant then removes the syringe, placing it in a sterile container, and places a second syringe in the machine. The machine automatically fills the syringe and the process repeats itself. We estimate 1,000 oral applicators will be filled every hour of production.

### Vapor Cartridges

Vapor cartridges will be filled using a 710 Shark Oil Filling Machine from Convectionium Equipment or equivalent system. The system is fully automated and capable of filling up to 300 cartridges per minute. Cannabis oil is loaded into the filler. The touch screen settings allow the extraction engineer to set volume and cartridge batch size. The machine then fills up to 100 cartridges at once. The tray of cartridges is removed and another is then added. The process is repeated until the desired batch is complete.

### Soft Gel Caps

Softgel capsules will be filled using pharmaceutical grade machinery. We are currently shopping Technophar soft gel systems which are plug and play rotary die machines capable of producing finished gelatin capsules containing fill material with precise accuracy. A Programmable Logic Controller (PLC) with touch-screen is used to control all production and process parameters. They are UL or CE certified, with FDA approved material contact parts, and they fulfill the GMP standards of the pharmaceutical industry. The systems range in scale and are capable of producing 10,000 - 100,000+ gel capsules per hour.

### Labeling

Labels will be printed out of house by a professional printing company. All labels will include the language required by regulations.

“GOVERNMENT WARNING: THIS PRODUCT CONTAINS CANNABIS, A SCHEDULE I CONTROLLED SUBSTANCE. KEEP OUT OF REACH OF CHILDREN AND ANIMALS. CANNABIS PRODUCTS MAY ONLY BE POSSESSED OR CONSUMED BY PERSONS 21 YEARS OF AGE OR OLDER UNLESS THE PERSON IS A QUALIFIED PATIENT. THE INTOXICATING EFFECTS OF CANNABIS PRODUCTS MAY BE DELAYED UP TO TWO HOURS. CANNABIS USE WHILE PREGNANT OR BREASTFEEDING MAY BE HARMFUL. CONSUMPTION OF CANNABIS PRODUCTS IMPAIRS YOUR ABILITY TO DRIVE AND OPERATE MACHINERY. PLEASE USE EXTREME CAUTION.”

And a list of pharmacologically active ingredients, including, but not limited to, tetrahydrocannabinol (THC), cannabidiol (CBD), and other cannabinoid content, the THC and other cannabinoid amount in milligrams per serving, servings per package, and the THC and other cannabinoid amount in milligrams for the package total.

### Storage

Packaged product will be transferred from manufacturing into secured storage. The same facility utilized for Sanborn Manufacturing is also housed on the same property as Sanborn Distribution that has large storage space for a large variety of products and inventory. All movements will be tracked and recorded via BioTrackTHC software which will also record weights and measures for compliance.

### Facility Staff

The employees of Sanborn Manufacturing are experienced professionals who are employed under all applicable laws of the State of California. The number of total employees will be approximately four (4). All employees are paid above minimum wage and are guaranteed a safe, fair, and equal opportunity workplace under the laws of the State of California. Upon hire, all employees will be given a comprehensive employee handbook outlining their rights and responsibilities, of which they are required to agree to and provide signature indicating they agree with the stated provisions. Before beginning any position, all employees will be provided detailed training regarding safety procedures, including fire emergency procedure, health safety procedure for fellow employees, conflict resolution, and security protocol in the event of a security situation. In addition to the employee handbook, each employee will be provided a written set of requirements and expectations to ensure the overall smooth operation of each day's business. While some personnel expressly work a given position for much of their time spent at the facility, each employee is encouraged to learn the responsibilities of all available positions, to be able to fill in anywhere as necessary. The exception to this is that of security specialists, whose main responsibility is the safety and security of the staff, and are required to have specific training and certification in this area.

Facility staff begin each day by verifying current inventory: both product in intake-quarantine awaiting test results and label reviews, as well as in current stock. They will print out a BioTrackTHC sales report for orders that need to go out that day. Facility staff is responsible for adhering to shipping and



receiving protocols; packaging and labeling flower product as required, and maintaining clean and orderly inventory.

#### Administrative Staff

Administrative staff will arrive at 10:00 am daily Monday through Friday. Administrative staff responsibilities include:

- Track and Trace Oversight
- Record Keeping
- Compliance
- Purchasing
- Accounting
- Tax Tracking and Records

#### Products

Sanborn Manufacturing will pride itself on providing the largest selection of Monterey County locally produced and manufactured cannabis products. These products will include:

- Cannabis flower
- Vapor cartridges
- Oral applicators
- Oral sprays
- Soft gel caps
- Concentrates (i.e. shatter, wax, crumble, rosin, etc.)
- Edibles
- Tinctures
- Salves
- Balms
- Lotions
- Bath bombs
- Cosmetics

Sanborn Manufacturing will offer a sufficient variety of cannabis products to provide relief from many known ailments, and will keep abreast of ongoing research by industry/medical professionals to further refine product lines it distributes from a health standpoint and to obtain further varieties to address medical conditions for which its use is authorized under California law.

#### 3rd Party Testing

All cannabis products sold at the manufacturing facility will shall be tested by an independent and licensed testing facility and shall meet all State requirements prior to entering the facility.



Cooling, conditioning, purifying.



## PERFORMANCE

Model TAEvo M	10
Refrigerant	R404a
Inlet Coolant Temperature	35 F
Outlet Coolant Temperature	25 F
Coolant Type	50% Glycol
Design Ambient Temperature	95 F
Cooling Capacity	7,000 Btu/h
Total Absorbed Power	1.6 kW
Coolant Flow Rate	1.6 gpm
Coolant Pressure Available	50 psig

## ELECTRICAL DATA

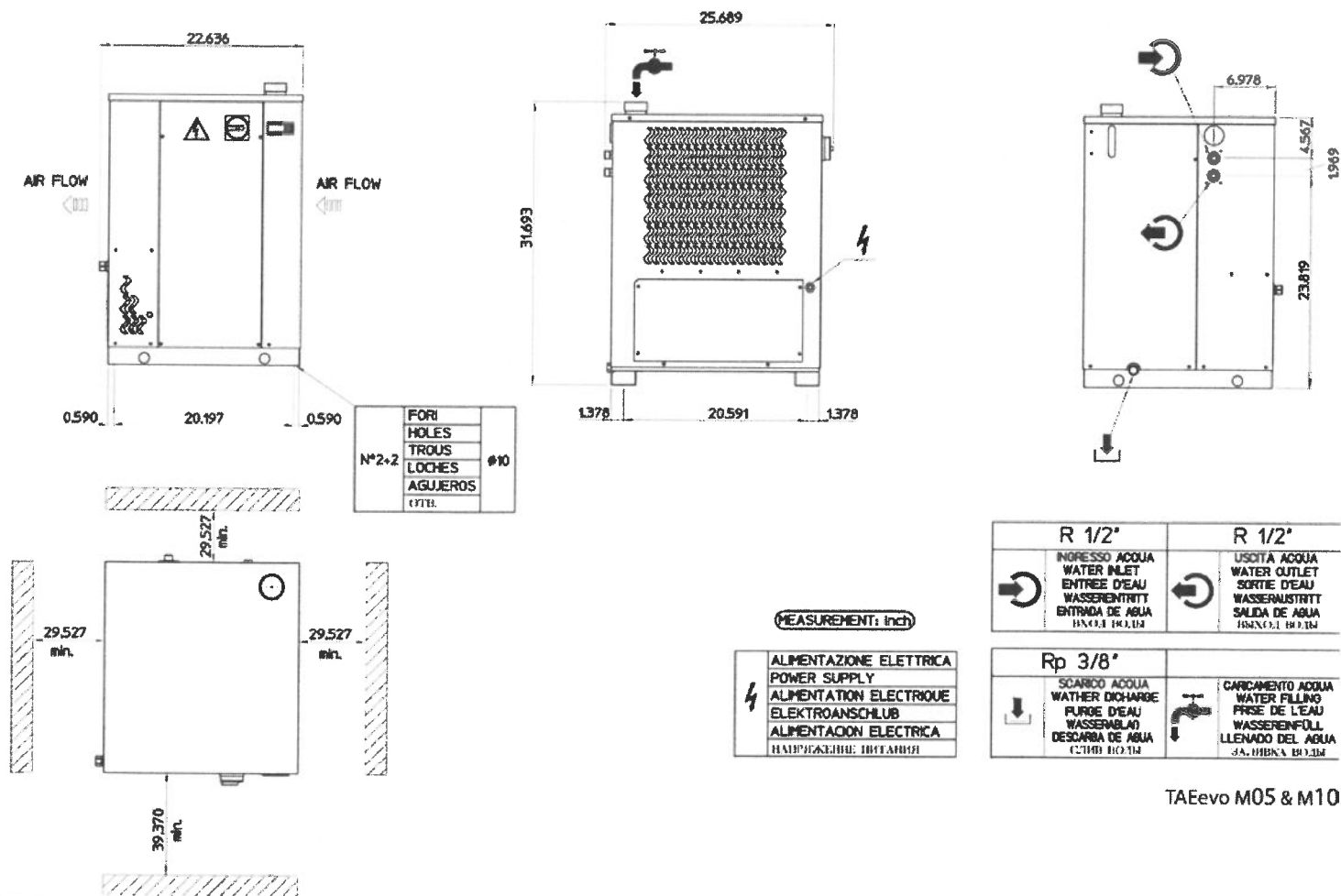
Model TAEvo M - INLINE	10
FLI	3 kW
FLA	15 A

FLI = max power absorbed in the operating limit conditions

FLA = max current absorbed in the operating limit conditions

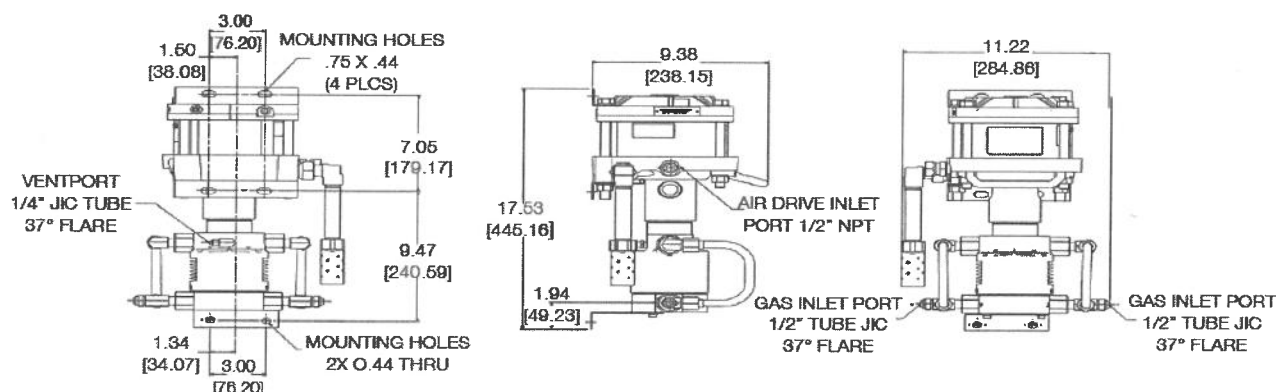
## GENERAL DATA

Model TAEvo M	10
Cooling Circuits	1
Compressors	1 - piston
Capacity Control	0-100%
Main Power	230/1/60
Auxiliary Power	230/1/60
Fans	1 - Axial
Power (each)	0.12 kW
Available fan static pressure	0 "wc
Length	26 in
Width	23 in
Height	32 in
Weight	150 lb



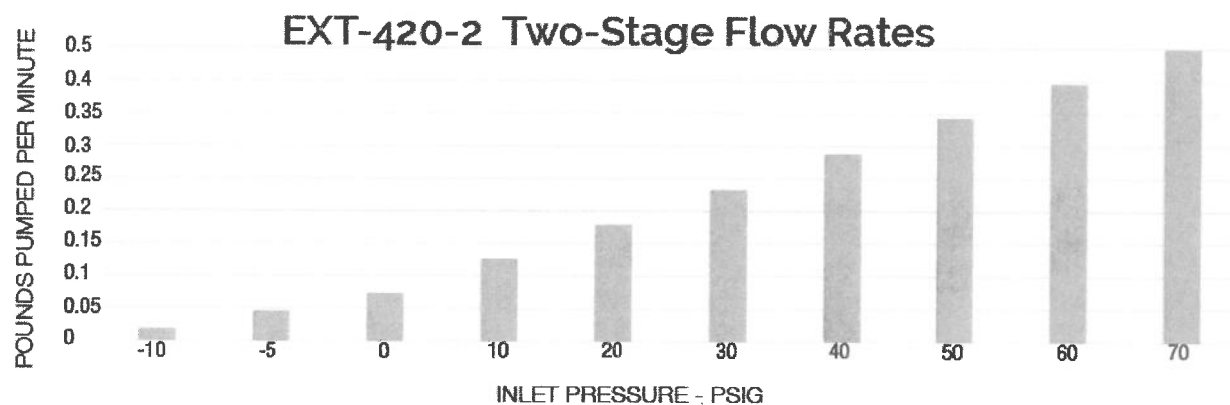
TAEvo M05 & M10

## EXT-420 Dimensions

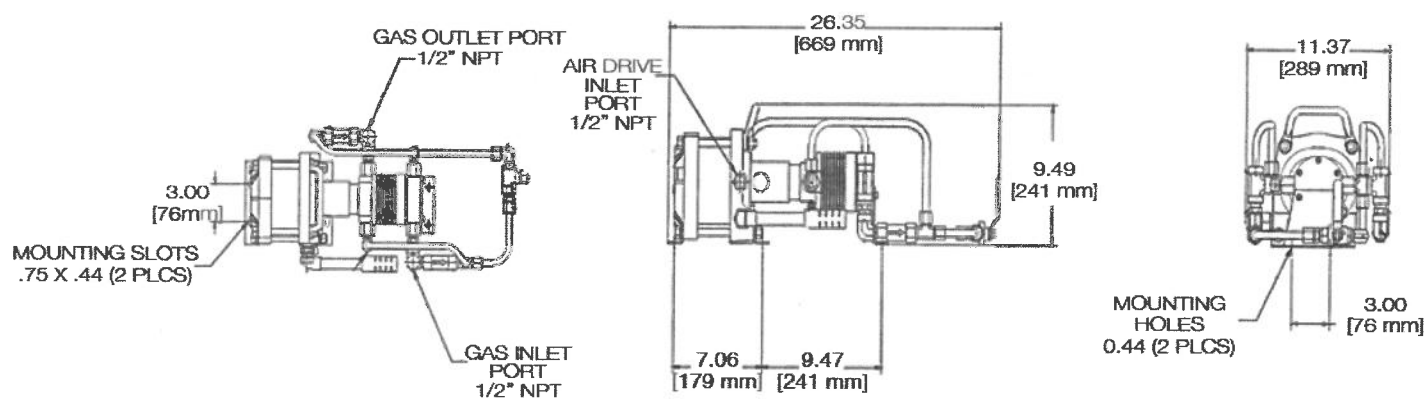


## EXT-420-2 Specifications

- Easily switched between single and two-stage mod by turning a valve
- Use single stage mode for most of the transfer - when the inlet pressure starts to drop - switch to dual stage to pull vacuum, as process dictates
- In single stage mode - the pump has identical performance to EXT-420
- Two Stage mode allows the pump to draw vacuum down to 23-in. Hg



## EXT-420-2 Dimensions



## CORIO CD-BC4 Heating Circulator

**The new generation of laboratory circulators for routine work and standard tasks**

CORIO™ heating circulators feature professional technology for high standards. These units facilitate internal temperature control in the bath tank or control of externally connected applications.

### Your advantages

- Models for internal and external applications
- Bright, white, easy to read display
- Very quiet
- Easy pump change-over between internal and external circulation
- USB connection
- High-quality bath tanks made of stainless steel with bath lid and drain tap
- Integrated cooling coil for counter-cooling



**Made**  
in Germany

### Technical Data

Order No.	9012504
Model series	CORIO
Category	Heating Circulators
Working temperature range (°C)	+20 ... +150
Temperature stability (°C)	±0.03
Setting / display resolution	0.1 °C
Temperature Display	LED
Heating capacity (kW)	1
Pump capacity flow rate (l/min)	15
Pump capacity flow pressure (psi)	5.08
Bath opening / bath depth (W x L / D inch)	5.1 x 5.9 / 5.9
Pump connections	M16x1
Barbed fittings diameter (inner dia. / mm)	8 / 12
Filling volume liters	3 ... 4.5
Ambient temperature	5...40 °C
Dimensions W x L x H (inch)	9.1 x 16.2 x 16.6
Weight (LBS)	19.4
Included with each unit	2 barbed fittings suitable for tubing 8 and 12 mm inner dia. (pump connections M16x1 male)
Cooling coil	integrated
Bath tank	Stainless steel
Bath cover	integrated
Available voltage versions	230 V / 50 Hz 208 V - 230 V / 60 Hz 115 V / 60 Hz

100 V / 50-60 Hz

## Characteristics



### 100% Checked.

100% testing. 100% quality. Each CORIO™ undergoes thorough quality testing before leaving the factory.



### No sweat.

CORIO™ works robust and reliable – even at ambient temperatures of up to +40 °C.



### ATC.

Absolute Temperature Calibration, 1-point calibration (CD).



### Quick start.

Individual JULABO consultation and comprehensive manuals at your disposal.



### Brilliant.

Bright display with strong illumination can be viewed easily from a long distance.



### Safety.

CORIO™ CD complies with Class III (FL) according to DIN 12876-1 and switches off automatically in case of high temperature or low liquid level alarm.



### Cleaning. Easy.

Not only do the new units look good. The functional design makes cleaning a breeze.



### Satisfied customers.

11 subsidiaries and more than 100 partners worldwide guarantee fast and qualified JULABO support.



### Connection. Easy.

Inclined pump connections (M16x1) facilitate the connection of applications. Each unit includes 2 barbed fittings of 8/12 mm diameter each.



### Services 24/7.

Around the clock availability. You can find suitable accessories, data sheets, manuals, case studies, and more at [www.julabo.com](http://www.julabo.com).



### Everything at the front.

All operating controls and safety functions are accessed easily and comfortably from the front.



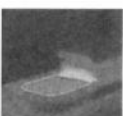
### Soft. Quiet.

CORIO™ circulators are cushion mounted. Protects the electronics. Reduces operating noise and vibration.



### Flexibility.

The jet nozzle permits continuous adjustment of the pump stream in your bath.



### Solid.

Minimized energy loss through high-quality insulation.



### Green technology.

Development consistently applied environmentally friendly materials and technologies.



### Stable.

Rubber feet allow for a secured footing of your CORIO™ to prevent damage to your laboratory equipment.



**Handle with ease.**

Makes day-to-day work easy. Comfortably move your CORIO™ around by using the ergonomic handles (front and rear).



**Switch on. And off you go.**

Intelligent operating concept. Ready for operation with just a few quick and easy steps.



**Internal. External.**

The pump is controlled via a lever located directly below the display. Easily change between internal and external circulation.



**Tidy.**

The special drain tap for easy draining of bath fluids without tools.



**JULABO. Quality.**

Highest standards of quality for a long product life.



**Touching permitted.**

Optimum safety. The ergonomic plastic handle protects your fingers from hot surfaces.



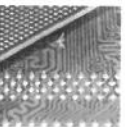
**Locked in.**

The lockable power plug guarantees safe connection. More process safety.



**Unique.**

Specially designed pyramids ensure that the condensed liquid drips directly back into the bath.



**Modern. Reliable.**

High-grade components in every CORIO™ – platinum sensors, proven motor technology, CAN-Bus communication and much more.



**USB.**

Remote control made easy. CORIO™ CD circulators feature a USB connection.

HOME

ABOUT US

ETS EXTRACTORS

**ExtractionTek Solutions**  
CLOSED LOOP HYDROCARBON EXTRACTORS



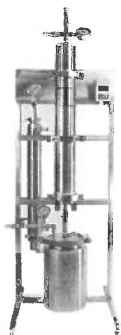
OPTIONS/UPGRADES

ETS SERVICES

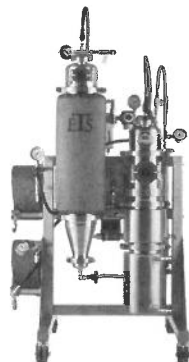
CONTACT

# CLOSED LOOP EXTRACTORS

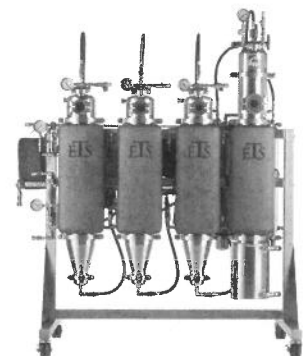
*CERTIFIED. APPROVED. COMPLIANT. COMPLETE.*



THE **1300**



**mini MeP**  
MODULAR EXTRACTION PLATFORM



**THE MeP**  
MODULAR EXTRACTION PLATFORM

All ExtractionTek Solutions machines and components have been third-party peer-reviewed by professional engineers and meet all regulatory requirements for safe and legal operation in **Arizona, California, Colorado, Hawaii, Maine, Maryland, Massachusetts, Michigan, Minnesota, Nevada, Ohio, Oregon, Pennsylvania, and Washington.**

## TRUSTED BY...



*Concentrate Supply Co.*



## ...AND OVER 500 MORE

## Request a Quote or Ask Questions





**b**

## **8B. CONFORMING TO STATE AND LOCAL LAW**

Sanborn Manufacturing's legal compliance with state and local laws is discussed in detail throughout the various sections of this application. The applicants will comply with all City of Salinas regulations applicable to and surrounding commercial cannabis businesses as well as the State of California regulations applicable to commercial cannabis including but not limited to SB 94 and AB 133.

### **DIVERSION PREVENTION**

#### Overview

Sanborn Manufacturing will implement diversion prevention measures and adhere to strict protocols in compliance with all regulations and requirements set forth by the City of Salinas and State of California. Further, Sanborn Manufacturing will only work with cannabis distributors that are licensed by the State of California.

#### Diversion Prevention: Track and Trace

In order to prevent diversion of cannabis products, Sanborn Manufacturing will implement track and trace, seed to sale tracking product through BioTrackTHC software platform. This system will constantly monitor, track and update our product supply chain status. Please see section 8C for a detailed description of BioTrackTHC.

#### Diversion Prevention: Employees

Any personnel found to have committed any act of theft of theft by diversion of cannabis products at the property or during transportation of products will be immediately terminated and the incident will be reported to the Salinas Police Department within twenty-four (24) hours. Any and all incidents will also be logged in the BioTrackTHC software program.

#### Diversion Prevention: Visitors and Vendors

All visitors and vendors will be escorted by a designated employee for the duration of their time on the property.

#### Diversion Prevention: Trespassers

The property will be secured with video surveillance surrounding all property lines and entrances/exits. In addition, there will be an on-site security personnel twenty-four (24) hours a day. All cannabis products ready for transport from the premises will be kept in a secured vault located in a secured location on the property.

#### Diversion Prevention: Storage

Cannabis products that are ready for manufacturing shall be housed within the vault located in a secure location on the property. The location where the vault is housed will be secured by extensive, multi-angled, and night-vision capable video surveillance and will be accessible to a limited number of select high ranking Sanborn Manufacturing employees.

#### Diversion Prevention: Video Surveillance

Sanborn Manufacturing will employ internal and external video surveillance of the entire parcel and specifically in areas of ingress and egress. Video surveillance will cover external and internal areas at all times throughout day and night. Surveillance footage will be recorded and stored for inspection by the Salinas Police Department or other appropriate authorities for a minimum period of ninety (90) days.

#### Diversion Prevention: Transportation

All products will be transferred from our facility to transport vehicles under strict protocol mandating employee and transporter dual verification at the time of loading/transfer. All transfer of product will be recorded on our video surveillance system.

#### Youth Restrictions

No one under the age of eighteen (18) will be permitted onsite the manufacturing site for any reason at any time. Through our diversion prevention program that includes robust track and trace measures and strict chain of custody procedures, diversion is highly unlikely.

**c**

## **8C. TRACK AND TRACE**

Sanborn Manufacturing will use the BioTrackTHC software platform to track and trace all cannabis that enters and leaves the facility. The administrative staff shall keep records of all transactions made during its operations, and shall account for all cannabis and funds collected and distributed, including the names of suppliers and customers, dates of pickups and deliveries, an inventory of all products involved in each transaction, and the amounts and methods of payment for each transaction. Sanborn Manufacturing records will be made available to the Chief of Police or his/her designee within 24 hours upon request. All records will be kept indefinitely.

### **Inventory Procedures/Track and Trace**

Tracking cannabis from seed-to-sale requires cannabis specific platform software to maintain compliance with all cannabis regulations. Sanborn Manufacturing will use the BioTrackTHC Software Platform. Please see the attached BioTrackTHC Software information.

BioTrackTHC is a fully integrated Point of Sale (POS), Inventory Control, and Management system. This software has been specifically designed to serve the cannabis industry.

The use of this system allows this facility to track the chain of custody and real-time whereabouts of the cannabis products from the point that it is received by a distributor until it is sold, destroyed, or returned to the distributor. This also allows for proper reconciliation of all financials, proof of tax compliance, and prevention of diversion.

BioTrackTHC supports:

- Tracking of every product in every form
- Packaging
- Labeling
- Sales
- Adjustments
- Conducting audits
- Disposal of unusable cannabis
- Maintaining records indefinitely
- Managing Purchases and Amounts
- Employee records, time clock, and transaction history

All inventory is kept inside the locked safe, or in a secured cabinet or refrigerated unit and falls under the responsibility of the Inventory Manager and is recorded and tracked by the BioTrackTHC Inventory management functionality. If it is determined that there is a significant discrepancy found in the inventory, the applicants will notify City of Salinas Police Department immediately.

Inventory will be sourced from permitted and legal providers. All aspects of inventory intake will be tracked by the BioTrackTHC inventory control functionality including vendor/distributor contact information, quantity purchased, price paid, lab test results, and any other relevant information



regarding the process of dispensing any given item. After any product is received into the facility, it is kept in locked storage until it is fully prepared for dispensing to vendors.



## **Support Document for Medical Cannabis Applicants: California**

MEDICINAL CANNABIS TRACK AND TRACE  
RECORDKEEPING & REPORTING





### **BioTrackTHC Overview**

BioTrackTHC has developed, deployed, and supported Cannabis-specific inventory tracking and management software solutions over the last six (6) years for private sector Cannabis businesses, and over the last two (2) years for government agencies, and is therefore one of the oldest and most experienced companies in this unique space. BioTrackTHC provides two (2) actively utilized seed to sale Cannabis tracking and management Commercial off the Shelf (COTS) solutions; one for government agencies and one for government-licensed Cannabis businesses. Over 2,000 medical and recreational Cannabis production and retail dispensary facilities across 25 U.S. states, including the District of Columbia and in other countries such as Canada, Jamaica, Australia and South America.

The Washington State Liquor and Cannabis Board, the New Mexico Department of Health, the Illinois State Department of Agriculture and the City of Arcata in Humboldt County, California. The New York State Department of Health are currently implementing BioTrackTHC's System, and are scheduled for 2016 Q3 deployments. The Hawaii State Department of Health has also recently announced its intent to award its medical Cannabis tracking system contract to BioTrackTHC, and is scheduled to begin in 2016 Q4 as well. Additionally, the Commonwealth of Puerto Rico has selected the BioTrackTHC Government Traceability system as their intended solution following a competitive bid process. These additional contracts increase the Company's seed to sale Cannabis government contract count to seven (7), more than the number of Cannabis government contracts awarded to all other companies combined. The voluntary adoption of BioTrackTHC by so many government agencies as well as Cannabis facilities is a testament to the quality of both BioTrackTHC's technology and people.

Developed under the auspices of a university business incubation program, BioTrackTHC's technology was originally created as a prescription drug and methamphetamine precursor tracking system to assist state governments and law enforcement in preventing drug diversion and promoting public safety. The Company even went so far as to submit its technology to a SAS No. 70 audit (now SSAE 16) to certify the System's compliance with the stringent standards for the electronic prescribing of all legal classes of medication—including Schedule II drugs—as required by the DEA (Drug Enforcement Administration).

The Company quickly received interest in the technology from Cannabis producer and dispensary owners in Colorado who desired an end-to-end Cannabis inventory tracking and patient record-keeping System for both compliance and business optimization purposes. They had been utilizing a variety of disparate tools—nursery management for producer operations, spreadsheets for inventory, a generic web-based point-of-sale system for retail transactions, and paper charts for patient record-keeping. BioTrackTHC took its thoroughly vetted medical system as a foundation and modified it for Cannabis workflows, collaborating with, and obtaining direct input from dozens of Cannabis facility operators. As would be the case throughout its history, BioTrackTHC worked closely with these new customers and smoothly transitioned them from their disparate systems into a unified architecture that facilitated a continuity of business logic. These medical Cannabis businesses became the first known facilities across the country to digitally track Cannabis from seed to sale.

BioTrackTHC was awarded the contract for the State of Washington's Seed to Sale Inventory Traceability System in the Fall of 2013, out of 22 total bidders, and delivered on the contract within budget and on schedule; in fact, the System was completed in less than 100 days. Today, it is, by far, the largest of all government systems currently tracking Cannabis.

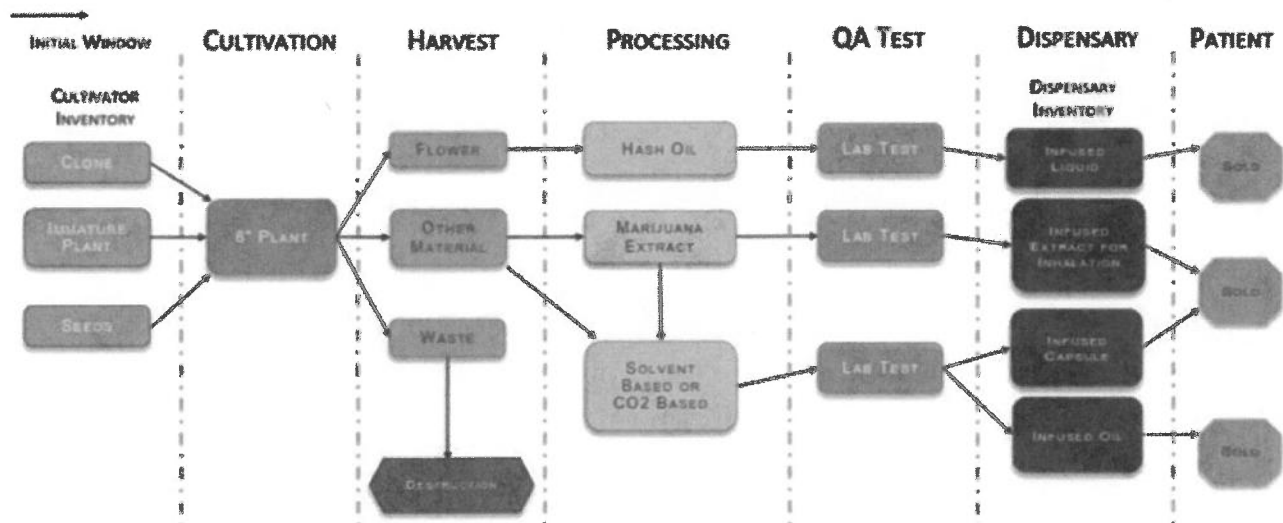


The delivered System features a simple user interface in spite of the unique and complex nature of Cannabis production and tracking, and includes a robust alerts and reporting system that enables the agency to meaningfully monitor Cannabis activity and sales. Its workflows are tailored to the State of Washington's specific regulations and informed by BioTrackTHC's deep operational knowledge of the industry. Its internal controls prevent users from operating against the law; yet, the System remains flexible enough to allow for future innovations and changes in regulations. For example, System rules ensure that only product for which a licensed testing facility has submitted passing results may be placed on a state-recognized transportation manifest; product that has failed testing or that has not undergone independent testing cannot make its way to a consumer-facing retailer's shelves.

BioTrackTHC's Washington State system is now thoroughly battle-tested, having successfully tracked over 11.5 million registered plants since implementation over two years ago. It is currently tracking over \$75 million in Cannabis industry transactions per month, and is on pace to track \$1 billion in Cannabis industry transactions over the next year.

The private sector version of the BioTrackTHC System is now deployed in over 2,000 authorized Cannabis facilities with over 25,000 unique users across North and South America, and abroad. The Company has demonstrated remarkable capacity to scale rapidly in response to rising demand without compromising quality of deployment, customization, or on-going support. Over the past five years, the Company has completed over 1,400 individually tailored implementations of the business system in addition to the implementation of the Cannabis state tracking systems in the states of Washington, New Mexico, and Illinois, with none a detriment to the other. Evidence of the preservation of BioTrackTHC's high quality of expertise, product, and service is reflected in the fact that the Company has retained more than 95% of its private sector client-base in spite of the significant increase in stress on the Company's infrastructure due to the increased demand for its solutions.

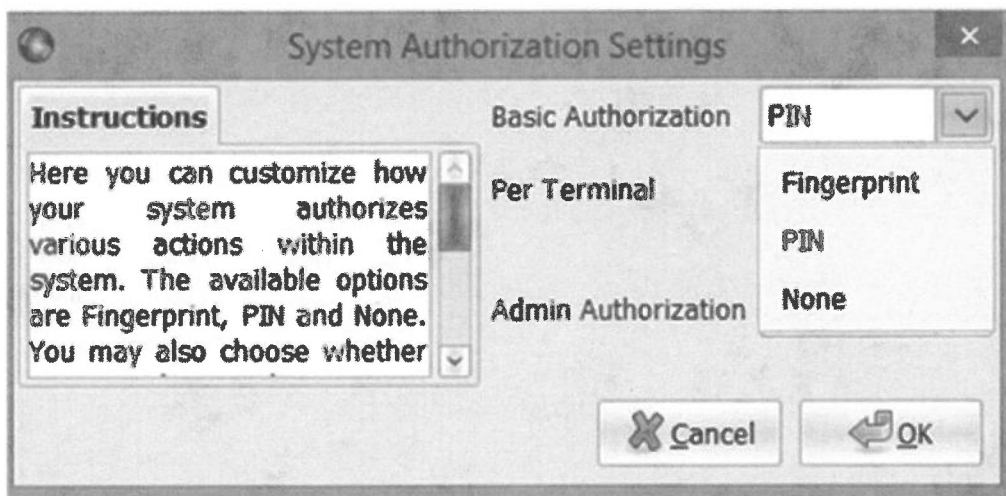
As a company with five (5) years of hands-on technical support and fulfillment of customization requests to meet user-specific business logics, the BioTrackTHC team has accumulated detailed, specialized knowledge and insight into the unique challenges and corner cases specific to Cannabis program management. Time and again, general medicine technology and generic agricultural tracking experience have proven insufficient to properly address the unique needs of the Cannabis industry. No two implementations of the software are alike; customers choose their own business logic, hardware environment, operating system, and oftentimes must migrate data from their hodgepodge of supplanted systems (paper records, excel spreadsheets, competing Cannabis systems, etc.). To add further complexity to these implementations, BioTrackTHC must develop and broadly apply custom configurations for every government. As stated earlier, BioTrackTHC's private sector solution is currently deployed in 25 U.S. states, including the District of Columbia and in other countries such as Canada, Jamaica, Australia and South America.



### Diversion Prevention:

By requiring the use of a PIN code or a biometric finger print scan to perform various actions in the system, there will always be a forensic report to ensure accountability from the users. Without having the permission setting to perform an action, a manager must be available to overwrite that specific instance. The forensic report will show a log of the time, date, and action of a specific individual as it pertains to inventory items. Additionally, when conducting an audit, the system will allow a setting for "blind" audit. The user will have the ability to enable or disable that feature. By hiding the original amount, it will ensure that person conducting the audit makes sure they do not try to divert product out of the facility.

Additionally, the system allows for vertical integration of peripheral hardware (i.e. scales, barcode scanners, biometric readers, card readers (both magnetic and smart-chip technology), point-of-sale terminals). By doing so, the system is able to prevent user entry error, which prevents the loss of products, plants, and derivative materials.





### Instructions

Here you can run an inventory audit on all of your current inventory.

To select an item, simply click on the item to the right, or scan the barcode on the item.

Once selected, please weigh the item. If your item is contained within multiple containers, you may weigh each in turn by clicking the consolidate button.

Additionally, if you are using a container, you may select it to the right. For the purpose of the inventory audit, the container weight will be saved for your next audit of that particular item.

After weighing the item, click Save and Continue.

**Always zero the scale before use**

Gram Mode
Ounce Mode
Manual Mode
Zero Scale

**Bulk Inventory**

Edibles ☐
 Choc Bar 100mg ☒

Item	Original	New	Difference
15mg Cookie	136.00	135.00	-1.00
4249 2499 5634 9489	39.00	39.00	0.00
7764 8509 1927 7900	97.00	96.00	-1.00
Canna Punch 100mg	21.00	20.00	-1.00
1909 6048 7417 1985	21.00	20.00	-1.00
Cheeba Chews	567.00	564.00	-3.00
8436 1133 6161 0581	50.00	50.00	0.00
0609 8708 0533 7022	466.00	466.00	0.00
6720 9757 9324 5534	51.00	48.00	-3.00
Choc Bar 100mg			
5059 1556 8595 7072	100.00		
Cookies			
8201 0447 4786 0152	39.00		

Accounted For 6
Save Later
Remaining 2

**Item**  
 Choc Bar 100mg

**Inventory ID**  
 5059 1556 8595 7072

**New Count**  
 100.00

**Container**  
 None

**Container Weight**

**Notes**

Customers Inventory Reports Timeclock Messages							
Inventory Forensics Report							
Location	Previous Quantity	New Quantity	Difference	Date	User	Action	
Jankness Center Grow	1.00	1.00	0.00	12/09/2016 08:32 AM	Raks	Inventory Conversion	
Jankness Center Grow	1000.00	0.00	-1000.00	07/01/2016 04:39 PM	Raks	Inventory Conversion	
Jankness Center Grow	1000.00	1000.00	0.00	07/01/2016 04:27 PM	Raks	New Inventory From Plant Curing	
Jankness Center Grow	1.00	0.00	-1.00	09/22/2016 02:13 PM	Raks	Inventory Combination	
Jankness Center Grow	1.00	1.00	0.00	09/22/2016 02:13 PM	Raks	Inventory Combination	
Jankness Center Grow	1.00	1.00	0.00	03/01/2016 04:01 PM	Raks	Inventory Conversion	
Jankness Center Grow	10.00	0.00	-10.00	12/09/2016 07:51 AM	Raks	Inventory Combination	
Jankness Center Grow	10.00	10.00	0.00	12/09/2016 07:51 AM	Raks	Inventory Combination	
Jankness Center Grow	10.00	10.00	0.00	12/21/2016 05:00 PM	Raks	Plant Byproduct Conversion	
Jankness Center Grow	1.00	0.00	-1.00	09/22/2016 02:13 PM	Raks	Inventory Combination	
Jankness Center Grow	1.00	1.00	0.00	09/22/2016 02:13 PM	Raks	Inventory Combination	




## **Transportation of Cannabis:**

### **Transportation Manifest**

The BiotrackTHC system (through the integrated transportation manifest module), records a wealth of information pertaining to a transport event. The following information is recorded (including, but not limited to):

- Sender License Holder Information
  - o License/permit number
  - o Address
  - o Phone
  - o Date of transport
  - o Time of transport beginning and end (from location to location)
  - o Employee(s) transporting and related employee info (date of birth, name, age, ID# etc.)
  - o Transporting Employee(s) signature of acceptance
  - o Transport Vehicle (make, model, VIN, color etc.)
  - o Turn by Turn directions from and to location (pinged by google maps and in free-form to allow for edits of travel route per the license holder's preference)
- Recipient License Holder Information
  - o License/Permit numbers
  - o Address
  - o Phone
  - o A section to show how many items of the total sent were received
- Items Listed for Transport
  - o Item identifier
  - o Total units being transported
  - o Total units received by recipient



Washington Marijuana Transportation Manifest ID 6592644133314264				Page 1 of 1
Date:	Oct 28, 2014	Licensee's License #:	413463	Barcode
Licensee's Name:	STONE SUPPLY	Vehicle ID #:	1001100202	 6592644133314264
Licensee's Address:	6841 NE ELFENDAH PASS RD BELFAIR, WA 985289734	Vehicle Color / Make / Model / License Plate:	1925 rust ford f150 buds pu	
Licensee's Phone:	3607310115	Transporter's Name:	Bud Jones	
Transporter ID:	1001	Transporter's Date of Birth:	01/01/1950	
		Transporter's Signature:		
<b>Stop #1 of 1 (1 Items)</b>				
Destination Licensee Name:	BioTrackTHC Processor 2	Approx. Departure Date/Time:	Oct 29, 2014, 10:46 AM	
Destination License #:	9960004	Approx. Arrival Date/Time:	Oct 29, 2014, 11:58 AM	
Destination Licensee Address:	3000 Pacific Ave SE Olympia, WA 98501			
Destination Licensee Phone:	8007974711			
* These directions are for planning purposes only. You may find that the suggested route takes you outside the State of Washington; per RCW 69.50.342 you must plan your route so that you remain within the State of Washington at all times.				
<b>Travel Route:</b>				
Head northeast on NE Elfendahl Pass Rd toward NE Bear Creek Dewatto Rd. Turn right onto NE Bear Creek Dewatto Rd. Turn left onto NE Old Bellair Hwy. Continue onto W Bellair Valley Rd/W Bellair Valley Rd. Continue onto W Bellair Valley Rd. Turn right onto W Sam Christopherson Ave. Continue onto WA-16. Take the ramp onto WA-16. Take the Sprague Ave ext. Keep left, follow signs for I-5 S/Portland. Keep left and merge onto I-5 S. Take exit 107 for Pacific Ave. Turn right onto Pacific Ave SE.				
Instructions: If the quantity received is less than the quantity shipped, check the box in the appropriate field below and indicate the actual quantity received.				
Stop 1, Items 1-1 of 1			Manifest ID 6592644133314264	
#	Batch / Lot ID	Item Description	Shipped	Received
1	6033553180000004	Flower Lot	226.8	<input checked="" type="checkbox"/>
2				
3				

Additionally, each transportation manifest is assigned its own unique identifier for easy reference during a traffic stop or for regulator/law enforcement reference to the oversight agency. The manifest is created digitally within the system and is available to the sender and recipient in PDF format for printing of hard copies.

### Cultivation:

BioTrackTHC automatically assigns a globally unique and non-repeatable 16-digit barcode number to every plant. Furthermore, the system auto-generates a globally unique and non-repeatable 16-digit barcode number at every stage where dried Cannabis must be separately identifiable from the original plant due to processing and packaging. These serial numbers, once generated are assigned, cannot be changed.



BioTrackTHC enables businesses to collect, store, and retrieve all data and activity related to inventory records, patient records, recall reports, sales/transaction records, product disposal records, and all scanned documents can be accessed at any time (real time), either in-system or through the report creation tool. Though system actions can be adjusted or voided, at no time is any data ever fully deleted as BioTrackTHC maintains a log of every action, including adjustments and voids, so that the entire history of the system may be reconstructed. The availability and report ability of the system data enables the said entity to produce any information necessary for the Department during an inspection or at the Department's request.

Additionally, the system can adjust inventory and always require a reason for removal when utilizing the inventory adjustment feature, also it has an auditing feature that can be used to track loss of product due to diversion or theft.

BioTrackTHC's inventory control system ensures that every aspect of the plant is tracked from seed-to-sale. The system maintains the capability to convert lots into packages, accept marijuana from patients and caregivers who hold valid registry identification cards, and track the disposal of unusable marijuana. Additionally, the software system develops and documents patient records that include all of the necessary information to remain compliant.

BioTrackTHC's wholesaling and grow house management tools allow for robust information collection. Examples of the information collected include, but are not limited to; name of originating marijuana establishment, batch number, original plant(s) that batch is derived from, if it was a cutting (clone) or seed, dates planted, yield reports, date of harvest, and all pesticides, herbicides, and fertilizers used to grow the plants. Instantaneously, upon generation of a wholesale, all of the information including name, strain, quantity, registry identification card, name of establishment, and even associated tax is available on wholesale reports which can be run for any specified time period.

BioTrackTHC's grow-house management tools allow for complete tracking of any plant or plant material product as well as its disposal, while keeping record of the disposal explanations. The system will also keep record of the agent who disposed of it, and the number of failed or unusable marijuana plants

#### **Nutrients and Additives Documentation Process**

The cultivation software can assign unique identifiers to any nutrient or additive that is in the software. The user then may simply scan the particular barcode of the additive or nutrient and apply to the notes of the particular plant or group of plant. Additionally, there are various reports that assist in tracking who and when added what particular nutrients.



Growhouse Inventory Reports Timelock Messages

Running Transaction and General Reports

Select your report below:

Plant Additives

Export Print

View Report Customize

Start Time: 01/28/2016 12:00:00 AM ET

End Time: 01/28/2017 11:59:59 PM ET

Run Type: Create Data

Select Plants based on: Create or Harvest Date

Plant Group:

Plant ID:

Location:

Column 1	Column 2	Column 3	Column 4	Column 5	Column 6
Plant ID	4582298833004942		Plant Group	No Group	
Strain	Bubba White		Phase		
Location	Darkness Center Grow				
No	Additive	Data			
Plant ID	7039102127323981		Plant Group	No Group	
Strain	White Widow		Phase	Pre-Flowering	
Location	Darkness Center Grow				
	Additive		Timestamp		
	vwg mix wk 3 203		Tue Jan 24 14:18:25 2017		
Plant ID	1360259054336747		Plant Group	dp1125	
Strain	Durban Poison		Phase	Germination	
Location	Darkness Center Grow				
No	Additive	Data			
Plant ID	1793575898502954		Plant Group	No Group	
Strain	Golden Goat		Phase	Pre-Flowering	
Location	Darkness Center Grow				
No	Additive	Data			

## Harvesting:

Prior to the harvesting process, the user has the ability to setup their batching options. These settings allow the user to determine which bi-products to collect at either the "Harvest" (Wet Weight) or "Cure" (Dry Weight). The user also has the ability for multiple collection points. This feature gives the user to "top" the plants and continue to let the plant grow in order to maximize yield.

Growhouse Batch Options

**Instructions**

These options control the order in which you harvest and cure your plants.

In addition, it allows you to determine which derivatives are collected and in what order. You may check or uncheck the items, as necessary.

You may also select the default action of:

**Harvest Cure**

Active	Order	Harvest Type	Default Action
<input type="radio"/> No	1	Trim	Batch Later
<input checked="" type="radio"/> Yes	2	Bud	
<input type="radio"/> No	3	Stems	Discard As Waste
<input type="radio"/> No	4	Sugar Leaf	Batch Later
<input type="radio"/> No	5	Shake	Batch Later
<input type="radio"/> No	6	Kief	Batch Later
<input type="radio"/> No	7	Leaf	Discard As Waste

Collection Points 1

Cancel OK

To initiate a harvest, the user will select the plants or "select all" to cut down an entire room. The Harvest Product screen will populate where the user can either use the integrated scale or manually input the total wet weight. BioTrack will allow the user to select the new room. It is common practice to setup a "Drying Room" within the system to store plants that are in the drying phase.

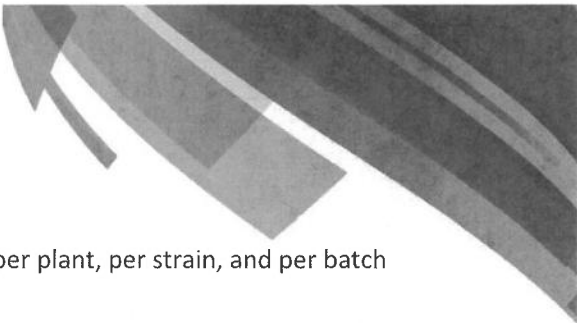





Once the initial wet weights have been collected, the user will select harvest batch again. Biotrack will recognize the other plants you harvested together so it will allow you to only select one plant in the batch. The harvest plant screen populates to collect the "Dry Weights". Once the Bi-products are entered into the system, the system will generate a 16-digit non-repeatable identifier for each Bi-product and insert it directly into Bulk Inventory.

### Drying:

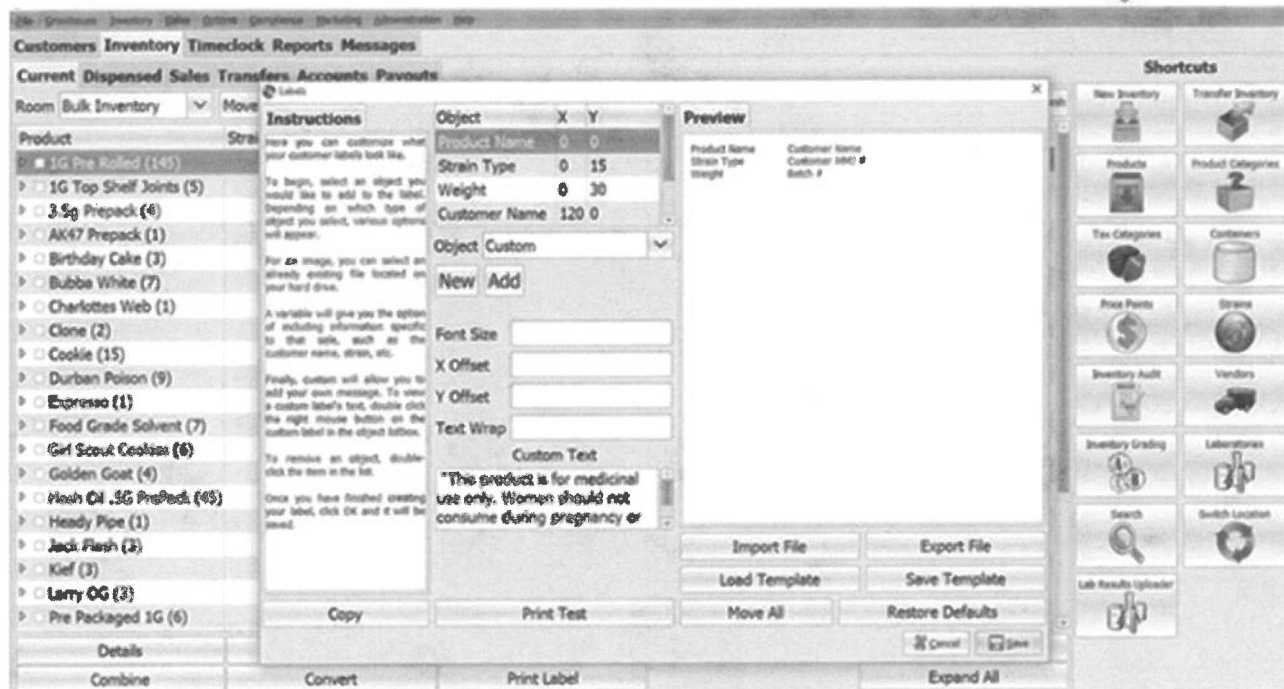
Within the BioTrackTHC system, a user has the ability to create multiple Grow House rooms. It is common practice to create a few "Drying Rooms" for plants to be transferred after collecting the wet weights. Within the drying room, the user has the ability to track the amount of days each batch of plants have been drying. Within



Running Transaction and General Reports		Yields							
Select your report below:		Harvest Date	Birthdate	Cure Date	Strain	Wet Weight	Bud Weight	Total % Loss	Avg % Loss
<div>  </div> <div> <div>Yields</div> <div> <div>View Report</div> <div>Export</div> <div>Print</div> <div>Customize</div> </div> </div> <div> <div>Date Type: Harvest Date</div> <div>Start: 06-06-2017 12:00:00 AM</div> <div>End: 06-09-2017 11:59:59 PM</div> <div>Location:</div> <div>Strain: Dj Short Blueberry</div> <div>Grow Room:</div> <div>Distribution:</div> <div>Grouping: No</div> <div>Optimize: Yes</div> </div>		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
		06/06/2017 02:10 PM	05/01/2017 02:24 PM	06/06/2017 02:12 PM	Dj Short Blueberry	1000.00	225.00	77.50	74.10
						20000.00	4500.00		

BioTrackTHC's label creation tool enables licensed producers to create custom container-client labels with any fields necessary to comply with applicable law. All aforementioned required fields can be added as variables. In addition to this a user can add custom disclaimers and warnings. The system will automatically print the container-client specific label upon completion of the sale. Reports are retained within the system and can be accessed indefinitely. In addition to storing information, the system also has the ability to create custom labels for cultivation, manufacturing and testing results.

The BioTrackTHC label creation tool generates transaction specific information including all aforementioned criteria.



**BioTrackTHC**  
111 S Central Ave  
Phoenix, AZ 85004  
(480)888-5512  
BioTrackTHC.com

Lic# m9837465

MMJ Origin DISP# m8767

Customer Identification # RX-029183

"ARIZONA DEPARTMENT OF HEALTH SERVICES' WARNING: Marijuana use can be addictive and can impair an individual's ability to drive a motor vehicle or operate heavy machinery. Marijuana smoke contains carcinogens and can lead to an increased risk for cancer, tachycardia, hypertension, heart attack, and lung infection. KEEP OUT OF REACH OF CHILDREN"

**AK-47**

Batch 6069107703659390

Harvest Date: 03/22/2013

Useable Weight: 14.000 g

Additives: Plant Pesticide ,

Miracle Grow , Bloom bat

Guano, Organic Worm castings



**BioTrackTHC**  
3025 Limited lane  
olympia wa 98502  
(800)797-4711  
UBI # 900000001

"This product has intoxicating effects and may be habit forming""This product may be unlawful outside of Washington state"

KEEP OUT OF REACH OF CHILDREN

**AK-47 1G PrePack**

Lot # 9000001780001219

Useable Weight: 1.000 g

Harvest Date: 05/25/2013

Potency Analysis:

THCA 11.20, CBD 5%,

THC 19.8%, Total 35%

Additives:

### Storage Requirements:

Customers Inventory Messages Timeclock Reports			
Current Dispensed Sales Transfers Accounts Payouts			
Room	Bulk Inventory <input type="button" value="Move Items"/>		
Product	Bulk Inventory	Strain	Category
▶ 15	Back Room		Edibles
▶ 1g	End Products		Concentrates
■ 50	QA	(1)	Concentrates
▶ A	Quarantine		Literature
▶ Ag	Safe		Flower
▶ Ag	Agent Orange 1G (2)		Pre-Rolls
▶ Ag	Agent Orange 1G Pre-roll (2)		Pre-Rolls
▶	Bic Lighters (1)		Accessories

Product in need of quarantine can be separated from bulk and placed in the designated area. Inventory destruction can be initiated through the system requiring documentation of destruction purpose and/or approved method as well as the employee performing the action. Although the inventory can be adjusted or voided, at no time is any data ever fully deleted as BioTrackTHC maintains a log of every action, including adjustments and voids, so that the entire history of the system may be reconstructed. The availability and report ability of the system data enables the said entity to produce any information necessary for the Department during an inspection or at the Department's request.

### Processing/ Extractions:

BioTrackTHC's conversion tool allows Processing/Manufacturing facilities to convert batches from one product to another while maintaining the original batch ID. The conversion tool allows multiple conversions. For example: Trim to Oil, Oil to Capsules by doing two simple conversions. During the conversion, there is an option to collect waste or to "auto waste" the product. Furthermore, upon completing a conversion, the system will provide you with options on how you would like to barcode the specific batch or if you would like to "Pass through QA results ie. converting flower to pre-rolls.



BIOTRACKTHC™

**Inventory Conversion**

Instructions: Finally, please select the product you are converting to. If the product you are converting to is weighable (e.g. hash oil), you will need to weigh that now. If it is not (e.g. a joint), you can simply enter the quantity produced. When you are done, simply click Finish to complete the process.

Always zero the scale before use

Gram Mode Ounce Mode Manual Mode

# Barcode Product Quantity Grade

Product Trim Barcode 9203 4770 0832 4265

Current Quantity 1000.00 g New Product Bulk Oil

Conversion Quantity 1000.00 g New Grade

New Product Quantity 179.00 g Container None

Container Weight

New Cost Per Unit

Original Cost Per Unit

Print

Default Prepack

Auto-Print

Auto-Waste

Serialize

Pass Through QA Results

Close

Running Transaction and General Reports

Select your report below:

Inventory Conversions

View Report

Export Print

Customize

Start: 06-05-2017 12:00:00 AM

End: 06-09-2017 11:59:59 PM

Location:

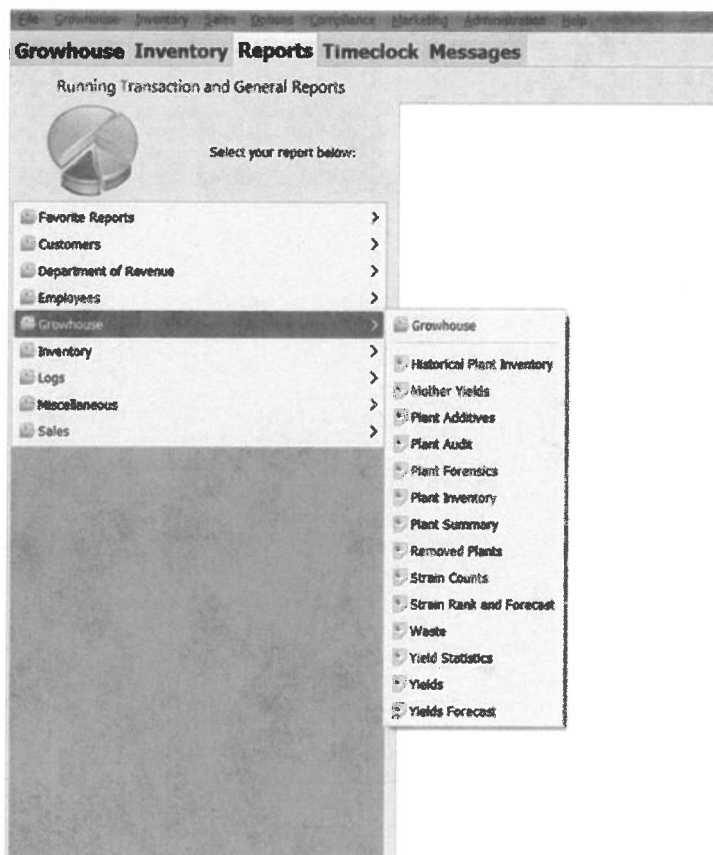
Inventory New Quantity	New Product	New Strain	New Inventory ID	New Inventory Quantity	Conversion Waste	User
10	Blue Cheese	Blue Cheese	8771 7348 7069 1668	28.00	0.00	tjones
	Bulk Oil	Sour Diesel	5404 5548 7674 0353	35.00	189.00	tjones
	Death Star 1 g Wax PP	Death Star	5642 5662 2787 3620	1.06	0.00	tjones
	Bulk Oil	Bulk Trim	4440 8866 9611 2536	50.00	405.00	tjones
	Agent Orange 1G PP	Agent Orange	8364 9320 2421 4606	1.06	0.00	tjones
10	Bulk Oil	Blue Cheese	7619 0093 2968 2867	130.00	0.00	tjones
10	Trainwreck	Trainwreck	6240 9697 9534 8590	500.00	0.00	tjones
10	Trainwreck	Trainwreck	7207 6883 2084 1315	500.00	0.00	tjones
	Trainwreck	Trainwreck	6711 8601 1561 1727	500.00	0.00	tjones
	Trainwreck	Trainwreck	3907 3959 0278 3873	500.00	0.00	tjones
	Bulk Oil	Blue Cheese	5529 5218 4086 4435	179.00	821.00	tjones

## Record Keeping and Reporting:

### Record Keeping

BioTrackTHC's reporting module can generate daily reports for an establishment's inventory, acquisitions, harvests, sales, disbursements, and disposals. These records are kept indefinitely. Whether the establishment is harvesting or receiving product from another establishment, the system can keep full record of who is providing the Cannabis and/or Cannabis infused products. The system will keep record of the following, and much more; dates of transfers and transactions, batch numbers, quantity, product weight, usable amount in each infused product, and the agent's registration card number. These records can be pulled up for any time period in the reporting module.





Customers Inventory Reports Timeclock Messages									
Running Transaction and General Reports									
Select your report below:									
Yields									
Est Date	Cure Date	Strain	Wet Weight	Bud Weight	Total % Loss	Avg % Loss	Group	Trim	
1/2016 02:32 PM	09/22/2016 02:33 PM	Birthday Cake	1000.00	500.00	50.00	16.03	bc922	75.00	
1/2016 12:26 PM	02/15/2016 12:28 PM	Birthday Cake	666.67	600.00	10.00	16.03	bc215	60.00	
1/2016 12:46 PM	02/04/2016 12:47 PM	Birthday Cake	25.00	450.00	0.00	16.03	bc 24	47.50	
1/2016 01:45 PM	02/10/2016 01:47 PM	Birthday Cake	400.00	360.00	10.00	16.03	bc210	38.00	
1/2016 02:32 PM	09/22/2016 02:33 PM	Birthday Cake	1000.00	500.00	50.00	16.03	bc922	75.00	
1/2016 03:22 PM	02/03/2016 03:25 PM	Birthday Cake	500.00	440.00	12.00	16.03	BC 23	38.00	
1/2016 11:24 AM	01/28/2016 11:26 AM	Birthday Cake	500.00	450.00	10.00	16.03	bc 128	47.50	
1/2016 12:46 PM	02/04/2016 12:47 PM	Birthday Cake	25.00	450.00	0.00	16.03	bc 24	47.50	
1/2016 10:48 AM	07/26/2016 10:49 AM	Birthday Cake	666.67	500.00	25.00	16.03	BC726	63.33	
1/2016 12:46 PM	02/04/2016 12:47 PM	Birthday Cake	25.00	450.00	0.00	16.03	bc 24	47.50	
1/2016 11:24 AM	01/28/2016 11:26 AM	Birthday Cake	500.00	450.00	10.00	16.03	bc 128	47.50	
1/2016 11:28 AM	08/02/2016 11:30 AM	Birthday Cake	666.67	333.33	50.00	16.03		66.66	
1/2016 10:48 AM	07/26/2016 10:49 AM	Birthday Cake	666.67	500.00	25.00	16.03	BC726	63.33	
1/2016 11:28 AM	08/02/2016 11:30 AM	Birthday Cake	666.67	333.33	50.00	16.03		66.66	
1/2016 12:46 PM	02/04/2016 12:47 PM	Birthday Cake	25.00	450.00	0.00	16.03	bc 24	47.50	
1/2016 11:28 AM	08/02/2016 11:30 AM	Birthday Cake	666.67	333.33	50.00	16.03		66.66	
1/2016 11:17 AM	02/22/2016 11:18 AM	Birthday Cake	500.00	450.00	10.00	16.03	bc222	46.25	
1/2016 12:26 PM	02/15/2016 12:28 PM	Birthday Cake	666.67	600.00	10.00	16.03	bc215	60.00	
1/2016 02:30 PM	02/08/2016 02:34 PM	Birthday Cake	400.00	360.00	10.00	16.03	bc 28	58.00	
1/2016 03:22 PM	02/03/2016 03:25 PM	Birthday Cake	500.00	440.00	12.00	16.03	BC 23	38.00	
1/2016 11:17 AM	02/22/2016 11:18 AM	Birthday Cake	500.00	450.00	10.00	16.03	bc222	46.25	
1/2016 03:47 PM	12/05/2016 03:48 PM	Birthday Cake	500.00	300.00	40.00	16.03	bc125	33.33	
1/2016 11:24 AM	01/28/2016 11:26 AM	Birthday Cake	500.00	450.00	10.00	16.03	bc 128	47.50	

The system comes preloaded with over 140 industry-specific reports developed over years of feedback and experience from cannabis business operators in both the medicinal and adult-use (recreational) cannabis



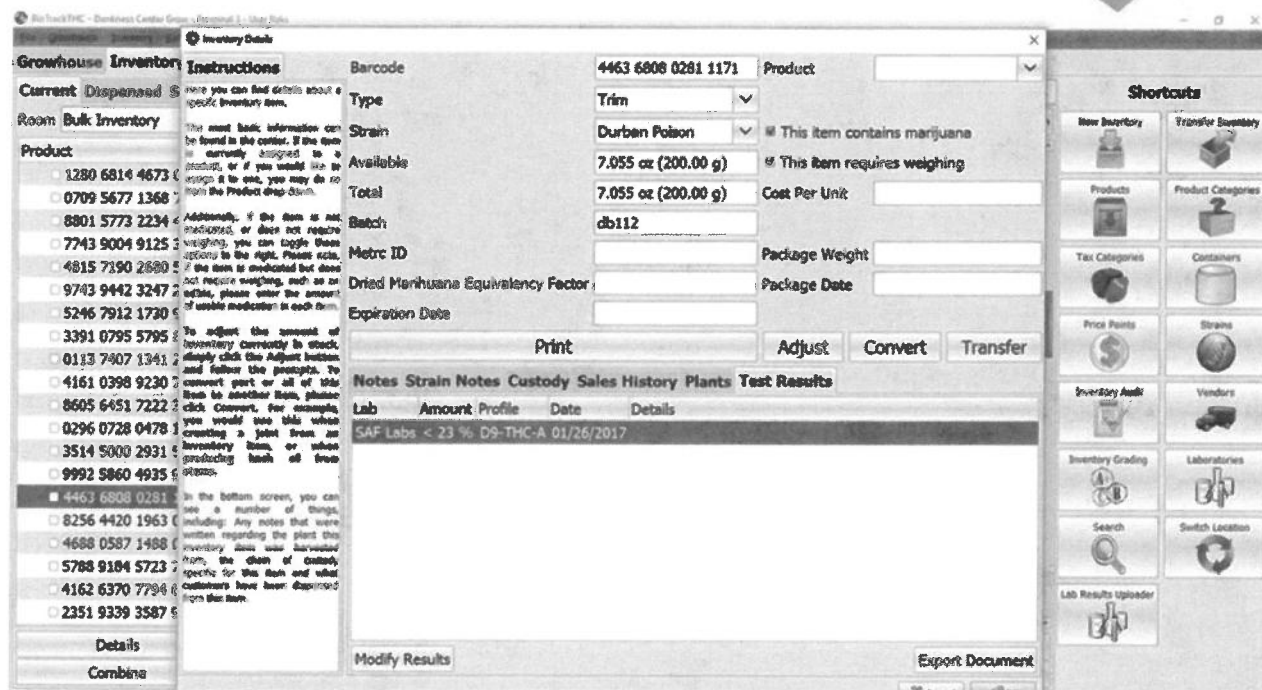
markets. License holders have the ability to create their own customized reports specific to their workflow or standard operating procedures. If the license holder prefers, the BioTrackTHC™ team can build the custom reports for them at an additional charge. The reporting functionality from the system allows the license holder to pull reports regarding supply chain, employee actions, quality control, destruction, transportation, and various other events that take place within the processes of the cannabis industry.

## Quality and Safety

### Quality Control and Testing

As a cultivator it will be required to test the medical Cannabis for a variety of items. The software will allow the user populate any labs they will be working with into the system. Once added into the program, the user will be able to apply various test results to specific batches. Furthermore, all test results will be able to be printed on the labels of the products created.

A screenshot of the BioTrackTHC software interface. The main window is titled "Labs" and contains a form for adding or editing laboratory information. The form includes fields for "Name", "Address 1", "Address 2", "City", "State", "Zip", "Phone", "Fax", "Email", "Website", "License Number", and "Contact". There is also a "Notes" section with a text area. At the bottom of the form are buttons for "New", "Save", "Delete", and "Close". The background of the software shows a list of items with columns for "Metric ID", "Strain", "Batch", and "Days". The "Days" column lists various time intervals such as "14 days", "10 days", "3 days", "12 days", "6 days", "5 days", "16 days", "12 days", "56 days", "12 days", "10 days", "21 days", "13 days", "31 days", "79 days", "78 days", "73 days", "59 days", "58 days", and "54 days".



## Adverse Events and Recall Procedures:

In the event of a recall, specified users can quickly pull reports of all products and transactions associated with a specific plant(s), batch or strain. Within the system the licensed entity will be able to quickly and easily find the remaining product, the locations (i.e. patients) delivered to as well as all sources and derivatives of the product. Once the affected individuals have been identified, because the individual contact preferences have already been logged, timely communication is accessible. BioTrackTHC also provides a method of sending SMS(text) message or email blast messages, which can even be targeted to just the patients who've purchased a specific product within a given time period, (all at no cost or SMS usage rates to the patients).

All recalled products should be safely destroyed and logged in the BioTrackTHC™ system. Upon destruction of the product, any and all information pertaining to its destruction including but not limited to method of destruction, witness documentation and an electronic PIN or biometric fingerprint scan signature from the person in charge. This will be considered the alternative end to the product life cycle, and true seed-to-sale traceability and reconciliation can be visibly achieved

**d**

#### **8D. PROPOSED CONSTRUCTION AND TIMELINE FOR COMPLETION**

It is anticipated that the proposed property improvements will take between eight (8) and twelve (12) months to complete.



**e**

## 8E. ESTIMATED BUDGET

Below please find a rough estimate of estimated operational costs.

### ESTIMATED BUDGET AND START UP COSTS

ITEM	COST
Location Improvements and Buildout (one time fee)	\$350,000.00
Technology	\$7,600.00
Marketing	\$20,000.00
Inventory	\$45,000.00
Wages/Benefits	\$750,000.00
Property Taxes	\$14,000.00
Maintenance	\$4,800.00
Office Supplies	\$30,000.00
Office Furniture	\$5,000.00
Utilities	\$60,000.00
Various Insurances	\$150,000.00
Advertising and Promotions	\$20,000.00
BioTrack Software Platform	\$3,600.00
Surveillance System	\$10,000.00
Quickbooks	\$900.00
Payroll System	\$25,000.00
CPA	\$40,000.00
Attorney	\$30,000.00
Consulting	\$20,000.00
Community Outreach	\$50,000.00
Manufacturing Equipment (one time fee)	\$500,000.00
Vehicle (one time fee)	\$30,000.00
<b>TOTAL:</b>	<b>\$2,165,900.00</b>



## **9. NEIGHBORHOOD COMPATIBILITY**

### Community Relations

Our mission at Sanborn Manufacturing includes ensuring we operate in a way that benefits our neighbors as well as ourselves and our associates. Our success goes hand in hand with the success of everyone around us, and we strive to ensure our operation helps those around us to grow and increase economic success. We believe in being an asset to our immediate community, and so take pride in achieving trust and good relations with everyone who encounters our company. This includes:

- Understanding our neighbors and how we can manage our operations to positively impact their business while immediately addressing any concerns brought to our attention.
- Providing increased security that not only benefits our operation but helps ensure the safety of neighboring premises. This includes informing our neighboring businesses if any of our staff or security notices something out of the ordinary, as well as making exterior surveillance feed available in the event a neighboring business encounters a security incident unrelated to our operation.
- Taking all appropriate steps to ensure we mitigate any negative effects arising for our operation, including odor abatement, parking scarcity congestion on the street and/or security concerns.
- Absolutely NO CONSUMPTION of any cannabis products will be allowed anywhere on or near the facility and this policy will be strictly monitored and enforced.
- Providing the contact information of the General Manager and Director of Security to all neighboring businesses to allow for clear and direct communication of any issue.
- Allowing for private tours and/or schedule of an open house to allow our neighbors who are over 21 years of age to see the interior of our operation and provide a spirit of transparency and dispel any concerns or misconceptions.

### Odor Management Plan

To address the concerns of odor management, Sanborn Manufacturing and its affiliates on site will implement the following:

At a minimum, one Honeywell F90A1050 Electronic Air Purifier (or equivalent) will be housed throughout the various sections of the facility. The F90A1050 is a surface mounted Honeywell industrial commercial electronic air cleaner. It cleans by removing particulates from the air passing through the electronic cells. This filter is certified to be 94% efficient at capturing 0.5 micron air borne particles that pass through the filter such as pollen, cat dander, dust, tobacco smoke, and mold spores.

In addition to the Electronic Air Purifier, the applicants will utilize the existing exhaust system already in place at the location. They will make sure that the system is up-to-date with the latest carbon filter technology. These steps should ensure that odors from cannabis are not detectable off site.

### Noise Control

To reduce the possibility of noise pollution, the applicants will implement strict rules of conduct governing the behavior of staff, contractors and visitors at all times while on, approaching or departing the proposed facility location. These include but are not limited to:

- Restricted volume of car stereos and amplified portable sound systems (in vehicles or in person) while on the premises, including while entering and exiting the premises.
- Limited volume of in-house background music.
- Warnings of unnecessary honking, tire screeching, yelling, or any noise deemed disruptive, unnecessary or a nuisance.
- The on-site security guard will prohibit individuals from loitering around the entrance of the property and will ensure that no cannabis products are being used outside the proposed location.

### Foot and Vehicle Traffic

The proposed facility location is easily accessible by public transportation and is convenient for individuals driving to the facility. The entrance to the premises is on Sanborn Place, a one-way street that runs parallel to S. Sanborn Road. There is ample parking on site. Employees will park inside the facility to avoid impacting traffic on the front thoroughfare facing the entrance to the building. All traffic generated by the facility will be mitigated by the following:

- Security personnel be stationed at the gate that enters the parking lot throughout the day to prevent loitering and assist in the flow of traffic in and out of the facility.
- Clearly visible identification of parking entry, exit and space delineations.

### Nuisance and Crime Prevention

As detailed in the security plan in Section 10, Sanborn Manufacturing will employ Uretsky Security, a third party professional security company, to provide on-site twenty-four (24) hour security. In addition, Sanborn Manufacturing will employ Crime and Prevention through Environmental Design (CPTED) techniques. These techniques are sometimes referred to as “broken window” approach. By addressing minor issues quickly and thoroughly, the applicants will maintain and raise the community standards in the neighborhood.

Please see Section 10 for a detailed description of the security plan.

### Aesthetic Compatibility

Sanborn Manufacturing will make the necessary improvements to improve the neighborhood aesthetics to improve the overall quality of the environment. There will not be signage that contains logos or information that identifies, advertises or lists the services or the products offered.

### Surrounding Businesses

The surrounding businesses are:

- Taqueria El Oaxaqueño
- Eagle Star Security



- Orizaba Ice Cream
- Overhead Door Company of Salinas
- Estrellas Auto
- Specialty Auto Body
- Del Cas Auto Collision
- West Coast Sprinter & Auto
- 7-Eleven – 1020 Terven Avenue (264 feet away)
- AM PM – 970 Work Street (350 feet away)
- Los Grullenses Taqueria – 655 Sanborn Place (654 feet away)

**10**



## **11. COMMUNITY BENEFITS**

The Sanborn Manufacturing principals have a long track record of supporting the local community through decades of contributions and they intend to continue that tradition through the facility's revenue stream. The following are a few of the benefits the community will enjoy from Sanborn Manufacturing's operations:

### **Salinas' General Plan:**

Sanborn Manufacturing's operations support several overlapping policies serving the interests of Salinas and the adjacent communities. First, it advances access to safe, properly produced cannabis products authorized under state law and local ordinance. For the same reason, it therefore advances the policies set forth under Salinas' General Plan regarding the provision of needed goods and services to the residents of Salinas. Because Sanborn Manufacturing will tailor its operations to reduce its water consumption and carbon footprint and to the greatest extent practicable eliminate the generation of waste products, its operations serve the resource conservation goals promoted by those plans as well.

In addition to these general and specific issues, Sanborn Manufacturing's business approach and operations will serve numerous other goals stated in the Salinas General Plan and similar planning documents. The applicants will integrate the operations into the surrounding community in a sensitive and attractive manner by utilizing an existing structure, located in a neighborhood in need of revitalization, and provide a community ombudsperson to address any complaints or concerns.

The employment provided by Sanborn Manufacturing pays above living wage standards that will help provide economic stability to the neighborhood in which it is located and stimulus to the City of Salinas as a whole. The proposed use will thus simultaneously help prevent a decline in and about the commercial center where it is located while bringing economic diversity to Salinas. Because it believes in the concept of personal accountability and in "paying it forward", Sanborn Manufacturing will earmark a portion of its net income for reinvestment into the community.

### **EMPLOYMENT BENEFITS:**

Sanborn Manufacturing believes that its employees are its most valuable resource. We will provide and offer career paths and opportunities for all citizens of the City of Salinas and the County of Monterey. We also believe that a workforce should represent the community and we are committed to hiring local employees who will benefit their families and the surrounding areas from working with our company.

### **Hiring Strategy:**

Sanborn Manufacturing anticipates to hire an initial staff of four (4) employees. As the business expands additional employees will be hired.

Salinas is a very diverse city and we believe our staff should reflect the greater community it serves. As such, in order to provide improved access for non-English speaking associates, Sanborn Manufacturing will have a Spanish speaker on staff and accessible during office hours.

All full-time, entry-levels employees will be paid an hourly rate of no less than \$22.00 per hour, along with health benefits and paid time off. Part-time employees will be paid an hourly rate of no less than \$22.00 per hour and may accrue paid time off. The operators will adjust wage status annually to reflect a cost of living increase.

Sanborn Manufacturing is committed to equal employment opportunity, and will not discriminate against employees or applicants based on any classification status. However, priority hiring will be given to residents of the City of Salinas.

Training and Continuing Education:

All new hires will complete a proprietary training program. This includes classroom instruction by trained industry professionals in not only the cannabis industry but occupational safety as well.

Sanborn Manufacturing is committed to providing educational opportunities for all eligible employees. The plan will give full-time employees the opportunity to enroll in two (2) classes per quarter toward an accredited degree at a local community college or CSUMB, with tuition fully paid for by Sanborn Manufacturing. We will also offer employees coaching throughout their educational experience in matters ranging from enrollment to financial aid to career advice.

In addition, to ensure staff knowledge remains current in the rapidly evolving cannabis industry, all employees will receive ongoing education, including training sessions with experts, off-site conferences, online workshops and seminars. The operators will continually update, revise and refine their proprietary training program to reflect changes in laws, products, and industry practices and standards.

Annual Performance Review:

Each employee will receive an annual performance review to assess any areas that require improvement and to recognize their successes and accomplishments of the preceding year. Annual wage increase based on a pre-established company pay scale will be granted or other skill development methods will be assigned as necessary.

**CONTRIBUTIONS TO THE COMMUNITY**

Taxes:

The anticipated local tax revenues generated by Sanborn Manufacturing's operations will also contribute to the local government efforts to maintain and improve its public services such as parks and community centers. The applicants will also offer a slate of additional programs and services to help boost the community through services to aid and support our citizens. These ancillary services will focus on health and drug education issues, including the proper and appropriate use of cannabis as well as on partnerships with local non-profits and community support organizations, price supports to seniors, the terminally ill, low income individuals and veterans, and an eviction defense program assisting persons who have lost their homes to foreclosure.

### Employment Policies:

Sanborn Manufacturing will focus its hiring positions on the pool of residents of the City of Salinas. The facility will work with the California EDD and private placement job centers and search lists to accomplish this policy objective.

### Charitable Donations:

As previously stated the applicants have a long history of charitable donations in City the Salinas and the greater Monterey County that include but are not limited to:

- Rancho Cielo
- Salinas Police Foundation
- Monterey County Sheriff's Foundation

### Community Involvement:

The applicants are involved with the Salinas Valley Leadership Group and actively donate to several political campaigns.

Additional contributions Sanborn Manufacturing pledges to give back to the City of Salinas and greater Monterey County includes the following:

- Single source income jobs to promote the local economy and surrounding betterment of the City of Salinas.
- Increased tax revenue paid to the City of Salinas to allow additional social economic programs to benefit and improve the lives of the citizens of the City of Salinas.
- Green build out (environmentally-friendly fulfillment of needs) taking into account the environment, sustainability and longevity of the resources in the City of Salinas.
- The principals of Sanborn Manufacturing are committed to participating in community outreach programs and community services for various nonprofit organizations throughout the City of Salinas.
- Various community programs covering a plethora of topics from health and wellness to cannabis technological advances.
- Continual philanthropic funding through the Sanborn Manufacturing and the principals.
- A food drive during the holidays.
- Sanborn Manufacturing is dedicated to its commitment to give back to the City of Salinas. If a need arises that has not been addressed, the principals of Sanborn Manufacturing are willing to participate both financially and in time and energy to the cause.



**12**

## **12. ENHANCED PRODUCT SAFETY**

**12A. LABELING REQUIREMENTS**

**12B. CONSUMER AND PRODUCT SAFETY**

**a**

## 12A. LABELING REQUIREMENTS

### Packaging & Labeling:

All products brought into the facility will be prepackaged and labeled. The operators will ensure all cannabis packaging and labeling requirements as set forth by the State. The cannabis product shall be placed into a tamper-proof package. As per California code stated earlier, labels and packages of our cannabis products shall meet the following requirements:

- Cannabis packages and labels shall not be made to be attractive to children.
- All cannabis product labels shall include the following information, prominently displayed and in a clear and legible font.
- Manufacture date and source.
- The statement "SCHEDULE I CONTROLLED SUBSTANCE."
- The statement "KEEP OUT OF REACH OF CHILDREN AND ANIMALS" in bold print.
- For medicinal products, the statement "FOR MEDICAL USE ONLY."
- The statement "THE INTOXICATING EFFECTS OF THIS PRODUCT MAY BE DELAYED BY UP TO TWO HOURS."
- The statement "THIS PRODUCT MAY IMPAIR THE ABILITY TO DRIVE OR OPERATE MACHINERY. PLEASE USE EXTREME CAUTION."
- For packages containing only dried flower, the net weight of cannabis in the package.
- A warning if nuts or other known allergens are used.
- List of pharmacologically active ingredients, including, but not limited to, tetrahydrocannabinol (THC), cannabidiol (CBD), and other cannabinoid content, the THC and other cannabinoid amount in milligrams per serving, servings per package, and the THC and other cannabinoid amount in milligrams for the package total.
- Clear indication, in bold type, that the product contains cannabis.
- Identification of the source and date of manufacturing and manufacture.
- Any other requirement set by the Bureau.
- Information associated with the unique identifier issued by the Department of Food and Agriculture pursuant to Section 11362.777 of the Health and Safety Code.
- Only generic food names may be used to describe edible cannabis products.

Please see attached State requirements that the applicants will follow.

**From:** Bureau of Cannabis Control <BCC-GENERAL@DCALISTS.CA.GOV> on behalf of Bureau of Cannabis Control <BCCmail@DCA.CA.GOV>  
**Sent:** Monday, July 02, 2018 10:08 AM  
**To:** BCC-GENERAL@DCALISTS.CA.GOV  
**Subject:** New Packaging and Labeling Resources Available

The California Department of Public Health (CDPH) has released new resources to assist cannabis manufacturers and other businesses in understanding and evaluating compliance with packaging and labeling requirements.

**Packaging and Labeling Checklists:**

- Packaging Checklist for Cannabis and Cannabis Products – this checklist includes an explanation of child-resistant packaging requirements: <https://goo.gl/T2aq6B>
- Labeling Checklist for Cannabis Products: <https://goo.gl/dFLW7Q>
- Labeling Checklist for Cannabis Products with Small Containers: <https://goo.gl/D6fh89>

**Common Packaging and Labeling Questions:**

What are the labeling requirements for cannabis and pre-rolls that only contain cannabis?

Cannabis (flower and pre-rolls that only contain flower) must meet the basic requirements outlined in Business & Professions Code - Division 10, Chapter 12. CDPH has not specified any additional requirements for cannabis in the emergency regulations.

Can CDPH provide feedback on my label?

CDPH is not able to review manufacturer's labels for all of the cannabis products that are sold throughout the state of California.

Can I make the Universal Symbol white or another light color if my packaging is dark?

The Universal Symbol must be black. It cannot be modified, other than resizing, and the color cannot be changed from black. The symbol must be visible on your label. If your packaging is dark, you can use a lighter background color on your label where the symbol will be placed or you can outline the symbol using a contrasting color.

Which products require opaque packaging?

Only edible cannabis products are required to be in opaque packaging. Edibles are products similar to traditional food products, such as cakes, cookies, beverages and juices, tea and coffee, chocolates, gummies, gum and mints.

Additional FAQs on packaging and labeling are available on our website: [www.cdph.ca.gov/mcsb](http://www.cdph.ca.gov/mcsb).

**About the Manufactured Cannabis Safety Branch**

The California Department of Public Health's Manufactured Cannabis Safety Branch (MCSB) is one of three state cannabis authorities charged with licensing and regulating commercial cannabis activity in California. MCSB regulates all commercial cannabis manufacturing in the state and strives to protect public health by ensuring commercial cannabis

manufacturers operate safe, sanitary workplaces and produce products that are free of contaminants, meet product guidelines and are properly packaged and labeled.

For more information on CDPH's Manufactured Cannabis Safety Branch, visit [www.cdph.ca.gov/mcsb](http://www.cdph.ca.gov/mcsb). For questions, contact us: [mcsb@cdph.ca.gov](mailto:mcsb@cdph.ca.gov) or (855) 421-7887.

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# PACKAGING REQUIREMENTS

## CANNABIS AND CANNABIS PRODUCTS



The Medicinal and Adult-Use Cannabis Regulation and Safety Act (MAUCRSA) included basic requirements for how cannabis and cannabis products must be packaged before sale. These requirements apply to all cannabis flower, pre-rolls and manufactured cannabis products. They do not apply to shipping or transport containers.

### DOs

- ☒ Package manufactured cannabis products prior to transfer to a distributor as finished product. Cannabis flower may be packaged by a cultivator, manufacturer or distributor.
- ☒ Protect the product from contamination.
- ☒ If a product has multiple layers of packaging, the packaging requirements can be fulfilled using any one of those layers.

### DON'Ts

- ☒ Cannot imitate packaging used for products typically marketed to children.
- ☒ Cannot imitate packaging used for non-cannabis food products.

### PACKAGING CHECKLIST

- ☐ **Tamper Evident** – A consumer knows if the package has been opened.  
*Ex: a plastic seal, a sticker across the lid that is ripped when opened, a jar with a lid that pops up after opening, etc.*
- ☐ **Child Resistant** – The packaging meets the standard for child-resistant under the federal Poison Prevention Packaging Act of 1970. See back of this handout for more information.
- ☐ **Resealable [For products with multiple uses]** – The package can be closed after each use.  
*Ex: a lid, adhesive closure, box top closure, etc.*
- ☐ **Opaque [For edibles only]** – The package is not transparent; consumers cannot see the product through the packaging.

## CHILD RESISTANT PACKAGING

Child-resistant packaging (CRP) is packaging that is designed to be difficult for children under five years of age to open. The standards for child-resistant packaging are listed in the federal Poison Prevention Packaging Act of 1970 (PPPA, 16 CFR §1700.1).

State law requires all cannabis and cannabis products to be in child-resistant packaging.

### Types of CRP:

- **Single Use (“Initial CRP”)** – the package is initially child resistant, but once opened, it is no longer child resistant.
- **Multiple Use (“Lifetime CRP”)** – the package maintains its child resistance throughout the life of the package. It can be opened and closed, and it remains child resistant.

### FAQs

#### *What type of CRP does my product need?*

Under the Emergency Regulations, only edibles must be packaged in lifetime CRP. Cannabis and all other cannabis products must be packaged in initial CRP.

#### *Is my package child resistant?*

Packaging receives certification after it passes testing and is proven to meet the PPPA standard. Ask your packaging supplier if the packaging you are considering has proof of certification.

#### *Why can't exit packages be used to satisfy CRP requirements?*

Exit packaging, used at the time of retail sale, is not required to be child-resistant and therefore cannot be used to satisfy the statutory requirement for child-resistant packaging.

### For More Information on CRP

The Consumer Product Safety Commission, which administers the PPPA, has additional information about what qualifies as child-resistant, the procedures for testing and certification, and a list of testing firms: <https://www.cpsc.gov/Regulations-Laws-Standards/Statutes/Poison-Prevention-Packaging-Act>.

California Department of Public Health  
Manufactured Cannabis Safety Branch

[www.cdph.ca.gov/mcsb](http://www.cdph.ca.gov/mcsb)

[mcsb@cdph.ca.gov](mailto:mcsb@cdph.ca.gov)

[www.cannabis.ca.gov](http://www.cannabis.ca.gov)



# LABELING REQUIREMENTS

## MANUFACTURED CANNABIS PRODUCTS



Cannabis products must be properly labeled to ensure consumers are informed about what they are purchasing and to prevent unintended use. *Note: These guidelines are based on the CDPH Emergency Regulations and apply only to cannabis products. Cannabis (flower and pre-rolls that only contain flower) must meet the basic requirements specified in Division 10 of the Business & Professions Code.*

### PARTS OF A LABEL:

- **Primary panel** – the part of the package most likely to be displayed to the consumer at retail; typically the front or top
- **Informational panel** – any other portion of the label

### LABELING DOs:

- ✓ Display information clearly and legibly
- ✓ Make sure all labeling information is seen on the outer layer of packaging
- ✓ Use English and at least 6 point font
- ✓ Include both THC and CBD content on the primary panel

### LABELING DON'Ts:

- ✗ **California county names**—Cannot include the name of a California county anywhere on the label unless 100% of the cannabis in the product was grown there.
- ✗ **Cannot be attractive to children**—This includes using cartoons, images popularly used to advertise to children, imitating candy labeling, and using the words “candy” or “candies” anywhere on the label.
- ✗ **Cannot include false or misleading information**—This includes anything untrue or unproven, or information that leads consumers to have an inaccurate impression.
- ✗ **Cannot make unproven health claims**—Health-related statements, such as claims about a product’s ability to treat or cure disease, may not be made unless there is significant scientific agreement and the claims are supported by a totality of publicly-available peer-reviewed evidence. Anecdotal information and preliminary study results do not meet this criteria.  
*Note: Health-related statements are extensively regulated by the FDA, and cannabis businesses are not exempt from federal prosecution for misleading health statements.*
- ✗ **Modifications to Universal Symbol**—Cannot alter symbol or use a color other than black.

### CANNABIS PRODUCTS WITH SMALL CONTAINERS:

If your product packaging is small and you cannot fit all of the required labeling, you can use a supplemental label, such as a hang tag or peel-back label, to include some of the required labeling. More information about supplemental labels and a labeling checklist for cannabis products with small containers are available at [www.cdph.ca.gov/mcsb](http://www.cdph.ca.gov/mcsb)

## LABELING CHECKLIST—Manufactured Cannabis Products

### PRIMARY PANEL (Minimum 6 pt font)

- ☐ **Product identity**  
A generic or common name that describes the product. Examples include dark chocolate, fruit chew, vape cartridge, lotion, tincture, etc.
- ☐ **Universal symbol** [in black, at least 0.5"x0.5"]  
The California symbol that identifies products as containing cannabis. The symbol can be downloaded at [www.cdph.ca.gov/mcsb](http://www.cdph.ca.gov/mcsb).
- Net weight or volume**  
The weight or volume of the cannabis product, not including the packaging.
- ☐ **THC and CBD per package** [in milligrams]  
The total amounts of  $\Delta$ 9-THC (THC) and cannabidiol (CBD) in the package. Other cannabinoids may be listed but are not required.

*Edible products must also have:*

- ☐ **"Cannabis-Infused"**  
These words must be listed above the product identity and in a text size larger than the one used for the product identity.
- ☐ **THC and CBD per serving** [in milligrams]  
The amount of  $\Delta$ 9-THC (THC) and cannabidiol (CBD) in each serving.

### INFORMATIONAL PANEL (Minimum 6 pt font)

- ☐ **Manufacturer name and contact**  
The name of the licensed manufacturer and their phone number or website. The name must match the legal or DBA name listed on the CDPH license.
- ☐ **Date of manufacture**
- ☐ **List of ingredients** [in descending order by weight or volume]
- ☐ **Instructions for use and any preparation needed**
- ☐ **UID number**  
The unique tracking number issued through Track-and-Trace.  
*Note: This requirement will begin when you receive your Track-and-Trace login. Do not create a placeholder UID number.*
- ☐ **Government warning statement for cannabis products** [in capital letters and bold font]
- ☐ **"FOR MEDICAL USE ONLY"** [for non-edible products with more than 1000mg THC]
- ☐ **Expiration, use-by or best-by date** [if any]
- ☐ **Batch number** [if any]

*Edible products must also have:*

- ☐ **Sodium, sugar, carbohydrates, and total fat** [in grams per serving]
- ☐ **Allergens** [If applicable]  
A list of any major food allergen in the product. The major food allergens are milk, egg, tree nuts, wheat, peanuts, soybeans, fish or crustacean shellfish. Use the specific food name when disclosing allergens (i.e. "almonds" instead of "tree nuts").
- ☐ **Artificial food colorings** [If applicable]

*Note: Edibles are products similar to traditional food products, such as cakes, cookies, beverages and juices, tea and coffee, chocolates, gummies, gum and mints.*

California Department of Public Health  
Manufactured Cannabis Safety Branch

[www.cdph.ca.gov/mcsb](http://www.cdph.ca.gov/mcsb)    [mcsb@cdph.ca.gov](mailto:mcsb@cdph.ca.gov)    [www.cannabis.ca.gov](http://www.cannabis.ca.gov)



**From:** Bureau of Cannabis Control <BCC-GENERAL@DCALISTS.CA.GOV> on behalf of Bureau of Cannabis Control <BCCmail@DCA.CA.GOV>  
**Sent:** Thursday, June 07, 2018 1:00 PM  
**To:** BCC-GENERAL@DCALISTS.CA.GOV  
**Subject:** Transition Period Requirements

The transition period in the licensing authorities' regulations allowing exceptions from specific regulatory provisions ends on June 30, 2018. Beginning July 1, 2018, cannabis goods must meet all statutory and regulatory requirements. Cannabis goods that do not meet all statutory and regulatory requirements must be destroyed in accordance with the rules pertaining to destruction.

#### LABORATORY TESTING REQUIREMENTS:

Beginning July 1, 2018, a licensee may only sell cannabis goods that have been tested and passed all testing requirements in effect at the time of testing.

-Untested cannabis goods cannot be sold by a retailer and must be destroyed. A retailer may not send cannabis goods to a distributor for testing.

-Untested cannabis goods manufactured or harvested before January 1, 2018, in possession of a distributor that are owned by the distributor must be destroyed.

-Untested cannabis goods manufactured or harvested before January 1, 2018, in the possession of a distributor owned by a manufacturer or cultivator may be returned to the licensee who owns the cannabis goods. If a cultivator or manufacturer chooses to sell the returned cannabis goods, the cannabis goods must be sent to a distributor for testing and must meet all of the testing requirements in effect at the time of testing before transported to a retailer for sale.

#### PACKAGING AND LABELING REQUIREMENTS:

Beginning July 1, 2018, all packaging and labeling must be performed prior to cannabis goods being transported to a retailer.

-A retailer shall not accept cannabis goods that are not properly packaged and labeled. A retailer shall not package or label cannabis goods, even if the cannabis goods were in inventory before July 1, 2018. However, for medicinal sales, retailers will place a sticker on cannabis goods stating, "FOR MEDICAL USE ONLY" upon sale to a qualified medicinal consumer, unless the statement is already printed on the package.

-A retailer may not send unpackaged cannabis goods to another licensee for packaging or labeling. Cannabis goods in possession of a retailer that do not meet packaging and labeling requirements must be destroyed.

-Exit packaging is not required to be child-resistant and can no longer be used to satisfy the child-resistant packaging requirements. All cannabis goods must be in child-resistant packaging prior to delivery to a retailer.

#### THC LIMITS FOR EDIBLE CANNABIS PRODUCTS:

Beginning July 1, 2018, edible cannabis goods may not exceed 10 milligrams of THC per serving and may not exceed 100 milligrams of THC per package.

#### THC LIMITS FOR NON-EDIBLE CANNABIS PRODUCTS:

Beginning July 1, 2018, non-edible cannabis products must meet package THC restrictions.

-Non-edible cannabis products shall not contain more than 1,000 milligrams of THC per package if intended for sale only in the adult-use market.

-Non-edible cannabis products shall not contain more than 2,000 milligrams of THC per package if intended for sale only in the medicinal market.

#### INGREDIENTS AND APPEARANCE OF CANNABIS PRODUCTS:

Beginning July 1, 2018, a retailer may only sell cannabis products that meet the requirements set by the California Department of Public Health for ingredients or appearance.

The requirements listed above can also be found in the transition period fact sheet located here on our website: [http://www.bcc.ca.gov/about\\_us/documents/transition\\_period\\_fact\\_sheet.pdf](http://www.bcc.ca.gov/about_us/documents/transition_period_fact_sheet.pdf)

For additional information about transition period requirements, or to subscribe to email alerts to hear about updates as they become available, please visit the Bureau's website at <http://www.bcc.ca.gov/>. For information on all three state licensing authorities, please visit the state's California Cannabis Portal at <https://cannabis.ca.gov/>. Follow the Bureau on Facebook, Twitter and Instagram for daily news and updates.

Those looking to get in touch with the Bureau of Cannabis Control can call our Call Center at (833) 768-5880, or send an email to [bcc@dca.ca.gov](mailto:bcc@dca.ca.gov).

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<https://www.dca.ca.gov/webapps/bcc/subscribe.php>

You may reply to this email by contacting [bcc@dca.ca.gov](mailto:bcc@dca.ca.gov)



**b**

## **12B. CONSUMER AND PRODUCT SAFETY**

### Quality Control:

Sanborn Manufacturing believes that product safety starts with clean cultural control and sanitation practices and will employ a quality control manager, who will adhere to quality control standards implemented in the cannabis industry as well as other rules and regulations. The quality control manager will be highly experienced and a trained professional who has experience overseeing quality control standards and protocols in California's agricultural production systems. The applicants will maintain compliance with all regulating bodies at the City of Salinas and State of California level.

### Product Recall:

In the event the cannabis products sold and/or produced by the applicants has been suspected of causing any adverse reaction or harm to patients/manufacturing customers, in place will be a Product Recall Policy designed for quick and thorough response.

### Internal Immediate Response Recall Procedure - Cannabis

All employees and managers will be trained in initial adverse effect reporting and recall procedure. The General Manager and Compliance Control Manager will lead the initial response.

- Upon receiving a complaint of this nature, the General Manager is first alerted by whoever receives the information.
- General Manager will then meet with the Compliance Manager and Quality Control Manager to debrief the situation.
- Details of the report will be documented immediately.
- The management team will follow the California Department of Public Health Recall Guidelines followed by adherence to FDA Guidelines for adverse effect reporting and recall protocols.

The recall plan which provides for specific procedures, defines terms and assigns roles and responsibilities when a safety issue arises with any of our products. The plan will be activated whenever a potential recall requirement arises and includes the following elements:

- Recall responsibility assignments
- Key personnel and external contact information
- Recall procedures
- Communication templates

### Inventory Control

Sanborn Manufacturing will maintain an accurate record of its inventory and will produce records of inventory upon request. The following inventory records will be kept:

- Description of each item in the inventory
- Accurate measurement of the quantity of the item
- Date and time the product was received by the licensed distributor
- Sell-by or expiration date on all cannabis goods
- Name and license number of the distributor that delivered the product
- Product price including tax and other associated costs

### Inventory Reconciliation

Reconciliation of inventory will take place daily. We will verify that the manufacturing's physical inventory matches the records pertaining inventory. The results of inventory reconciliation will be retained in the manufacturing site's records and will be made available upon request.

### Record of Sales

Records of each sale shall be maintained through BioTrackTHC software.

### Hazardous Materials

The operators will comply with all applicable County and State requirements regarding the posting of signs identifying the presence of hazardous materials at the facility. This will include the posting of National Fire Protection Association (NFPA) diamond signs to alert first responders and aid them in rapidly identifying the location of immediate dangers posed by hazardous materials stored on site. All chemicals will be stored in the enclosed, locked area with appropriate signage and notice indicating hazardous materials are present.

In the event of a chemical spill or leakage, the security and management team will immediately notify all relevant county and state authorities and agencies in the event of a release or threatened release of hazardous material into the workplace or environment.

### Hazardous Response Plan

#### **EMERGENCY SITUATIONS:**

In case of emergency please contact 911.

#### **LOSS OF POWER:**

The facility will be equipped with backup power generation (all required permits will be sought first) to continue basic manufacturing functions during a power outage situation.

In case of power outage, please follow steps described below.

- If needed, access a flashlight and move safely towards the closest lighted exit.
- If power is only out within a section of the building, check subpanels that might be located closest to the outage. If breakers have moved within the panel, contact your local electrician.
- Have authorized personnel check status of the power supply within the power room.
- Contact local electrical municipality to solve power outage.

## **FIRE AND DISASTER EVACUATION SIGNAGE PROCEDURES AND TRAINING:**

### Overview

Sanborn Manufacturing recognizes that effective and timely response to emergencies is vital in securitizing operations. Therefore, all personnel will be thoroughly trained in emergency response and evacuation procedures. To aid in effective emergency and evacuation response the applicants will ensure the following:

- Fire alarm pull boxes are clearly identified and all personnel are trained in their locations and operations.
- Exits will be clearly identified, checked routinely and maintained to avoid obstructions.
- Fire exit doors are clearly identified and all personnel are trained in their locations and operations.
- Fire exit doors will be checked routinely for proper functionality.
- Fire, natural disaster and subsequent evacuation drills will be performed regularly.
- Emergency telephone numbers and relevant Sanborn Manufacturing management contact information will be posted near all telephones.
- Fire and emergency evacuation exit diagrams will be posted in each building.

### Fire Evacuation Procedures

When personnel discover a fire or smoke condition, they are instructed to sound the building alarm by activating the nearest pull station and immediately call 911.

Whenever the fire alarm is sounded all personnel are instructed to leave immediately and report to the designated evacuation assembly space. All personnel are trained not to assume the fire alarm is false or a test but to respond with “real world” protocols.

When evacuating a space personnel are trained in the following exit protocols:

- Upon egress to close but not lock doors behind them and carry keys if possible for automatic locks in the case of forced retreat to the evacuated space for refuge.
- Check for signs of heat by touching doors before opening them. Doors that seem cool should be opened slowly and with caution.

- Personnel encountering smoke are trained to crawl or “get low” one (1) to two (2) feet from the floor to avoid smoke inhalation.
- Personnel are trained to seek an alternate route if the main exit is obstructed by fire, smoke or building damage.
- In the event of exit obstruction by fire or smoke personnel are trained to retreat to their normal area of operation or the nearest safe area in their vicinity and wait for rescue.

In the event personnel are awaiting rescue they will be trained to adhere to the following protocols:

1. Close all Doors Between Yourself and the Fire
2. Attempt to Seal doors with Cloth to Keep Smoke Out
3. Call 911 to Notify First Responders of Your Location

Once personnel have evacuated their respective buildings or spaces they are trained to immediately present at the designated evacuation assembly space. The designated security officer will begin and continue to perform head counts to ensure all persons have evacuated danger zones and are accounted for at the designated evacuation assembly space.

The applicants and their employees will be trained to never re-enter evacuated spaces or buildings to search for or rescue someone believed to be missing. In the event of un-accounted for or missing individuals, employees are trained to immediately inform first responders and appropriate authorities.

#### Hazardous Materials Storage

Hazardous Materials are stored in a locked room. Only required managers have access to this room. The door and each area in the room is marked clearly with required signs. Each category of items is clearly separated and labeled. Inside this room will be a fireproof cabinet. This storage cabinet is rated to meet NHTSA and OSHA standards for housing hazardous materials. This cabinet will be locked in the back of the room which also locks. There are no floor drains in the room nor in the floor of the cabinet, and the room and the cabinet are impermeable flooring. Only managers and employees with needed access and training will have the ability to unlock and access these spaces. Hazardous materials will be removed offsite in compliance to state and county regulations and tracking. All proper signs and notices will be placed in and outside of both the storage cabinet and the locked room.



### **13. ENVIRONMENTAL BENEFITS**

**13A. GREEN BUSINESS PRACTICES**

**13B. WATER CONSERVATION MEASURES**

**13C. ENERGY EFFICIENCY MEASURES**

**13D. WASTE MANAGEMENT PLAN**



**a**

### **13A. GREEN BUSINESS PRACTICES**

Sanborn Manufacturing is dedicated to conducting its operations in a manner that is ecologically sustainable from an energy consumption, water consumption and waste generation standpoint. In furtherance of these goals, Sanborn Manufacturing will consult with and, as necessary, seek advice from an Environmental or Architectural Engineer to assist with its Environmental Sustainability Plan and will, at a minimum, adopt and adhere to Best Management Practices that include methods, policies and procedures. Further, all proposed building improvements will take the necessary precautions to avoid any adverse environmental impacts.

**b**

### **13B. WATER CONSERVATION MEASURES**

The applicants have resided in the Salinas Valley for decades and as such they are sensitive to the need to conserve our water source. In keeping in practice with the company's mission statement the facility will instruct, train and educate its staff as to water conservation measures, including the following methods:

- Avoiding water wasting techniques such as:
- Allowing water to run during washing/rinsing procedures when no active washing or rinsing is occurring.
- Using the restroom facility to flush and dispose of small items that are more properly disposed of using trash containers.
- The identification and reporting to appropriate management members of leaks in any portion of the water delivery, and plumbing systems in and about the premises where the facility conducts its operations.
- Utilizing any and all available ALCO/ California Water programs and private resources tasked with water conservation efficiency and the education of the public regarding same.

Sanborn Manufacturing will employ water conserving equipment and materials, as follows:

- Water meter monitor including technology to identify leaks.
- The use of low flow equipment in sinks and toilets.
- The use of cleaning agents that do not rely on water.
- An HVAC system that collects and recycles condensate.

The property's water source is through Cal Am.

**c**

### **13C. ENERGY EFFICIENCY MEASURES**

As to maximizing energy efficiency, the implementation of measures that include the following:

#### For lighting equipment and controls:

- Use of fluorescent/LED lighting in all areas of the premises.
- Use of Energy Star lighting products.
- Use, where appropriate, of photo-controls for exterior lighting unless security needs dictate otherwise.

#### For HVAC equipment and controls:

- Installation of vent dampers.
- Analysis of systems and replacement of inefficient components.
- Use of programmable thermostats and controls.
- Sealing and insulation of ducts and hot water pipes.
- Use of Energy Star HVAC products.

#### For the building envelope:

- Install and/or increase roof and wall insulation.
- Control air leakage.
- Install storm doors.
- Insulate and seal skylights (if any) and windows.
- Use of storm/insulated windows carrying the Energy Star label.
- The facility will use green building measures whenever feasible, utilizing materials such as denim insulation, non-toxic paint, and materials that do not off-gas.

#### Use of natural light:

- Attempting to meet or exceed the energy efficiency requirements of the International Energy Conservation Code.

#### PG&E Programs:

Sanborn Manufacturing will apply for and utilize any and all available PG&E programs for free technical assistance in creating an energy efficient plan for construction of the building shell, tenant improvements, building systems and processes and effectuating the other goals stated in this part.

#### Solar Panels:

The facility proposes to install solar panels on the building and draw on that during daylight hours and endeavor to sell excess electrical output back to the PG&E grid within the next five (5) years.

#### Alternative Fuel Vehicles:

The facility will use electric vehicles for all of its internal and transportation needs.

**d**



### **13D. WASTE MANAGEMENT PLAN**

Sanborn Manufacturing will endeavor to reduce, to the greatest extent possible, the generation of any excess cannabis product debris or waste materials. The manufacturing facility anticipates that it will be a zero or near zero waste facility in this regard, as the manufacturing operations do not create excess cannabis waste.

For any material that must be discarded or destroyed:

- Sanborn Manufacturing will identify one or more landfills or transfer stations that will receive cannabis waste material. Johnson Canyon landfill located at 31400 Johnson Canyon Rd, Gonzales, CA 93926, will be our site of choice.
- The operators will identify an employee responsible for segregating and disposing of the cannabis waste matter.
- Any cannabis or cannabis plant debris that is designated for destruction or disposal will be identified by date, batch, and volume by the Inventory Control System and will be ground, milled, or otherwise processed into a gauge where the particles can be readily combined with another substance so as to render the ground/milled/processed cannabis plant material non-viable.
- Once processed for disposal, the material to be discarded or destroyed will be combined with mulched cardboard, used plant soils, or other non-toxic inert material so as to render unusable the cannabis plant matter contained therein.

Following the rendering of any potentially usable cannabis non-viable by the above described method, the employee responsible for the destruction/disposal of the material will isolate and identify said material pending transfer to a designated waste generation facility.

All cannabis waste product will be kept in locked designated bins stored inside the facility to prevent theft and will be tracked via BioTrack THC and transported with manifest according to local ordinance and state mandates.



## **14. LABOR AND EMPLOYMENT**

Please also see Community Benefits in Section 11.

### **Employee Safety**

The physical safety of our employees is extremely important and will not be compromised under any circumstances. This includes a written and posted evacuation plan, fire safety procedure, health related emergency procedure and procedures involving a security incident. All staff will be given written instructions and secondary training regarding what to do when encountering any of these events. The facility will be regularly inspected to comply with all building and fire permit requirements, and updated as needed to ensure all persons entering the facility are safe from harm during normal operations as well as in the event of an emergency or incident. Immediately following any incident, a written report will be generated to document the details and be available for further investigation to determine cause and prevent further incidents in the future. Parking areas will be regularly monitored by Uretsky Security specialists to ensure safety and security for both staff and neighbors.

### **FIRE AND DISASTER EVACUATION SIGNAGE PROCEDURES AND TRAINING**

#### **Overview**

Sanborn Manufacturing recognizes that effective and timely response to emergencies is vital in securitizing operations. Therefore, all personnel will be thoroughly trained in emergency response and evacuation procedures. To aid in effective emergency and evacuation response the operators will ensure the following:

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- Fire exit doors will be checked routinely for proper functionality.
- Fire, natural disaster and subsequent evacuation drills will be performed regularly.
- Emergency telephone numbers and relevant Sanborn Manufacturing management contact information will be posted near all telephones.
- Fire and emergency evacuation exit diagrams will be posted in each building.

#### **Fire Evacuation Procedures**

When personnel discover a fire or smoke condition, they are instructed to sound the building alarm by activating the nearest pull station and immediately call 911.

Whenever the fire alarm is sounded all personnel are instructed to leave immediately and report to the designated evacuation assembly space. Sanborn Manufacturing's personnel are trained not to assume

the fire alarm is false or a test but to respond with “real world” protocols. All employees are trained to help others if they can do so safely.

When evacuating a space personnel are trained in the following exit protocols:

- Upon egress to close but not lock doors behind them and carry keys if possible for automatic locks in the case of forced retreat to the evacuated space for refuge.
- Check for signs of heat by touching doors before opening them. Doors that seem cool should be opened slowly and with caution.
- Personnel encountering smoke are trained to crawl or “get low” one (1) to two (2) feet from the floor to avoid smoke inhalation.
- Personnel are trained to seek an alternate route if the main exit is obstructed by fire, smoke or building damage.
- In the event of exit obstruction by fire or smoke personnel are trained to retreat to their normal area of operation or the nearest safe area in their vicinity and wait for rescue.

In the event personnel are awaiting rescue they will be trained to adhere to the following protocols:

4. Close all doors between yourself and the fire.
5. Attempt to seal doors with cloth to keep smoke out.
6. Call 911 to notify first responders of your location.

Once personnel have evacuated their respective buildings or spaces they are trained to immediately present at the designated evacuation assembly space. The designated security officer will begin and continue to perform head counts to ensure all persons have evacuated danger zones and are accounted for at the designated evacuation assembly space.

Personnel will be trained to never re-enter evacuated spaces or buildings to search for or rescue someone believed to be missing. In the event of un-accounted for or missing individuals, employees are trained to immediately inform first responders and appropriate authorities.

#### Staff Training Program:

The manufacturing facility will provide instruction/training to its staff that relate to its basic operating procedure in addition to the following areas:

- The proper use of security measures and controls that have been adopted by the manufacturing facility for the security of the facility and to prevent diversion, theft or loss of cannabis.
- Procedures and instructions for responding to an emergency.
- State and federal statutes and regulations regarding confidentiality of information related to the use of cannabis.
- The different products distributed by the operation.
- The prohibition on transacting cannabis with unauthorized suppliers.
- The prohibition of transacting cannabis with unauthorized persons.

- Understanding the difference between topical products, edible cannabis products and cannabis-infused products, as applicable to the operations of the facility for the manufacturing of edible cannabis products or cannabis-infused products.

#### Occupational Health and Safety Standards – Sanitary Practices:

The manufacturing facility will meet or exceed all OSHA standards for safety in the work place. The facility will offer a clean, safe and comfortable environment for its employees and associates. In the event the staff determines that a staff member has a health condition that may affect the safety or quality of the products it distributes, or the health of other staff members, it will place the affected person on medical leave until such time as the health condition of the employee no longer presents a threat.

Please see Section 12B regarding Hazardous Materials and Response Plan.

**15**

## **15. LOCAL ENTERPRISE**

Sanborn Manufacturing is founded by principals that were raised in the Salinas Valley and are local business owners whose focus is benefiting the community of Salinas. Over the years the Alvarez brothers have built strong ties in the community and their focus is giving back to the community. Sanborn Manufacturing is a local venture, managed by local people and financed with local funds. For a detailed background and history of the principals, please see Section 16.

As such, the opportunity to serve and support the local community is of utmost importance.

Sanborn Manufacturing will contribute to the community as follows (please also see Section 11):

The exact number of projected customers is difficult to ascertain as the facility will not be open to the public.

### **Local Business Support**

The applicants will continue to give local businesses priority when purchasing operating equipment and services. The principals of Sanborn Manufacturing are long standing members of the community of Salinas and maintain relationships with many local suppliers. They have shown commitment to local business by contracting for security equipment and service needs with local businesses and will continue that commitment in the subject operations.

### **Local Hiring Priority**

Sanborn Manufacturing will do its best to hire employees residing in the City of Salinas, the greater areas of Salinas and the Monterey County. It is important to the applicants that they employ individuals within the local jurisdiction to promote local enterprise, initiate commerce in the local and greater Salinas area and stimulate the local economy.

### **Local Philanthropic Support**

The applicants will continue to provide substantial financial support to local community organizations that promote educational, music, and sports programs. It is their commitment to provide a percentage of the gross revenue of the proposed business to worthy community organizations.

### **Local Agricultural Innovation**

It is well known that the Salinas Valley is one of the most important and productive agricultural communities on the planet. Salinas is also a major source of AgTech innovation. Sanborn Manufacturing hopes to witness local innovators in the agricultural community produce new technology and breed unique strains with greater medicinal benefits.

### **Principals' Residences and Business Operations and Involvements with Non-Profit Organizations**

Please see Sections 11 and 16.





## 16. QUALIFICATIONS OF PRINCIPALS

### Sal Alvarez

Originally from Mexico, Sal Alvarez and his family landed in Monterey County in 1977. Since then he and his brothers have built an extraordinary business enterprise throughout Monterey County and are looking to expand their businesses and bring economic development to the City of Salinas.

Currently the Alvarez brothers own and operate three (3) separate and profitable Ace Hardware stores throughout the County of Monterey. At these stores they have over 50 employees who are provided benefits and paid time off.

In 2014 the brothers expanded their business empire to the Salinas Valley where they started purchasing farmland properties housing dilapidated greenhouses. Over time they refurbished the greenhouses, sold some of the properties and leased many of the greenhouses to cannabis businesses. They were among the first people to embark on the cannabis industry in Monterey County. Their tenants contribute hundreds of thousands of dollars in local cannabis tax, have created a plethora of jobs for the local economy and the property values have risen substantially.

They have further expanded their business portfolio by purchasing a cold storage facility in Watsonville. At this facility they store jams and juice for retailers such as Martinelli's and Smucker's.

Sal Alvarez is a family man with grown children who were raised in Monterey County. His philanthropic dedication is known throughout the community from his years of financial commitment to such organizations as Rancho Cielo and the Sheriff's Foundation to name a few. He does not have a criminal history and he has not been the subject of civil litigation.

It is his and his family's goal to bring their success to the City of Salinas by opening a distribution facility, retail store and manufacturing facility within the City on a parcel they recently purchased. It is their intention to again refurbish the land in an effort to improve community esthetics, create local jobs, increase property value and give back to the City of Salinas.

### Jose Alvarez

Originally from Mexico, Jose Alvarez and his family landed in Monterey County in 1977. Since then he and his brothers have built an extraordinary business enterprise throughout Monterey County and are looking to expand their businesses and bring economic development to the City of Salinas.

Currently the Alvarez brothers own and operate three (3) separate and profitable Ace Hardware stores throughout the County of Monterey. At these stores they have over 50 employees who are provided benefits and paid time off.

In 2014 the brothers expanded their business empire to the Salinas Valley where they started purchasing farmland properties housing dilapidated greenhouses. Over time they refurbished the greenhouses, sold some of the properties and leased many of the greenhouses to cannabis businesses. They were among the first people to embark on the cannabis industry in Monterey County. Their

tenants contribute hundreds of thousands of dollars in local cannabis tax, have created a plethora of jobs for the local economy and the property values have risen substantially.

They have further expanded their business portfolio by purchasing a cold storage facility in Watsonville. At this facility they store jams and juice for retailers such as Martinelli's and Smucker's.

Jose Alvarez is a family man with grown children who were raised in Monterey County. His philanthropic dedication is known throughout the community from his years of financial commitment to such organizations as Rancho Cielo and the Sheriff's Foundation to name a few. He does not have a criminal history and he has not been the subject of civil litigation.

It is his and his family's goal to bring their success to the City of Salinas by opening a distribution facility, retail store and manufacturing facility within the City on a parcel they recently purchased. It is their intention to again refurbish the land in an effort to improve community esthetics, create local jobs, increase property value and give back to the City of Salinas.

#### Business History

The Alvarez Brothers have owned or currently own the following businesses:

Ace Hardware Gonzales  
851 5<sup>th</sup> Street  
Gonzales

Ace Hardware Castroville  
11262 Merrit Street  
Castroville

Ace Hardware Prunedale  
8065 San Miguel Canyon Road  
Prunedale

Mike's Bar  
10749 Merrit Street  
Castroville

Aromas Grill  
304 Carpenteria Road  
Aromas

Ichiban Sushi

17561 Vierra Canyon Road  
Prunedale

A & A Electric Company  
1328 Burton Avenue  
Salinas

Pleasantville Trailer Park  
13100 Monte Del Lago  
Castroville

Alvarez Brothers LLC  
Property Management  
25600 Encinal Road  
Salinas

Marinovich Cold Storage  
13526 Blackie Road  
Castroville



## **17. PROOF OF OWNERSHIP**

Attached please find the grant deed.

RECORDING REQUESTED BY:

Old Republic Title Company

Escrow No.: 0622020860

APN: 003-561-015, 003-561-023

When Recorded Mail Document and Tax Statements to:

Alvarez Brothers LLC  
8065 San Miguel Canyon Road  
Salinas, CA 93907

Stephen L. Vagnini  
Monterey County Clerk-Recorder  
Recorded at the request of:  
OLD REPUBLIC TITLE COMPANY |

**2018058500**

12/31/2018 10:58:22  
Titles: 1 Pages: 3

Fees: \$17.00  
Taxes: \$1650.00  
AMT PAID: \$1667.00

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

**Grant Deed**

~~Exempt from fee per GC27388.1(a)(2); document recorded in connection with a concurrent transfer  
subject to the imposition of documentary transfer tax.~~

The undersigned grantor(s) declare(s):

Documentary Transfer Tax is \$1,650.00

(X) computed on full value of property conveyed, or

( ) computed on full value less of liens and encumbrances remaining at time of sale.

( ) Unincorporated area: (X) City of Salinas

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Eliza G. Robledo, sole successor trustee of The Mata Family Living Trust Dated April 28, 2016, who acquired title as Eliza G. Robledo, sole successor trustee of The Mata Family Living Trust Dated April 28, 2016 and Eliza G. Robledo, Trustee of The Mata Family Living Trust Dated April 28, 2016

hereby GRANT(S) to

Alvarez Brothers LLC, a California Limited Liability Company

that property in City of Salinas, Monterey County, State of California, described as:

\*\*\* See "Exhibit A" attached hereto and made a part hereof. \*\*\*

Date: December 21, 2018

The Mata Family Living Trust Dated April 28, 2016

By: Eliza G. Robledo  
Eliza G. Robledo, Sole Successor Trustee

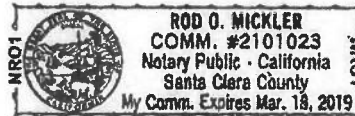
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of CALIFORNIA  
County of MONTEREY

On DECEMBER 23, 2018 before me, Rod O. Mickler a Notary Public, personally appeared ELIZA G. ROBLED0 who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: [Signature]Name: Rod O. Mickler  
(Typed or Printed)

(Seal)



ORDER NO. : 0622020860

### EXHIBIT A

The land referred to is situated in the County of Monterey, City of Salinas, State of California, and is described as follows:

**PARCEL ONE:**

Lot 13, Block 2, designated on the map entitled "Tract No. 105, Salinas Industrial Acres", filed December 11, 1945 in the office of the County Recorder of the County of Monterey, State of California in Volume 4 of Maps, "Cities and Towns", at Page 75.

**PARCEL TWO:**

The Southeasterly 136.0 feet of Lot Twelve (12) in Block Two (2), as said Lot and Block are shown on map entitled, "Tract No. 105, Salinas Industrial Acres" filed for record December 11, 1945 in Volume 4 of Maps, "Cities and Towns", at Page 75, Records of Monterey County, California, described as follows:

Beginning at the most Southeasterly corner of Lot 13 in Block 2 as shown on said map, and running in a Northeasterly direction along a line bearing North 36° 58' 30" East, a distance of 100.0 feet to a point at the extreme Southeasterly corner of said Lot 12 in Block 2, of said Salinas Industrial Acres Subdivision; thence leaving said point and running in a Northwesterly direction along a line bearing North 53° 01' 30" West, a distance of 136.0 feet to a point located on the common property line between Lots 7 and 12 of above said subdivision; thence leaving said point and running in a Southwesterly direction along a line bearing South 36° 58' 30" West, a distance of 100.0 feet to a point located on the common property line of Lots 12 and 13 of the above said subdivision; thence leaving said point and running in a Southeasterly direction along a line bearing South 53° 01' 30" East, a distance of 136.0 feet to the point of beginning.

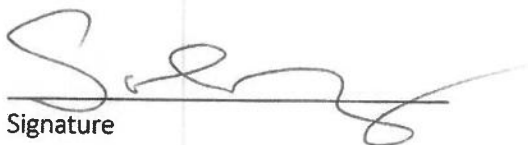
**PARCEL THREE:**

A non-exclusive easement over and across the center of that portion of said Lot 12 for the drainage of all normal waterfall from said tract.

APN: 003-561-015 & 003-561-023

Notarized Statement of Property Owner

I, Sal M. Alvarez, am the manager of Alvarez Brothers LLC, the owner of the property located at 743 Sanborn Place, Salinas, California 93901. I have granted Sanborn Retail LLC, Sanborn Distribution LLC, and Sanborn Manufacturing LLC permission to operate commercial cannabis businesses, both medicinal and adult-use, for retail/dispensary, distribution and manufacturing on the property.

  
Signature

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

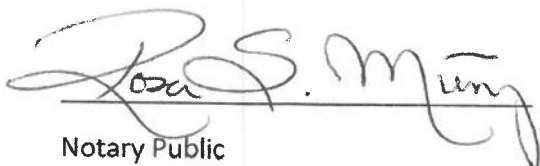
**ACKNOWLEDGEMENT**

STATE OF CALIFORNIA       )  
  )  
COUNTY OF                    )

On Oct. 22, 2019, before me, Rosa S. Munoz, a notary public, personally appeared Sal M. Alvarez who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

  
Notary Public

