



COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PLANNING & BUILDING
MARVIN A. ROSE, INTERIM DIRECTOR

THIS IS A NEW PROJECT REFERRAL

DATE: 7/30/2018
TO: 4TH District Legislative Assistant, Building Division, Public Works, Sheriff, CA
Fish and Wildlife, Oceano CSD, City of Grover Beach, City of Arroyo Grande,
Oceano/Halcyon Advisory Committee
FROM: Brandi Cummings (bcummings@co.slo.ca.us or 805-781-1006)

PROJECT NUMBER & NAME: DRC2018-00118 BLEU DIAMOND LLC

PROJECT DESCRIPTION: Proposed Conditional Use Permit for cannabis non-storefront
retail delivery and distribution facility to be located at 1189 Pike Ln. Oceano, CA 93442
[APN\(s\): 062-291-003](mailto:062-291-003)

Return this letter with your comments attached no later than 14 days from receipt of this referral.
CACs please respond within 60 days. Thank you.

PART I: IS THE ATTACHED INFORMATION ADEQUATE TO COMPLETE YOUR REVIEW?

- ☐ YES (Please go on to PART II.)
- ☐ NO (Call me ASAP to discuss what else you need. We have only 10 days in which we must obtain comments from outside agencies.)

PART II: ARE THERE SIGNIFICANT CONCERNS, PROBLEMS OR IMPACTS IN YOUR AREA OF REVIEW?

- ☐ YES (Please describe impacts, along with recommended mitigation measures to reduce the impacts to less-than-significant levels, and attach to this letter.)
- ☐ NO (Please go on to PART III.)

PART III: INDICATE YOUR RECOMMENDATION FOR FINAL ACTION.

Please attach any conditions of approval you recommend to be incorporated into the project's approval, or state reasons for recommending denial.

IF YOU HAVE "NO COMMENT," PLEASE SO INDICATE, OR CALL.

Date

Name

Phone



GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Building

APPLICATION TYPE - CHECK ALL THAT APPLY

- ☐ Emergency Permit ☐ Tree Permit ☐ Minor Use Permit
☒ Conditional Use Permit/Development Plan ☐ Plot Plan
☐ Curb, Gutter & Sidewalk Waiver ☐ Other ☐ Site Plan
☐ Surface Mining/Reclamation Plan ☐ Zoning Clearance
☐ Amendment to approved land use permit ☐ Variance

Department Use Only
Do Not Mark
(Staff Apply Label Here)

APPLICANT INFORMATION Check box for contact

person assigned to this project

☐ Landowner Name Yolanta Swiatek, Tre. Etal. Daytime Phone 949-432-9353
 Mailing Address P.O. Box 357, Santa Ana, California Zip Code 92702-0357
 Email Address: shaalanmanagement@gmail.com

☒ Applicant Name Fabian Gonzalez Daytime Phone (805) 335-3465
 Mailing Address 1100 N Palisade Dr Santa Maria Zip Code 93454
 Email Address: BLEUDIAMOND@gmail.com 323-496-2122

☐ Agent Name Eric Hughes (Hughes Consulting) MATTHEW GOODMAN Daytime Phone (925) 683-7679
 Mailing Address 2660 Gold Finch Way 1620 NIPOMO ST. SLO Ca. Zip Code 9342293401
 Email Address: eric@hughescons.com imattygoodman@gmail.com

PROPERTY INFORMATION

Total Size of Site: Approx. 0.85 ac. Assessor Parcel Number(s): 062-291-003
 Legal Description: RHO PISMO PM 24/50 PAR B
 Address of the project (if known): 1189 Pike Lane Site 9 Oceano, CA, 93445
 Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: Pike Ln and 13th Street, between The Pike and Wilmar Ave.
 Describe current uses, existing structures, and other improvements and vegetation on the property:
Suite 5 is currently unoccupied. Other tenants on property include automotive repair shop

PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): Cannabis Mobile Delivery ^{Distribution} ~~Please see Attachment A -~~
Project Description

LEGAL DECLARATION

I, the owner of record of this property, have completed this form accurately and declare that all statements here are true. I do hereby grant official representatives of the county authorization to inspect the subject property.

Property owner signature _____ Date _____

FOR STAFF USE ONLY



LAND USE PERMIT APPLICATION

San Luis Obispo County Department of Planning and Building

File No _____

Type of project: ☒ Commercial ☐ Industrial ☐ Residential ☐ Recreational ☐ Other

Describe any modifications/adjustments from ordinance needed and the reason for the request (if applicable): N/A

Describe existing and future access to the proposed project site: Office space currently vacant. Propose cannabis mobile delivery.

Surrounding parcel ownership: Do you own adjacent property? ☒ Yes ☐ No Owned by landowner
If yes, what is the acreage of all property you own that surrounds the project site? Approx. 5 acres

Surrounding land use: What are the uses of the land surrounding your property (when applicable, please specify all agricultural uses):

North: City of Grover Beach - Agriculture South: Commercial Service
East: Commercial Service West: Commercial Service

For all projects, answer the following:

Square footage and percentage of the total site (approximately) that will be used for the following:

Buildings: 600 sq. feet 116 % Landscaping: 0 sq. feet _____ %
Paving: 0 sq. feet _____ % Other (specify) _____

Total area of all paving and structures: 0.85 acres existing development ☐ sq. feet ☒ acres

Total area of grading or removal of ground cover: 0 ☒ sq. feet ☐ acres

Number of parking spaces proposed: 2 (existing) Height of tallest structure: _____

Number of trees to be removed: 0 Type: _____

Setbacks: Front _____ Right _____ Left _____ Back _____

Proposed water source: ☐ On-site well ☐ Shared well ☐ Other _____

☒ Community System - List the agency or company responsible for provision: Oceano Community Services District

Do you have a valid will-serve letter? ☐ Yes ☐ No (If yes, please submit copy)

Proposed sewage disposal: ☐ Individual on-site system ☐ Other _____

☒ Community System - List the agency or company responsible for sewage disposal: South San Luis Obispo Sanitation District

Do you have a valid will-serve letter? ☐ Yes ☐ No (If yes, please submit copy)

Fire Agency: List the agency responsible for fire protection: Five Cities Fire Authority

For commercial/industrial projects answer the following:

Total outdoor use area: 0 ☐ sq. feet ☐ acres

Total floor area of all structures including upper stories: _____ sq. feet

For residential projects, answer the following:

Number of residential units: _____ Number of bedrooms per unit: _____

Total floor area of all structures including upper stories, but not garages and carports: _____ sf

Total of area of the lot(s) minus building footprint and parking spaces: _____ sf



ENVIRONMENTAL DESCRIPTION FORM

San Luis Obispo County Department of Planning and Building

File No _____

The California Environmental Quality Act (CEQA) requires all state and local agencies to consider and mitigate environmental impacts for their own actions and when permitting private projects. The Act also requires that an environmental impact report (EIR) be prepared for all actions that may significantly affect the quality of the environment. The information you provide on this form will help the Department of Planning and Building determine whether or not your project will significantly affect the quality of the environment.

To ensure that your environmental review is completed as quickly as possible, please remember to:

- Answer **ALL** of the questions as accurately and completely as possible.
- Include any additional information or explanations where you believe it would be helpful or where required. Include additional pages if needed.
- If you are requesting a land division or a re-zoning, be sure to include complete information about future development that may result from the proposed land division or rezoning.
- Include references to any reports or studies you are aware of that might be relevant to the questions asked or the answers you provide.

Should a determination be made that the information is inaccurate or insufficient, you will be required to submit additional information upon request.

Physical Site Characteristic Information

Your site plan will also need to show the information requested here:

- Describe the topography of the site:
Level to gently rolling, 0-10% slopes: 0.85 acres
Moderate slopes - 10-20%: 0 acres
20-30%: 0 acres
Steep slopes over 30%: 0 acres
- Are there any springs, streams, lakes or marshes on or near the site? ☐ Yes ☒ No
If yes, please describe: _____
- Are there any flooding problems on the site or in the surrounding area? ☐ Yes ☒ No
If yes, please describe: _____
- Has a drainage plan been prepared? ☐ Yes ☒ No
If yes, please include with application.
- Has there been any grading or earthwork on the project site? ☐ Yes ☒ No
If yes, please explain: _____
- Has a grading plan been prepared? ☐ Yes ☒ No
If yes, please include with application.
- Are there any sewer ponds/waste disposal sites on/adjacent to the project? ☐ Yes ☒ No
- Is a railroad or highway within 300 feet of your project site? ☐ Yes ☒ No
- Can the proposed project be seen from surrounding public roads? ☒ Yes ☐ No
If yes, please list: Pike Lane

Water Supply Information

1. What type of water supply is proposed?
☐ Individual well ☐ Shared well ☒ Community water system
2. What is the proposed use of the water?
☐ Residential ☐ Agricultural - Explain _____
☒ Commercial/Office - Explain Normal use associated with restrooms
☐ Industrial - Explain _____
3. What is the expected daily water demand associated with the project? Approx. 60 gallons per day
4. How many service connections will be required? One - already existing
5. Do operable water facilities exist on the site?
☒ Yes ☐ No If yes, please describe: Three existing restrooms
6. Has there been a sustained yield test on proposed or existing wells?
☐ Yes ☐ No If yes, please attach.
7. Does water meet the Health Agency's quality requirements? Project is served by Oceano CSD
Bacteriological? ☒ Yes ☐ No
Chemical? ☒ Yes ☐ No
Physical ☒ Yes ☐ No
Water analysis report submitted? ☐ Yes ☒ No
8. Please check if any of the following have been completed on the subject property and/or submitted to County Environmental Health.
☐ Well Driller's Letter ☐ Water Quality Analysis(☐ OK or ☐ Problems)
☐ Will Serve Letter ☐ Pump Test _____ Hours / _____ GPM
☐ Surrounding Well Logs ☐ Hydrologic Study ☐ Other _____

Please attach any letters or documents to verify that water is available for the proposed project.

Sewage Disposal Information

If an on-site (individual) subsurface sewage disposal system will be used:

1. Has an engineered percolation test been accomplished?
☐ Yes ☐ No If yes, please attach a copy.
2. What is the distance from proposed leach field to any neighboring water wells? _____ feet
3. Will subsurface drainage result in the possibility of effluent reappearing in surface water or on adjacent lands, due to steep slopes, impervious soil layers or other existing conditions?
☐ Yes ☐ No
4. Has a piezometer test been completed?
☐ Yes ☐ No If 'Yes', please attach.
5. Will a Waste Discharge Permit from the Regional Water Quality Control Board be required?
☐ Yes ☐ No (*a waste discharge permit is typically needed when you exceed 2,500 gallons per day*)

If a community sewage disposal system is to be used:

1. Is this project to be connected to an existing sewer line? ☒ Yes ☐ No
☒ Distance to nearest sewer line: _____ Location of connection: _____
2. What is the amount of proposed flow? 60 GPD
3. Does the existing collection treatment and disposal system have adequate additional capacity to accept the proposed flow? ☒ Yes ☐ No

Solid Waste Information

1. What type of solid waste will be generated by the project?
☒ Domestic ☐ Industrial ☐ Agricultural ☐ Other, please explain? _____
2. Name of Solid Waste Disposal Company: _____
3. Where is the waste disposal storage in relation to buildings? _____
4. Does your project design include an area for collecting recyclable materials and/or composting materials? ☐ Yes ☐ No

Community Service Information

1. Name of School District: Lucia Mar
2. Location of nearest police station: SLO County Sheriff - South Patrol
3. Location of nearest fire station: Station 64 - Pismo Beach
4. Location of nearest public transit stop: 1.2 miles
5. Are services (grocery/other shopping) within walking distance (1/2 mile or closer) of the project? ☐ Yes ☒ No

Historic and Archeological Information

1. Please describe the historic use of the property: Commercial use/ office space
2. Are you aware of the presence of any historic, cultural or archaeological materials on the project site or in the vicinity? ☐ Yes ☒ No
If yes, please describe: _____
3. Has an archaeological surface survey been done for the project site? ☐ Yes ☒ No Existing urban
If yes, please include two copies of the report with the application.

Commercial/Industrial Project Information

Only complete this section if you are proposing a commercial or industrial project or zoning change.

1. Days of Operation: Monday through Sunday Hours of Operation: 8 a.m. to 8 p.m.
2. How many people will this project employ? 4
3. Will employees work in shifts? ☐ Yes ☒ No
If yes, please identify the shift times and number of employees for each shift Shifts will be between 8 a.m. and 8 p.m. with two (2) employees per shift
4. Will this project produce any emissions (i.e., gasses, smoke, dust, odors, fumes, vapors)?
☒ Yes ☒ No If yes, please explain: potential odor from cannabis storage. See Attachment X Odor Mitigation Plan
5. Will this project increase the noise level in the immediate vicinity? ☐ Yes ☒ No
If yes, please explain: _____
(If loud equipment is proposed, please submit manufacturers estimate on noise output.)
6. What type of industrial waste materials will result from the project? Explain in detail: _____
7. Will hazardous products be used or stored on-site? ☐ Yes ☒ No
If yes, please describe in detail: _____
8. Has a traffic study been prepared? ☒ Yes ☒ No If yes, please attach a copy.
9. Please estimate the number of employees, customers and other project-related traffic trips to or from the project: Between 7:00 - 9:00 a.m. 2 Between 4:00 to 6:00 p.m. 2

10. Are you proposing any special measures (carpooling, public transit, telecommuting) to reduce automobile trips by employees ☐ Yes ☒ No
If yes, please specify what you are proposing: _____
11. Are you aware of any potentially problematic roadway conditions that may exist or result from the proposed project, such as poor sight distance at access points, connecting with the public road? ☐ Yes ☒ No If yes, please describe: _____

Agricultural Information

Only complete this section if your site is: 1) Within the Agricultural land use category, or 2) currently in agricultural production.

1. Is the site currently in Agricultural Preserve (Williamson Act)? ☐ Yes ☐ No
2. If yes, is the site currently under land conservation contract? ☐ Yes ☐ No
3. If your land is currently vacant or in agricultural production, are there any restrictions on the crop productivity of the land? That is, are there any reasons (i.e., poor soil, steep slopes) the land cannot support a profitable agricultural crop? Please explain in detail: _____

Special Project Information

1. Describe any amenities included in the project, such as park areas, open spaces, common recreation facilities, etc. (these also need to be shown on your site plan): Single Land Use Permit for multiple tenant occupancy
2. Will the development occur in phases? ☐ Yes ☒ No
If yes describe: _____
3. ☒ Do you have any plans for future additions, expansion or further activity related to or connected with this proposal? ☐ Yes ☒ No If yes, explain: _____
4. Are there any proposed or existing deed restrictions? ☐ Yes ☒ No
If yes, please describe: _____

Energy Conservation Information

1. Describe any special energy conservation measures or building materials that will be incorporated into your project *: _____ Will use energy efficient lighting for office operations

*The county's Building Energy Efficient Structures (BEES) program can reduce your construction permit fees. Your building must exceed the California State Energy Standards (Title 24) in order to qualify for this program. If you are interested in more information, please contact the Building Services Division of the Department of Planning and Building at (805) 781-5600.

Environmental Information

1. List any mitigation measures that you propose to lessen the impacts associated with your project: _____
2. Are you aware of any unique, rare or endangered species (vegetation or wildlife) associated with the project site? ☐ Yes ☒ No Urban build-up land
If yes, please list: _____

3. Are you aware of any previous environmental determinations for all or portions of this property?

☐ Yes ☒ No

If yes, please describe and provide "ED" number(s): _____

Other Related Permits

☒ List all permits, licenses or government approvals that will be required for your project (federal, state and local): Type 9 - Non-storefront mobile delivery - Bureau of Cannabis Control

(If you are unsure if additional permits are required from other agencies, please ask a member of the Planning Department staff currently assigned to the project



COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PLANNING & BUILDING
CANNABIS APPLICATION SUPPLEMENT

PLN-2018
12/8/2017

The following information is required in addition to the Land Use Permit Application.

Cannabis Activities Proposed

- | | | |
|---|--|---|
| <input type="checkbox"/> Cultivation | <input type="checkbox"/> Nursery | <input type="checkbox"/> Manufacturing Facility |
| <input type="checkbox"/> Testing Facility | <input checked="" type="checkbox"/> Dispensary | <input checked="" type="checkbox"/> Distribution Facility |

For Cultivation and Nurseries ONLY

Approved Cooperative/Collective Registration number. *Note: If you do not hold an approved cooperative/collective registration, you cannot apply for cultivation until 2019.*

Approved registration number: CCM2016-

What is the applicant on the approved registration? *Note: The applicant name on the registration must match the applicant name on the land use permit.*

Name of applicant: BLEU DIAMOND LLC.

Are you planning on cultivating on the same site that a registration was approved for?

- ☐ Yes ☐ No

What type of State cultivation license are you seeking?

- | | | | |
|--------------------------------------|--|---------------------------------|----------------------------------|
| <input type="checkbox"/> Type 1 | <input type="checkbox"/> Type 2 | <input type="checkbox"/> Type 3 | <input type="checkbox"/> Type 4 |
| <input type="checkbox"/> Type 5 | <input type="checkbox"/> Microbusiness | <input type="checkbox"/> Indoor | <input type="checkbox"/> Outdoor |
| <input type="checkbox"/> Mixed-light | | | |

Designate the total square footage of your cultivation canopy area(s). This is not necessarily the maximum canopy size allowed by the tier of license for which you are applying, but the amount of canopy area you intend to produce. If you intend to have multiple canopy area locations, include only the total square footage of the total canopy.

Check one or more of the following that apply and attach a detailed diagram of your designated canopy area. Include specific dimensions, in feet and inches, in the diagram. If you have only a single canopy area, clearly indicate that. If you are designating multiple canopy areas, clearly identify the square footage and dimensions of each area and how it is separated from other canopy areas. Note that if you are designating multiple canopy areas you must separate each area by a physical boundary such as an interior wall. Vertically stacked canopy areas must be identified as such in the detailed diagram submitted by applicants.

I have designated the specific area and dimensions of my newly designated canopy area(s):

CANNABIS APPLICATION SUPPLEMENT

- ☒ On my floor plan submitted with the application
☒ On an additional document submitted with my application

Record your estimates of electrical usage in kilowatt-hours (kWh). To determine how many kWh a piece of equipment uses, take the following steps:

- Determine the wattage of the device by checking manufacturer specifications
- Multiply this number by the number of hours each month the device will be in use to determine watt-hours.
- Divide each month's watt-hours by 1,000 to determine kWh. Round to three decimal places.
- Repeat this for each piece of equipment and the total amounts for each month.
- Estimates should assume the business is in full production for each month.

Describe all sources of electrical power and the total annual kWh expected to be drawn from each. For example, if the operation uses on-site power generation from a source such as solar panels, document the amount of power you expect to use from that source in addition to any other sources.

| Source or utility name | Expected kWh drawn annually |
|------------------------|-----------------------------|
| D.G.E. | 10,000 |
| Total Annual kWh: | 10,000 |

Clearly identify the measurement unit you are using to estimate or report your water usage. If you are using multiple units, you may use additional columns to record that information. If you are using reclaimed water, identify that as a source. If you are utilizing more sources of water than may be included on this form, you may include that information on a separate page submitted with this application.

Estimate the total water used in the production of marijuana by month. If recording estimates for multiple sources, estimate these amounts separately.

| Source | | | |
|----------------|--|--|--|
| Month and Year | | | |
| 1 | | | |
| 2 | | | |
| 3 | | | |
| 4 | | | |
| 5 | | | |
| 6 | | | |
| 7 | | | |
| 8 | | | |
| 9 | | | |
| 10 | | | |
| 11 | | | |
| 12 | | | |
| Totals | | | |

CANNABIS APPLICATION SUPPLEMENT

Do you plan on using pesticides?

☐ Yes ☐ No

List of pesticides anticipated to be used: _____

For Manufacturing ONLY

What type of State manufacturing license are you seeking? *Note: Volatile manufacturing is prohibited.*

☐ Type 6 ☐ Type 7 ☐ Type N ☐ Type P
☐ Microbusiness

What type of products do you plan on manufacturing?

☐ Oils ☐ Edibles ☐ Topicals ☐ Other _____

Will the facility be utilizing a closed-loop extraction system?

☐ Yes ☐ No

(If extracting) What types of extraction will you be performing?

☐ Butane ☐ Propane ☐ Hexane ☐ Carbon Dioxide
☐ Ethanol ☐ Mechanical ☐ None
☐ Other _____

For Distribution ONLY

What type of State distribution license are you seeking?

☐ Type 11 ☒ Type 11 – Transport Only

Will you be operating a storage-only business?

☐ Yes ☐ No

How many vehicles do you anticipate transporting/distributing product?

☐ 1-5 ☐ 6-10 ☐ 11+ ☐ N/A Storage Only/Other

CANNABIS APPLICATION SUPPLEMENT

For Dispensaries ONLY

What type of State dispensary license are you seeking? *Note: Dispensaries are not allowed to have storefronts open to the public.*

☒ Type 9 – non-storefront dispensary ☐ Type 10 ☐ Microbusiness

Will you be delivering to other jurisdictions?

☒ Yes ☐ No

How many vehicles do you anticipate delivering product?

☒ 1-5 ☐ 6-10 ☐ 11+ ☐ N/A Storage Only/Other

How many deliveries per day do you anticipate delivering product?

☐ <10 ☐ 11-50 ☒ 51-100 ☐ >100 ☐ N/A Storage Only/Other

Business Plan

Bleu Diamond LLC. has developed this overview to comply with County Ordinance no. 3358. **Bleu Diamond LLC.** has addressed the SLO County Department of Building and Planning as well as the Cannabis Activities Land Use Application Checklist and all State requirements and the pre-application meeting. **Bleu Diamond LLC.** has met with County Code Enforcement officials, Sheriff's Department and other necessary agencies involved in the permitting process. **Bleu Diamond LLC.** looks forward to working with the County through this application process and plan to be a benchmark company in the cannabis industry as well as a proud member of the Oceano / SLO County community.

Mission Statement

The goal of **Bleu Diamond LLC.** is to provide a professional and safe environment in which the highest quality of medical cannabis is delivered to qualified individuals as well as being a leading example in both the community and the industry.

Organization

Bleu Diamond LLC. is an active Domestic Company registered with the California Secretary of State (mutual benefit non-profit) since 2018.

Objectives

Bleu Diamond LLC. is established and operates in accordance with all applicable California laws. As the legal environment changes in California for cannabis related companies under California Medical Cannabis Regulation and Safety Act ("MCRSA") and other new laws and regulations, **Bleu Diamond LLC.** will evolve and remain compliant.

Bleu Diamond LLC. is a cannabis entity, and expects to be licensed under the California Medical Marijuana Regulation and Safety Act – fully compliant with the Department of Food and Agriculture's CalCannabis governing body.

Bleu Diamond LLC. is located in Oceano, San Luis Obispo County, and has been part of the fiber of the 805 cannabis community.

Additionally, **Bleu Diamond LLC.** will meet the goals and needs of the State Of California and County of San Luis Obispo County. **Bleu Diamond LLC.** already services over 4000 patients in California and operates under a good-neighbor policy and serves as an active and caring member of the local community.

Operating Plan

Day to Day Operations

Bleu Diamond LLC. will build upon proven practices within the medical cannabis industry. **Bleu Diamond LLC.** will utilize state of the art design features, efficient equipment, standardized and sanitary procedures. All employees will be trained in medical cannabis, and **Bleu Diamond LLC.** will employ industry software to track its product from seed to sale.

Patient Delivery Retail Non-Storefront

Persons other than management, employees and contractors will not be allowed on premiss.
No Patients will be allowed in at any any time.

Delivery Protocol:

- Personnel will not allow patient access to facility.
- Patients will be required to show a current patient Doctor's recommendation and valid. California ID or drivers license before any sales are final.
- Patient will be verified by personnel and prepare the order for delivery prior to the driver meeting the patient.
- New medical patients will be required to fill out a HIPPA COMPLAINT MEMBERSHIP agreement that is kept in a database along with valid CA state ID and Doctor's recommendation.
- Recreational use patrons will be required to fill out a membership agreement and be 21 with a valid drivers license or identification card.

After a patient is verified by the dispatcher, they will be delivered products. Our driver will have approximately \$3000.00 of inventory for deliveries before returning to the retail non-storefront. The door for entering the dispensary will be clearly labeled and be locked on the ***outside only***, to allow drivers to freely exit the dispensary area but not be able to return.

With the exception to employee areas, all other aspects of the facility will be off limits and locked with security doors and clearly labeled restricted area. No patient will be allowed access to any areas of the facility.

Drivers will carry all cash in a secure lock box and have no access to keys or any other method used to retrieve contents thereof. Furthermore all drivers will give all recreational patrons a standard receipt indicating that the excise tax is included in the sale.

Fleet Cars

Bleu Diamond LLC. utilizes fuel efficient cars, All vehicles will be fully insured with \$1,000,000.00 liability endorsed by San Luis Obispo County. All fleet cars will be equipped with GPS tracking systems and all passwords to any and all applications will be shared with SLO County Sheriff's Department.

distribution

As the market demands less cannabis flower and more easier utilized and more discreet need for manufactured products as well as automated tamper resistant packaging will be common place in the ever evolving cannabis market place. As a standard rule of thumb non-flower manufacturing accounts for 75% of all deliveries and distribution.

distribution market consists of but limited to manufactured cartridges, flower and tinctures. All sales are invoiced and handled by qualified drivers that at all time in route have manifests of weight, destination, a collective/transportation agreement, and all other documentation associated with distribution transportation. All products will be stored according to all State and Local laws set forth by SLO County and the State of California.

Proposed Location & Zoning

Proposed Location And Conceptual Site Plan

Bleu Diamond LLC. has a lease on the subject property for purposes of carrying out a medical marijuana delivery and distribution operations . The relevant documentation is attached.

The subject property is not located within one thousand feet (1,000 ft) from any sensitive use property as defined by SLO County, i.e. school, college, university, church, park, daycare facility, or drug/alcohol treatment facility. The subject property has received zoning clearance from SLO County. The proposed site is at APN: 062-291-003.

The proposed site is at APN: 062-291-003. It is zoned (CS) in Oceano an un-incorporated area of SLO County, and meets the land use category for delivery non-storefront and distribution.

Site Design

Bleu Diamond LLC. has conducted extensive research to come up with the most safe and efficient use of its space for implementing a vertical integration platform as well as multi-sectional use.. An effective workflow system is critical for maximizing efficiency. Our designers have created a safe and open design and will also mitigate any potential for theft or intrusion.

Supply Chain, Lab Testing and Packaging

Bleu Diamond LLC. will implement a simple and easy to follow supply chain. **Bleu Diamond LLC** purchases licensed laboratory tested cannabis and is committed to the health and safety of its patients. **Bleu Diamond LLC.** uses gusseted tamper resistant bags and RX child proof containers for most products sold. All bags are labeled “RX” and all information regarding product safety and usage are clearly stated. All edible products have the ingredients listed on the package. All flower or oil products indicate strain and weight, and are manufactured using material from our cultivation site.

Community Benefits

Bleu Diamond LLC. believes that a business is only as strong as its connections with the community it serves. A truly successful business harvests a connection to its community beyond the day-to-day strictures of its operations in order to become an integral part of its local community.

The **Bleu Diamond LLC.** management team is committed to engaging with the community and serving both the local neighborhood and SLO County. A goal of **Bleu Diamond LLC's** is to encourage all of our employees to cultivate the values of good citizenship through actively participating in the community.

Bleu Diamond LLC. plans to encourage community involvement by creating a trade marked logo for SLO County cannabis business, and create an association of owners that pay those trademarked items. These products can be sold at local non cannabis businesses including but not limited to souvenir stores and liquor stores. We will also make an annual gift of \$5,000 to of the veteran organizations, and plan to create a fund to retain the infrastructure of our parks for children 2-4 yrs.

If **Bleu Diamond LLC.** is able to obtain a permit, we are excited to develop and make available a public education plan that outlines the risks of youth addiction to marijuana, and a comprehensive resource list for obtaining help. We look forward to having a healthy and helpful relationship to our community's youth organizations and educational institutions.

Enhanced Product Safety

All cannabis products will be packaged in tamper evident packaging and be labeled with a a unique identifier, such as a batch number or bar code, to track and trace medical cannabis. At **Bleu Diamond LLC**, our commitment to excellence means that we hold ourselves to a higher standard. Accordingly, all retail products labeling will meet and exceed all the requirements set out by CalCannabis and the MCRSA. Bleu Diamond LLC. will be fully compliant with Ordinance No. 3358 . **Bleu Diamond LLC**. will also integrate a comprehensive and effective recall plan with a highly organized system in place in case it was ever needed.

MJ Freeway & ACCELA

Bleu Diamond LLC. will utilizes available cultivation track and trace software to make sure it is compliant with all local and state requirements.

Bleu Diamond LLC. will utilize MJ Freeway and/or ACCELA's track and trace system to manage the business in accordance with all laws and regulations.

MCRSA Track and Trace Program:

A key feature of the Medical Cannabis Regulation and Safety Act (MCRSA) is the Track and Trace program. The Department of Food and Agriculture along with the Bureau is required to establish a Track and Trace program utilizing unique identifiers for reporting the movement of medical cannabis and medical cannabis products throughout the distribution chain. Under this program the Department of Food and Agriculture will issue a unique identifier to all medical cannabis, and all medical cannabis and medical cannabis products will be required to be labeled with an identifier. Additionally, to aid in the tracking of medical cannabis and medical cannabis products, the Department of Food and Agriculture is required to create an electronic database. Prior to the transportation of medical cannabis or medical cannabis products an electronic shipping manifests is required to be submitted to the database. The Bureau will have twenty-four (24) hour access to the database and the database will be designed to flag irregularities. Under this system a licensee (usually a Type 12 licensee) transporting marijuana or marijuana products is required to complete an electronic shipping manifest including the unique identifier issued to the original cannabis product. The transporting licensee must then securely transmit a copy of the manifest to the Bureau and the receiving licensee.

Additionally, the transporting licensee must keep a physical copy of the manifest on them during transportation and make it available upon the request. Upon receipt of the shipment, the receiving licensee must submit a record verifying receipt of the shipment and the details of the shipment.

At a minimum, licensees will be required to report the transaction date, the identity of the licensee receiving the product, the estimated times of departure and arrival, a categorization of the product, and the quantity, or weight, and variety of products shipped prior to transporting any medical cannabis or medical cannabis product. After the shipment is complete the licensees must then provide the actual departure and arrival times, and the quantity, or weight, and variety of products received.

In addition to the reporting requirements, licensees are required to keep records of all commercial cannabis activity and to maintain those records at the premises of the licensed location for seven (7) years. Failing to maintain or provide these records to the licensing authorities' results in a fine of thirty thousand dollars (\$30,000) per violation. Likewise, cultivation in violation of MCRSA results in civil penalties up to twice the amount of the license for every day of violation, plus applicable criminal penalties.

Compliance

Bleu Diamond LLC. is committed to maintaining accurate books and records, detailing all revenues and expenses of the business, and all of its assets and liabilities. On an annual basis, or any time upon reasonable request of the County, **Bleu Diamond LLC.** shall file a sworn statement detailing the number of sales by the business during the previous twelve-month period, provided on a per-month basis. The statement shall also include gross sales for each month, and all applicable taxes paid or due to be paid. Ordinance No. 3358 section 22.40.010, 22.40.040, 22.40.070, 22.40.090 and 22.40.100 provisions will be met with fully compliance, and will be catalogued in the aforementioned electronic database.

Environmental Benefits

Ventilation System

Bleu Diamond LLC. plans to use SELECTROCIDE (EPA reg. no. 74986-4)From SELECTIVE MICRO TECHNOLOGIES. to the HVAC exhaust fan as a proper ventilation system for dealing with marijuana related odors and mitigating noxious fumes.

Deodorizing Treatment of Ventilation System

Prior to inspecting, cleaning, treating or working on a ventilation system or its components, the system must be turned off or disconnected from any part of the system not isolated. Mechanically clean, vacuum, or blow free of dirt, dust, mold, and debris all duct work using a commercial duct cleaning system or service prior to treatment. The air ducts to be treated must be mechanically sound and free of air leaks.

1. Activate Selectrocide[®] 2L500 [Selectrocide[®] Pouch 200MG] [CLO2BBER 100] [Selectrocide[®]Pouch 100MG] according to “Directions for Use” on the pouch [container] label.
2. Prepare a 20 ppm solution in accordance with instructions above OR use the undiluted contents of the activated [[Selectrocide[®] 2L500] [SelectroFresh 2L500 Food Processing]] [[Selectrocide[®] Pouch 200MG] [CLO2BBER 100]] [Selectrocide[®]Pouch 100MG] pouch [container] with a [1:25] [1:5] [1:3.5] dilution device (one part activated solution to [24] [4] [2.5] parts water).
3. Spray solution on all hard, nonporous surfaces in vents or ducts. Allow surfaces to dry for at least thirty minutes (or longer if possible). For all spraying applications, wear a NIOSH/MSHA- approved respirator appropriate for use with chlorine dioxide
4. After treating, allow surfaces or equipment to air dry. Do not reuse solution. Do not rinse treated surfaces.
5. Dispose of package(s) and spent envelope(s) according to instructions on package label.

Each room that contains cannabis, will have an activated SELECTROCIDE charcoal filter system connected to an inline fan with the proper cfm rating for the volume of the room. Each filter will continuously clean the air of odor particles and be replaced at least once per year. All rooms will be sealed, with no air entering or exiting, except when the door is opened for access by employees.

Product Disposal Procedures

Bleu Diamond LLC. is committed to bringing all of its operations into compliance with both state and local requirements. With respect to product disposal, our management team has researched requirements in other states and we plan to begin our operations in a way that would be compliant with such requirements and hope to exceed any subsequent regulations that California or SLO County may later impose. The following steps are being taken in order to ensure proper product disposal procedures:

Chemical, Dangerous and Hazardous Waste: Disposal of chemical, dangerous or hazardous waste will be conducted in a manner consistent with federal, state and local laws, regulations, rules or other requirements. Thus, all solvents or other chemicals used in the production of marijuana concentrates will be disposed of with a contracted hazardous waste disposal company.

Unusable and Unrecognizable Waste: All medical marijuana waste will be made unusable and unrecognizable prior to leaving the premises. Medical marijuana waste shall be rendered unusable and unrecognizable through one of the following methods:
Grinding and incorporating the marijuana waste with non-consumable, solid wastes listed below such that the resulting mixture is at least 50 percent non-marijuana waste:

- Paper Waste;
- Plastic Waste;
- Cardboard Waste;
- Food Waste;
- Grease or other Compostable Oil Waste;
- Bokashi, or other Compost Activators;
- Soil; and
- Other wastes approved by the state licensing authority that will render medical marijuana and medical marijuana-infused product waste unusable and unrecognizable as marijuana.

After waste is made unusable and unrecognizable, then the rendered waste will be disposed of in one of the following manners:

- Disposed of at a solid waste site and disposal facility that is designated or approved by SLO County or the state of California;
- Deposited at a compost facility that has a certificate of designation from the Department of Public Health and Environment; or evidence all waste activity related to the disposal of Cannabis. Accordingly, at **Bleu Diamond LLC**, our product waste procedures will make certain that all waste is made unusable and unrecognizable and will include record keeping of our product disposal and waste management procedures.

Compliance

Bleu Diamond LLC, will be compliant with all relevant environmental regulations including Ordinance No. 3358 section 22.40.010, 22.40.040, 22.40.070, 22.40.090 and 22.40.100 , the California Environmental Quality Act (CEQA), the California City Municipal Code, and others. In addition to any specific requirements in this Section, land use permit applications shall comply with the requirements of Chapter 22.60 and Section 22.40.040.

Labor & Employment

Equal Opportunity

Bleu Diamond LLC. does not discriminate against any employee or applicant for employment because of race, color, religion, sex or national origin. The company will take affirmative action to ensure that applicants are employed, and the employees are treated during employment without regard to their race, color, religion, sex or national origin. Such action shall include, but not be limited to the following: Employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training. The company agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.

Bleu Diamond LLC. will, in all solicitations or advertisements for employees placed by or on behalf of the Company, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex or national origin.

Bleu Diamond LLC. will comply with all federal and state regulations addressing equal opportunity in the workplace.

Harassment

Harassment or bullying can take the form of a number of different behaviors including persistent comments, actions, jokes or suggestions, which are unwanted by the recipient and create an intimidating environment.

Harassment can occur on the grounds of:

- Race
- Sex
- Sexual Orientation
- Age
- Disability
- Bullying generally
- Policy

Bleu Diamond LLC. fully supports the rights and opportunities of all people to seek, obtain and hold employment without harassment. Harassment is conduct, which is unwanted or offensive to the recipient whether on the basis of sex, race or disability or whether it takes the form of bullying generally. It is the policy of **Bleu Diamond LLC.** to make every effort to provide a working environment free of harassment and intimidation. It is against the policies of this organization for any employee to harass another employee. Such conduct will not be tolerated. All employees will be expected to comply with this policy and take appropriate measures to ensure that such conduct does not occur. In addition, **Bleu Diamond LLC.** will not tolerate harassment of employees by non-employees such as vendors or clients of the Company, equally it is unacceptable for employees of the company to harass such non-employees (i.e. vendors or clients of the company).

Other forms of harassment or bullying may include:

- Physical contact, sexual or otherwise;
- Offensive language, gossip or slander;
- Posters, graffiti, obscene gestures;
- Abuse of internal e-mail systems;
- Pestering, spying and stalking;
- Persistent undermining of confidence, competence and self esteem;
- Failing to acknowledge the rights or needs of people with different views or practices;
- Undignified treatment or exclusion of people with disabilities or on the grounds of gender, age, sexual orientation or race;
- Request for sexual favors;
- Express/implicit threat of dismissal/loss of promotion on racial grounds or for refusal of sexual favors.

Salary

Individual employee salaries are set within the job salary range, based on job performance, competency and the salary budget available. Upon hire, salary is determined based on skills, knowledge and experience in relation to job requirements and anticipated levels of performance. Annual adjustments are assigned based on performance and competence relative to the position and assigned objectives, and as budget allows.

The company will compensate all full-time employees at an annual salary of over 200% of the Federal Poverty Level for a family of two. Further, **Bleu Diamond LLC.** is committed to compensating all part-time employees at an hourly compensation rate equal to or over 200% of the hourly compensation of the Federal Poverty Level for a family of two.

Education Opportunities & Training

Responsible employers ensure that their employees are well trained and content with their opportunities for growth both within the workplace and with respect to outside career goals. Accordingly, Bleu Diamond LLC. plans to provide opportunities for its employees to gain industry training as well as to further their education through the local community college system. To achieve this, Bleu Diamond LLC. is committed to reimbursing its employees who decide to pursue industry training or community college courses at Cuesta Community College.

Bleu Diamond LLC. industry research resulted in the discovery of the Cannabis Training Institute (CTI), which provides certification courses for cannabis business employees. CTI offers courses for Robbery Awareness and Workers Health and Safety Training. CTI's training courses range from \$49-299 for a course. **Bleu Diamond LLC.** commitment to its employees and the development of their industry knowledge and skills has influenced our decision to reimburse our employees for up to \$200 dollars of CTI coursework taken in a calendar year. Alternatively, **Bleu Diamond LLC.** is providing employees with the option of being reimbursed for local community college coursework that an employee enrolls in while working at **Bleu Diamond LLC.** . In order to encourage our employees to pursue their goals of higher education, we have decided to commit to paying our employees enrollment fees for up to 6 units worth of coursework per year at Cuesta Community College. It is our hope that by investing in our employees' education and training that we will foster a positive environment of growth and opportunity for all those who work at **Bleu Diamond LLC.** Industry training and college education should allow our employees to pursue the career paths of their choice and we look forward to being an integral supporter of our employee's future successes.

Posted Employee Policies

All **Bleu Diamond LLC**. staff will receive thorough safety and hygiene training. Gloves, goggles, and any other relevant safety materials will be made available. The following document will be visibly posted in the facility:

EMPLOYEE SAFETY & HYGIENE

GENERAL RULES

Familiarize yourself with emergency procedures for each location. You are responsible for knowing how to react in an emergency situation. Contact your supervisor if you do not know emergency procedures.

Good housekeeping should be maintained at all times. Walkways and work areas are to be kept clear of materials, trash, equipment and debris.

Obey all "No Smoking" signs. Observe designated smoking areas and always extinguish cigarettes in the appropriate containers (butt cans).

Report accidents immediately to your supervisor and/or medical personnel. Follow instructions given to you when referred for medical treatment for any injury and retain documentation. All injuries must be reported on the date of occurrence.

Wear appropriate clothing and any required personal protective equipment (PPE). A shirt and proper footwear should be worn at all times. Safety glasses must be worn when operating equipment or performing work where cannabis cultivation occurs.

Medication which might interfere with your alertness or ability to perform your work should be used only under a doctor's direction. If you feel that any medication is impairing your work, please discuss this with your supervisor. Do not work while under the influence of illegal drugs or alcoholic beverages. Don't put yourself or your fellow workers at risk.

Attend all Staff Safety Meetings.

LIFTING AND MOVING OBJECTS

Lifting loads improperly can cause back injuries.

Make sure you get the appropriate assistance when lifting or moving heavy or awkward objects. Avoid lifting such objects whenever possible by using carts, dollies and other mechanical devices or GET ADEQUATE HELP.

Check your intended path for obstructions.

CHEMICALS AND SENSITIVE MATERIALS

Make sure all pesticides and fertilizers are properly labeled. Store all pesticides and fertilizers in approved safety containers or cabinets. Nutrients, equipment, and other materials shall always be stored in proper areas.

You should know and follow proper handling and storage procedures for all chemicals and sensitive materials. Ensure that there is proper ventilation and wear appropriate personal protective equipment (PPE).

ELECTRICAL SAFETY

Properly maintain all electrical equipment and wiring; no live parts should be exposed. Use equipment only for its intended purpose, and never exceed maximum outputs.

ENVIRONMENTAL CONCERNS

Be aware of biological hazards such as mold, fungus, bacteria, insects and other potentially infectious materials. Report all concerns to supervisor immediately.

Local Enterprise

Bleu Diamond LLC, has been utilizing locally licensed contractors , engineers and architects to apply for and obtain the necessary construction permits to build the facility pursuant to plans.

Improvements to the facility will include quality construction like security doors, a secured inventory room with safe, surveillance, as well as any new construction, and/or landscaping necessary to operate the business safely and pursuant to code. We are prepared and committed to obtaining as many building and construction licenses as the situation demands. We are confident that our planned improvements will substantially improve the properties current aesthetics and that the neighborhood will benefit from **Bleu Diamond LLC**. presence at this location. **Bleu Diamond LLC**, has a strong commitment to SLO County and the greater Central coastal area.

Compliance

The provisions of this Section are applicable in all land use categories. In all cases, activities that are under this Section shall be accessory to a legally established and permitted use. Any development utilized for activities that are under this Section shall be legally established and permitted, and shall meet all other requirements of the County Code and all State regulations and provisions as they may be amended for commercial cannabis activities. Any exempt cannabis activity carried on under this Section shall comply with all other applicable provisions of this Title . Ordinance No. 3358 section 22.04.030, 22.40.010, 22.40.040, 22.40.070, 22.40.090 and 22.40.100

Safety and Security Plan

Employee Parking

All employees will have on site parking. There will be (8) parking spaces and (1) ADA compliant (if required) parking spaces for disabled access. A detailed site plan will display the parking layout.

Perimeter Lighting

The primary objective of security lighting is to provide illumination to dimly lit areas, detecting and deterring movement within the outside of the **Bleu Diamond LLC.** perimeter. **Bleu Diamond LLC.** seeks to utilize shielded security lighting outside the warehouse and greenhouses. Perimeter lighting will be operated utilizing a combination of constant motion sensors, insuring that lighting at all times will be optimal for video capture while reducing energy usage. In addition, the perimeter of the site will be monitored by CCTV video surveillance 24 hours a day. During no-operational hours the security detail will provide internal and external footage

Security Camera Systems

Digital Video Surveillance

Bleu Diamond LLC. will use LA VEW internal and external HD high resolution cameras. This is sufficient to allow facial identification of anyone nearing the facility. All cameras are equipped with motion sensors and infrared for low light conditions, capable of identifying activity at night or in poorly light rooms. Proposed CCTV camera system with network recording provides.

- 75 degree horizontal field of view
- 4 megapixel recording
- 3TB preinstalled HDD
- Night vision range up to 130 ft. in ambient lighting 80 ft in total
- Remote monitoring
- ip66-RATED cameras for indoor and outdoor use
- Mac and Windows compatibility
- 2.8mm 3mp bullet cameras
- h.264 & mpeg dual streaming compression
- POE wired connections

External video surveillance will cover all Greenhouse, parking areas, driveways, all entrances, and a 360 degree field view of the perimeter. Internal video surveillance will cover entrance, lobby, office, power wall, all cannabis storage and POS areas. All high-level traffic areas will be monitored by a rate of 30fps. Video surveillance will cover internal and external areas 24 hours a day 7 days a week.

Camera Backup and Power Supply

Electrical backup will be provided by an onsite power wall unit to supply a minimum of 12 hours of interrupted power to all security systems and computers. The system will have a battery backup with automated alert for low battery. Security system will provide both on and off-site storage data capacity at 4TB, enabling **Bleu Diamond LLC.** to store surveillance feed for a minimum of 90 days. A failure notification system will provide both audible and visible notifications if there is any recording failures or discrepancies.

Alarm System and Monitoring

Third-Party Monitoring

Bleu Diamond LLC. anticipates contracting a security company located in SLO County to help deter, detect and document security events from a remote location. A security company in conjunction with the SLO County Sheriff's Department will be able to access our security surveillance system 24 hours a day, 7 days a week.

Alarm sensors and triggers will be placed around the facility to alert the security company and SLO County Sheriff's Department of intrusions or unauthorized access. Such systems consist of:

- Motion-sensor surveillance cameras
- Unauthorized electronic access
- Security and fire alarms

Burglar Alarm Systems

Bleu Diamond LLC. will utilize, install, maintain and monitor under the following guidelines:

- UL listed burglar alarm control panel
- **Bleu Diamond LLC.** will report to a UL listed central monitoring station
- A test signal shall be transmitted to the central station every 24 hours
- At a minimum, the electronic security system shall provide coverage for all facility entrances, exits and restricted spaces
- The electronic security system and all devices shall be tested regularly

Intrusion and Motion Detecting

Alarm system will have motion detectors providing coverage of visitor entrances and power wall room. System will provide electronic records of all entries and exits to the facility for 90 days. Alarm systems will be registered with the SLO County Sheriffs Department as per requirements from SLO County. This includes all responsible party names, contact information and vehicle description.

In conjunction with security camera systems, alarm system will be assisted with automatic emergency backup and reserve power in the event of a power outage or emergency.

Operations Security

Bleu Diamond LLC., in compliance with SLO County, BMRC, and State regulations propose the following operations doctrine in response to risks associated with staff employment, product tracking and loss.

Employment Eligibility

Background Checks

Bleu Diamond LLC. will require all employees to undergo a background investigation in conjunction with live-scan fingerprint analysis via the Department Of Justice and the Federal Bureau of Investigation. Contractors and vendors will undergo license and business verification prior to doing any work on site, delivery and transport services. Copies of any public records obtained through background check will be maintained in secured employee file cabinet on premiss, and shared with SLO County Sheriffs Department.

Bleu Diamond LLC. will not employ anyone disqualifying under and medical marijuana requirements from SLO County and any other state requirements.

Personnel Records

Personnel records for each employee are maintained on premises in a secured file cabinet, such records managed include but not limited to:

- Application
- Documentation of all required training
- A signed statement from the individual indicating the date, time, and place that they received training and the topics discussed, including but not limited to name, title, records of any disciplinary action taken against employee at any time of employment.

These personnel records will be maintained for a period of one year past the individuals affiliation with **Bleu Diamond LLC.** and all its affiliates.

Interior Security

All employees will be issued serialized photo ID badges with 90 day expiration from the date issued, kept on-site and issued by on-site management utilizing a log in/out system, prior to shift start. Such ID's are required to be worn at all times for full access to premises, including restricted areas.

Authorized visitors and contractors will be issued temporary badges with a 60 day expiration for use when on the facility. All badges must be visible at all times and worn visibly at chest height. All badges will be protected via clear plastic ID holders with breakaway style lanyards.

Staff members refers to all parties directly employed by **Bleu Diamond LLC**, principal officers, and board members. Non-staff members consist of all vendors and contractors, who, when contracted, provide business services to or on behalf of **Bleu Diamond LLC**.

Non-Staff Visitation

Upon completion of visit, all non-staff members **MUST** return temporary badges to on-site managers prior to exit.

After the cession of each business day, staff will insure all rooms are locked, products are secured via physical inspections, and all visitor and employee badges are accounted for. All activity will be documented via security log check-list. Check-list requires closing manager on site to verify closing procedures are met every day via date/time stamp and signature.

On-site managers will perform and keep daily records of activity and routine inspections for ALL security systems, gates, doors, and locks. They are responsible for immediately reporting any security deficiencies or incidents to the SLO County Sheriffs Dept., if necessary. Any incidents qualifying as a controllable occurrence will be handled by site manager.

For the purpose of this security plan, controllable occurrences are instances that triggers little or no risk of potential escalation and defined by the capacity on on-site management to resolve such complications. If a security breach is found to constitute an emergency, authorities will be notified.

Theft Prevention and Non-diversion

To prevent diversion of cannabis products, the following measures include, but not limited to:

- Immediate termination of any employee that refrains from reporting any breach of protocol
- All cannabis products will be secured locked and stored properly at all times.
- NO un-authorized personnel will be allowed in the facility
- All staff records will be maintained and stored in a secure filing cabinet
- Monitor transactions for any unusual purchase amounts
- Obtain delivery confirmations for each package delivered to **Bleu Diamond LLC**, from authorized transportation personnel, and logging such information with on-site record keeping.
- Since regular supply chain and inventory tracking is crucial to preventing diversion inventory will be performed manually every day at opening and closing by management. Inventory log will be signed by both on-site management and security personnel.

Safe/ Vault Access

A UL listed TL-30 safe within the structure of the facility. Inventory, documents and cash will only be removed from the safe for sale or transportation purposes. Safe will be permanently affixed to the floor. Direct access to safe will be provided to management and authorized personnel only.

Preventing On-site Consumption

Bleu Diamond LLC. prohibits on-site consumption in the facility or in the parking areas. On-site managers will provide a security briefing to all new employees and authorized visitors regarding consumption policies. Any evidence that indicated consumption on premises of cannabis products will be reported to on-site manager and local law enforcement. Roving patrols will provide on-site security visually monitor movement and handling of all cannabis products throughout the facility.

Incident Log

All incident logs shall be maintained by a second party security company for a period of two years. Such reports shall be made available to the city and state officials at any time and will consist of the following:

- Officer name and ID number
- Site name and address
- Incident time/date
- Manager on site
- Incident detail with resolution (if applicable)

Bleu Diamond LLC. will notify SLO County by electronic means within 24 hours of any incident with theft, burglary, robbery or break in occurred regardless if the attempt was successful or failed. Designated management and all affected personnel will be required to, in a written statement depict the incident that occurred. All incident logs will be kept in a secured filing cabinet within the security office.

Inventory and Record Keeping

Bleu Diamond LLC. plans to utilize Accela's track and trace system via the bureau of medical cannabis regulation and under SLO County requirements. All products will be documented by weight or storage location as required.

Complying with individual County and State law regulations, transport agents will carry with them a copy of a transport agreement and a manifest during transportation of all cannabis products. A copy of the manifest will be provided by **Bleu Diamond LLC.**

- Transport company and all paperwork for designated transportation agreements.
- Products, quantity, strain (if applicable), and weight.
- Verification of personnel accepting delivery from transport personnel.
- Detailed time log accessible by SLO County Sheriff's Dept.
- Company name, address phone number and licensee number of company receiving product.

Information Systems Security

Confidential Information

Bleu Diamond LLC. electronic information and data, including but not limited to: staff records, scheduling, and other confidential information requires increased levels of security to prevent any unauthorized access for primal use. Such protective measures include but are not limited to:

- Virus protection, spam filtering and firewalls
- Keeping software and operating system's IP to date
- Using complex passwords and changing them regularly
- Using secure wireless networks
- Restricting web browsing to job-related sites only
- Initiating frequent secure data backups
- Ensuring staff maintains a neat and well filed work-place

Bleu Diamond LLC. will limit access to our network by using unique user passwords separately created for each computer. The use of third party email, web and data servers will be restricted by ISP content blockers. We will provide training on our user security procedures.

Outside Partnership: effective communication between communities and local law enforcement
Local law enforcement will have the name of one or more designated site representatives whom they can notify in case of discrepancies impacting safety concerns. Official will be invited on-site to discuss and evaluate potential security risks, vulnerabilities, and to assist in the enhancement of our current security plan.

Designated Transport/ Deliveries

All transportation operators are DOJ and FBI live-scanned , with current California driver's license, and background investigation. All transportation operators must meet the following criteria:

- Be able to lift 50 lbs
- Provide clean driving record
- Sign a designated transportation agreement
- Pass DOJ and FBI background check

All drivers will carry a photo ID credentials. These ID's will be required to be worn and inspected prior to entering the facility. All drivers will carry a current copy of all patients doctor's recommendation, current California ID or DL license and membership agreement.

Driver must verify patient before service and/or fill out a new membership agreement before any service can take place. At the end of the shift all paperwork will be given to a manger and input into the patient database. Driver must deliver a receipt baring “excise tax is included in this sale.

GPS Tracking System

Generally all of the GPS Tracking System has some of the common features that are listed below:

- **GSM/GPRS Module** - It is used to send the location to the user online. In some case, if the user wants the location through the internet then this module is very useful. By the help of the GSM/GPRS module, we can send data real time. It can be seen on the internet enabled any device as a PC, mobile phone, PDA etc.
- **Track Playback** - Animates your driver's daily driven route so that you can follow every move. The track animation line is color coded to indicate the speed your driver was traveling during his route.
- **Idle Time Report** - Gives you an accurate report detailing when your driver was stopped and has left the engine running on the vehicle. This report was designed with input from our existing customers who were concerned about high fuel bills.
- **Track Detail** - Provides you with a split screen view when reviewing your driver's route. Stop and transit times, as well as speed information, are displayed in the bottom pane. You can easily toggle between stops by clicking the stop number on the track detail pane. In Figure 1, as the zoom increases, so does map detail. Street names are listed as well as geographic markers (schools, airports, creeks, railways, parks, etc.). At th street level, we can clearly see stops marked by a red stop sign. Clicking on these stops pops up a summary of the stop: stop number, time, location, and duration.

- SMS / GPRS Communication - The location about the fleet or the person can be send by SMS or email by this facility.
- On-Line and Off-Line tracking – Every user has different requiremenst and as per the requirement the data can be viewed in realtime or it can be saved in the unit and when the vehicle reach to its manager, manager can download data and see the route of the vehicle and every other detail that can be seen by the realtime.

Transport vehicle will be equipped with GPS tracking, in addition to monitoring and tracking, and emergency equipment that includes, but not limit to:

- 1 ABC fire extinguishers
- Fire retardant blanket
- Spare tire in working condition
- Medical kit
- Emergency roadside kit
- Secured storage area
- GPS tracking system with dash camera accessible by local law enforcement
- Secured lock box for inventory and cash
- Municipal drivers license (where applicable)

All vehicles will be insured for property and contents up to \$1,000,000.00. All vehicles will be inspected prior to and at the end of all shifts. All fleet cars will be equipped with a lock box for safety.

GPS System Data Pushers

Data Pushers are GPS tracking units that are mainly used for security purposes. A data pusher GPS tracking unit sends data from the device to a central database at regular intervals, updating location, direction, speed and distance. Data pushers are common in fleet control to manage trucks and other vehicles. For instance, delivery vehicles can be located instantly and their progress can be tracked. Other uses include the ability to track valuable assets. If valuable goods are being transported or even if they reside in a specific location, they can constantly be monitored to avoid theft. Data pushers are also common for espionage type tasks. It is extremely easy to watch the movements of an individual or valuable asset.

Conceptual Locking Container



Monster Vault Dual Lock Closet and SUV Safe

Biometric · Digital

Monster Vault The Monster Vault Dual Lock Closet and SUV Safe is the ideal way to store your long guns, jewelry, electronics, cash and other valuables in a heavy duty, quick access, pull-out drawer vault. The Monster Vault can be bolted into most closets just beneath your clothes. The tactical size, originally designed for a SWAT team, fits nicely in the back of most cars. It is as easy as entering your programmable (3-8) digit combination and gaining quick access to the entire contents of the vault. This unique space efficient design provides the advantage of being out of sight and at-the-same-time readily accessible. Loading items into the drawer horizontally provides maximum capacity for the interior volume (almost 3 times the volume of similar vaults). Monster Vault provides security for your family as well as your valuables without taking up valuable space in your home or closet. Monster Vault is currently used by numerous law enforcement agencies to secure weapons, surveillance equipment and evidence in their service vehicles. This demanding use ensures rugged design features that will provide civilian consumers years of reliable service.



Parcel Information

APN: 062-291-003

Assessee: SWIATEK YOLANTA TRE ETAL

Care Of:

Address: PO BOX 357 SANTA ANA
CA 92701

Description: RHO PISMO PM 24/50 PAR B

Site Address:
01189 PIKE LN

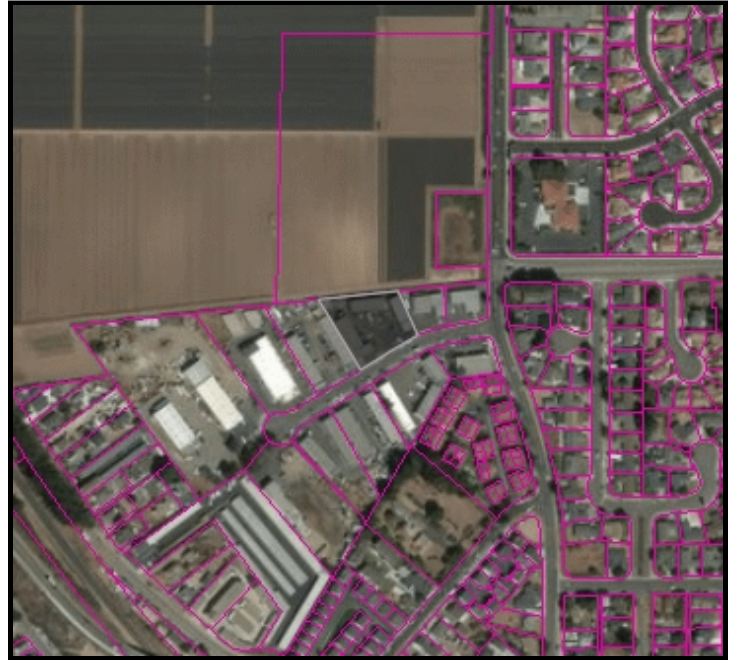
Tax Rate Area Code: 052058

Estimated Acres: 0.85

Community Code: OCNO

Supervisor District: Supdist 4

Avg Percent Slope: 2

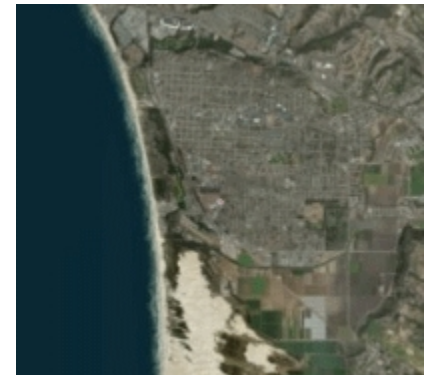


Selected Parcel

Land Use Information

Land Uses Combining Designations

| | |
|----|---------------------|
| CS | Airport Review Area |
|----|---------------------|



Parcel location within San Luis Obispo County

Permit Information

| Permit | Description | Application Date |
|---------------|------------------|------------------------|
| PRE2018-00068 | Pre-Application | 5/18/2018 11:08:24 AM |
| PRE2018-00066 | Pre-Application | 5/14/2018 2:14:28 PM |
| PRE2018-00007 | Pre-Application | 2/26/2018 12:20:41 PM |
| ZON2017-00449 | Zoning Clearance | 12/8/2017 1:45:50 PM |
| COD2015-00260 | Code Enforcement | 12/29/2015 10:40:57 AM |



Parcel Summary Report








APN: 062-291-003

| | | |
|---------------|--------------------------|------------------------|
| COD2014-00069 | Code Enforcement | 8/8/2014 2:30:53 PM |
| ZON2011-00124 | Zoning Clearance | 9/12/2011 10:32:08 AM |
| ZON2010-00360 | Zoning Clearance | 1/6/2011 11:41:10 AM |
| ZON2007-00833 | Zoning Clearance | 6/5/2008 1:09:47 PM |
| ZON2006-00560 | Zoning Clearance | 2/16/2007 2:23:33 PM |
| ZON2005-00917 | Zoning Clearance | 5/10/2006 12:50:04 PM |
| ZON2005-00541 | Zoning Clearance | 1/18/2006 3:58:22 PM |
| P020302Z | Zoning Clearance | 11/7/2002 12:00:00 AM |
| P010329Z | Zoning Clearance | 11/29/2001 12:00:00 AM |
| P990748Z | Zoning Clearance | 4/17/2000 12:00:00 AM |
| P980032Z | Zoning Clearance | 7/10/1998 12:00:00 AM |
| P970761Z | Zoning Clearance | 4/20/1998 12:00:00 AM |
| P970222Z | Zoning Clearance | 9/19/1997 12:00:00 AM |
| P960060Z | Zoning Clearance | 7/18/1996 12:00:00 AM |
| P950594Z | Zoning Clearance | 3/11/1996 12:00:00 AM |
| P950120Z | Zoning Clearance | 8/29/1995 12:00:00 AM |
| 94951 | PMTC - Commercial Permit | 1/18/1995 12:00:00 AM |

Interactive Data Viewer



Legend

-  SLO County Parcels
- Roads**
 -  CalTrans
 -  Maintained by SLO CO
 -  Private Maintenance
 -  Federal or State Maintenance
-  Supervisor Districts
-  Land Use Outlines

-752.33 0 376.17 752.33 Feet 1:4,514

WGS_1984_Web_Mercator_Auxiliary_Sphere
 © County of San Luis Obispo Planning and Building Department

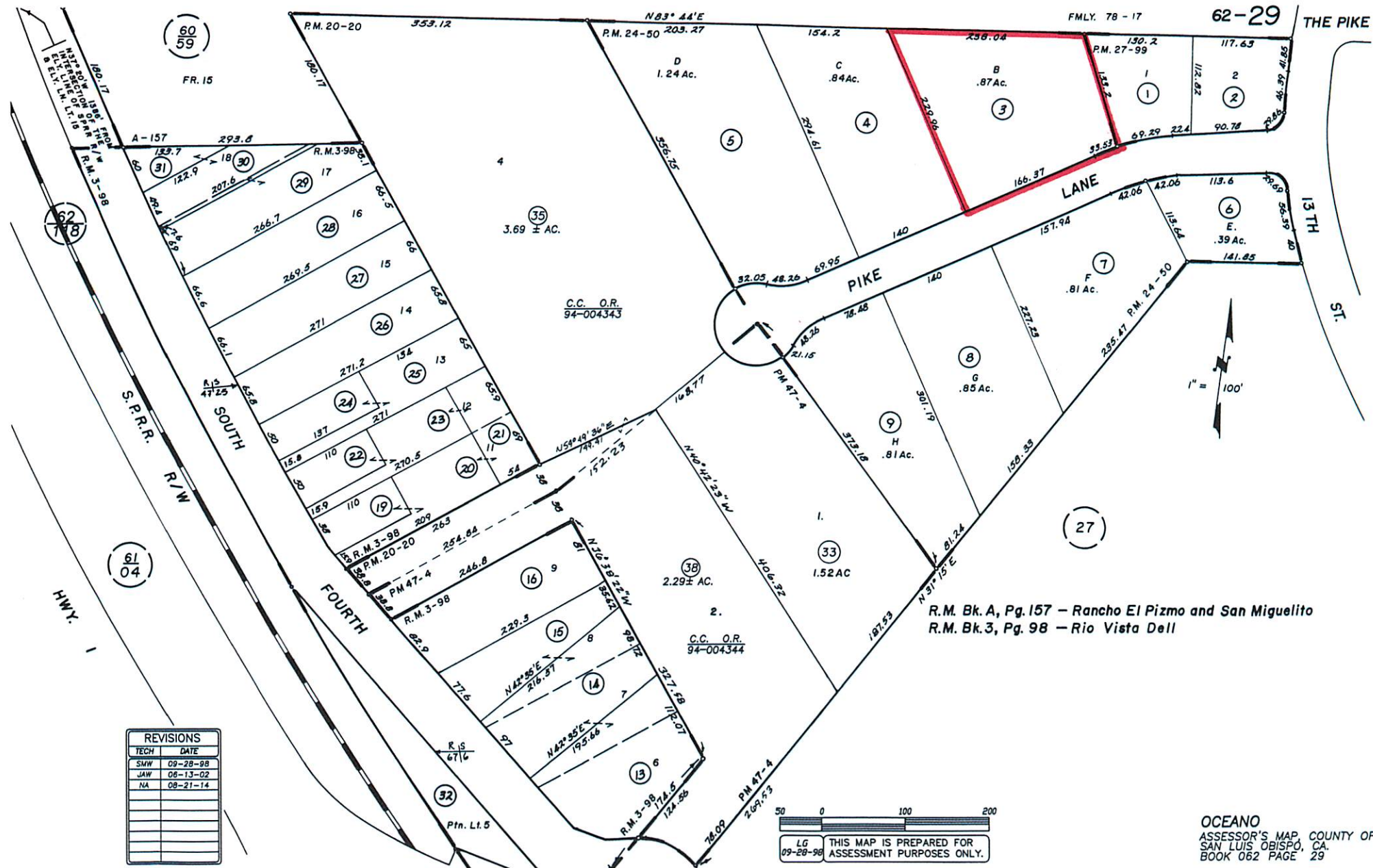


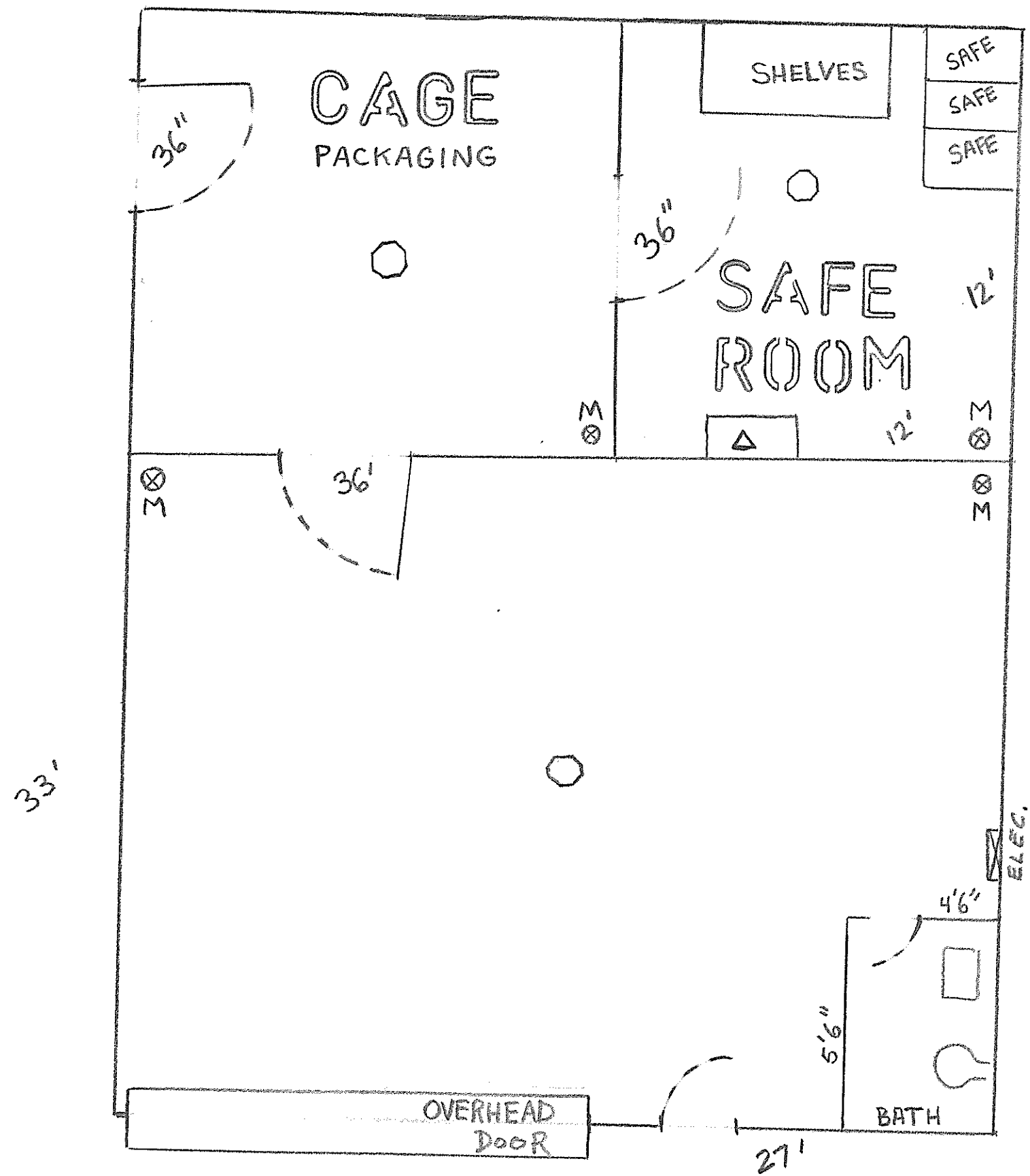
The County of San Luis Obispo does not assume liability for any damages
 caused by errors or omissions in the data and makes no warranty of any kind,
 express or implied, that these data are accurate and reliable.

Map for Reference Purposes Only









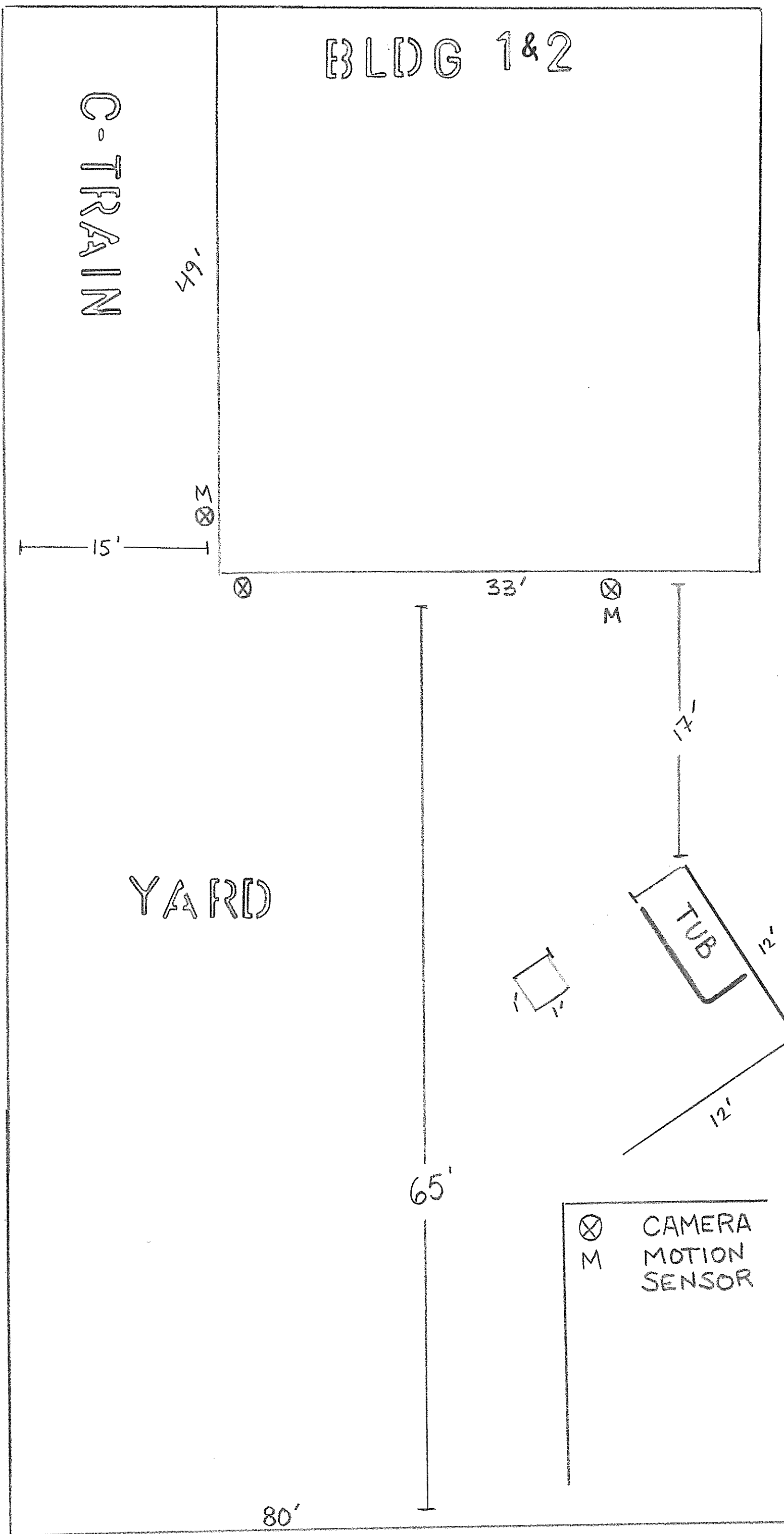


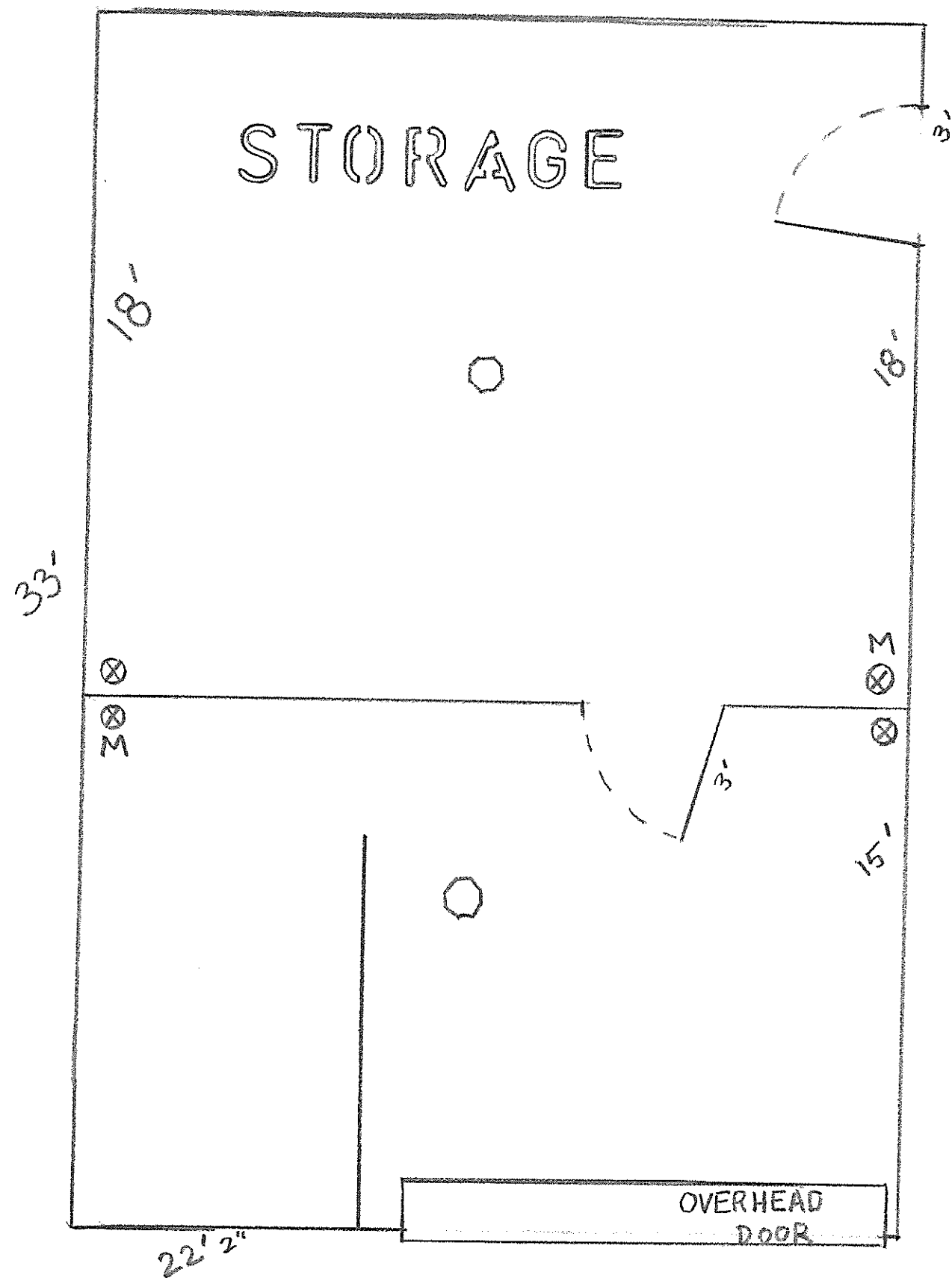




BLDG 2

-  DOOR
-  CAMERA
-  ELECTRIC PANEL
-  SMOKE DETECTOR
-  MOTION SENSOR
-  SECURITY MEASURES





BLDG 1