



# PETITION APPLICATION

City of Ann Arbor Planning Services City Hall: 301 E Huron Street Ann Arbor, MI 48107-8647  
Phone: 734-794-6265 Fax: 734-794-8460 Email: [planning@a2gov.org](mailto:planning@a2gov.org)

## PROJECT INFORMATION

PROJECT NAME:

PROJECT TYPE: (SELECT ALL THAT APPLY)

- |   |   |                                      |
|---|---|--------------------------------------|
| <input type="checkbox"/> Site Plan for City Council Approval        | <input type="checkbox"/> Planned Project Modification     | <input type="checkbox"/> Annexation  |
| <input type="checkbox"/> Site Plan for Planning Commission Approval | <input checked="" type="checkbox"/> Special Exception Use | <input type="checkbox"/> Rezoning    |
| <input type="checkbox"/> Site Plan for Administrative Amendment     | <input type="checkbox"/> Land Division                    | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Planned Unit Development Site Plan         | <input type="checkbox"/> Land Transfer                    |                                      |

PROJECT ADDRESS:

2385 E. Ellsworth

CITY:

Ann Arbor

State:

MI

ZIP:

48108

PARCEL ZONING:

C1

PARCEL SIZE:

14,725 sf

NUMBER OF PROPOSED RESIDENTIAL UNITS:

0

SQUARE FOOTAGE OF PROPOSED CONSTRUCTION:

0

DESCRIPTION OF PROPOSED PROJECT:

Improvements will consist of reconstructed parking and drive, building renovations, and stormwater management system. Proposed use will be marijuana dispensary.

PROJECT PRE-SUBMISSION MEETING DATE:

9/23/2019

PRE-SUBMISSION MEETING PLANNER NAME:

Alexis Dileo

## PROPERTY OWNER INFORMATION

PROPERTY OWNER

Samed Soka

PHONE:

248-231-6016

EMAIL:

SteveMSoka@gmail.com

ADDRESS:

28500 Franklin Rd, Southfield 48304

## PETITIONER INFORMATION

NAME:

Sarmed Soka

PHONE:

248-231-6016

EMAIL:

SteveMSoka@gmail.com

ADDRESS:

28500 Franklin Rd, Southfield 48304

INTEREST IN PROPERTY:

Owner

## PETITIONER'S AGENT INFORMATION

NAME:

Midwestern Consulting, LLC

CONTACT PERSON:

Heath Hartt

PHONE:

995-0200

EMAIL:

HTH@MidwesternConsulting.com

ADDRESS:

3815 Plaza Dr, Ann Arbor 48108

# Damian Farrell Design Group

359 Melty Drive, #4A / Ann Arbor / Michigan  
734.998.1331 / DFDGonline.com



## **2385 East Ellsworth SEU Application**

2385 E Ellsworth  
Ann Arbor, MI 48105

For SEU Application - 05.04.18  
Pre-submittal Meeting - 03.30.18

## **Attachment B – Statements**

### **Operation Statement:**

The applicant is committed to using industry best practices for all operational aspects of the proposed provisioning center. Complete compliance with the MMFLA and Ann Arbor Ordinances is a top priority. The Life-Cycle of products, including product purchasing, deliveries, storage and transfers of product and cash, as well as patient flow through the facility will all be conducted in a manner that reduces the risk of security issues, promotes patients safety with issues such as proper consumption consultation, and monitoring purchase amounts to assure compliance with the MMFLA and prevent diversion.

### **Patient Intake:**

All patients, caregivers and guests will be greeted at the reception desk and will have to present valid state ID to verify that they are 18 or over or accompanied by a parent or guardian. No person other than a valid patient or caregiver may enter the consultation area. Any returning patient or caregiver will have their Michigan Medical Marihuana Program card to verify its validity and their information will be cross-referenced in the METRC system to determine whether their daily purchase allowance has been exceeded. If the patient or caregiver's MMMP card is valid and they have not exceeded daily purchase allowances they will then be escorted through the secure reception area door and led into the waiting area until a provisioning center consultant escorts them to the consulting room.

New patients and caregivers will be required to present a valid state ID as well as a valid MMMP card and upon verification will be presented with a membership agreement which describes the provisioning center's policies and procedures as well as discloses the risks associated with the use and possession of medical cannabis. Once a new member has executed their membership agreement they will follow the same procedures as existing provisioning center patients.

No patient, caregiver or guest will be allowed entry into the facility if they are showing signs of intoxication or impairment or if they have violated the provisioning center's policies in the past. Any patient, caregiver or guest that violates policy or procedures

risks the possibility of having their membership revoked and permanent banning from the property.

### **Product Life-Cycle:**

Purchases will be made by the provisioning center manager. All product will be purchased from licensed vendors as identified through the state's list of approved cultivators and processors. All deliveries will be made by licensed secured transporters to a secure, non-public area of the provisioning center that is under 24hr video surveillance. All product deliveries will be made at scheduled times during business hours. All product deliveries and cash leaving the provisioning center will be scanned into the state approved METRC seed to sale tracking system.

Upon receipt, all inventory will be cross checked to the purchase order for accuracy and inspected for issues such as contamination, improper labeling, improper testing, damage, and improper quality control. Once a delivery is approved all items will be scanned into the provisioning center's inventory system which will be linked to the state's METRC system. Once scanned into inventory all product will be stored in a safe in a secured area of the provisioning center which will be under 24hr surveillance. Only the amount and variety of product necessary for a particular shift will be removed from the secured storage area to the provisioning center's consultation area.

After a patient has made their selections from the consultation area, the product will be packaged in appropriate packaging and scanned out of inventory via the POS system and the inventory data will be adjusted accordingly internally and with METRC.

### **Safety & Security Plan:**

The safety and security of the proposed provisioning center's patients, staff, and neighbors are a top priority. The proposed provisioning center will employ best practices when it comes to security. Beyond just satisfying all requirements of the MMFLA, the proposed provisioning center will utilize 3 layers of security for the property itself. Along with exterior lighting, HD cameras will provide 360 degree coverage of the exterior of the property. The building itself will have HD cameras at the exterior and interior at all points of entry and egress. The Interior of the provisioning center will have complete camera coverage for all patient areas of the facility as well as additional cameras positioned to capture all activity in the cash and cannabis storage areas of the facility. All video captured will be stored for a period of 30 days with the exception of cash and cannabis storage areas which will be preserved for a minimum of 3 years. All cameras will have a real-time feed to the Ann Arbor Police department, and the facility will be contracting with a security monitoring company that will monitor the provisioning center 24hrs a day for break-ins, and hold-up/robbery remotes and door alarms will be accessible to all staff. All staff and patients will enter through a Meter 6M multi-purpose, multi-zone metal detector/body scanner.

**Odor Mitigation:**

The highest industry standards for odor mitigation will be used. A commercial grade HEPA air filtration system will be installed, and charcoal filters will be used throughout the provisioning center and in close proximity to exterior doors and areas where any onsite preparation of cannabis products, such as packaging of medical marijuana flowers, will be conducted. All filters will be cleaned and changed on a regular schedule and all products will be stored in airtight containers.

**Waste Disposal:**

All non-marijuana waste will be disposed of in city provided containers outside of the provisioning center with anticipated pickup twice per week. Any and all medical marijuana related waste will be stored in locked containers marked as medical marijuana waste" and stored in a locked area inside of the provisioning center until it is removed from the facility by an employee and taken to an appropriate waste disposal site for composting.

**Hours of Operation:**

We intend to have the following hours of operation:

Monday – Saturday:	9am-9pm
Sunday:	10am-6pm

Closed certain Holidays including Thanksgiving and Christmas.