



# The Commonwealth of Massachusetts

Executive Office of Health and Human Services  
Department of Public Health  
Bureau of Health Care Safety and Quality  
**Medical Use of Marijuana Program**  
99 Chauncy Street, 11<sup>th</sup> Floor, Boston, MA 02111

APPLICATION 1 OF 3

MA Dept of Public Health  
99 Chauncy Street  
Boston, MA, 02111

OCT 12 2016

RECEIVED

## SITING PROFILE:

**Request of for a Certificate of Registration to  
Operate a Registered Marijuana Dispensary**

### INSTRUCTIONS

This application form is to be completed by a non-profit corporation that wishes to apply for a Certificate of Registration to operate a Registered Marijuana Dispensary ("RMD") in Massachusetts, and has been invited by the Department of Public Health (the "Department") to submit a *Siting Profile*.

If invited by the Department to submit more than one *Siting Profile*, you must submit a separate *Siting Profile* and attachments for each proposed RMD. Please identify each application of multiple applications by designating it as Application 1, 2 or 3 in the header of each application page. Please note that no executive, member, or any entity owned or controlled by such an executive or member, may directly or indirectly control more than three RMDs.

Unless indicated otherwise, all responses must be typed into the application forms. Handwritten responses will not be accepted. Please note that character limits include spaces.

Attachments should be labelled or marked so as to identify the question to which it relates.

Each submitted application must be a complete, collated response, printed single-sided, and secured with a binder clip (no ring binders, spiral binding, staples, or folders).

Mail or hand-deliver the *Siting Profile*, with all required attachments, to:

Department of Public Health  
Medical Use of Marijuana Program  
RMD Applications  
99 Chauncy Street, 11<sup>th</sup> Floor  
Boston, MA 02111

## REVIEW

Applications are reviewed in the order they are received. After a completed application packet is received by the Department, the Department will review the information and will contact the applicant if clarifications/updates to the submitted application materials are needed. The Department will notify the applicant whether they have met the standards necessary to receive a Provisional Certificate of Registration.

## PROVISIONAL CERTIFICATE OF REGISTRATION

Applicants have one year from the date of the submission of the *Management and Operations Profile* to receive a Provisional Certificate of Registration. If an applicant does not receive a Provisional of Certificate of Registration after one year, the applicant must submit a new *Application of Intent* and fee.

## REGULATIONS

For complete information regarding registration of an RMD, please refer to 105 CMR 725.100.

It is the applicant's responsibility to ensure that all responses are consistent with the requirements of 105 CMR 725.000, et seq., and any requirements specified by the Department, as applicable.

## PUBLIC RECORDS

Please note that all application responses, including all attachments, will be subject to release pursuant to a public records request, as redacted pursuant to the requirements at M.G.L. c. 4, § 7(26).

Information on this page has been reviewed by the applicant, and where provided by the applicant, is accurate and complete, as indicated by the initials of the authorized signatory here: [REDACTED]


## QUESTIONS

If additional information is needed regarding the RMD application process, please contact the Medical Use of Marijuana Program at 617-660-5370 or [RMDapplication@state.ma.us](mailto:RMDapplication@state.ma.us).

## CHECKLIST

The forms and documents listed below must accompany each application, and be submitted as outlined above:

- A fully and properly completed *Siting Profile*, signed by an authorized signatory of the applicant non-profit corporation (the "Corporation")
- Evidence of interest in property, by location (as outlined in Section B)
- Letter(s) of local support or non-opposition (as outlined in Section C)

Information on this page has been reviewed by the applicant, and where provided by the applicant, is accurate and complete, as indicated by the initials of the authorized signatory here: 

**SECTION A: APPLICANT INFORMATION**

1. Holistic Industries, Inc.  
\_\_\_\_\_  
Legal name of Corporation
2. [REDACTED]  
\_\_\_\_\_  
Name of Corporation's Chief Executive Officer
3. [REDACTED]  
[REDACTED]  
\_\_\_\_\_  
Address of Corporation (Street, City/Town, Zip Code)
4. [REDACTED]  
\_\_\_\_\_  
Applicant point of contact (name of person Department of Public Health should contact regarding this application)
5. [REDACTED]  
\_\_\_\_\_  
Applicant point of contact's telephone number
6. [REDACTED]  
\_\_\_\_\_  
Applicant point of contact's e-mail address
7. Number of applications: How many *Siting Profiles* do you intend to submit? 3

Information on this page has been reviewed by the applicant, and where provided by the applicant, is accurate and complete, as indicated by the initials of the authorized signatory he [REDACTED]

**SECTION B: PROPOSED LOCATION(S)**

*Provide the physical address of the proposed dispensary site and the physical address of the additional location, if any, where marijuana for medical use will be cultivated or processed.*

*Attach supporting documents as evidence of interest in the property, by location. Interest may be demonstrated by (a) a clear legal title to the proposed site; (b) an option to purchase the proposed site; (c) a lease; (d) a legally enforceable agreement to give such title under (a) or (b), or such lease under (c), in the event that Department determines that the applicant qualifies for registration as a RMD; or (e) evidence of binding permission to use the premises.*

	<b>Location</b>	<b>Full Address</b>	<b>County</b>
<b>1</b>	<b>Dispensing</b>	304 Somerville Avenue Somerville, MA 02143	Middlesex
<b>2</b>	<b>Cultivation</b>	96 Palmer Road Monson, MA 01056	Hampden
<b>3</b>	<b>Processing</b>	96 Palmer Road Monson, MA 01056	Hampden

Check here if the applicant would consider a location other than the county or physical address provided within this application.

Information on this page has been reviewed by the applicant, and where provided by the applicant, is accurate and complete, as indicated by the initials of the authorized signatory here [REDACTED]

**SECTION C: LETTER OF SUPPORT OR NON-OPPOSITION**

*Attach a letter of support or non-opposition, using one of the templates below (Option A or B), signed by the local municipality in which the applicant intends to locate a dispensary. The applicant may choose to use either template, in consultation with the host community. If the applicant is proposing a dispensary location and a separate cultivation/processing location, the applicant must submit a letter of support or non-opposition from both municipalities. This letter may be signed by (a) the Chief Executive Officer/Chief Administrative Officer, as appropriate, for the desired municipality; or (b) the City Council, Board of Alderman, or Board of Selectmen for the desired municipality. The letter of support or non-opposition must contain the language as provided below. The letter must be printed on the municipality's official letterhead.*

**Template Option A: Use this language if signatory is a Chief Executive Officer/Chief Administrative Officer**

*I, [Name of person], do hereby provide [support/non-opposition] to [name of non-profit organization] to operate a Registered Marijuana Dispensary ("RMD") in [name of city or town].*

*I have verified with the appropriate local officials that the proposed RMD facility is located in a zoning district that allows such use by right or pursuant to local permitting.*

\_\_\_\_\_  
Name and Title of Individual

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

**Template Option B: Use this language if signatory is acting on behalf of a City Council, Board of Alderman, or Board of Selectman**

*The [name of council/board], does hereby provide [support/non-opposition] to [name of non-profit organization] to operate a Registered Marijuana Dispensary in [name of city or town]. I have been authorized to provide this letter on behalf of the [name of council/board] by a vote taken at a duly noticed meeting held on [date].*

*The [name of council/board] has verified with the appropriate local officials that the proposed RMD facility is located in a zoning district that allows such use by right or pursuant to local permitting.*

\_\_\_\_\_  
Name and Title of Individual (or person authorized to act on behalf of council or board) (add more lines for names if needed)

\_\_\_\_\_  
Signature (add more lines for signatures if needed)

\_\_\_\_\_  
Date

Information on this page has been reviewed by the applicant, and where provided [redacted], is accurate and complete, as indicated by the initials of the authorized signatory he [redacted]

**SECTION D: LOCAL COMPLIANCE**

Describe how the Corporation has ensured, and will continue to ensure, that the proposed RMD is in compliance with local codes, ordinances, and bylaws for the physical address(es) of the RMD.

Holistic Industries has retained local counsel Bonin & Marashian PC of Boston to provide legal assistance in maintaining strict compliance with all state & local codes, ordinances and bylaws for the physical addresses of the RMD. Lead attorney Mardic Marashian has researched and reviewed all applicable laws, rules and regulations governing Holistic Industries' intended business and will continue to provide ongoing regulatory compliance advice.

Moreover, once awarded a Final Certificate of Registration from the Department, Holistic will interview, hire and train a qualified Chief Legal Compliance Officer sourced from the local talent pool whose responsibilities will include the review of all existing and proposed state and local laws, rules, regulations, codes, ordinances and bylaws for the physical addresses of the RMD in an effort to maintain absolute compliance with all applicable governing law. The position will also liaise with outside counsel, municipal officials and local law enforcement regarding regulatory compliance and will create, develop, and implement a RMD legal compliance action plan, which must be reviewed and updated at least once every 6 months to ensure the RMD addresses any and all new relevant regulations.

Information on this page has been reviewed by the applicant, and where provided by [REDACTED] is accurate and complete, as indicated by the initials of the authorized signatory here [REDACTED]

**SECTION E: THREE-YEAR BUSINESS PLAN BUDGET PROJECTIONS**

Provide the three-year business plan for the RMD, including revenues and expenses.

Projected Start Date for the First Full Fiscal Year: 01/01/2017

	FIRST FULL FISCAL YEAR PROJECTIONS 20 17	SECOND FULL FISCAL YEAR PROJECTIONS 20 18	THIRD FULL FISCAL YEAR PROJECTIONS 20 19
Projected Revenue	\$ 4,000,000.00	\$ 8,500,000.00	\$ 10,000,000.00
Projected Expenses	\$ 4,500,000.00	\$ 7,400,000.00	\$ 8,000,000.00
VARIANCE:	\$ -500,000.00	\$ 1,100,000.00	\$ 2,000,000.00
Number of unique patients for the year	2000	2500	3000
Number of patient visits for the year	26666	56666	66666
Projected % of patient growth rate annually	---	212	17
Estimated purchased ounces per visit	0.35	0.35	0.35
Estimated cost per ounce	420	420	420
Total FTEs in staffing	28	35	35
Total marijuana for medical use inventory for the year (in lbs.)	650	1340	1590
Total marijuana for medical use sold for the year (in lbs)	595	1265	1488
Total marijuana for medical use left for roll over (in lbs.)	55	75	102

Projected date the RMD plans to open: 01/01/2017

Information on this page has been reviewed by the applicant, and where provided by [redacted] is accurate and complete, as indicated by the initials of the authorized signatory here

**SECTION F: CERTIFICATION OF ASSURANCE OF COMPLIANCE:  
ADA AND NON-DISCRIMINATION BASED ON DISABILITY**

Applicants must certify that they will comply with all state and federal requirements regarding equal employment opportunity, nondiscrimination, and civil rights for persons with disabilities. The Applicant must complete a Certification of Assurance of Compliance: ADA and Non-Discrimination based on Disability. By signing, the Applicant formally notifies the Department that the Applicant is in compliance and shall maintain compliance with all applicable requirements.

- I certify, that the Applicant is in compliance and shall maintain compliance with all applicable federal and state laws protecting the rights of persons with disabilities, including but not limited to the Americans with Disabilities Act ("ADA"), 42 U.S.C. §§ 12131-12134; Article CXIV of the Massachusetts Constitution; and; Chapter 93, § 103; Chapter 151B; and Chapter 272, §§ 98 and 98A of the Massachusetts General Laws.
- I understand that federal and state laws prohibit discrimination in public accommodations and employment based solely on disability. I recognize that to make goods, services, facilities, privileges, advantages, or accommodations readily accessible to and usable by persons with disabilities, the Applicant, under the ADA, must:
  - remove architectural and communication barriers in existing facilities, when readily achievable and, if not readily achievable, must use alternative methods;
  - purchase accessible equipment or modify equipment;
  - modify policies and practices; and
  - furnish appropriate auxiliary aids and services where necessary to ensure effective communication.
- I understand that reasonable accommodation is required in both program services and employment, except where to do so would cause an undue hardship or burden. I also understand that the Massachusetts Constitution Article CXIV provides that no otherwise qualified individual shall, solely by reason of disability, be excluded from the participation in, denied the benefits of, or be subject to discrimination under any program or activity within the Commonwealth.
- I agree that the Applicant shall cooperate in any compliance review and shall provide reasonable access to the premises of all places of business and employment and to records, files, information, and employees therein for reviewing compliance with the ADA, the Massachusetts Constitution, other applicable state and federal laws, including 105 CMR 725.000, et seq.
- I agree that any violation of the specific provisions and terms of this Assurance or of the ADA, and/or of any Plan of Correction shall be deemed a breach of a material condition of any Certificate of Registration issued to the Applicant for operation of a Registered Marijuana Dispensary. Such a breach shall be grounds for suspension or revocation, in whole or in part, of a Certificate of Registration issued by the Department.
- I agree that, if selected, I will submit a detailed floor plan of the premises of the proposed dispensary in compliance with 105 CMR 725.100(m) in compliance with the Architectural Review required pursuant to 105 CMR 725.100(B)(5)(f).

Signed under the pains and penalties of perjury, I, the authorized signatory for the applicant non-profit corporation, understand the obligations of the Applicant under the Certification of Assurance of Compliance: ADA and Non-Discrimination based on Disability, and agree and attest that the Applicant will comply with those obligations as stated in the Certification.

[Redacted Signature]

09/26/2016

Date Signed

Print Name of Authorized Signatory

Chief Operating Officer, Clerk, Director

Title of Authorized Signatory

Information on this page has been reviewed by the applicant, and where provided by [Redacted] ant, is accurate and complete, as indicated by the initials of the authorized signatory here [Redacted]

ATTESTATIONS

Signed under the pains and penalties of perjury, I, the authorized signatory for the applicant non-profit corporation, agree and attest that all information included in this application is complete and accurate and that I have an ongoing obligation to submit updated information to the Department if the information presented within this application has changed.

09/26/2016

Date Signed

Signature of Authorized Signatory

Signatory

Chief Operating Officer, Clerk, Director

Title of Authorized Signatory

I, the authorized signatory for the applicant non-profit corporation, hereby attest that the corporation has notified the chief administrative officer and the chief of police of the proposed city or town in which the RMD would be sited, as well as the sheriff of the applicable county, of the intent to submit a *Management and Operations Profile* and a *Siting Profile*.

09/26/2016

Date Signed

Signature of Authorized Signatory

Print Name of Authorized Signatory

Chief Operating Officer, Clerk, Director

Title of Authorized Signatory

Information on this page has been reviewed by the applicant, and where provided by the applicant is accurate and complete, as indicated by the initials of the authorized signatory here: [Redacted]

I, the authorized signatory for the applicant non-profit corporation, hereby attest that if the corporation is approved for a provisional certificate of registration, the corporation is prepared to pay a non-refundable registration fee of \$50,000, as specified in 105 CMR 725.000, after being notified that the RMD has been approved for a provisional certificate of registration.

[Redacted Signature]

09/26/2016

Date Signed

\_\_\_\_\_  
Print Name of Authorized Signatory

Chief Operating Officer, Clerk, Director

\_\_\_\_\_  
Title of Authorized Signatory

Information on this page has been reviewed by the applicant, and where provided is accurate and complete, as indicated by the initials of the authorized signatory h

[Redacted Initials]

**SITING PROFILE ATTACHMENTS**

On the following Siting Profile Attachment pages, please find:

- |               |   |
|---------------|---|
| Pages 001-003 | <b>Section B:</b> Evidence of Interest in the Cultivation/Processing Property<br>Monson, MA (Warranty Deed)                               |
| Pages 004-016 | <b>Section B:</b> Evidence of Interest in the Dispensing Property<br>Somerville, MA (Commercial Lease)                                    |
| Page 017      | <b>Section C:</b> Letter of Support or Non-Opposition for the<br>Cultivation/Processing Property<br>Monson, MA (Letter of Non-Opposition) |
| Page 018      | <b>Section C:</b> Letter of Support or Non-Opposition for the Dispensing<br>Property<br>Somerville, MA (Letter of Non-Opposition)         |

WARRANTY DEED

**Northeast Investments LLC**, an Illinois Limited Liability Company, with an address of 3330 Skokie Valley Road, Suite 301, Highland Park, IL 60035 (hereinafter "Grantor") hereby grant and convey with warranty covenants to **3G Management, LLC**, of 308 Massachusetts Ave, NE Washington DC 20002 (hereinafter "Grantee") for and in good consideration paid of Eight Hundred Twenty-Five Thousand Dollars (\$825,000.00) that certain parcel of land together with the improvements thereon known as **96 Palmer Road in the Town of Monson**, County of Hampden, Commonwealth of Massachusetts, being more particularly bounded and described as follows:

- Easterly by Palmer Road in a line of two courses, a total distance of five hundred twenty and 17/100 (520.17) feet;
- Southerly by land now or formerly of William W. Jurczyk, Inc., three hundred fifty-three and 18/100 (353.18) feet;
- Westerly by land now or formerly of Sanderson & Macleod, Inc. and land now or formerly of Specialty Brush Products, Inc. a line of three courses, a total distance of five hundred forty-six and 48/100 (546.48) feet; and
- Northerly by land now or formerly of Kathleen C. Haley in a line of two courses, a total distance of four hundred ninety-two and 13/100 (492.13) feet."

All of the above described premises are shown on a "Plan of land in Monson, Mass., surveyed for Springfield Moulders, Inc." and recorded in the Hampden County Registry of Deeds in Book of Plans 164, Page 4.

Together with a 30 foot right of way set forth in Deed of Frank Haley, et ux, dated October 16, 1969, recorded in Book 3070, Page 212 and shown on a plan entitled "Plan of Land in Monson, Mass. Surveyed for Frank Haley", dated April 15, 1964, by Kenneth C. Sherman, recorded in Plan Book 110, page 119.

Being the same property conveyed to Grantor by Foreclosure Deed dated April 23, 2014 and recorded with the Hampden County Registry of Deeds at Book 20274, Page 350.

SECTION B: EVIDENCE OF INTEREST IN THE CULTIVATION/PROCESSING PROPERTY  
MONSON, MA

Application 1 of 3

Subject to, and with the benefit of, all easements, covenants, rights, privileges and restrictions of record, to the extent the same are in force and applicable.

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances unless otherwise noted above; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required;

Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee and its heirs, against every person lawfully claiming the same or any part thereof.

Said premises do not constitute all or substantially all of the Grantees assets in Massachusetts or otherwise.

[SIGNATURE PAGE TO FOLLOW]

SECTION B: EVIDENCE OF INTEREST IN THE CULTIVATION/PROCESSING PROPERTY  
MONSON, MA

Application 1 of 3

WITNESS the hands and seal of said Grantor this 22nd day of April, 2016.

Northeast Investments LLC

By: [Signature]  
Name: Ohannes Korogluyan  
Title: Manager

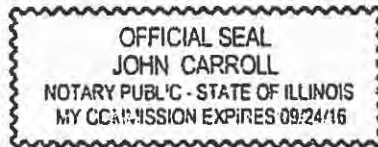
State of Illinois )

County of Lake )

April 22, 2016

Then personally appeared before the above named Ohannes Korogluyan, proved to me through satisfactory evidence of identification, which was a drivers license issued by the State of Illinois, to be the person whose name is signed on this document, and who swore or affirmed to me that the contents of this document are truthful and accurate to the best of his knowledge and belief, as Manager (title) of Northeast Investments LLC as aforesaid.

[Signature]  
Notary Public:  
My Commission Expires: 9/24/16



SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
SOMERVILLE, MA

Application 1 of 3

COMMERCIAL LEASE

This lease ("Lease") is made this 11<sup>th</sup> day of October, 2016 by 304 Somerville Avenue, LLC ("Landlord") and Holistic Industries, Inc. ("Tenant").

1. SUBJECT AND PURPOSE

Landlord Leases to Tenant the building known as 304 Somerville Ave., Somerville, Massachusetts, ("Building") The Building and all appurtenances thereto (the "Demised Premises"), which are further identified in the map included in Exhibit A attached hereto, shall be used as a dispensary facility licensed by the Commonwealth of Massachusetts in accordance with 105 CMR 725.00 *et al*, including all amendments thereto, and all related state and local laws, rules, regulations and codes which govern the same subject matter thereof. Tenant will not use the Demised Premises for any other purpose without the Landlord's written permission which Landlord may grant or withhold in Landlord's sole discretion.

2. TERM AND RENT

a. Landlord leases the Demised Premises to Tenant for a term of ten (10) years commencing January 1, 2017 ("Lease Commencement Date") and ending December 31, 2026 ("Lease Expiration Date"), subject to Tenant's renewal option. Landlord shall deliver the Premises to Tenant on the Lease Commencement Date and Tenant expressly acknowledges and agrees that it is obligated to accept the Premises in their current "as is" condition on the Lease Commencement Date.

b. Tenant shall pay base rent ("Base Rent") without deduction or offset, on the first day of each month of the Lease term as set forth in this Section 2(b), on a monthly basis, and as set forth in Section 20 if Tenant elects to extend the term. Rent shall increase 1.5% at the end of each lease year, according to the following schedule.

<u>Year</u>	<u>Annual Rent</u>
1	\$225,000.00
2	\$228,375.00
3	\$231,800.62
4	\$235,277.62
5	\$238,806.78
6	\$242,388.88
7	\$246,024.71
8	\$249,715.08
9	\$253,460.80
10	\$257,262.71

c. There shall be a late charge of five percent (5%) of the amount due in case

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
SOMERVILLE, MA

Application 1 of 3

any installment of rent is not paid on or before the fifth (5th) day after the due date.

d. All rental payments shall be made to Landlord at the following address:

Landlord Address 38 Union Square, Somerville Massachusetts 02143

Landlord may direct by notice to Tenant that rental payments be made by electronic transfer of funds.

3. ADDITIONAL RENT

a. Any and all taxes, Water and Sewer charges and any other charges, costs, and expenses directly associated with Tenant's use of the Demised Premises shall be deemed additional rent and Tenant assumes or agrees to pay hereunder, together with all interest and penalties that may accrue thereon in the event of failure of Tenant to pay those items, and all other damages, costs, expenses, and sums that Landlord may suffer or incur, or that may become due, by reason of any default of Tenant or failure by Tenant to comply with the terms and conditions of this Lease shall be deemed to be additional rent, and, in the event of nonpayment, Landlord shall have all the rights and remedies as herein provided for failure to pay rent.

b. Any additional rent or any other charge imposed on Tenant by this Lease shall be subject to a late payment charge of five percent (5%) of the payment amount, if not paid within ten (10) days of the due date, which sum shall be deemed liquidated damages to compensate Landlord for the cost of administering the default.

4. ALTERATIONS AND IMPROVEMENTS

a. Subject to the limitation that no substantial portion of the Building on the Demised Premises shall be altered, remodeled, renovated, demolished or removed by Tenant without the prior written consent of the Landlord, which Landlord can not unreasonable withhold, Tenant may at any time during the Lease term, subject to the conditions set forth below and at Tenant's expense, make any reasonable alterations, additions, or improvements in and to the Demised Premises. Alterations shall be performed in a workmanlike manner and shall not weaken or impair the structural strength, or lessen the value, of the Building on the Demised Premises or change the purposes for which the Building, or any part thereof, may be used.

b. Conditions with respect to alterations, additions, or improvements are as follows:

(1) Before commencement of any work all plans and specifications shall be filed with and approved by all governmental departments or authorities having jurisdiction and any public utility company having an interest therein, and all work shall be done in accordance with requirements of local regulations. The plans and specifications for any

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
SOMERVILLE, MA

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alterations shall be submitted to Landlord for written approval prior to commencing work, which approval shall not be unreasonably withheld. However, any structural changes or alterations which reduce the gross floor area of useable space within the Building are subject to approval or denial in Landlord's sole and absolute discretion.

(2) All alterations, additions and improvements on or in the Demised Premises at the commencement of the term, and that may be erected or installed during the term, shall become part of the Demised Premises and the sole property of Landlord, except that all moveable trade fixtures installed by Tenant shall be and remain the property of Tenant.

c. Notwithstanding the above, Tenant may do any or all of the following work without the Landlord's permission, provided the work is done in accordance with any applicable laws and regulations: interior painting, floor tile installation, cosmetic decor changes, carpeting.

5. MUNICIPAL AND STATE ORDINANCES

Tenant will comply with all laws, ordinances, rules and regulations of the local authorities applicable to the business conducted at the Demised Premises and applicable to the Demised Premises in general, including, without limitation, all sales tax laws and any other tax laws. Tenant shall comply with all local and state laws, including Massachusetts code section 105 CMR 725 et seq. Tenant shall not be in breach or in violation of the provisions of this lease for any actions or inactions, where state and federal law conflict and where Tenant has been in compliance with state law.

6. REPAIRS AND MAINTENANCE

a. Tenant shall, at all times during the Lease and at its own cost and expense, repair, replace, and maintain in a good, safe and substantial condition, the Demised Premises, its components, and any improvements, additions, and alterations thereto, and all utility pipes, conduits and lines serving the Demised Premises, and shall use all reasonable precaution to prevent waste, damage, or injury to the Demised Premises. Tenant shall be responsible for maintaining all adjacent sidewalks, alleyways, and public space free of trash, debris, obstacles, accumulations of snow and ice, and other dangerous conditions.

b. At the expiration or other termination of the term hereof surrender and deliver up the Demised Premises and any fixtures contained therein in like order and condition as at the commencement of the term, ordinary wear and tear and permitted renovations excepted. Tenant shall take all steps necessary to maintain proper sanitation conditions in and about the Demised Premises as Landlord may reasonably require.

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
SOMERVILLE, MA

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c. Provided Tenant is not in default, Tenant may remove any moveable trade fixtures and equipment from the Demised Premises at the end of the term or termination of the term. Tenant shall be responsible for the payment of all costs of repairing any damage to the Demised Premises caused by the removal of trade fixtures and equipment.

7. UTILITIES

Tenant shall establish all utility accounts in its own name and shall be solely liable for utility charges as they become due. Tenant will reimburse Landlord the amount of any water and sewer bill within five (5) days of receipt of the water and sewer bill from Landlord.

8. REAL ESTATE TAXES

Commencing as of the Lease Commencement Date, Tenant shall pay in advance on the first day of each calendar month during the Term an amount equal to one twelfth (1/12) of the current annual real estate taxes assessed against the property as additional rent. Landlord shall pay to the taxing authority the real estate taxes on the property. Landlord may contest any proposed assessment increase and in such event the reasonable costs of such proceedings including the reasonable fees of any attorney, appraiser or other valuation expert shall be due from Tenant to Landlord as additional rent.

9. INSURANCE

a. Tenant shall carry liability insurance, combined single limit for personal injury, death and property damage, in the amount \$1,000,000.00 naming the Landlord as an additional insured on such policy, and will provide confirmation of insurance coverage by a company or companies with insurance ratings reasonably acceptable to Landlord, immediately on request of Landlord. Tenant shall not do anything which would cause the Landlord's fire insurance premiums on the Building to be raised. If the premiums are raised due to an act of Tenant, Tenant shall immediately pay the amount of such increased premiums to Landlord and such sums shall be considered as additional rent. Tenant shall also maintain insurance on the business contents, including but not limited to fixtures, equipment, furnishings and improvements, to the extent of replacement value. Landlord shall be named an additional insured on such policy. Landlord and Tenant hereby waive any rights each may have against the other on account of any loss or damage occasioned to the Landlord or to the Tenant, as the case may be, arising from any risk to the extent that it is covered by fire and extended coverage insurance. Landlord and Tenant each on behalf of their respective insurance companies insuring the Demised Premises or contents against loss or damage waive any right of subrogation that either may have against the other. All policies of insurance required to be obtained hereunder shall contain a clause that the insurance cannot be cancelled

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
SOMERVILLE, MA

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without a minimum of ten (10) days notice to Landlord.

b. Tenant shall, at its sole cost and expense, keep in full force and effect during the Term such other insurance coverage against other insurable hazards as are from time to time reasonably requested by Landlord or as required by Landlord's Mortgagee. The minimum limits of coverage as set forth in this Article 9 may from time to time, at Landlord's sole discretion, be reasonably increased in a manner consistent with industry standards. Within thirty (30) days after Landlord's written notice of such additional or increased insurance requirements, Tenant shall provide Landlord with copies of certificates or policies of insurance evidencing such change(s).

d. **Landlord's Insurance.** Landlord, at Tenant's expense, shall procure and maintain commercial general liability insurance with a single loss limit of not less than \$1,000,000.00 per occurrence ("Landlord's Insurance"). Commencing as of the Lease Commencement Date, Tenant shall make estimated monthly insurance deposits with the Landlord in advance on the first day of each calendar month during the Term as additional rent in an amount equal to one-twelfth (1/12th) of the estimated annual insurance charge for Landlord's Insurance, as estimated by Landlord, with a final adjustment to be made between the parties based on the actual insurance bill(s) promptly after the actual amount has been determined

10. FIRE OR OTHER CASUALTY

If the Building structure shall be damaged by fire, the elements, unavoidable accident or other casualty, Tenant shall promptly give Landlord written notice. Landlord shall promptly thereafter, at its sole cost, repair, restore, replace or rebuild the Demised Premises or the portion thereof damaged to the condition and state that existed prior to the casualty, to the extent reasonably practicable under current Building code standards, construction standards, and prevailing material quality. Landlord shall not be obligated to make such repairs unless insurance proceeds are sufficient to cover all costs of repair, and Landlord shall not be obligated to repair if the damage to the Demised Premises cannot be repaired within one hundred twenty (120) days after insurance proceeds are made available, with the exercise of reasonable diligence.

11. ASSIGNMENT AND SUBLET

This Lease shall be assignable only upon prior written consent of the Landlord and Tenant shall not sublet the Demised Premises without the prior written consent of Landlord, which shall not be unreasonably withheld, conditioned or delayed. Tenant waives any right to claim monetary damages arising from any denial of consent and Tenant's sole remedy in the event of denial shall be a declaratory judgment action to enforce any proposed assignment.

12. SURRENDER OF POSSESSION

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a. Tenant shall, on the last day of the term, or on earlier termination or forfeiture of the Lease, peaceably and quietly surrender and deliver the Demised Premises to Landlord free of sub tenancies, including all additions, and improvements constructed or placed thereon by Tenant, except moveable trade fixtures, all in good condition and repair, ordinary wear and tear, and deterioration excepted. Any trade fixtures or personal property not used in connection with the operation of the Demised Premises and belonging to Tenant, if not removed at the termination or default, and if Landlord shall so elect, shall be deemed abandoned and become the property of the Landlord without any payment or offset therefor. Tenant shall repair and restore all damage to the Demised Premises caused by the removal of equipment, trade fixtures and personal property.

13. QUIET ENJOYMENT

Landlord warrants that Tenant shall be granted peaceable and quiet enjoyment of the Demised Premises free from any eviction or interference by Landlord if Tenant pays the rent and other charges provided herein,, but subject to the terms and conditions of this Lease, any and Landlord mortgage, and all matters of record, or any other agreements to which this Lease is or may hereafter be subordinated

14. SECURITY DEPOSIT

At the time of Lease execution, Tenant shall deposit with Landlord a security deposit equal to three months of base rent (\$56,250), which shall be held by Landlord as security for performance of Tenant's obligations under this Lease ("Security Deposit"). The Security Deposit shall be returned to Tenant within thirty (30) days after the expiration or mutual termination of this Lease, without interest, less any amounts retained by Landlord as compensation for Tenant's uncured prior or existing defaults.

15. LANDLORD LIABILITY AND INDEMNITY

The Landlord shall not be responsible for the loss of or damage to property, or injury to persons, occurring in or about the Demised Premises, by reason of any existing or future condition, defect, matter or thing in said Demised Premises or the property of which the Demised Premises are a part, including adjacent driveways, sidewalks, walkways, passageways and the like, or for the acts, omissions or negligence of other persons or Tenants in and about the said property, except and only to the extent such claims arise as a result of intentional or willful misconduct or the gross negligence of the Landlord, its agents or employees. Tenant agrees to indemnify and save the Landlord harmless from all claims and liability for loss of or damage to property, or injuries to persons occurring in or about the Demised Premises or claims made by third parties relating in

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any way to Tenant's use as permitted under this Lease. If Landlord or any Landlords officers, owners or affiliates shall be made a party to any litigation commenced by or against Tenant with third parties, Tenant shall hold Landlord harmless and shall pay all costs, expenses and reasonable attorney fees incurred or paid by Landlord in connection with such litigation. In no event shall Landlord (or any of its general partner(s) or limited partner(s) or other principals or representatives, disclosed or undisclosed) ever be liable for consequential, speculative, or punitive damages, or lost profits.

16. INSPECTION AND IMPROVEMENTS BY LANDLORD

a. The Landlord or agents shall have the right to enter the Demised Premises at reasonable hours of day or night to examine same, and to make any repairs, additions, improvements or alterations to the Demised Premises or the Building of which the Demised Premises are part, for the safety or convenience of the occupants or users thereof, and shall make reasonable effort to provide prior notice to Tenant in the event of entry. Tenant will permit the installation of cables, wires, piping and the like, and any construction work in and about the Demised Premises provided same does not significantly interfere with Tenant's use and possession.

b. The Landlord may show the Demised Premises and place "for rent" signs about the Demised Premises beginning three months prior to the expiration of the term.

17. SUBORDINATION

This Lease is subordinate to all present and future mortgages, deeds-of-trust and other encumbrances affecting the Demised Premises or the property of which said Demised Premises are a part. Tenant agrees to execute any instrument deemed necessary by Landlord to further effect the subordination of this Lease to any such mortgage, deed-of-trust or encumbrance and further appoints Landlord as attorney-in-fact to execute any such instrument or document. At the option of any foreclosure purchaser of the land and improvements Tenant shall attorn to such purchaser and become the Tenant of such purchaser.

18. CONDEMNATION

If the whole or any part of the Demised Premises be acquired, taken or condemned by any competent authority for any public or quasi-public use or purpose, or by eminent domain, then the term of this Lease shall terminate from the date when possession of the parts so taken shall be required for such use or purpose. No part of any award or payment as a result of such taking or condemnation shall be payable to Tenant and Tenant shall have no claim against Landlord for the value of any unexpired term of this Lease. Notwithstanding the above, Tenant may make a claim against the condemning authority for the loss of the business, exclusive of the value of the unexpired Lease term.

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19. SIGNS

Tenant shall have the right to install signage upon the Premises, in accordance with municipal rules, with the prior approval of Landlord. Landlord consent shall not be unreasonably withheld, conditioned or delayed.

20. OPTION TO RENEW

Provided Tenant is not in default, Tenant may exercise in writing an option to renew this Lease for one five (5) year period exercisable separately as to each such period with said written notice to be delivered to Landlord by certified mail return receipt no later than one hundred fifty (150) day prior to the expiration of the then current term. Time is of the essence as to all dates pertaining to Tenant's exercise of the extension options. If an option notice is not given timely or if Tenant does not exercise an extension option or if Tenant is in default under the Lease then, at Landlord's election, the option notice shall be void and Tenant's right of extension with respect to such extension options and all unexercised extension options and uncommenced extension options granted hereby shall thereupon and thereafter lapse, terminate and be of no further force or effect. If properly exercised and if the conditions applicable thereto have been satisfied, the extension term shall commence immediately following the end of the initial Term of the Lease, and in such event, such extension term (the "Extension Term") shall be deemed to be part of the Term.

During the Extension Term, all of the terms, conditions, covenants and agreements set forth in the Lease shall continue to apply and be binding upon Landlord and Tenant, except that Monthly Base Rent shall be as follows

The Monthly Rent during the first year of the Extension Term shall be the greater of 1) 33% above fair market rent or 2) the base rental rate of the final year of the initial term. If the parties are unable to agree on fair-market rent by the date which is three (3) months prior to the Lease Expiration Date, the matter shall be submitted to two-broker arbitration. If the two brokers cannot agree on the fair market value by the date which is forty-five (45) days prior to the Lease Expiration Date, the two brokers shall jointly designate a third broker whose determination as to fair market rent shall be conclusive on the parties. If the brokers are unable to agree on a third broker, either party may petition for mediation.

21. ESTOPPEL CERTIFICATES. From time to time, and upon ten (10) days' prior written request made by Landlord, the Tenant shall execute, acknowledge and deliver to the Landlord, or to such other person as Landlord may designate in its request, a written statement: (i) certifying to the then current form of this Lease (inclusive of modifications, if any), and confirming that this Lease (as modified, if applicable) is in full force and effect; (ii) stating the dates to which rent payable hereunder has been paid; (iii) stating whether to the knowledge and belief of the

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
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Tenant there exist any defaults under this Lease, or any circumstances which, with the passage of time or the giving of notice, would constitute a default, and describing any such default or circumstances; and (iv) certifying as to such other matters pertaining to this Lease as reasonably may be requested by the Landlord.

22. BROKER. Each of the parties hereto represents and warrants that there are no other agents or brokerage commissions or finders' fees of any kind due in connection with this Lease, other than Stephen Pleines of the Dartmouth Group for the Tenant and Bernard \_\_\_\_\_ for the Landlord and each of the parties hereto shall indemnify the other against, and hold it harmless from, any and all liabilities, damages, costs, claims and obligations arising from any such claim (including, without limitation, the cost of attorneys' fees in connection therewith).

23. DEFAULT; REMEDIES.

(a) This Lease is subject to the limitation that if, at any time during the Lease Term, any one or more of the following events, hereinafter called an "event of default", shall occur: (1) If the Tenant makes an assignment for the benefit of creditors, or (2) If Tenant's Leasehold interest is taken on execution, or (3) If the Demised Premises remain unoccupied, unattended, deserted, abandoned or vacated during the Lease Term for thirty (30) days after notice thereof from the Landlord to the Tenant, or (4) If the Tenant assigns, mortgages or encumbers this Lease, or sublets the whole or any part of the Demised Premises, otherwise than as expressly permitted hereunder, or (5) Subject to the provisions of paragraph 25 below, if proceedings are instituted in a court of competent jurisdiction for the reorganization, liquidation or involuntary dissolution of Tenant, or for its adjudication as a bankrupt or insolvent, or for the appointment of a receiver of the property of Tenant, and such proceedings are not dismissed (including the discharge of any receiver, trustee or liquidator appointed therein) within thirty (30) days following their institution; or (6) If the Tenant fails to pay any installment of the rent set forth in the Lease, when the same shall become due and payable, and such failure continues for thirty (30) days after notice thereof from the Landlord to the Tenant, or (7) If the Tenant fails to pay any charge required to be paid by the Tenant hereunder other than the annual rental reserved herein, and such failure continues for ten (10) days after notice thereof from the Landlord to the Tenant, (8) If the Tenant fails to perform or observe any other requirements of this Lease (not hereinbefore specifically referred to) on the part of the Tenant to be performed or observed, and such failure continues for ten (10) days after notice thereof from the Landlord to the Tenant, provided however, that if such event of default is of such nature that it cannot with due diligence be cured within a period of ten (10) days as herein provided, and so long as the Tenant proceeds with all due diligence to complete the curing of such default, the time of the Tenant within which to cure same shall be extended for such period as may be reasonably necessary to complete the same with all due diligence: Then, upon the happening of any one or more of the aforementioned events of default, numbered from (1) to (8), inclusive, and the expiration of the period of time prescribed in any notice required to be given,

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the Landlord may give to the Tenant a notice (hereinafter called "Notice of Termination") of its intention to end the term of the Lease at the expiration of ten (10) days from the date of service of such Notice of Termination, and at the expiration of such twenty (20) days, this Lease and the term hereof, as well as all of the right, title and interest of the Tenant hereunder shall wholly cease and expire in the same manner and with the same force and effect as if the date of expiration of such ten (10) day period was the date originally specified herein for the expiration of this Lease, and the Tenant shall then quit and surrender the Demised Premises to the Landlord, or correct the deficiency before the 20<sup>th</sup> day following Notice of Termination.

(b) If Landlord re-enters the Demised Premises, or takes possession pursuant to legal proceedings, or if Tenant shall abandon, vacate or surrender the Demised Premises before the expiration of the Term of this Lease, Landlord may either terminate this Lease or it may from time to time, without terminating this Lease, make such alterations and repairs as necessary in order to relet the Demised Premises, and relet the Demised Premises or any part thereof for such term or terms and for such rent and upon such other terms and conditions as Landlord may determine advisable in its sole discretion, exercised in good faith. Upon each such reletting all rentals and other sums received by Landlord from such reletting shall be applied, first, to the payment of any indebtedness other than Rent due hereunder from Tenant to Landlord; second, to the payment of any costs and expenses of such reletting, including reasonable brokerage fees and attorneys' fees and costs of any alterations and repairs; third, to the payment of Rent and other charges due and unpaid hereunder; and the residue, if any, shall be held and applied in payment of future Rent as the same may become due and payable hereunder. If such rentals and other sums received from such reletting during any month be less than that to be paid during that month by Tenant hereunder, Tenant shall pay such deficiency to Landlord; if such rentals and other sums shall be more, Tenant shall receive a credit for, the excess against other sums the Tenant owes Landlord. Such deficiency shall be calculated and paid monthly. Notwithstanding any such reletting without termination, Landlord may at any time elect to terminate this Lease for such previous breach. Should Landlord at any time terminate this Lease or take possession of the Demised Premises for any breach, in addition to any other remedies, Landlord may recover from Tenant all damages incurred by reason of such breach, including the cost of recovering the Demised Premises, reasonable attorneys' fees, and the amount of Rent reserved for the remainder of the Lease term, all of which amount shall be immediately due and payable from Tenant to Landlord. Tenant shall be entitled to a credit against the Rent reserved, equal to the proceeds, as and when received, of any re-letting of the Demised Premises, less any expenses of re-letting, including but not limited to advertising and brokerage, commission or finder fees, remodelling or repair costs, rent concessions, and build-out allowances.

(c) If Tenant has not abandoned the Demised Premises, and if Landlord obtains possession of the Demised Premises pursuant to Tenant's default or termination of

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the Lease, Landlord will use reasonable efforts to mitigate Landlord's damages.

24. WAIVER OF NOTICE TO QUIT AND JURY TRIAL WAIVER

Tenant waives the right to trial by jury in any action arising under this Lease or involving the Landlord-Tenant relationship created by this Lease, and in any action which is any way predicated upon the existence of the Landlord-Tenant relationship. Tenant waives the right to receive any notice of default, notice to quit, and any notice of violation and right to cure under District of Columbia law and Tenant shall have no notice rights except as provided in this Lease.

25. FEDERAL BANKRUPTCY CODE TRANSFERS.

(a) If as a result of filing of a petition by or against Tenant under the Federal Bankruptcy Code, Landlord is not permitted to terminate this Lease, and pursuant to the Bankruptcy Code, Tenant's interest in this Lease is assigned or otherwise transferred despite Landlord's objections thereto, then Landlord shall be entitled to receive, as a precondition to such assignment or transfer, adequate assurances: (i) of the-source of all funds due to Landlord under this Lease; (ii) of future performance of all the provisions of this Lease; and (iii) that such assignment or transfer will not breach any provisions regarding permitted use, exclusivity, non-competition requirements, location requirements, requirements regarding quality of merchandise or services, or any other requirements set forth in this Lease.

(b) Anything in the foregoing to the contrary notwithstanding, if a petition is filed by or against Tenant under the Federal Bankruptcy Code and/or a trustee (which term shall include debtor in possession) is appointed for any of the assets of Tenant under the Federal Bankruptcy Code, and if such trustee fails to assume this Lease within 60 days of his appointment or the filing of the petition, whichever first occurs, and fails to cure immediately all defaults hereunder and thereafter to continue to faithfully perform all terms, conditions and covenants of this Lease, then Tenant agrees that Landlord may obtain relief from the automatic stay and forthwith regain possession of the Demised Premises and execute upon any security, including the Deposit, given in connection with this Lease.

26. REMEDIES: NONEXCLUSIVE, WAIVER.

(a) The specified remedies to which the Landlord may resort under the terms of this Lease are cumulative and are not intended to be exclusive of any other remedies or means of redress to which the Landlord may have recourse in case of any breach or threatened breach of any provision of this Lease by the Tenant.

(b) The failure of the Landlord on any one or more instances to insist upon the strict performance of any of the terms, covenants, conditions, provisions, or agreements of this Lease by the Tenant, or to exercise any option herein reserved to the Landlord, shall not be construed as a waiver or a relinquishment for the future by the Landlord

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
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of any such term, covenant, condition, provision, agreement or option set forth in this Lease.

(c) Receipt and acceptance by the Landlord of rent or any other payment, or the acceptance of performance of anything required by this Lease to be performed, with knowledge of the Tenant's breach of any term, covenant, condition, provision or agreement of this Lease, shall not be deemed a waiver of such breach, nor shall any such acceptance of rent in lesser amount than is herein provided (regardless of any endorsement on any check, or any statement in any letter accompanying any payment of rent) operate or be construed either as an accord and satisfaction or in any manner other than as a payment on account of the earliest rent or other amount due and then unpaid by the Tenant.

(d) In addition to the other remedies provided herein, and anything contained herein to the contrary notwithstanding, the Landlord shall be entitled to restraint by injunction of any violation or attempted or threatened violation by Tenant of any of the terms, covenants, conditions, provisions, or agreements of this Lease.

27. LIEN AND DISTRAINT. In addition to all other rights and remedies of Landlord, if Tenant shall be in Default hereunder, Landlord shall, to the extent permitted by law, have a right of distraint for rent. Additionally, Tenant grants Landlord a lien on, and security interest in, all of Tenant's trade fixtures, inventory, accounts, merchandise and equipment in the Demised Premises, as security for Rent and Additional Rent which may accrue under this Lease.

28. NOTICE

Notice shall be deemed given and effective under this Lease if sent by first class mail, return receipt requested (notwithstanding the addressee's refusal to accept delivery), to the following: if to Tenant at the Demised Premises with a copy to

\_\_\_\_\_ and if to Landlord at the address where rental payments are made.

29. INTEGRATION

This Lease defines the Landlord-Tenant relationship between Landlord and Tenant and there are no other representations, promises or warranties binding between the parties, with respect to the tenancy, except as expressed herein.

30. RESERVATION


At the time of Lease execution by Tenant, Tenant shall pay to Landlord the sum of One Hundred Fifty Thousand Dollars (\$150,000.00) as partial consideration for reserving the Demised Premises for the leasing thereof by Tenant.

SECTION B: EVIDENCE OF INTEREST IN THE DISPENSING PROPERTY  
SOMERVILLE, MA


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This Lease is executed under seal this 11<sup>th</sup> day of October, 2016.


WITNESS:

  
Name: M. G. King

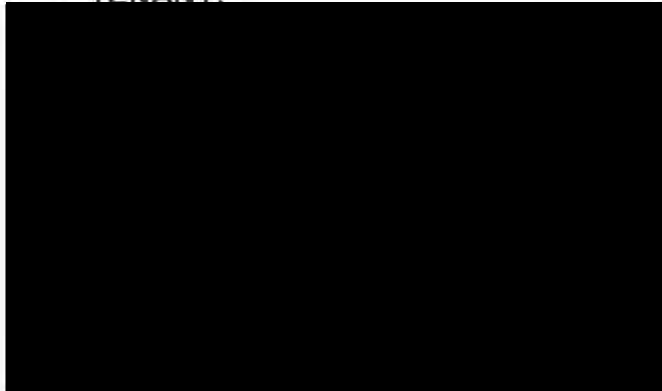
LANDLORD:

304 SOMERVILLE AVENUE LLC  
By: 

WITNESS:

  
Name: M. G. King

TENANT:



SECTION C: LETTER OF SUPPORT OR NON-OPPOSITION FOR  
THE CULTIVATION/PROCESSING PROPERTY  
MONSON, MA

Application 1 of 3



**BOARD OF SELECTMEN**  
110 Main Street  
Monson, Massachusetts 01057

Telephone: 413-267-4100  
Fax: 413-267-3726  
Website: [www.monson-ma.gov](http://www.monson-ma.gov)

Massachusetts Department of Public Health  
250 Washington Street  
Boston, Massachusetts 02108

The Board of Selectmen does hereby provide non-opposition to Holistic Industries, Inc. to operate a Registered Marijuana Dispensary in the Town of Monson.

I, Dr. Richard M. Smith, have been authorized to provide this letter on behalf of the Monson Board of Selectmen by a vote taken at a duly noticed meeting held on January 12, 2016

The Monson Board of Selectmen has verified with the appropriate local officials that the proposed RMD facility (specifically, a cultivation/processing facility) is located in a zoning district that allows such use by right or pursuant to local permitting.

Dr. Richard M. Smith - Chairman Monson Board of Selectmen  
Name and Title of Individual

Signature

Date

1-25-2016



CITY OF SOMERVILLE, MASSACHUSETTS  
JOSEPH A. CURTATONE  
MAYOR

[Redacted]  
Holistic Industries, Inc.  
[Redacted]  
[Redacted]  
[Redacted]

Dear [Redacted]

I, Joseph A. Curtatone, Mayor of the City of Somerville, do hereby provide this statement of non-opposition to Holistic Industries, Inc. to operate a Registered Marijuana Dispensary at 304 Somerville Avenue in the City of Somerville.

The City has verified with the appropriate local officials that the RMD facility at 304 Somerville Avenue is located in a zoning district that will allow such use pursuant to local permitting, in the form of a zoning Special Permit under Section 7.15 of the Somerville Zoning Ordinance.

This letter is subject to withdrawal or revocation at any time.

Sincerely,  
  
Joseph A. Curtatone  
Mayor

