

BOATHOUSE STORE, LLC
MRN283919

BACKGROUND & APPLICATION OF INTENT REVIEW

1. Name and address of the proposed Marijuana Establishment:

Boathouse Store, LLC
4 Town Forest Road, Webster, Massachusetts 01570

2. Type of license sought (if cultivation, its tier level and outside/inside operation) and information regarding the application submission:

Retail

The application was reopened twice (2) for additional information.

3. The applicant is not an applicant or licensee for any other license type.
4. List of all required individuals and their business roles in the Marijuana Establishment:

Individual	Role
Stephen Harrington	Manager
Terence Fracassa	Manager

5. List of all required entities and their roles in the Marijuana Establishment:

Entity	Role
CanWell, LLC	Entity Providing Capital Resources

6. Applicant's priority status:

General Applicant

7. The applicant and municipality executed a Host Community Agreement on November 9, 2020.



8. The applicant conducted a community outreach meeting on October 15, 2020 and provided documentation demonstrating compliance with Commission regulations.
9. The Commission received a municipal response from the municipality on March 1, 2021 stating the applicant was in compliance with all local ordinances or bylaws.
10. The applicant proposed the following goals for its Positive Impact Plan:

#	Goal
1	Provide a minimum of twelve (12) expungement filings per year for individuals who have prior possession charges.
2	Give hiring consideration to at least 50% of individuals or their spouses or the direct descendants of such individuals who have obtained expungement services (goal #1).

SUITABILITY REVIEW

11. There were no disclosures of any past civil or criminal actions, occupational license issues, or marijuana-related business interests in other jurisdictions.
12. There were no concerns arising from background checks on the individuals or entities associated with the application.

MANAGEMENT AND OPERATIONS REVIEW

13. The applicant states that it can be operational within five (5) months of receiving the provisional license(s).
14. The applicant's proposed hours of operation are the following:

Monday – Sunday: 8:00 a.m. – 9:00 p.m
15. The applicant submitted all applicable and required summaries of plans, policies, and procedures for the operation of the proposed establishment. The summaries were determined to be substantially compliant with the Commission's regulations.
16. The applicant proposed the following goals for its Diversity Plan:

#	Goal
1	Give hiring preference (50%) to minorities, women, veterans, people with disabilities and people identifying as LGBTQ+.



17. Plan for obtaining marijuana or marijuana products (if applicable):

Boathouse Store, LLC will obtain marijuana or marijuana products by contracting with other licensed establishments.

RECOMMENDATION

Commission staff recommend provisional licensure with the following conditions:

1. Final license is subject to inspection to ascertain compliance with Commission regulations;
2. Final license is subject to inspection to ascertain compliance with applicable state laws and local codes, ordinances, and bylaws;
3. Final license is subject to the remaining individuals being fingerprinted;
4. The applicant shall cooperate with and provide information to Commission staff; and
5. Provisional licensure is subject to the payment of the appropriate license fee.

The applicant has demonstrated compliance with the laws and regulations of the Commonwealth and suitability for licensure. Therefore, the applicant is recommended for provisional licensure.

