



## Massachusetts Cannabis Control Commission

### Marijuana Product Manufacturer

#### General Information:

License Number: MP281424  
Original Issued Date: 11/09/2018  
Issued Date: 09/10/2020  
Expiration Date: 11/09/2021

### ABOUT THE MARIJUANA ESTABLISHMENT

Business Legal Name: Theory Wellness Inc

Phone Number: 845-661-4866 Email Address: brandon@theorywellness.org

Business Address 1: 1050 Elm St

Business Address 2:

Business City: Bridgewater Business State: MA

Business Zip Code: 02324

Mailing Address 1: 38 Montvale Ave

Mailing Address 2: Suite 210

Mailing City: Stoneham Mailing State: MA

Mailing Zip Code: 02180

### CERTIFIED DISADVANTAGED BUSINESS ENTERPRISES (DBES)

Certified Disadvantaged Business Enterprises (DBEs): Not a DBE

### PRIORITY APPLICANT

Priority Applicant: yes

Priority Applicant Type: RMD Priority

Economic Empowerment Applicant Certification Number:

RMD Priority Certification Number: RPA201916

### RMD INFORMATION

Name of RMD: Theory Wellness Inc.

Department of Public Health RMD Registration Number: 012

Operational and Registration Status: Obtained Final Certificate of Registration and is open for business in Massachusetts

To your knowledge, is the existing RMD certificate of registration in good standing?: yes

If no, describe the circumstances below:

### PERSONS WITH DIRECT OR INDIRECT AUTHORITY

#### Person with Direct or Indirect Authority 1

Percentage Of Ownership: 17.83

Percentage Of Control: 16.66

Role: Board Member

Other Role:

First Name: Nick

Last Name: Friedman

Suffix:

Gender: Male

User Defined Gender:

Date generated: 12/03/2020

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What is this person's race or ethnicity?: White (German, Irish, English, Italian, Polish, French)

Specify Race or Ethnicity:

Person with Direct or Indirect Authority 2

Percentage Of Ownership: 17.83

Percentage Of Control: 16.66

Role: Board Member

Other Role:

First Name: Brandon

Last Name: Pollock

Suffix:

Gender: Male

User Defined Gender:

What is this person's race or ethnicity?: White (German, Irish, English, Italian, Polish, French)

Specify Race or Ethnicity:

Person with Direct or Indirect Authority 3

Percentage Of Ownership: 1

Percentage Of Control: 16.66

Role: Board Member

Other Role:

First Name: Hunter

Last Name: Pollock

Suffix:

Gender: Male

User Defined Gender:

What is this person's race or ethnicity?: White (German, Irish, English, Italian, Polish, French)

Specify Race or Ethnicity:

Person with Direct or Indirect Authority 4

Percentage Of Ownership: 17.83

Percentage Of Control: 16.66

Role: Board Member

Other Role:

First Name: Andrew

Last Name: Linegar

Suffix:

Gender: Male

User Defined Gender:

What is this person's race or ethnicity?: White (German, Irish, English, Italian, Polish, French)

Specify Race or Ethnicity:

Person with Direct or Indirect Authority 5

Percentage Of Ownership: 17.86

Percentage Of Control: 16.66

Role: Board Member

Other Role:

First Name: Steven

Last Name: Derrey

Suffix:

Gender: Male

User Defined Gender:

What is this person's race or ethnicity?: White (German, Irish, English, Italian, Polish, French)

Specify Race or Ethnicity:

Person with Direct or Indirect Authority 6

Percentage Of Ownership: 3

Percentage Of Control: 16.66

Role: Board Member

Other Role:

First Name: Asher

Last Name: Woodworth

Suffix:

Gender: Male

User Defined Gender:

What is this person's race or ethnicity?: White (German, Irish, English, Italian, Polish, French)

Specify Race or Ethnicity:

Person with Direct or Indirect Authority 7

Percentage Of Ownership: 1

Percentage Of Control:

Role: Other (specify)

Other Role: Non voting Board Member

First Name: Benjamin

Last Name: Friedman

Suffix:

Date generated: 12/03/2020



**Relationship Description:** Wayne Alarm Systems is our secondary security vendor, providing a backup system in compliance with 935 CMR 500.110(5)(c).

#### CLOSE ASSOCIATES AND MEMBERS

No records found

#### CAPITAL RESOURCES - INDIVIDUALS

No records found

#### CAPITAL RESOURCES - ENTITIES

##### Entity Contributing Capital 1

**Entity Legal Name:** Theory Wellness Inc. **Entity DBA:**  
**Email:** nick@theorywellness.org **Phone:** 413-429-6472  
**Address 1:** 38 Montvale Avenue **Address 2:** Suite #210  
**City:** Stoneham **State:** MA **Zip Code:** 02180  
**Types of Capital:** Monetary/Equity **Other Type of Capital:** **Total Value of Capital Provided:** \$50000 **Percentage of Initial Capital:** 100  
**Capital Attestation:** Yes

#### BUSINESS INTERESTS IN OTHER STATES OR COUNTRIES

##### Business Interest in Other State 1

###### Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

**Owner First Name:** **Owner Last Name:** Linegar **Owner Suffix:**  
Andrew  
**Entity Legal Name:** Sea Breeze Alternatives LLC **Entity DBA:**  
**Entity Description:** Consulting and equipment leasing  
**Entity Phone:** **Entity Email:** **Entity Website:**  
207-751-3827 Seabreezealternatives@gmail.com  
**Entity Address 1:** 18 Lewis Street **Entity Address 2:** Apt. 2  
**Entity City:** Portland **Entity State:** ME **Entity Zip Code:** 04102 **Entity Country:** USA  
**Entity Mailing Address 1:** PO Box 1909 **Entity Mailing Address 2:**  
**Entity Mailing City:** **Entity Mailing State:** ME **Entity Mailing Zip Code:** **Entity Mailing Country:**  
Portland 04104 USA

##### Business Interest in Other State 2

###### Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

**Owner First Name:** Steven **Owner Last Name:** Derrey **Owner Suffix:**  
**Entity Legal Name:** Sea Breeze Alternatives LLC **Entity DBA:**  
**Entity Description:** Consulting and equipment leasing  
**Entity Phone:** **Entity Email:** **Entity Website:**  
207-751-3827 Seabreezealternatives@gmail.com  
**Entity Address 1:** 18 Lewis Street **Entity Address 2:** Apt. 2  
**Entity City:** Portland **Entity State:** ME **Entity Zip Code:** 04102 **Entity Country:** USA  
**Entity Mailing Address 1:** PO Box 1909 **Entity Mailing Address 2:**  
**Entity Mailing City:** **Entity Mailing State:** ME **Entity Mailing Zip Code:** **Entity Mailing Country:**  
Portland 04104 USA

##### Business Interest in Other State 3

###### Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|   |                                       |                                |
|---|---------------------------------------|--------------------------------|
| Owner First Name: Andrew                    | Owner Last Name: Linegar              | Owner Suffix:                  |
| Entity Legal Name: Glass Water Ventures LLC | Entity DBA:                           |                                |
| Entity Description: Equipment Leasing       |                                       |                                |
| Entity Phone: 207-420-7824                  | Entity Email: AndrewLinegar@gmail.com | Entity Website:                |
| Entity Address 1: 18 Lewis Street           | Entity Address 2: Apt. 2              |                                |
| Entity City: Portland                       | Entity State: ME                      | Entity Zip Code: 04102         |
| Entity Mailing Address 1: PO Box 1909       | Entity Mailing Address 2:             | Entity Country: USA            |
| Entity Mailing City: Portland               | Entity Mailing State: ME              | Entity Mailing Zip Code: 04104 |
|   |                                       | Entity Mailing Country: USA    |

#### Business Interest in Other State 4

Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|   |                                       |                                |
|---|---------------------------------------|--------------------------------|
| Owner First Name: Steven                    | Owner Last Name: Derrey               | Owner Suffix:                  |
| Entity Legal Name: Glass Water Ventures LLC | Entity DBA:                           |                                |
| Entity Description: Equipment Leasing       |                                       |                                |
| Entity Phone: 207-420-7824                  | Entity Email: AndrewLinegar@gmail.com | Entity Website:                |
| Entity Address 1: 18 Lewis Street           | Entity Address 2: Apt. 2              |                                |
| Entity City: Portland                       | Entity State: ME                      | Entity Zip Code: 04102         |
| Entity Mailing Address 1: PO Box 1909       | Entity Mailing Address 2:             | Entity Country: USA            |
| Entity Mailing City: Portland               | Entity Mailing State: ME              | Entity Mailing Zip Code: 04104 |
|   |                                       | Entity Mailing Country: USA    |

#### Business Interest in Other State 5

Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|  |   |                                |
|--|---|--------------------------------|
| Owner First Name: Brandon  | Owner Last Name: Pollock                | Owner Suffix:                  |
| Entity Legal Name: Temescal Wellness Inc.  | Entity DBA:                             |                                |
| Entity Description: Licensed medical cannabis cultivation and dispensary in New Hampshire. |   |                                |
| Entity Phone: 603-285-9383   | Entity Email: info@temescalwellness.com | Entity Website:                |
| Entity Address 1: PO Box 1661  | Entity Address 2:                       |                                |
| Entity City: Hampton   | Entity State: NH                        | Entity Zip Code: 03843         |
| Entity Mailing Address 1: PO Box 1661  | Entity Mailing Address 2:               | Entity Country: USA            |
| Entity Mailing City: Hampton   | Entity Mailing State: NH                | Entity Mailing Zip Code: 03843 |
|  |   | Entity Mailing Country: USA    |

#### Business Interest in Other State 6

Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|  |                                      |                 |
|--|--------------------------------------|-----------------|
| Owner First Name: Nick                           | Owner Last Name: Friedman            | Owner Suffix:   |
| Entity Legal Name: V10 Consulting LLC            | Entity DBA:                          |                 |
| Entity Description: Business Consulting Services |                                      |                 |
| Entity Phone: 413-429-6472                       | Entity Email: nick@v10consulting.com | Entity Website: |
| Entity Address 1: 10041 Topanga Canyon Blvd      | Entity Address 2:                    |                 |

|  |                          |                                     |                             |
|--|--------------------------|-------------------------------------|-----------------------------|
| Entity City: Chatsworth                      | Entity State: CA         | Entity Zip Code: 91311              | Entity Country: USA         |
| Entity Mailing Address 1: 16830 Ventura Blvd |                          | Entity Mailing Address 2: Suite 360 |                             |
| Entity Mailing City: Encino                  | Entity Mailing State: CA | Entity Mailing Zip Code: 91436      | Entity Mailing Country: USA |

#### Business Interest in Other State 7

Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|   |  |                                     |                             |
|---|--|-------------------------------------|-----------------------------|
| Owner First Name: Nick                        | Owner Last Name: Friedman              | Owner Suffix:                       |                             |
| Entity Legal Name: Kit With It LLC            |  | Entity DBA:                         |                             |
| Entity Description: Online Retail Gift Store  |  |                                     |                             |
| Entity Phone: 413-429-6472                    | Entity Email: nfriedman12188@gmail.com | Entity Website:                     |                             |
| Entity Address 1: 2711 Centerville Rd         |  | Entity Address 2: Suite 400         |                             |
| Entity City: Wilmington                       | Entity State: DE                       | Entity Zip Code: 19808              | Entity Country: USA         |
| Entity Mailing Address 1: 2711 Centerville Rd |  | Entity Mailing Address 2: Suite 400 |                             |
| Entity Mailing City: Wilmington               | Entity Mailing State: DE               | Entity Mailing Zip Code: 19808      | Entity Mailing Country: USA |

#### Business Interest in Other State 8

Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|   |  |                                |                             |
|---|--|--------------------------------|-----------------------------|
| Owner First Name: Nick                                | Owner Last Name: Friedman              | Owner Suffix:                  |                             |
| Entity Legal Name: Magellan Unlimited LLC             |  | Entity DBA: The Union PDX      |                             |
| Entity Description: Medical Marijuana Retail Facility |  |                                |                             |
| Entity Phone: 413-429-6472                            | Entity Email: nfriedman12188@gmail.com | Entity Website:                |                             |
| Entity Address 1: 2836 SE Colt Dr.                    |  | Entity Address 2: #179         |                             |
| Entity City: Portland                                 | Entity State: OR                       | Entity Zip Code: 97202         | Entity Country: USA         |
| Entity Mailing Address 1: 2836 SE Colt Dr.            |  | Entity Mailing Address 2: #179 |                             |
| Entity Mailing City: Portland                         | Entity Mailing State: OR               | Entity Mailing Zip Code: 97202 | Entity Mailing Country: USA |

#### Business Interest in Other State 9

Business Interest of an Owner or the Marijuana Establishment: Business Interest of an Owner

|  |  |  |                             |
|--|--|--|-----------------------------|
| Owner First Name: Nick                                     | Owner Last Name: Friedman              | Owner Suffix:                              |                             |
| Entity Legal Name: Northern Passage LLC                    |  | Entity DBA:                                |                             |
| Entity Description: Medical Marijuana Cultivation Facility |  |  |                             |
| Entity Phone: 413-429-6472                                 | Entity Email: nfriedman12188@gmail.com | Entity Website:                            |                             |
| Entity Address 1: 942 Windmere Drive NW                    |  | Entity Address 2:                          |                             |
| Entity City: Salem   | Entity State: OR                       | Entity Zip Code: 97304                     | Entity Country: USA         |
| Entity Mailing Address 1: 9220 Barbur Blvd                 |  | Entity Mailing Address 2: STE 119, PMB 174 |                             |
| Entity Mailing City: Portland                              | Entity Mailing State: OR               | Entity Mailing Zip Code: 97219             | Entity Mailing Country: USA |

#### DISCLOSURE OF INDIVIDUAL INTERESTS

##### Individual 1

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Brandon                                | <b>Last Name:</b> Pollock                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 2

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Brandon                                | <b>Last Name:</b> Pollock                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee             | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 3

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Brandon                                | <b>Last Name:</b> Pollock                  | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Sheffield            | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 4

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Brandon                                | <b>Last Name:</b> Pollock                  | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater          | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 5

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Andrew                                 | <b>Last Name:</b> Linegar                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 6

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Andrew                                 | <b>Last Name:</b> Linegar                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee             | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 7

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Andrew                                 | <b>Last Name:</b> Linegar                  | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Sheffield            | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 8

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Andrew                                 | <b>Last Name:</b> Linegar                  | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater          | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 9

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Steven                                 | <b>Last Name:</b> Derrey                 | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 10

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Steven                                 | <b>Last Name:</b> Derrey                 | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee             | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 11

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Steven                                 | <b>Last Name:</b> Derrey                   | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Sheffield            | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 12

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Steven                                 | <b>Last Name:</b> Derrey                   | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater          | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 13

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Nick                                   | <b>Last Name:</b> Friedman               | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 14

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Nick                                   | <b>Last Name:</b> Friedman               | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee             | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 15

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Nick                                   | <b>Last Name:</b> Friedman                 | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Sheffield            | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 16

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Nick                                   | <b>Last Name:</b> Friedman                 | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater          | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 17

|  |  |                |
|--|--|----------------|
| <b>First Name:</b> Benjamin                              | <b>Last Name:</b> Friedman               | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington    | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 18

|  |  |                |
|--|--|----------------|
| <b>First Name:</b> Benjamin                              | <b>Last Name:</b> Friedman               | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee            | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 19

|  |  |                |
|--|--|----------------|
| <b>First Name:</b> Benjamin                              | <b>Last Name:</b> Friedman                 | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Sheffield           | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 20

|  |  |                |
|--|--|----------------|
| <b>First Name:</b> Benjamin                              | <b>Last Name:</b> Friedman                 | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater         | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 21

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Asher                                  | <b>Last Name:</b> Woodworth              | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 22

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Asher                                  | <b>Last Name:</b> Woodworth                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater          | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 23

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Asher                                  | <b>Last Name:</b> Woodworth              | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 24

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Asher                                  | <b>Last Name:</b> Woodworth              | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee             | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 25

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Hunter                                 | <b>Last Name:</b> Pollock                  | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Sheffield            | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 26

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Hunter                                 | <b>Last Name:</b> Pollock                  | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Cultivator |                |
| <b>Marijuana Establishment City:</b> Bridgewater          | <b>Marijuana Establishment State:</b> MA   |                |

#### Individual 27

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Hunter                                 | <b>Last Name:</b> Pollock                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Great Barrington     | <b>Marijuana Establishment State:</b> MA |                |

#### Individual 28

|   |  |                |
|---|--|----------------|
| <b>First Name:</b> Hunter                                 | <b>Last Name:</b> Pollock                | <b>Suffix:</b> |
| <b>Marijuana Establishment Name:</b> Theory Wellness Inc. | <b>Business Type:</b> Marijuana Retailer |                |
| <b>Marijuana Establishment City:</b> Chicopee             | <b>Marijuana Establishment State:</b> MA |                |

### MARIJUANA ESTABLISHMENT PROPERTY DETAILS

|  |  |
|--|--|
| <b>Establishment Address 1:</b> 1050 Elm Street  |  |
| <b>Establishment Address 2:</b>  |  |
| <b>Establishment City:</b> Bridgewater   | <b>Establishment Zip Code:</b> 02324                 |
| <b>Approximate square footage of the Establishment:</b> 700  | <b>How many abutters does this property have?:</b> 4 |
| <b>Have all property abutters have been notified of the intent to open a Marijuana Establishment at this address?:</b> Yes |  |

### HOST COMMUNITY INFORMATION

Host Community Documentation:

| Document Category                          | Document Name                                | Type | ID                       | Upload Date |
|--|--|------|--------------------------|-------------|
| Plan to Remain Compliant with Local Zoning | Zoning Compliance, TWI Bridgewater.pdf       | pdf  | 5b65e776b60ce4391d87dab4 | 08/04/2018  |
| Community Outreach Meeting Documentation   | Outreach Documentation Bridgewater.pdf       | pdf  | 5b65e77e5a6f093923e4ed09 | 08/04/2018  |
| Certification of Host Community Agreement  | Bridgewater Host Agreement Certification.pdf | pdf  | 5b65e79b03a477392d0a1ebb | 08/04/2018  |
| Community Outreach Meeting Documentation   | Attachment A v2 Bridgewater TWI.jpg          | jpeg | 5b899ac08d67cc394b81c3fe | 08/31/2018  |

Total amount of financial benefits accruing to the municipality as a result of the host community agreement. If the total amount is zero, please enter zero and provide documentation explaining this number.: \$97012.5

### PLAN FOR POSITIVE IMPACT

Plan to Positively Impact Areas of Disproportionate Impact:

| Document Category        | Document Name  | Type | ID                       | Upload Date |
|--------------------------|--|------|--------------------------|-------------|
| Plan for Positive Impact | Plan for Positively Impacting Areas Product Manufacturer.pdf | pdf  | 5b65e9625a6f093923e4ed0f | 08/04/2018  |

### ADDITIONAL INFORMATION NOTIFICATION

Notification: I Understand

### INDIVIDUAL BACKGROUND INFORMATION

#### Individual Background Information 1

Role: Other Role:  
 First Name: Andrew Last Name: Linegar Suffix:  
 RMD Association: RMD Owner  
 Background Question: no

#### Individual Background Information 2

Role: Other Role:  
 First Name: Nicholas Last Name: Friedman Suffix:  
 RMD Association: RMD Owner  
 Background Question: no

#### Individual Background Information 3

Role: Other Role:  
 First Name: Brandon Last Name: Pollock Suffix:  
 RMD Association: RMD Owner  
 Background Question: yes

#### Individual Background Information 4

Role: Other Role:  
 First Name: Hunter Last Name: Pollock Suffix:

RMD Association: RMD Owner

Background Question: yes

#### Individual Background Information 5

Role: Other Role:

First Name: Steven Last Name: Derrey Suffix:

RMD Association: RMD Owner

Background Question: no

#### Individual Background Information 6

Role: Other Role:

First Name: Asher Last Name: Woodworth Suffix:

RMD Association: RMD Owner

Background Question: yes

#### Individual Background Information 7

Role: Other Role:

First Name: Benjamin Last Name: Friedman Suffix:

RMD Association: RMD Owner

Background Question: no

#### Individual Background Information 8

Role: Other Role:

First Name: Matthew Last Name: Gamble Suffix:

RMD Association: RMD Manager

Background Question: no

#### Individual Background Information 9

Role: Other Role:

First Name: James Last Name: Judge Suffix:

RMD Association: RMD Manager

Background Question: no

#### ENTITY BACKGROUND CHECK INFORMATION

##### Entity Background Check Information 1

Role: Other (specify) Other Role: Security Vendor

Entity Legal Name: SIGNET Electronic Systems, Inc Entity DBA:

Entity Description: Security Vendor

Phone: 800-444-9614 Email: becky.rogers@signetgroup.net

Primary Business Address 1: 90 Longwater Drive Primary Business Address 2:

Primary Business City: Norwell Primary Business State: MA Principal Business Zip Code: 02061

Additional Information: Signet Electronic Systems is our primary security vendor, providing alarm and surveillance systems in compliance with 935 CMR 500.110

##### Entity Background Check Information 2

Role: Other (specify) Other Role: Security Vendor

Entity Legal Name: Wayne Alarm Systems, Inc. Entity DBA:

Date generated: 12/03/2020

Page: 11 of 16

**Entity Description:** Security Vendor**Phone:** 781-595-0000**Email:** service@waynealarm.com**Primary Business Address 1:** 424 Essex St.**Primary Business Address 2:****Primary Business City:** Lynn**Primary Business State:** MA**Principal Business Zip Code:**  
01902**Additional Information:** Wayne Alarm Systems is our secondary security vendor, providing a backup system in compliance with 935 CMR 500.110(5)(c).**MASSACHUSETTS BUSINESS REGISTRATION**

Required Business Documentation:

| Document Category  | Document Name  | Type | ID                       | Upload Date |
|--|--|------|--------------------------|-------------|
| Department of Revenue - Certificate of Good standing     | Certificate of Good Standing-DOR (1).pdf                             | pdf  | 5b4f0ec6c7cb5d31f7ff8d15 | 07/18/2018  |
| Secretary of Commonwealth - Certificate of Good Standing | Certificate of Good Standing copy.pdf                                | pdf  | 5b4f0ecf109eba32018f08b0 | 07/18/2018  |
| Bylaws   | Theory By-Laws.pdf   | pdf  | 5b4f0edea18777320b0d8208 | 07/18/2018  |
| Articles of Organization                                 | Articles of Organization Explanation.pdf                             | pdf  | 5b4f0ef2a074053215ddb2b4 | 07/18/2018  |
| Articles of Organization                                 | Theory - Articles of Entity Conversion - Filed.pdf                   | pdf  | 5b4f0efa5c57ce321fac588e | 07/18/2018  |
| Articles of Organization                                 | Articles of Organization (1).pdf                                     | pdf  | 5b4f0f0bdbc95d3229ac4982 | 07/18/2018  |
| Articles of Organization                                 | Theory - Statement of Change of Supplemental Information - Filed.pdf | pdf  | 5b4f0f1c08716131e75c797a | 07/18/2018  |

Certificates of Good Standing:

| Document Category  | Document Name                                      | Type | ID                       | Upload Date |
|--|--|------|--------------------------|-------------|
| Secretary of Commonwealth - Certificate of Good Standing             | TWI_Sec of State_Cert of good standing_7.31.20.pdf | pdf  | 5f3532595fa28707f457fc12 | 08/13/2020  |
| Department of Unemployment Assistance - Certificate of Good standing | TWI_DUI_Cert of good standing_8.3.20.pdf           | pdf  | 5f3532604fa1b607d3b5f1c9 | 08/13/2020  |
| Department of Revenue - Certificate of Good standing                 | TWI_DOR_Cert of good standing_7.31.20.pdf          | pdf  | 5f35326d1e17f807ff968abe | 08/13/2020  |

**Massachusetts Business Identification Number:** 001328993**Doing-Business-As Name:****DBA Registration City:****BUSINESS PLAN**

Business Plan Documentation:

| Document Category | Document Name  | Type | ID                       | Upload Date |
|-------------------|--|------|--------------------------|-------------|
| Proposed Timeline | Theory Wellness Inc Commence Operations Timeline.pdf | pdf  | 5da5c7e051e4622fd8068c11 | 10/15/2019  |

**OPERATING POLICIES AND PROCEDURES**

Policies and Procedures Documentation:

| Document Category  | Document Name   | Type | ID                       | Upload Date |
|--|---|------|--------------------------|-------------|
| Types of products Manufactured.                                | TWI Operating P&P, MPM Product line .pdf                              | pdf  | 5b6627ffb60ce4391d87dad4 | 08/04/2018  |
| Security plan  | TWI Operating P&P, Security Plan MPM.pdf                              | pdf  | 5b662a643774233941392f7b | 08/04/2018  |
| Prevention of diversion  | TWI Operating P&P, Prevention of Diversion MPM.pdf                    | pdf  | 5b662ae58d67cc394b81a8e7 | 08/04/2018  |
| Storage of marijuana   | TWI Operating P&P, Storage MPM.pdf                                    | pdf  | 5b662b4bda72283955c5faa6 | 08/04/2018  |
| Transportation of marijuana                                    | TWI Operating P&P, Transportation of Marijuana MPM.pdf                | pdf  | 5b662ba73f9f81395f1349e2 | 08/04/2018  |
| Quality control and testing                                    | TWI Operating P&P, Quality Control and Testing MPM.pdf                | pdf  | 5b662cbe185bb22d71064ef0 | 08/04/2018  |
| Dispensing procedures  | TWI Operating P&P, Dispensing Procedures MPM.pdf                      | pdf  | 5b662cd0d389b22d7bd62cf5 | 08/04/2018  |
| Personnel policies including background checks                 | TWI Operating P&P, Personnel Policies and Background Checks MPM.pdf   | pdf  | 5b662d2e4e62492d8f3436e7 | 08/04/2018  |
| Maintaining of financial records                               | TWI Operating P&P, Maintaining of Financial Records MPM.pdf           | pdf  | 5b662d650d95792d85f4195c | 08/04/2018  |
| Record Keeping procedures                                      | TWI Operating P&P, Record Keeping Procedures MPM.pdf                  | pdf  | 5b662d854e62492d8f3436eb | 08/04/2018  |
| Qualifications and training                                    | TWI Operating P&P, Qualifications and Training MPM.pdf                | pdf  | 5b662db4cea8212d4c7b4257 | 08/04/2018  |
| Security plan  | TWI Operating P&P, Bridgewater Hours of Operation, Contact Person.pdf | pdf  | 5b662dcd5e9b3d2d528a6852 | 08/04/2018  |
| Inventory procedures   | TWI Operating P&P, Inventory Procedures MPM.pdf                       | pdf  | 5b66312ed389b22d7bd62cff | 08/04/2018  |
| Method used to produce products                                | TWI Operating P&P, MPM Product Production Methods .pdf                | pdf  | 5b6631634e62492d8f3436f1 | 08/04/2018  |
| Sample of unique identifying marks used for branding           | TWI Operating P&P, Branding MPM.pdf                                   | pdf  | 5b670f1503a477392d0a1f02 | 08/05/2018  |
| Separating recreational from medical operations, if applicable | TWI Operating P&P, MPM Separation.pdf                                 | pdf  | 5b6a0aa203a477392d0a2101 | 08/07/2018  |
| Restricting Access to age 21 and older                         | TWI Operating P&P, 21+ Restriction MPM.pdf                            | pdf  | 5b6a0b110d95792d85f41bb2 | 08/07/2018  |
| Diversity plan   | Theory Wellness – Revised Diversity Plan.pdf                          | pdf  | 5d71550d32375f1de7f6e36c | 09/05/2019  |

#### ATTESTATIONS

I certify that no additional entities or individuals meeting the requirement set forth in 935 CMR 500.101(1)(b)(1) or 935 CMR 500.101(2)(c)(1) have been omitted by the applicant from any marijuana establishment application(s) for licensure submitted to the Cannabis Control Commission.: I Agree

I understand that the regulations stated above require an applicant for licensure to list all executives, managers, persons or entities having direct or indirect authority over the management, policies, security operations or cultivation operations of the Marijuana Establishment; close associates and members of the applicant, if any; and a list of all persons or entities contributing 10% or more of the initial capital to operate the Marijuana Establishment including capital that is in the form of land or buildings.: I Agree

I certify that any entities who are required to be listed by the regulations above do not include any omitted individuals, who by themselves, would be required to be listed individually in any marijuana establishment application(s) for licensure submitted to the Cannabis Control Commission.:

I Agree

**Notification:** I Understand

I certify that any changes in ownership or control, location, or name will be made pursuant to a separate process, as required under 935 CMR 500.104(1), and none of those changes have occurred in this application.: I Agree

I certify that to the best knowledge of any of the individuals listed within this application, there are no background events that have arisen since the issuance of the establishment's final license that would raise suitability issues in accordance with 935 CMR 500.801.: I Agree

I certify that all information contained within this renewal application is complete and true.: I Agree

#### ADDITIONAL INFORMATION NOTIFICATION

**Notification:** I Understand

#### COMPLIANCE WITH POSITIVE IMPACT PLAN

##### Progress or Success Goal 1

**Description of Progress or Success:** Theory has also undertaken a Social Equity program, which was not part of our original plan however is an important part of our ongoing plan. We recently selected an Economic Empowerment Applicant "Legal Greens LLC" to be our first participant in the program. This program will assist Legal Greens by: a. Providing the company with \$100,000 in no interest loans – we expect to have this loan complete by September 15th, 2019. b. Providing the company with \$150,000 worth of initial cannabis inventory. They will pay TWI back for this inventory once it has been sold. c. Assisting with all aspects of Legal Green's business plan and execution, including: i. State and local licensing ii. Banking and other professional service relationships iii. Dispensary design and construction iv. Standard operating procedures v. Safety and security plans

#### COMPLIANCE WITH DIVERSITY PLAN

##### Diversity Progress or Success 1

**Description of Progress or Success:** One aspect of our Diversity plan is to create a diverse management team.

At the moment, our management team is: 27.7% female (includes supervisors) 11.1% diverse (includes supervisors) 5.6% diverse & female management.

Diverse for this analysis means black or African American, Asian, American Indian, from other races, or from two or more races. We want to continue to improve on these metrics next year, and will be especially focused on promoting from within our company and training a diverse set of individuals to become leaders.

##### Diversity Progress or Success 2

**Description of Progress or Success:** The second goal of our plan was to recruit a diverse workforce. We want to be more diverse than the demographics of Plymouth county, where we operate our Marijuana Product Manufacturer. The racial makeup of Plymouth County is 85.5% white, 7.2% black or African American, 1.2% Asian, 0.2% American Indian, 3.2% from other races, and 2.6% from two or more races according to the 2010 Census.

We have not yet met our goal, as the makeup of our employment base is 10.6% non-white.

Our goal for next year is to exceed the goal of employing a more diverse workforce than the average demographics of Plymouth County.

##### Diversity Progress or Success 3

**Description of Progress or Success:** The third goal of our plan was to create a workplace that is free from discrimination. We are proud to have received no discrimination complaints since our plan was formed. We have held sexual harassment training for our employees, and have an anonymous 1-800 number that could be used to report discrimination.

#### PRODUCT MANUFACTURER SPECIFIC REQUIREMENTS

##### Item 1

Label Picture:

| Document Category | Document Name    | Type | ID                       | Upload Date |
|-------------------|------------------|------|--------------------------|-------------|
|                   | Chew - Label.png | png  | 5d72cf8f38be9e227ac53879 | 09/06/2019  |

**Name of Item:** Chew **Item Type:** Edible MIP

**Item Description:** Gummy chews, 5 MG or less per chew. These are sold in the following flavors:

- Grape
- Watermelon
- Green Apple
- Mango
- Raspberry

We use a variety of strains to make the cannabis concentrate that is used to dose this product.

#### Item 2

| Document Category | Document Name       | Type | ID                       | Upload Date |
|-------------------|---------------------|------|--------------------------|-------------|
|                   | Topical - Label.png | png  | 5d72d00832375f1de7f6e70c | 09/06/2019  |

**Name of Item:** Topical lotion **Item Type:** Non-Edible MIP

**Item Description:** We manufacturer the following topical products:

- Body oil
- Salve
- Muscle cream

We use a variety of strains to make the cannabis concentrate that is used to dose this product.

#### Item 3

| Document Category | Document Name        | Type | ID                       | Upload Date |
|-------------------|----------------------|------|--------------------------|-------------|
|                   | Tincture - Label.png | png  | 5d72d0f1d4b61e1ddc08d146 | 09/06/2019  |

**Name of Item:** Tincture **Item Type:** Tincture

**Item Description:** Tinctures are made with coconut oil that is infused with cannabis concentrate. They are not flavored. Forms of tincture that we manufacturer are:

- THC dominant
- CBD dominant
- 1:1 THC to CBD ratio

We use a variety of strains to make the cannabis concentrate that is used to dose this product.

#### Item 4

| Document Category | Document Name     | Type | ID                       | Upload Date |
|-------------------|-------------------|------|--------------------------|-------------|
|                   | T-Pen - Label.png | png  | 5d72d1a038be9e227ac53885 | 09/06/2019  |

**Name of Item:** T Pen vaporizer cartridge **Item Type:** Concentrate

**Item Description:** T-Pen vaporizer cartridges contain .5 ML of cannabis concentrate. This concentrate is extracted using Co2.

We use a variety of strains to make the cannabis concentrate that is used to create this product.

Date generated: 12/03/2020

#### Item 5

| Document Category | Document Name       | Type | ID                       | Upload Date |
|-------------------|---------------------|------|--------------------------|-------------|
|                   | Shatter - Label.png | png  | 5d753840271f0d1dcaf318a8 | 09/08/2019  |

**Name of Item:** Cannabis Concentrate

**Item Type:** Concentrate

**Item Description:** We produce cannabis concentrates using Ethanol extraction. We use a variety of strains to produce cannabis concentrates. Types of cannabis concentrates we produce are:

-Shatter  
-Wax  
-Sugar  
-Crumble  
-Sap

#### Item 6

| Document Category | Document Name        | Type | ID                       | Upload Date |
|-------------------|----------------------|------|--------------------------|-------------|
|                   | Pre-roll - Label.png | png  | 5d75398eaf9d6f1dd58a261f | 09/08/2019  |

**Name of Item:** Pre Rolled Joint

**Item Type:** Flower

**Item Description:** We produce pre rolled joints by grinding up flower and placing it in paper cones. We use a variety of strains to make this product.

This product comes in:

1 gram size  
0.5 gram size

#### HOURS OF OPERATION

Monday From: 5:00 AM      Monday To: 10:00 PM  
Tuesday From: 5:00 AM      Tuesday To: 10:00 PM  
Wednesday From: 5:00 AM      Wednesday To: 10:00 PM  
Thursday From: 5:00 AM      Thursday To: 10:00 PM  
Friday From: 5:00 AM      Friday To: 10:00 PM  
Saturday From: 5:00 AM      Saturday To: 10:00 PM  
Sunday From: 5:00 AM      Sunday To: 10:00 PM

## **Theory Wellness Inc.**

### *Plan to Remain Compliant with Local Zoning Cultivator and Product Manufacturer Application*

#### **Overview**

Theory Wellness Inc. (“TWI”) currently operates as a Registered Marijuana Dispensary (“RMD”) in Bridgewater (at the same address as our proposed Marijuana Cultivator and Marijuana Product Manufacturer). To date, we have been compliant with the Town’s local zoning bylaw in respect to our operation of an RMD. TWI currently holds a special permit from the Town of Bridgewater to cultivate marijuana and produce marijuana products as an RMD.

#### **Bridgewater Zoning Bylaw Status**

Bridgewater does not currently have a zoning bylaw that governs Marijuana Cultivators or Marijuana Product Manufacturers (the only bylaw is related to RMDs).

On December 19<sup>th</sup> 2017, the Town passed a zoning bylaw that prohibited the operation of Marijuana Retailers, but did not prohibit the operation of Marijuana Cultivators or Marijuana Product Manufacturers.

Thus, TWI’s location in an industrial zoning district, where we cultivate marijuana and produce marijuana products under the Medical Use of Marijuana program, is deemed a compliant location for a Marijuana Cultivator and a Marijuana Product Manufacturer.

#### **Plan to remain compliant with local zoning in the future:**

TWI has a good relationship with the Town, whom we would work with if there were any proposed changes to local zoning or licensure that would impact our operations.

TWI does expect in the future that the Town will create zoning bylaws governing our use, which would likely include a Special Permit process. There have been proposals for this, however nothing has yet been formalized.

## Community Outreach Meeting Attestation Form

The applicant must complete each section of this form and initial each page before uploading it to the application. Failure to complete a section will result in the application being deemed incomplete. Instructions to the applicant appear in italics. Please note that submission of information that is “misleading, incorrect, false, or fraudulent” is grounds for denial of an application for a license pursuant to 935 CMR 500.400(1).

I, Brandon Pollock, *(insert name)* attest as an authorized representative of Theory Wellness Inc. *(insert name of applicant)* that the applicant has complied with the requirements of 935 CMR 500 and the guidance for licensed applicants on community outreach, as detailed below.

1. The Community Outreach Meeting was held on 4/23/2018 *(insert date)*.
2. A copy of a notice of the time, place, and subject matter of the meeting, including the proposed address of the Marijuana Establishment, was published in a newspaper of general circulation in the city or town on 4/12/2018 *(insert date)*, which was at least seven calendar days prior to the meeting. A copy of the newspaper notice is attached as Attachment A *(please clearly label the newspaper notice in the upper right hand corner as Attachment A and upload it as part of this document)*.
3. A copy of the meeting notice was also filed on 4/13/2018 *(insert date)* with the city or town clerk, the planning board, the contracting authority for the municipality, and local licensing authority for the adult use of marijuana, if applicable. A copy of the municipal notice is attached as Attachment B *(please clearly label the municipal notice in the upper right-hand corner as Attachment B and upload it as part of this document)*.
4. Notice of the time, place and subject matter of the meeting, including the proposed address of the Marijuana Establishment, was mailed on 4/13/2018 *(insert date)*, which was at least seven calendar days prior to the community outreach meeting to abutters of the proposed address of the Marijuana Establishment, and residents within 300 feet of the property line of the petitioner as they appear on the most recent applicable tax list, notwithstanding that the land of any such owner is located in another city or town. A copy of one of the notices sent to abutters and parties of interest as described in this section is attached as Attachment C *(please clearly label the municipal notice in the upper right hand corner as Attachment C and upload it as part of this document; please only include a copy of one notice and please black out the name and the address of the addressee)*.



5. Information was presented at the community outreach meeting including:
  - a. The type(s) of Marijuana Establishment to be located at the proposed address;
  - b. Information adequate to demonstrate that the location will be maintained securely;
  - c. Steps to be taken by the Marijuana Establishment to prevent diversion to minors;
  - d. A plan by the Marijuana Establishment to positively impact the community; and
  - e. Information adequate to demonstrate that the location will not constitute a nuisance as defined by law.
6. Community members were permitted to ask questions and receive answers from representatives of the Marijuana Establishment.

Chairman  
Sandra M. Wright  
Gregory M. Hanley  
PLYMOUTH COUNTY  
COMMISSIONERS

13676902 4/10/18

## MARIJUANA

Notice is hereby given that a Community Outreach Meeting for a proposed Marijuana Establishment is scheduled for 4/23/2018 at 6:00 PM EST at the Residence Inn Bridgewater, located at 2020 Pleasant Street, Bridgewater MA 02324. The proposed Marijuana Cultivator and Marijuana Product Manufacturer is anticipated to be located at 1050 Elm Street, Bridgewater MA 02324. There will be an opportunity for the public to ask questions.

13678281 4/12/18

representative appointed  
under the MUPC

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WITNESS,  
Hon. Edward  
First Justice  
March 21, 20

Regis

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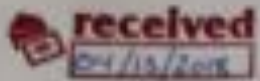
Attachment B

4/13/2018

**To the Bridgewater Town Clerk:**

Notice is hereby given that a Community Outreach Meeting for a proposed Marijuana Establishment is scheduled for 4/23/2018 at 6:00 PM EST at the Residence Inn Bridgewater, located at 2020 Pleasant Street, Bridgewater MA 02324. The proposed Marijuana Cultivator and Marijuana Product Manufacturer is anticipated to be located at 1050 Elm Street, Bridgewater MA 02324. There will be an opportunity for the public to ask questions.

RECEIVED  
TOWN CLERK'S OFFICE  
BRIDGEWATER, MA  
13 APR 13 A 9 21



Attachment B

4/13/2018

To the Bridgewater Town Council:

Notice is hereby given that a Community Outreach Meeting for a proposed Marijuana Establishment is scheduled for 4/23/2018 at 6:00 PM EST at the Residence Inn Bridgewater, located at 2020 Pleasant Street, Bridgewater MA 02324. The proposed Marijuana Cultivator and Marijuana Product Manufacturer is anticipated to be located at 1050 Elm Street, Bridgewater MA 02324. There will be an opportunity for the public to ask questions.

4/13/2018

**To the Bridgewater Planning Board:**

Notice is hereby given that a Community Outreach Meeting for a proposed Marijuana Establishment is scheduled for 4/23/2018 at 6:00 PM EST at the Residence Inn Bridgewater, located at 2020 Pleasant Street, Bridgewater MA 02324. The proposed Marijuana Cultivator and Marijuana Product Manufacturer is anticipated to be located at 1050 Elm Street, Bridgewater MA 02324. There will be an opportunity for the public to ask questions.



Attachment C

4/13/2018

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This notice is being provided to all abutters within 300 feet of 1050 Elm Street, Bridgewater MA 02324.

## Host Community Agreement Certification Form

The applicant and contracting authority for the host community must complete each section of this form before uploading it to the application. Failure to complete a section will result in the application being deemed incomplete. Instructions to the applicant and/or municipality appear in italics. Please note that submission of information that is “misleading, incorrect, false, or fraudulent” is grounds for denial of an application for a license pursuant to 935 CMR 500.400(1).

### Applicant

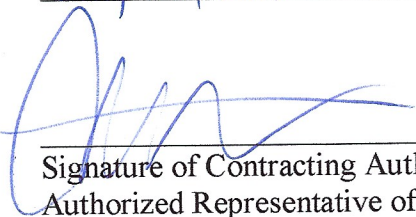
I, Brandon Pollock, (*insert name*) certify as an authorized representative of Theory Wellness Inc. (*insert name of applicant*) that the applicant has executed a host community agreement with Town of Bridgewater (*insert name of host community*) pursuant to G.L.c. 94G § 3(d) on 7/24/2018 (*insert date*).



Signature of Authorized Representative of Applicant

### Host Community

I, Michael Dutton, (*insert name*) certify that I am the contracting authority or have been duly authorized by the contracting authority for Town of Bridgewater (*insert name of host community*) to certify that the applicant and Town of Bridgewater (*insert name of host community*) has executed a host community agreement pursuant to G.L.c. 94G § 3(d) on July 26, 2018 (*insert date*).



Signature of Contracting Authority or  
Authorized Representative of Host Community

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No fee, 1st & sec.  
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**NOTICES**  
**Legal**  
Commonwealth of Massachusetts  
Plymouth County  
Plymouth County Commissioners  
NOTICE OF PUBLIC HEARING  
The Plymouth County Commissioners shall hold a PUBLIC HEARING pursuant to M.G.L. Ch. 34, section 14 on Thursday, May 3, 2018 at 5:30 p.m. at the Brockton Satellite Office of the Plymouth County Registry of Deeds, 155 West Elm Street, 2nd Floor, Room 231, Brockton, MA on the proposed sale of Real Property located at 155 West Elm Street in Brockton, MA and county owned abutting properties.

**Legal**  
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Plymouth County  
Plymouth County Commissioners  
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Commonwealth of Massachusetts  
Plymouth County  
Plymouth County Commissioners  
NOTICE OF PUBLIC HEARING  
The Plymouth County Commissioners shall hold a PUBLIC HEARING pursuant to M.G.L. Ch. 34, section 14 on Thursday, May 3, 2018 at 5:30 p.m. at the Brockton Satellite Office of the Plymouth County Registry of Deeds, 155 West Elm Street, 2nd Floor, Room 231, Brockton, MA on the proposed sale of Real Property located at 155 West Elm Street in Brockton, MA and county owned abutting properties.

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## Theory Wellness, Municipal Cost Documentation Request for State License >



**Brandon Pollock** <brandon@theorywellness.org>

8:24 AM (0 minutes ago)



to ASULMONTE, Michael, LGUERRINI, Nick ▾

Good morning,

I hope everyone is doing well.

As part of our state license renewal process, there is a new process. Specifically, we are required to request the costs incurred by the Town to date, and the anticipated future costs, from our operations. Specifically, as seen on [page 49 of this guidance](#), we request the following:

"in accordance with M.G.L. c. 94G, § 3(d), any cost to a city or town imposed by the operation of a ME or MTC shall be documented and considered a public record as defined by M.G.L. c. 4, § 7, cl. 26. Documentation shall include the request and the substantive response from the city or town that includes the actual and anticipated expenses resulting from the operation."

If you could please help here it would be much appreciated.

Thank you,  
Brandon

--

Brandon Pollock  
CEO | Theory Wellness

## **Theory Wellness Inc.**

### *Plan for Areas of Disproportionate Impact Product Manufacturer Application*

Theory Wellness Inc. (“TWI”) is committed to having a positive impact on areas of disproportionate impact, as defined by the Commission. The closest community of disproportionate impact to our proposed Marijuana Product Manufacturer is **Brockton, MA**, which is a city about 7 miles away from our proposed Marijuana Product Manufacturer in Bridgewater, MA. In order to have a positive impact on the City of Brockton, TWI will:

1. To the extent such practice and its implementation are consistent with federal, state, and municipal laws and regulations, make efforts in a legal and non-discriminatory manner to give priority to local, businesses, suppliers, contractors, builders and vendors in the provision of goods and services called for in the maintenance and continued operation of our proposed Marijuana Product Manufacturer. TWI expects that through these efforts, we will provide economic stimulus to businesses and individuals based in Brockton. In the past, TWI has already utilized vendors based in Brockton during the construction of our RMD.
2. To the extent such practice and its implementation are consistent with federal, state, and municipal laws and regulations, make efforts in a legal and non-discriminatory manner to give priority to local individuals for employment at our proposed Marijuana Product Manufacturer. TWI expects that through these efforts, we will provide economic stimulus to individuals based in and around Brockton.
3. TWI will give automatic in person interviews to any job applicants whom participated in the Commission’s Social Equity Program
4. TWI will hold a once per year employment fair in Brockton. At this event, interested employees will be able to learn about the cannabis industry, our company, and how to apply for a position within TWI. Representatives from TWI’s leadership team will attend this job fair and will provide insight to interested individuals on how best to become a part of the legal cannabis industry.
5. TWI will hold a once per year educational seminar in Brockton, designed to assist potential entrepreneurs enter the cannabis industry. At this event, interested individuals will be able to discuss with representatives from TWI’s leadership team the following:
  - a. Business plan review and any questions on how to apply for a cannabis business license in the Commonwealth

- b. General questions and answers on starting and operating a Marijuana Establishment
  - c. How to get involved in the cannabis industry, whether through working at a company such as TWI or working with advocacy groups
  - d. How to raise capital in the cannabis industry
  - e. How to locate real estate and negotiate lease agreements
6. TWI will not discriminate against individuals whom have non-disqualifying cannabis related criminal records when hiring for our Marijuana Establishment.

TWI also will positively contribute to other areas of disproportionate impact in the Commonwealth by:

1. TWI will sponsor and participate in cannabis industry events that are designed to encourage individuals harmed by the war on drugs to participate in the cannabis industry. For example, TWI was a sponsor and participant in an the event *"Equity and Opportunity: A Jobs Fair and CORI Sealing Clinic for a New Economy."* This event was held July 25<sup>th</sup> at Roxbury Community College.
2. TWI financially supports cannabis advocacy groups such Massachusetts Recreational Consumer Council, the Massachusetts Patient Advocacy Alliance, and the Massachusetts Growers Advocacy Council. By donating to these organizations, TWI helps them achieve their goals, which include helping individuals enter the cannabis industry. Many of these individuals come from communities that were disproportionately impacted.
3. To the extent such practice and its implementation are consistent with federal, state, and municipal laws and regulations, TWI will make efforts in a legal and non-discriminatory manner to give priority to businesses, suppliers, contractors, builders and vendors in the provision of goods and services called for in the maintenance and continued operation of our proposed Marijuana Product Manufacturer that are based in areas of disproportionate impact, as defined by the Commission. For example, one of our security vendors, Wayne Alarm Systems, is based in Lynn, which is a city that the Commission determined had disproportionate impact.



Commonwealth of Massachusetts  
Department of Revenue  
Christopher C. Harding, Commissioner

mass.gov/dor

Letter ID: L0234772608  
Notice Date: June 11, 2018  
Case ID: 0-000-551-195



## CERTIFICATE OF GOOD STANDING AND/OR TAX COMPLIANCE



THEORY WELLNESS  
38 MONTVALE AVE STE 210  
STONEHAM MA 02180-2446

### *Why did I receive this notice?*

The Commissioner of Revenue certifies that, as of the date of this certificate, THEORY WELLNESS is in compliance with its tax obligations under Chapter 62C of the Massachusetts General Laws.

This certificate doesn't certify that the taxpayer is compliant in taxes such as unemployment insurance administered by agencies other than the Department of Revenue, or taxes under any other provisions of law.

**This is not a waiver of lien issued under Chapter 62C, section 52 of the Massachusetts General Laws.**

### *What if I have questions?*

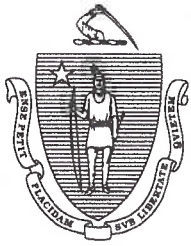
If you have questions, call us at (617) 887-6367 or toll-free in Massachusetts at (800) 392-6089, Monday through Friday, 8:30 a.m. to 4:30 p.m..

### *Visit us online!*

Visit [mass.gov/dor](http://mass.gov/dor) to learn more about Massachusetts tax laws and DOR policies and procedures, including your Taxpayer Bill of Rights, and MassTaxConnect for easy access to your account:

- Review or update your account
- Contact us using e-message
- Sign up for e-billing to save paper
- Make payments or set up autopay

Edward W. Coyle, Jr., Chief  
Collections Bureau



William Francis Galvin  
Secretary of the  
Commonwealth

*The Commonwealth of Massachusetts*  
*Secretary of the Commonwealth*  
*State House, Boston, Massachusetts 02133*

Date: June 06, 2018

To Whom It May Concern :

I hereby certify that according to the records of this office,

**THEORY WELLNESS, INC.**

is a domestic corporation organized on **May 22, 2018** , under the General Laws of the Commonwealth of Massachusetts. I further certify that there are no proceedings presently pending under the Massachusetts General Laws Chapter 156D section 14.21 for said corporation's dissolution; that articles of dissolution have not been filed by said corporation; that, said corporation has filed all annual reports, and paid all fees with respect to such reports, and so far as appears of record said corporation has legal existence and is in good standing with this office.



In testimony of which,  
I have hereunto affixed the  
Great Seal of the Commonwealth  
on the date first above written.

*William Francis Galvin*

Secretary of the Commonwealth

Certificate Number: 18060123890

Verify this Certificate at: <http://corp.sec.state.ma.us/CorpWeb/Certificates/Verify.aspx>

Processed by:

BYLAWS  
OF  
THEORY WELLNESS, INC.

## BYLAWS OF THEORY WELLNESS, INC.

### ARTICLE I OFFICES

**Section 1.01 Principal Office.** The principal office of the Corporation shall be located at such place within the Commonwealth of Massachusetts as shall be fixed from time to time by the board of Directors, and if no place is fixed by the board of Directors, such place as shall be fixed by the President.

### ARTICLE II SHAREHOLDERS

**Section 2.01 Place of Meeting.** Meetings of the shareholders shall be held at any place within or without the Commonwealth of Massachusetts that may be designated by the board of Directors. Absent such designation, meetings shall be held at the principal office. The board of Directors may, in its discretion, determine that the meeting may be held solely by means of remote electronic communication. If authorized by the board of Directors, and subject to any guidelines and procedures adopted by the board of Directors, shareholders not physically present at a meeting of shareholders, may participate in a meeting of shareholders by means of electronic transmission by and to the Corporation or electronic video screen communication; and, may be considered present in person and may vote at a meeting of shareholders, whether held at a designated place or held solely by means of electronic transmission by and to the Corporation or electronic video screen communication, subject to the conditions imposed by applicable law.

**Section 2.02 Annual Meeting.** The annual meeting of shareholders of this Corporation shall be held on such date and at such time as may be designated from time to time by the board of Directors. At the annual meeting, Directors shall be elected, and any other business may be transacted that is within the power of the shareholders and allowed by law, provided, however, that, unless the notice of meeting, or the waiver of notice of such meeting, sets forth the general nature of any proposal to (i) approve or ratify a contract or transaction with a Director or with a corporation, firm, or association in which a Director has an interest; (ii) amend the Articles of Organization of this Corporation (the “**Articles of Organization**”); (iii) approve a reorganization or merger involving this Corporation; (iv) elect to wind up and dissolve this Corporation; or (v) effect a plan of distribution upon liquidation otherwise than in accordance with the liquidation preferences of outstanding shares with liquidation preferences, no such proposal may be approved at an annual meeting.

**Section 2.03 Special Shareholders’ Meetings.** Special meetings of the shareholders, for any purpose whatsoever, may be called at any time by the President, the board of Directors, or by shareholders entitled to cast not less than twenty percent (20%) of the corporation’s voting power. Any person entitled to call a special meeting of shareholders (other than the board of Directors) may make a written request to the chair of the board (if any), President, vice President, or secretary, specifying the general purpose of such meeting and the date, time and place of the meeting, which date shall be not less than thirty-five (35) days nor more than sixty (60) days after the receipt by such officer of the request. Within twenty (20) days after receipt of the request, the officer receiving such request forthwith shall cause notice to be given to the shareholders entitled

to vote at such meeting, stating that a meeting will be held on the date and at the time and place requested by the person or persons requesting a meeting and stating the general purpose of the meeting. If such notice is not given twenty (20) days after receipt by the officer of the request, the person or persons requesting the meeting may give such notice. No business shall be transacted at a special meeting unless its general nature shall have been specified in the notice of such meeting, provided, however, that any business may be validly transacted if the requirements for such validity, as provided in Section 2.12 of these Bylaws, are met.

**Section 2.04 Shareholder Nominations and Proposals.** For business (including, but not limited to Director nominations) to be properly brought before an annual or special meeting by a shareholder, the shareholder or shareholders of record intending to propose the business (the “**proposing shareholder**”) must have given written notice of the proposing shareholder’s nomination or proposal, either by personal delivery, e-mail (without notice of failure), or by the United States mail to the secretary of the Corporation. In the case of an annual meeting, the proposing shareholder must give such notice to the secretary of the Corporation no earlier than one hundred-twenty (120) calendar days and no later than ninety (90) calendar days before the date such annual meeting is to be held. If the current year’s meeting is called for a date that is not within thirty (30) days of the anniversary of the previous year’s annual meeting, notice must be received not later than ten (10) calendar days following the day on which public announcement of the date of the annual meeting is first made. In no event will an adjournment or postponement of an annual meeting of shareholders begin a new time period for giving a proposing shareholder’s notice as provided above.

For business to be properly brought before a special meeting of shareholders, the notice of meeting sent by or at the direction of the person calling the meeting must set forth the nature of the business to be considered. A shareholder or shareholders who have made a written request for a special meeting pursuant to Section 2.03 of these Bylaws may provide the information required for notice of a shareholder proposal under this Section simultaneously with the written request for the meeting submitted to the secretary or within ten (10) calendar days after delivery of the written request for the meeting to the secretary.

A proposing shareholder’s notice shall include as to each matter the proposing shareholder proposes to bring before either an annual or special meeting:

- (a) The name(s) and address(es) of the proposing shareholder(s).
- (b) The classes and number of shares of capital stock of the Corporation held by the proposing shareholder.
- (c) If the notice regards the nomination of a candidate for election as Director:
  - (i) The name, age, business, and residence address of the candidate;
  - (ii) The principal occupation or employment of the candidate; and
  - (iii) The class and number of shares of the Corporation beneficially owned by the candidate.

(d) If the notice is in regard to a proposal other than a nomination of a candidate for election as Director, a brief description of the business desired to be brought before the meeting and the material interest of the proposing shareholder of such proposal.

**Section 2.05 Notice of Shareholders' Meeting.** Except as otherwise provided by law, written notice stating the place, day, and hour of the meeting, and, in case of a special meeting, the nature of the business to be transacted at the meeting, shall be given at least ten (10) days (or, if sent by third class mail, thirty (30) days) and not more than sixty (60) days before the meeting. In the case of an annual meeting, notice will include matters the Corporation's board of Directors intends, at the time of the giving of the first of such notices, to present to the shareholders for action, and in the case of a meeting at which Directors are to be elected, the names of nominees that the board of Directors, at the time of the giving of the first of such notices, intends to present to the shareholders for election. Proof that notice was given shall be made by a signed statement of the secretary, assistant secretary, transfer agent, or Director, or of the person acting under the direction of any of the foregoing, who gives such notice, and such proof of notice shall be made part of the minutes of the meeting. Such affidavit shall be prima facie evidence of the giving of such notice. It shall not be necessary to state in a notice of any meeting of shareholders as a purpose thereof any matter relating to the procedural aspects of the conduct of such meeting.

Notice shall be given personally, by electronic transmission, or by mail, by or at the direction of the secretary, or the officer or person calling the meeting, to each shareholder entitled to vote at the meeting. If remote participation in the meeting has been authorized by the board of Directors, the notice shall also provide a description of the means of any electronic transmission by and to the Corporation or electronic video screen communication by which shareholders may be considered present and may vote and otherwise participate at the meeting.

If mailed, the notice shall be deemed to be given when deposited in the United States mail addressed to the shareholder at the shareholder's address as it appears on the share transfer records of the Corporation, with postage thereon prepaid. Notice may be given to the shareholder by electronic transmission with the consent of the shareholder. Notice by electronic transmission is deemed given when the notice satisfies any of the following requirements:

(a) Transmitted to a facsimile number provided by the shareholder for the purpose of receiving notice.

(b) Transmitted to an electronic mail address provided by the shareholder for the purpose of receiving notice.

(c) Posted on an electronic network, with a separate notice sent to the shareholder at the address provided by the shareholder for the purpose of alerting the shareholder of a posting.

(d) Communicated to the shareholder by any other form of electronic transmission consented to by the shareholder.

Notice shall not be given by electronic transmission to a shareholder after either (i) the Corporation is unable to deliver two consecutive notices to such shareholder by such means or (ii) the inability to deliver such notices to such shareholder becomes known to any person responsible for giving

such notices. Any person entitled to notice of a meeting may file a written waiver of notice with the secretary either before or after the time of the meeting. The participation or attendance at a meeting of a person entitled to notice constitutes waiver of notice, except where the person objects, at the beginning of the meeting, to the lawfulness of the convening of the meeting and except that attendance is not a waiver of any right to object to conducting business at a meeting that is required to be included in the notice of the meeting, but not so included.

**Section 2.06 Persons Entitled to Vote.** Except as otherwise provided by law, and except when a record date has been fixed, only persons in whose names shares entitled to vote stand on the stock records of the Corporation at the close of business on the business day next preceding the day on which notice is given shall be entitled to notice of a shareholders' meeting, or to vote at such meeting. In the event notice is waived, only persons in whose names shares entitled to vote stand on the stock records of the Corporation at the close of business on the business day next preceding the day on which the meeting is held shall be entitled to vote. If no record date has been fixed, the record date shall be:

(a) For determining shareholders entitled to give consent to action by the Corporation without a meeting, the day on which the first written consent is given.

(b) For determining shareholders for any other purpose, the later of (i) the day on which the board of Directors adopts the resolution relating thereto, or (ii) the sixtieth (60<sup>th</sup>) day prior to the date of such other action.

**Section 2.07 Fixing the Record Date.** The board of Directors may fix a time in the future as a record date to determine the shareholders entitled to notice of, and to vote at, any meeting of shareholders or give written consent to action by the Corporation without a meeting or entitled to receive any dividend or distribution, or to any change, conversion, or exchange of shares.

A record date fixed under this Section may not be more than sixty (60) days or less than ten (10) days before the meeting or more than sixty (60) days before any other action requiring a determination of shareholders. When a record date is so fixed, only shareholders of record at the close of business on that date are entitled to notice of and to vote at the meeting or to receive the dividend, distribution, or allotment of rights, or to exercise the rights, as the case may be, notwithstanding any transfer of any shares on the books of the Corporation after the record date. In the event any meeting of shareholders is adjourned for more than forty-five (45) days from the date set for the original meeting, the board shall fix a new record date for purposes of giving notice of, and determining the holders of shares entitled to vote at, such adjourned meeting.

**Section 2.08 Quorum of and Action by Shareholders.** The presence at a meeting in person or by proxy of the persons entitled to vote a majority of the voting shares constitutes a quorum for the transaction of business. The shareholders present at a duly called or held meeting at which a quorum is present may continue to do business until adjournment notwithstanding the withdrawal of such number of shareholders so as to leave less than a quorum, if any action taken, other than adjournment, is approved by at least a majority of the shares required to constitute a quorum, except as otherwise provided by law. Except as otherwise provided by law, herein or in

the Articles of Organization, the affirmative vote of a majority of the shares represented at a meeting at which a quorum is present, shall be the act of the shareholders.

**Section 2.09 Adjourned Meetings and Notice Thereof.** Any shareholders' meeting, annual or special, whether or not a quorum is present, may be adjourned from time to time by a vote of the majority of the shares present, in person or proxy. When a meeting is adjourned for forty-five (45) days or more, or if a new record date for the adjourned meeting is fixed by the board of Directors, notice of the adjourned meeting shall be given to such shareholders of record entitled to vote at the adjourned meeting, as in the case of any original meeting. When a meeting is adjourned for less than forty-five (45) days, and a new record date is not fixed by the board of Directors, it shall not be necessary to give any notice of the time and place of the adjourned meeting, means of electronic transmission or electronic video screen communication, if any, or of the business to be transacted thereat other than by announcement at the meeting at which the adjournment is taken, provided only business that might have been transacted at the original meeting may be conducted at such adjourned meeting.

**Section 2.10 Conduct of Meetings.** The board of Directors may adopt by resolution rules and regulations for the conduct of meetings of the shareholders as it shall deem appropriate. At every meeting of the shareholders, the President, or in his or her absence or inability to act, a Director or officer designated by the board of Directors shall serve as the presiding officer. The secretary or, in his or her absence or inability to act, the person whom the presiding officer of the meeting shall appoint secretary of the meeting, shall act as secretary of the meeting and keep the minutes thereof.

The presiding officer shall determine the order of business and, in the absence of a rule adopted by the board of Directors, shall establish rules for the conduct of the meeting. The presiding officer shall announce the close of the polls for each matter voted upon at the meeting, after which no ballots, proxies, votes, changes, or revocations will be accepted. Polls for all matters before the meeting will be deemed to be closed upon final adjournment of the meeting.

**Section 2.11 Voting of Shares.** Unless otherwise provided by law or in the Articles of Organization, each shareholder entitled to vote is entitled to one (1) vote for each share of Preferred Stock and one and one-half (1.5) votes for each share of Common Stock. Any holder of shares entitled to vote on any matter may vote part of such shares in favor of the proposal and refrain from voting the remaining shares or vote them against the proposal. If a shareholder fails to specify the number of shares such shareholder is voting affirmatively, it will be conclusively presumed that the shareholder's approving vote is with respect to all shares such shareholder is entitled to vote.

**Section 2.12 Consent of Absentees.** The transactions of any meeting of shareholders, however called or noticed, are as valid as though had at a meeting duly held after regular call and notice, if a quorum is present either in person or by proxy, and if, either before or after the meeting, each of the persons entitled to vote, not present in person or by proxy, signs a written waiver of notice, or a consent to the holding of such meeting, or an approval of the minutes thereof. The waiver, notice, or consent need not specify the business transacted or purpose of the meeting, except as required by G.L. c. 156D. All such waivers, consents, or approvals shall be filed with the corporate records or made a part of the minutes of the meeting.

**Section 2.13 Voting by Proxy or Nominee.** Every person entitled to vote or execute consents may do so either in person or by one or more agents authorized by a written proxy executed by the person or such person's duly authorized agent and filed with the secretary of the Corporation. A proxy is not valid after the expiration of eleven (11) months from the date of its execution, unless the person executing it specifies therein the length of time for which it is to continue in force. Except as set forth below, any proxy duly executed is not revoked, and continues in full force and effect, until an instrument revoking it, or a duly executed proxy bearing a later date, executed by the person executing the prior proxy and presented to the meeting is filed with the secretary of the Corporation, or unless the person giving the proxy attends the meeting and votes in person, or unless written notice of the death or incapacity of the person executing the proxy is received by the Corporation before the vote by such proxy is counted. A proxy that states on its face that it is irrevocable will be irrevocable for the period of time specified in the proxy, if held by a person (or nominee of a person) specified by law to have sufficient interest to make such proxy irrevocable and only so long as he shall have such interest, subject to G.L. c. 156D, § 7.22.

**Section 2.14 Action by Shareholders Without a Meeting.** Any action that, under any provision of G.L. c. 156D may be taken at a meeting of the shareholders, may be taken without a meeting and without prior notice if a consent in writing, setting forth the action so taken, shall be signed by the holders of the outstanding shares having not less than the minimum number of votes that would be necessary to authorize or take such action at a meeting at which all shares are entitled to vote thereon were present and voted; provided, however, that unless the consents of all shareholders entitled to vote have been solicited in writing, notice shall be given (in the same manner as notice of meetings is to be given), and within the time limits prescribed by law, of such action to all shareholders entitled to vote who did not consent in writing to such action; and provided, further, that Directors may be elected by written consent only if such consent is given by shareholders holding eighty-five percent (85%) of the outstanding votes held by shareholders, except that action taken by shareholders to fill one or more vacancies on the board other than a vacancy created by the removal of a Director, may be taken by written consent of a majority of the outstanding shares entitled to vote.

## **ARTICLE III DIRECTORS**

**Section 3.01 Number of Directors; Identity of Initial Directors.** The authorized number of Directors of the Corporation shall be six (6) until changed by an amendment to these Bylaws duly adopted in accordance with these Bylaws. The initial Directors shall be Nicholas Friedman, Brandon Pollock, Andrew Linegar, Steven Derrey, Hunter Pollock and Asher Woodworth. There shall at all times be an individual, appointed by the Founders, to be an observer of all actions and meetings of the Board (such individual the "**Board Observer**"). The Board Observer shall be considered a member of the Board in all respects except with respect to decisions or votes to be made by the Board and with respect to calculation of a quorum. The Board Observer shall initially be Benjamin Friedman.

**Section 3.02 Powers.** All corporate power shall be exercised by or under the authority of, and the business and affairs of the Corporation shall be managed under the direction of, the board of Directors, except such powers expressly conferred upon or reserved to the shareholders, and subject to any limitations set forth by law, by the Articles of Organization or by these Bylaws.

Without limiting the generality of the foregoing, and subject to the same limitations, it is hereby expressly declared that the Directors shall have the power and, to the extent required by law the duty to:

(a) Appoint and remove at pleasure of the board, all officers, managers, management companies, agents, and employees of the Corporation, prescribe their duties in addition to those prescribed in these Bylaws, supervise them, fix their compensation, and require from them security for faithful service. Such compensation may be increased or diminished at the pleasure of the Directors;

(b) Conduct, manage, and control the affairs and business of the Corporation; make rules and regulations not inconsistent with the Articles of Organization or applicable law or these Bylaws; make all lawful orders on behalf of the Corporation; and prescribe in the manner of executing the same;

(c) Incur indebtedness and borrow money on behalf of the Corporation and designate from time to time the person or persons who may sign or endorse checks, drafts, or other orders of payment of money, notes, or other evidences of indebtedness, issued in the name of, or payable to, the Corporation, and prescribe the manner of collecting or depositing funds of the Corporation, and the manner of drawing checks thereon;

(d) Appoint by resolution of the Directors an executive committee and other committees and delegate to the executive committee any of the powers and authorities of the board in the management of the business and affairs of the Corporation, except the powers to (i) fill vacancies on the board or any committee, (ii) fix compensation of Directors; (iii) adopt, amend, or repeal these Bylaws; (iv) amend or repeal resolutions of the board that are expressly nonamendable or repealable; (v) declare a dividend or distribution to shareholders or authorize the repurchase of the Corporation's shares except at a rate, in a periodic amount or within a range, determined by the board; (vi) establish other committees of the board; or (vii) approve any action that in addition to board approval requires shareholder approval. The executive committee shall be composed of two (2) or more Directors. The provisions of these Bylaws regarding notice and meetings of Directors shall apply to all committees;

(e) Authorize the issuance of stock of the Corporation from time to time, upon such terms as may be lawful; and

(f) Prepare an annual report to be sent to the shareholders after the close of the fiscal or calendar year of this Corporation, which report shall comply with the requirements of law. To the extent permitted by law, the requirements that an annual report be sent to shareholders and the time limits for sending such reports are hereby waived, the Directors, nevertheless, having the authority to cause such report to be sent to shareholders.

**Section 3.03 Term of Office.** Directors shall hold office until the next annual meeting of shareholders and until their successors are elected.

**Section 3.04 Vacancies and Newly Created Directorships.** A vacancy on the board of Directors exists in case of the occurrence of any of the following events:

- (a) The death, resignation, or removal of any Director.
- (b) The removal or declaration of vacancy by the board of Directors of a Director who has been declared of unsound mind by a court order.
- (c) The Director is a member who is divested from ownership of the marijuana business by a decision of either the state or local licensing authority.
- (d) The authorized number of Directors is increased.
- (e) At any annual, regular, or special meeting of shareholders at which any Director is elected, the shareholders fail to elect the fully authorized number of Directors to be voted for at that meeting.

All vacancies (other than vacancies created by removal of a Director) may be filled by the approval of the board of Directors or, if there is less than a quorum of Directors, by (i) a vote of the majority of the remaining Directors at a meeting held pursuant to notice or waivers of notice complying with G.L. c. 156D, (ii) unanimous written consent or (iii) a sole remaining Director. Each Director so elected shall hold office until his successor is elected at an annual, regular, or special meeting of the shareholders. The shareholders may, by vote or written consent of a majority of outstanding shares entitled to vote in the election of Directors, elect a Director at any time to fill any vacancy not filled by the Directors. The shareholders may, by vote of a majority of outstanding shares entitled to vote in the election of Directors or unanimous written consent, elect a Director at any time to fill any vacancy created by removal of a Director, except that a vacancy created pursuant to clause (b) of this Section may be filled by the board of Directors. If the board of Directors accepts the resignation of a Director tendered to take effect at a future time, the board or the shareholders may elect a successor to take office when the resignation becomes effective. A reduction of the authorized number of Directors does not remove any Director prior to the expiration of that Director's term of office.

**Section 3.05 Removal.** The board of Directors may declare vacant the office of a Director who has been declared of unsound mind by an order of the court or who has been barred from ownership of a marijuana business by a final decision of an applicable state or local licensing authority, or otherwise in a manner provided by law.

Any or all of the Directors may be removed from office at any duly called meeting without cause by a vote of the shareholders entitled to elect them. If one or more Directors are so removed at a meeting of shareholders, the shareholders may elect new Directors at the same meeting.

**Section 3.06 Resignation.** A Director may resign effective on giving written notice to the President, unless the notice specifies a later effective date.

### **Section 3.07 Meetings of Directors.**

(a) Regular Meetings. A regular annual meeting of the board shall be held immediately after, and at the same place as, the annual meeting of shareholders for the purpose of electing officers and transacting any other business. The board may provide for other regular meetings from time to time by resolution.

(b) Special Meetings. Special meetings of the board for any purpose or purposes may be called at any time by at least two Directors. Notice of the time and place of special meetings shall be delivered by mail or electronic delivery (without notice of failure). If notice is mailed, it shall be deposited in the United States mail at least four days before the time of the meeting. In the case the notice is delivered by electronic delivery, such notice shall be delivered at least forty-eight (48) hours before the time of the meeting. The notice need not specify the purpose of the meeting nor the place if it is to be held at the principal office of the Corporation. Any Director may waive such notice as to himself or herself.

(c) Place of Meetings. Meetings of the Board may be held at any place within or without the Commonwealth of Massachusetts that has been designated in the notice. If a place has not been stated in the notice or there is no notice, meetings shall be held at the principal office of the Corporation unless another place has been designated by a resolution duly adopted by the board.

**Section 3.08 Electronic Participation.** Members of the board may participate in a meeting through conference telephone, electronic video screen communication, or other electronic transmission by and to the Corporation. Participation in a meeting by conference telephone or electronic video screen communication constitutes presence in person as long as all Directors participating can hear one another. Participation by other electronic transmission by and to the Corporation (other than conference telephone or electronic video screen communication) constitutes presence in person at the meeting as long as participating Directors can communicate with other participants concurrently, each Director has the means to participate in all matters before the board, including the ability to propose or object to a specific corporate action, and the Corporation implements some means of verifying that each person participating is entitled to participate and all votes or other actions are taken by persons entitled to participate.

**Section 3.09 Quorum of and Action by Directors.** A majority of the authorized number of Directors constitutes a quorum of the board for the transaction of business. Every act or decision done or made by at least four (4) of the Directors then in office is the act of the board of Directors, unless G.L. c. 156D or the Articles of Organization require a greater number. A quorum of the Directors may adjourn any Directors' meeting to meet again at a stated time and place. In the absence of quorum, a majority of the Directors present may adjourn from time to time. Notice of the time and place of a meeting that has been adjourned for more than twenty-four (24) hours shall be given to the Directors not present at the time of the adjournment.

**Section 3.10 Compensation.** Directors shall not receive compensation or reimbursement in connection with his or her service as a Director. Individuals serving as Directors may not receive, whether in connection with the role of Director, officer, employee, or contractor, compensation that is:

(a) greater than \$250,000.00 annually until the company realizes an effective annual revenue of at least \$10,000,000.00, calculated by multiplying the past three months' revenue by four;

(b) greater than \$400,000.00 annually until the company realizes an effective annual revenue of at least \$15,000,000.00, calculated by multiplying the past three months' revenue by four; and

(c) greater than \$600,000.00 annually thereafter

The Directors may, from time to time, establish compensation policies of the Corporation consistent with this Section.

**Section 3.11 Action by Directors Without a Meeting.** Any action required or permitted to be taken by the board of Directors or any committee thereof under G.L. c. 156D may be taken without a meeting if, prior or subsequent to the action, a consent or consents thereto by all of the Directors in office, or all the committee members then appointed, is filed with the secretary to be filed with the minutes of the proceedings of the board of Directors. Such action by written consent shall have the same force and effect as a unanimous vote of such Directors.

**Section 3.12 Committees of the Board of Directors.** The board of Directors, by resolution adopted by the Directors, may designate one or more committees, each consisting of two or more Directors, to serve at the pleasure of the board and to exercise the authority of the board of Directors to the extent provided in the resolution establishing the committee and permitted by law. The board of Directors may adopt governance rules for any committee consistent with these Bylaws. The provisions of these Bylaws applicable to meetings and actions of the board of Directors shall govern meetings and actions of each committee, with the necessary changes made to substitute the committee and its members for the board of Directors and its members.

A committee of the board of Directors does not have the authority to:

- (a) Approve actions that require approval of the shareholders or the outstanding shares.
- (b) Fill vacancies on the board or in any committee.
- (c) Fix compensation of the Directors for serving on the board or on any committee.
- (d) Amend or repeal bylaws or adopt new bylaws.
- (e) Amend or repeal any resolution of the board of Directors that by its terms is not so amendable or repealable.
- (f) Make a distribution to shareholders, except at a rate, in a periodic amount or within a price range set forth in the Articles of Organization or determined by the board.
- (g) Appoint other committees or board members.

The board of Directors, by resolution adopted by the Directors, may designate one or more Directors as alternate members of any committee who may replace any absent or disqualified

member at any meeting of the committee or for the purposes of any written action by the committee.

The designation of a committee of the board of Directors and the delegation thereto of authority shall not operate to relieve the board of Directors, or any member thereof, of any responsibility imposed by law.

## **ARTICLE IV OFFICERS**

**Section 4.01 Positions and Election.** The officers of the Corporation shall be elected by the board of Directors and shall be a chair of the board or a President or both, a secretary and a treasurer. At the discretion of the board of Directors, the Corporation may also have other officers, including but not limited to one or more vice Presidents or assistant vice Presidents, one or more assistant secretaries, a chief financial officer, and a chief operations officer, as may be appointed by the board of Directors, with such authority as may be specifically delegated to such officers by the board of Directors. Any two or more offices may be held by the same person.

Officers shall be elected annually at the meeting of the board of Directors held after each annual meeting of shareholders. Each officer shall serve until a successor is elected and qualified or until the earlier death, resignation or removal of that officer. Vacancies or new offices shall be filled at the next regular or special meeting of the board of Directors.

**Section 4.02 Removal and Resignation.** Any officer elected or appointed by the board of Directors may be removed with or without cause by the affirmative vote of the board of Directors. Removal shall be without prejudice to the contract rights, if any, of the officer so removed.

Any officer chosen by the board of Directors may resign at any time by giving written notice to the Corporation. Unless a different time is specified in the notice, the resignation shall be effective upon its receipt by the chair, the President, the secretary, or the board.

**Section 4.03 Powers and Duties of Officers.** The powers and duties of the officers of the Corporation shall be as provided from time to time by resolution of the board of Directors or by direction of an officer authorized by the board of Directors to prescribe the duties of other officers. In the absence of such resolution, the respective officers shall have the powers and shall discharge the duties customarily and usually held and performed by like officers of corporations similar in organization and business purposes to the Corporation subject to the control of the board of Directors.

## **ARTICLE V INDEMNIFICATION OF DIRECTORS AND OFFICERS**

**Section 5.01 Indemnification of Officers or Directors.** The Corporation shall, to the extent permitted by G.L c. 156D, indemnify all persons who have served or may serve at any time as officers or Directors of the Corporation and their heirs, executors, administrators, successors, and assigns, from and against any and all loss and expense, including amounts paid in settlement before or after suit is commenced, and reasonable attorney's fees, actually and necessarily incurred

as a result of any claim, demand, action, proceeding, or judgment that may have been asserted against any such persons, or in which these persons are made parties by reason of their being or having been officers or Directors of the Corporation. This right of indemnification shall not exist in relation to matters as to which it is adjudged in any action, suit or proceeding that these persons are liable for gross negligence or willful misconduct in the performance of duty.

**Section 5.02 Non-Exclusivity of Indemnification Rights and Authority to Insure.**

The foregoing rights of indemnification and advancement of expenses shall be in addition to and not exclusive of any other rights to which any person may be entitled pursuant to any agreement with the Corporation, or under any statute, provision of the Articles of Organization or any action taken by the Directors or shareholders of the Corporation.

The Corporation may buy and maintain insurance to protect itself and any agent against any expense asserted against them or incurred by an agent, whether or not the Corporation could indemnify the agent against the expense under applicable law or the provisions of this Article V.

**ARTICLE VI  
SHARE CERTIFICATES AND TRANSFER**

**Section 6.01 Share Certificates.** Shares of the Corporation may, but need not, be represented by certificates. Each certificate issued shall bear all statements or legends required by law to be affixed thereto. For all shares issued or transferred without certificates, the Corporation shall within a reasonable time after such issuance or transfer send the shareholder a written statement of the information required on share certificates pursuant to G.L. c. 156D, § 6.25(b) & (c) and § 6.27. Shareholders can request and obtain a statement of rights, restrictions, preferences, and privileges regarding classified shares or a class of shares with two or more series, if any, from the Corporation's principal office. Each certificate issued shall bear all statements or legends required by law to be affixed thereto.

Every certificate for shares shall be signed by (i) the chair of the board, if any, a vice chair, if any, the President, or a vice President and (ii) the chief financial officer, an assistant treasurer, the secretary, or any assistant secretary.

**Section 6.02 Transfers of Shares.** Transfer of shares of the Corporation shall be made only on the books of the Corporation by the registered holder thereof or by such other person as may under law be authorized to endorse such shares for transfer, or by such shareholder's attorney thereunto authorized by power of attorney duly executed and filed with the secretary or transfer agent of the Corporation. Except as otherwise provided by law, upon surrender to the Corporation or its transfer agent of a certificate for shares duly endorsed or accompanied by proper evidence of succession, assignment, or authority to transfer, it shall be the duty of the Corporation to issue a new certificate to the person entitled thereto, cancel the old certificate, and record the transaction upon its books.

**Section 6.03 Registered Shareholders.** The Corporation may treat the holder of record of any shares issued by the Corporation as the holder in fact thereof, for purposes of voting those shares, receiving distributions thereon or notices in respect thereof, transferring those shares, exercising rights of dissent with respect to those shares, exercising or waiving any preemptive right

with respect to those shares, entering into agreements with respect to those shares in accordance with the laws of the Commonwealth of Massachusetts, or giving proxies with respect to those shares.

**Section 6.04 Lost, Stolen, or Destroyed Certificates.** The board of Directors may issue a new share certificate in place of any certificate it previously issued that the shareholder alleges to have been lost, stolen, or destroyed provided that the shareholder or the shareholder's legal representative of the lost, stolen, or destroyed certificate shall give the Corporation a bond or other adequate security sufficient to indemnify the Corporation against any potential claim against the Corporation because of the alleged loss, theft, or destruction of any such certificate or the issuance of such new certificate.

## **ARTICLE VII CORPORATE RECORDS AND INSPECTION**

**Section 7.01 Records.** The Corporation shall maintain adequate and correct books and records of account, minutes of the proceedings of the shareholders, board of Directors, and committees of the board of Directors, and a record of its shareholders, including names and addresses of all shareholders and the number and class of shares held, along with any other records required by law. The Corporation shall keep such record of its shareholders at its principal office, as fixed by the board of Directors from time to time, or at the office of its transfer agent or registrar. The Corporation shall keep its books and records of account and minutes of the proceedings of the shareholders, board of Directors, and committees of the board of Directors at its principal office, or such other location as shall be designated by the board of Directors from time to time.

**Section 7.02 Inspection of Books and Records.** The Corporation's accounting books and records and minutes of proceedings of the shareholders, board of Directors, and committees of the board of Directors shall, to the extent provided by law, be open to inspection of Directors, shareholders, and voting trust certificate holders, in the manner provided by law.

**Section 7.03 Certification and Inspection of Bylaws.** The Corporation shall keep in its principal office the original or a copy of these Bylaws as amended or otherwise altered to date, which shall be open to inspection by the shareholders at all reasonable times during office hours.

## **ARTICLE VIII MISCELLANEOUS**

**Section 8.01 Checks, Drafts, Etc.** All checks, drafts or other instruments for payment of money or notes of the Corporation shall be signed by an officer or officers or any other person or persons as shall be determined from time to time by resolution of the board of Directors.

**Section 8.02 Fiscal Year.** The fiscal year of the Corporation shall commence on July 1 of each year.

**Section 8.03 Conflict with Applicable Law or Articles of Organization.** Unless the context requires otherwise, the general provisions, rules of construction, and the definitions of G.L. c. 156D shall govern the construction of these Bylaws. These Bylaws are adopted subject to any applicable law and the Articles of Organization. Whenever these Bylaws may conflict with any

applicable law or the Articles of Organization, such conflict shall be resolved in favor of such law or the Articles of Organization.

**Section 8.04 Invalid Provisions.** If any one or more of the provisions of these Bylaws, or the applicability of any provision to a specific situation, shall be held invalid or unenforceable, the provision shall be modified to the minimum extent necessary to make it or its application valid and enforceable, and the validity and enforceability of all other provisions of these Bylaws and all other applications of any provision shall not be affected thereby.

**Section 8.05 Emergency Management of the Corporation.** In anticipation of or during an emergency, as defined in G.L. c. 156D, § 3.03(d), the board, in order to conduct the ordinary business affairs of the Corporation, shall modify procedures, including, but not limited to, calling a board meeting, quorum requirements for such board meeting, and designation of additional or substitute Directors; provided that such modifications may not conflict with the Articles of Organization.

In anticipation of or during an emergency, the Corporation shall be able to take any and all of the following actions to conduct the Corporation's ordinary business affairs and operations:

- (a) Modify lines of succession to accommodate the incapacity of any Director, officer, employee, or agent resulting from the emergency.
- (b) Relocate the principal office, or designate alternative principal offices or regional offices.
- (c) Give notice to Directors in any practicable manner under the circumstances, including but not limited to publication and radio, when notice of a board meeting cannot be given in a manner prescribed by these Bylaws.
- (d) Deem that one or more officers present at a board meeting is a Director as necessary to achieve a quorum for that meeting.

**Section 8.06 Reports.** The Corporation shall provide all Shareholders with notice of the availability of annual financial reports of the Corporation before the earlier of the annual meeting of Shareholders or 120 days after the close of the fiscal year. Such financial reports shall be prepared and provided to Shareholders upon request in compliance with G.L. c. 156D, § 16.20.

**Section 8.07 Advisement of Counsel.** THE CULTIVATION, PRODUCTION AND SALE OF CANNABIS IS ILLEGAL UNDER FEDERAL LAW. NEITHER PARTY, NOR ATTORNEYS FOR COMPANY, HAVE MADE ANY REPRESENTATION TO THE CONTRARY.

## **ARTICLE IX AMENDMENT OF BYLAWS**

**Section 9.01 Amendment by Shareholders.** Shareholders may adopt, amend or repeal bylaws by the vote or written consent of shareholders holding at least eighty-five percent of the voting power of the Company, except as otherwise provided by law, these Bylaws, or the Articles of Organization.


**Section 9.02 Amendment by Directors.** Subject to the rights of shareholders as provided in Section 9.01, and the statutory limitations of G.L. c. 156D, the board of Directors may adopt, amend, or repeal bylaws.

**CERTIFICATE OF SECRETARY  
OF  
THEORY WELLNESS, INC., A MASSACHUSETTS CORPORATION**

The undersigned, Andrew Linegar, hereby certifies that he is the duly elected and acting Secretary of Theory Wellness, Inc., a Massachusetts corporation (the “**Corporation**”), and that the foregoing Bylaws were adopted as the Bylaws of the Corporation as of May 22, 2018, and that the same do now constitute the Bylaws of the Corporation.

IN WITNESS WHEREOF, the undersigned has executed this certificate on behalf of the Corporation as of this 15<sup>th</sup> day of June, 2018.

THEORY WELLNESS, INC.

By:   
Name: Andrew Linegar  
Title: Secretary

**Theory Wellness Inc.***Articles of Organization Explanation*

Theory Wellness Inc. ("TWI") was initially organized as a Chapter 180 non-profit corporation when it first began operations as an RMD.

Recently, TWI has converted to a for profit corporation.

We have attached:

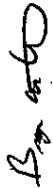
1. Original articles of organization
2. Articles of Entity Conversion
3. Statement of Change of Supplemental Information (when Hunter Pollock was added to the Board of Directors)

D

# The Commonwealth of Massachusetts

William Francis Galvin  
Secretary of the Commonwealth  
One Ashburton Place, Boston, Massachusetts 02108-1512

Theory Wellness, Inc. is a Medical  
Marijuana Treatment Center with the  
Department of Public Health in accordance  
with 105 CMR 725.004 as of May 21, 2018.

  
Bryan Harter  
Director  
Medical Use of Marijuana Program  
Bureau of Healthcare Safety and Quality  
Massachusetts Department of Public Health

FORM MUST BE TYPED

## Articles of Entity Conversion of a Domestic Non-Profit with a Pending Provisional or Final Certification to Dispense Medical Use Marijuana to a Domestic Business Corporation

FORM MUST BE TYPED

(General Laws Chapter 156D, Section 9.53; 950 CMR 113.30)

(1) Exact name of the non-profit: Theory Wellness, Inc.

(2) A corporate name that satisfies the requirements of G.L. Chapter 156D, Section 4.01:

Theory Wellness, Inc.

(3) The plan of entity conversion was duly approved in accordance with the law.

(4) The following information is required to be included in the articles of organization pursuant to G.L. Chapter 156D, Section 2.02(a) or permitted to be included in the articles pursuant to G.L. Chapter 156D, Section 2.02(b):

### ARTICLE I

The exact name of the corporation upon conversion is:

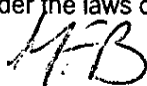
Theory Wellness, Inc.

1311249

### ARTICLE II

Unless the articles of organization otherwise provide, all corporations formed pursuant to G.L. Chapter 156D have the purpose of engaging in any lawful business. Please specify if you want a more limited purpose.\*

The corporation is organized: (1) to cultivate, manufacture, market, promote, sell, distribute and otherwise provide products containing cannabis and products that enable persons to consume cannabis in different forms and other related products, for both medicinal and recreational use, but only in accordance with the laws of the Commonwealth of Massachusetts; (2) to engage in all activities incidental thereto; and (3) to engage in any other activities in which a corporation formed under the laws of the Commonwealth of Massachusetts may lawfully engage.



### ARTICLE III

State the total number of shares and par value, \* if any, of each class of stock that the corporation is authorized to issue. All corporations must authorize stock. If only one class or series is authorized, it is not necessary to specify any particular designation.

| WITHOUT PAR VALUE |                  | WITH PAR VALUE |                  |           |
|-------------------|------------------|----------------|------------------|-----------|
| TYPE              | NUMBER OF SHARES | TYPE           | NUMBER OF SHARES | PAR VALUE |
| Preferred         | 100,000          |                |                  |           |
| Common            | 150,000          |                |                  |           |
|                   |                  |                |                  |           |

### ARTICLE IV

Prior to the issuance of shares of any class or series, the articles of organization must set forth the preferences, limitations and relative rights of that class or series. The articles may also limit the type or specify the minimum amount of consideration for which shares of any class or series may be issued. Please set forth the preferences, limitations and relative rights of each class or series and, if desired, the required type and minimum amount of consideration to be received.

See the attached Continuation Sheet Article IV.

### ARTICLE V

The restrictions, if any, imposed by the articles or organization upon the transfer of shares of any class or series of stock are:

### ARTICLE VI

Other lawful provisions, and if there are no such provisions, this article may be left blank.

See the attached Continuation Sheet Article VI.

*Note: The preceding six (6) articles are considered to be permanent and may be changed only by filing appropriate articles of amendment.*

## ARTICLE VII

The effective date of organization of the corporation is the date and time the articles were received for filing if the articles are not rejected within the time prescribed by law. If a later effective date is desired, specify such date, which may not be later than the 90th day after the articles are received for filing:

## ARTICLE VIII

The information contained in this article is not a permanent part of the articles of organization.

- a. The street address of the initial registered office of the corporation in the commonwealth:  
38 Montvale Avenue, #210, Stoneham, MA 02180
- b. The name of its initial registered agent at its registered office:  
Nicholas Friedman
- c. The names and addresses of the individuals who will serve as the initial directors, president, treasurer and secretary of the corporation (an address need not be specified if the business address of the officer or director is the same as the principal office location):

President: Brandon Pollock, 140 Beacon Street, #7, Boston, MA 02116

Treasurer: Nicholas Friedman, 24 Bigelow Street, Apt. A, Cambridge, MA 02139

Secretary: Andrew Linegar, 125 Grant Street, Apt 10, Portland, Maine, 04101

Director(s): See the attached Continuation Sheet Article VIII.

- d. The fiscal year end of the corporation:  
June 30th
- e. A brief description of the type of business in which the corporation intends to engage:  
Cultivate, manufacture, market, promote, sell and distribute cannabis and related products.
- f. The street address of the principal office of the corporation:  
38 Montvale Avenue, Suite 210, Stoneham, MA 02180
- g. The street address where the records of the corporation required to be kept in the commonwealth are located is:

38 Montvale Avenue, Suite 210, Stoneham, MA 02180, which is  
(number, street, city or town, state, zip code)

- ☒ its principal office;
- ☐ an office of its transfer agent;
- ☒ an office of its secretary/assistant secretary;
- ☒ its registered office.

Signed by: Brandon Pollock  
(signature of authorized individual)

- ☐ Chairman of the board of directors,
- ☒ President,
- ☐ Other officer,
- ☐ Court-appointed fiduciary,

on this 3 day of May, 2018

**THEORY WELLNESS, INC.**  
**ARTICLES OF ENTITY CONVERSION**

**CONTINUATION SHEET ARTICLE IV**

**1. General.**

**“Common Stock”** means the voting Common Stock, no par value, of the Theory Wellness, Inc. (the **“Company”**) and any securities issued in respect thereof, or in substitution therefor, in connection with any stock split, dividend or combination, or any reclassification, recapitalization, merger, consolidation, exchange or similar reorganization.

**“Preferred Stock”** means the voting Preferred Stock, no par value, of the Company having the privileges, preference, duties, liabilities, obligations and rights specified with respect to **“Preferred Stock”** set forth herein, and any securities issued in respect thereof, or in substitution therefor, in connection with any stock split, dividend or combination, or any reclassification, recapitalization, merger, consolidation, exchange or similar reorganization.

**2. Voting.**

Each shareholder entitled to vote is entitled to one (1) vote for each share of Preferred Stock and one and one-half (1.5) votes for each share of Common Stock. Any holder of shares entitled to vote on any matter may vote part of such shares in favor of the proposal and refrain from voting the remaining shares or vote them against the proposal. If a shareholder fails to specify the number of shares such shareholder is voting affirmatively, it will be conclusively presumed that the shareholder's approving vote is with respect to all shares such shareholder is entitled to vote.

**3. Anti-Dilution.**

Pursuant to procedures established by the Company, in the event the Company issues capital stock or other equity securities (**“New Securities”**), each holder of Preferred Stock, at his or her sole discretion, may receive, and the Company shall issue, such number of shares of Preferred Stock such that the electing holder of Preferred Stock holds the same percentage of Company capital stock issued and outstanding after the issuance of the New Securities as the holder of Preferred Stock held prior to the issuance of New Securities.

## ARTICLE VI: CONTINUATION SHEET

1. **Limitation of Director Liability.** Except as required by applicable law, no Director of the corporation shall have any personal liability to the corporation or its stockholders for monetary damages for breach of fiduciary duty as a director. The preceding sentence shall not eliminate or limit the liability of a director for any act or omission occurring prior to the date upon which such provision becomes effective.
2. **Indemnification.** The Corporation shall, to the extent permitted by G.L. c. 156D, indemnify all persons who have served or may serve at any time as officers or Directors of the Corporation and their heirs, executors, administrators, successors, and assigns, from and against any and all loss and expense, including amounts paid in settlement before or after suit is commenced, and reasonable attorney's fees, actually and necessarily incurred as a result of any claim, demand, action, proceeding, or judgment that may have been asserted against any such persons, or in which these persons are made parties by reason of their being or having been officers or Directors of the Corporation. This right of indemnification shall not exist in relation to matters as to which it is adjudged in any action, suit or proceeding that these persons are liable for negligence or misconduct in the performance of duty. The indemnification rights provided herein (i) shall not be deemed exclusive of any other rights to which those indemnified may be entitled under any law, agreement, vote of shareholders or otherwise; and (ii) shall inure to the benefit of the heirs, executors and administrators of such persons entitled to indemnification. The Corporation may, to the extent authorized from time to time by the board of Directors, grant indemnification rights to other employees or agents of the Corporation or other persons serving the Corporation and such rights may be equivalent to, or greater or less than, those set forth herein.
3. **Partnership.** The Corporation may be a partner to the maximum extent permitted by law.
4. **Shareholder Action Without a Meeting by Less Than Unanimous Consent.** Any action that, under any provision of G.L. c. 156D may be taken at a meeting of the shareholders, may be taken without a meeting and without prior notice if a consent in writing, setting forth the action so taken, shall be signed by the holders of the outstanding shares having not less than the minimum number of votes that would be necessary to authorize or take such action at a meeting at which all shares are entitled to vote thereon were present and voted; provided, however, that unless the consents of all shareholders entitled to vote have been solicited in writing, notice shall be given (in the same manner as notice of meetings is to be given), and within the time limits prescribed by law, of such action to all shareholders entitled to vote who did not consent in writing to such action; and provided, further, that Directors may be elected by written consent only if such consent is given by shareholders holding eighty-five percent (85%) of the outstanding votes held by shareholders, except that action taken by shareholders to fill one or more vacancies on the board other than a vacancy created by the removal of a Director, may be taken by written consent of a majority of the outstanding shares entitled to vote.
5. **Authorization of Directors to Make, Amend or Repeal Bylaws.** The board of directors may make, amend or repeal the Bylaws in whole or in part, except with respect to any provision thereof which by virtue of an express provision in Chapter 156D of the General Laws of Massachusetts, the Articles of Organization or the Bylaws requires action by the shareholders.

**ARTICLE VIII: CONTINUATION SHEET**

Director(s):

Nicholas Friedman  
24 Bigelow Street, Apt. A,  
Cambridge, MA 02139

Brandon Pollock  
140 Beacon Street, #7  
Boston, MA 02116

Andrew Linegar  
125 Grant Street, Apt. 10  
Portland, ME 04101

Steven Derrey  
18 Lewis Street, Apt. #2  
Portland, ME 04102

Asher Woodworth  
32 Fishfarm Road  
Lincolntonville, ME 04849

COMMONWEALTH OF MASSACHUSETTS

William Francis Galvin  
Secretary of the Commonwealth  
One Ashburton Place, Boston, Massachusetts 02108-1512

**Articles of Entity Conversion of a  
Domestic Non-Profit with a Pending Provisional or  
Final Certification to Dispense Medical Use Marijuana  
to a Domestic Business Corporation  
(General Laws Chapter 156D, Section 9.53; 950 CMR 113.30)**

I hereby certify that upon examination of these articles of conversion, duly submitted to me, it appears that the provisions of the General Laws relative thereto have been complied with, and I hereby approve said articles; and the filing fee in the amount of \$475 having been paid, said articles are deemed to have been filed with me this 22nd day of May, 2018, at \_\_\_\_\_ a.m./p.m.  
time

Effective date: \_\_\_\_\_

(must be within 90 days of date submitted)

*William Francis Galvin*

WILLIAM FRANCIS GALVIN  
Secretary of the Commonwealth

*OB*

Examiner

Filing fee: Minimum \$250

Name approval

C

TO BE FILLED IN BY CORPORATION

Contact Information:

M

Theory Wellness, Inc.

38 Montvale Avenue, Suite 210

Stoneham, MA 02180

Telephone: 413-429-6472

Email: nick@theorywellness.org

Upon filing, a copy of this filing will be available at [www.sec.state.ma.us/cor](http://www.sec.state.ma.us/cor). If the document is rejected, a copy of the rejection sheet and rejected document will be available in the rejected queue.

SECRETARY OF THE  
COMMONWEALTH  
2018 MAY 22 PM 3:56  
CORPORATIONS DIVISION



**The Commonwealth of Massachusetts**  
**William Francis Galvin**

Minimum Fee: \$35.00

Secretary of the Commonwealth, Corporations Division  
One Ashburton Place, 17th floor  
Boston, MA 02108-1512  
Telephone: (617) 727-9640

**Articles of Organization**

(General Laws, Chapter 180)

**Identification Number:** 001190760

**ARTICLE I**

The exact name of the corporation is:

THEORY WELLNESS, INC.

**ARTICLE II**

The purpose of the corporation is to engage in the following business activities:

TO ENGAGE IN CHARITABLE, EDUCATIONAL, AND SCIENTIFIC ACTIVITIES PER MGL CH. 180 §4.

**ARTICLE III**

A corporation may have one or more classes of members. If it does, the designation of such classes, the manner of election or appointments, the duration of membership and the qualifications and rights, including voting rights, of the members of each class, may be set forth in the by-laws of the corporation or may be set forth below:

**ARTICLE IV**

Other lawful provisions, if any, for the conduct and regulation of the business and affairs of the corporation, for its voluntary dissolution, or for limiting, defining, or regulating the powers of the corporation, or of its directors or members, or of any class of members, are as follows:

*(If there are no provisions state "NONE")*

1. NO OFFICER OR DIRECTOR SHALL BE PERSONALLY LIABLE FOR ANY DEBT, LIABILITY, OR OBLIGATION OF THE CORPORATION. 2. NO OFFICER OR DIRECTOR SHALL BE PERSONALLY LIABLE TO THE CORPORATION FOR MONETARY DAMAGES FOR OR ARISING FROM A BREACH OF FIDUCIARY DUTY AS AN OFFICER OR DIRECTOR OF THE CORPORATION, NOTWITHSTANDING ANY PROVISION OF LAW IMPOSING SUCH LIABILITY IN THE CASE OF: A) ANY BREACH OF THE OFFICER'S OR DIRECTOR'S DUTY OF LOYALTY TO THE CORPORATION. B) ANY ACTS OR OMISSIONS NOT IN GOOD FAITH OR WHICH INVOLVE INTENTIONAL MISCONDUCT OR KNOWING VIOLATION OF LAW, AND C) ANY TRANSACTION FROM WHICH THE OFFICER OR DIRECTOR DERIVED AN IMPROPER PERSONAL BENEFIT. 3. MEETINGS OF THE OFFICERS OR DIRECTORS ARE AUTHORIZED TO TAKE PLACE ANYWHERE IN THE UNITED STATES. 4. THE DIRECTORS MAY MAKE, AMEND, OR REPEAL THE BYLAWS IN WHOLE OR IN PART PURSUIT TO THE PROCEDURES SET FORTH IN THE BYLAWS.

*Notes: The preceding four (4) articles are considered to be permanent and may only be changed by filing appropriate Articles of Amendment.*

#### ARTICLE V

The by-laws of the corporation have been duly adopted and the initial directors, president, treasurer and clerk or other presiding, financial or recording officers, whose names are set out on the following page, have been duly elected.

#### ARTICLE VI

The effective date of organization of the corporation shall be the date approved and filed by the Secretary of the Commonwealth. If a *later* effective date is desired, specify such date which shall not be more than *thirty days* after the date of filing.

09/24/2015

#### ARTICLE VII

The information contained in Article VII is not a permanent part of the Articles of Organization.

**a. The street address (*post office boxes are not acceptable*) of the principal office of the corporation in *Massachusetts* is:**

No. and Street: 38 MONTVALE AVE

STE 210

City or Town: STONEHAM

State: MA

Zip: 02180

Country: USA

**b. The name, residential street address and post office address of each director and officer of the corporation is as follows:**

| Title     | Individual Name<br>First, Middle, Last, Suffix | Address (no PO Box)<br>Address, City or Town, State, Zip Code   | Expiration<br>of Term |
|-----------|--|---|-----------------------|
| PRESIDENT | NICHOLAS CODY FRIEDMAN                         | 10041 TOPANGA CANYON BLVD, #22<br>CHATSWORTH, CA 91311 USA<br>38 MONTVALE AVE STE 210<br>STONEHAM, MA 02180 USA | N/A                   |
| TREASURER | HUNTER POLLOCK                                 | 4250 OLD RT. 22<br>BREWSTER, NY 10509 USA<br>4250 OLD RT. 22<br>BREWSTER, NY 10509 USA                          | N/A                   |
| CLERK     | BENJAMIN FRIEDMAN                              | 120 KELLOGG RD<br>SHEFFIELD, MA 01257 USA<br>120 KELLOGG RD<br>SHEFFIELD, MA 01257 USA                          | N/A                   |
| DIRECTOR  | NICHOLAS CODY FRIEDMAN                         | 10041 TOPANGA CANYON BLVD, #22<br>CHATSWORTH, CA 91311 USA<br>38 MONTVALE AVE STE 210<br>STONEHAM, MA 02180 USA | N/A                   |
| DIRECTOR  | HUNTER POLLOCK                                 | 4250 OLD RT. 22<br>BREWSTER, NY 10509 USA<br>4250 OLD RT. 22<br>BREWSTER, NY 10509 USA                          | N/A                   |
| DIRECTOR  | BENJAMIN FRIEDMAN                              | 120 KELLOGG RD<br>SHEFFIELD, MA 01257 USA<br>120 KELLOGG RD<br>SHEFFIELD, MA 01257 USA                          | N/A                   |

**c. The fiscal year (i.e., tax year) of the business entity shall end on the last day of the month of:**

June

**d. The name and business address of the resident agent, if any, of the business entity is:**

Name:

No. and Street:

City or Town:

State:

Zip:

Country:

**I/We, the below signed incorporator(s), do hereby certify under the pains and penalties of perjury that I/we have not been convicted of any crimes relating to alcohol or gaming within the past ten years. I/We do hereby further certify that to the best of my/our knowledge the above-named officers have not been similarly convicted. If so convicted, explain:**

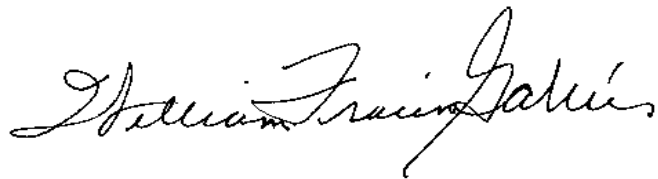
**IN WITNESS WHEREOF AND UNDER THE PAINS AND PENALTIES OF PERJURY, I/we, whose signature(s) appear below as incorporator(s) and whose name(s) and business or residential address (es) beneath each signature do hereby associate with the intention of forming this business entity under the provisions of General Law, Chapter 180 and do hereby sign these Articles of Organization as incorporator(s) this 24 Day of September, 2015. (If an existing corporation is acting as incorporator, type in the exact name of the business entity, the state or other jurisdiction where it was incorporated, the name of the person signing on behalf of said business entity and the title he/she holds or other authority by which such action is taken.)**

NICHOLAS FRIEDMAN

THE COMMONWEALTH OF MASSACHUSETTS

I hereby certify that, upon examination of this document, duly submitted to me, it appears that the provisions of the General Laws relative to corporations have been complied with, and I hereby approve said articles; and the filing fee having been paid, said articles are deemed to have been filed with me on:

September 24, 2015 11:45 AM

A handwritten signature in black ink, reading "William Francis Galvin". The signature is written in a cursive, flowing style with a large initial 'W' and 'G'.

WILLIAM FRANCIS GALVIN

*Secretary of the Commonwealth*



**The Commonwealth of Massachusetts**  
**William Francis Galvin**

No Fee

Secretary of the Commonwealth, Corporations Division  
 One Ashburton Place, 17th floor  
 Boston, MA 02108-1512  
 Telephone: (617) 727-9640

**Statement of Change of Supplemental Information**

(General Laws, Chapter 156D, Section 2.02 AND Section 8.45; 950 CMR 113.17)

**1. Exact name of the corporation:** THEORY WELLNESS, INC.

**2. Current registered office address:**

Name: NICHOLAS FRIEDMAN

No. and Street: 38 MONTVALE AVE. #210

City or Town: STONEHAM State: MA Zip: 02180 Country: USA

**3. The following supplemental information has changed:**

☒ *Names and street addresses of the directors, president, treasurer, secretary*

| Title     | Individual Name<br>First, Middle, Last, Suffix | Address (no PO Box)<br>Address, City or Town, State, Zip Code |
|-----------|--|---|
| PRESIDENT | BRANDON POLLOCK                                | 140 BEACON ST. #7<br>BOSTON, MA 02116 USA                     |
| TREASURER | NICHOLAS FRIEDMAN                              | 24 BIGELOW ST., APT. A<br>CAMBRIDGE, MA 02139 USA             |
| SECRETARY | ANDREW LINEGAR                                 | 125 GRANT ST., APT. 10<br>PORTLAND, ME 04101 USA              |
| DIRECTOR  | NICHOLAS FRIEDMAN                              | 24 BIGELOW ST., APT. A<br>CAMBRIDGE, MA 02139 USA             |
| DIRECTOR  | BRANDON POLLOCK                                | 140 BEACON ST. #7<br>BOSTON, MA 02116 USA                     |
| DIRECTOR  | ANDREW LINEGAR                                 | 125 GRANT ST., APT. 10<br>PORTLAND, ME 04101 USA              |
| DIRECTOR  | STEVEN DERREY                                  | 18 LEWIS ST., APT. 2<br>PORTLAND, ME 04102 USA                |
| DIRECTOR  | ASHER WOODWORTH                                | 32 FISHFARM RD.<br>LINCOLNVILLE, ME 04849 USA                 |
| DIRECTOR  | HUNTER POLLOCK                                 | 4250 OLD RT. 22<br>BREWSTER, NY 10509 USA                     |

**\_\_\_ Fiscal year end:**

June

**\_\_\_ Type of business in which the corporation intends to engage:**

CULTIVATE, MANUFACTURE, AND SELL CANNABIS PRODUCTS

**\_\_\_ Principal office address:**

No. and Street: 38 MONTVALE AVE., SUITE 210

City or Town: STONEHAM State: MA Zip: 02180 Country: USA

     g. Street address where the records of the corporation required to be kept in the Commonwealth are located (*post office boxes are not acceptable*):

No. and Street: 38 MONTVALE AVE., SUITE 210

City or Town: STONEHAM State: MA Zip: 02180 Country: USA

**which is**

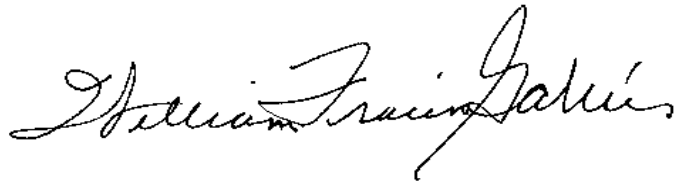
☒ its principal office ☐ an office of its transfer agent  
☐ an office of its secretary/assistant secretary ☐ its registered office

Signed by NICHOLAS FRIEDMAN, its OTHER OFFICER  
on this **30 Day** of **May, 2018**

THE COMMONWEALTH OF MASSACHUSETTS

I hereby certify that, upon examination of this document, duly submitted to me, it appears that the provisions of the General Laws relative to corporations have been complied with, and I hereby approve said articles; and the filing fee having been paid, said articles are deemed to have been filed with me on:

May 30, 2018 06:07 PM

A handwritten signature in black ink, reading "William Francis Galvin". The signature is written in a cursive, flowing style with a large initial 'W' and 'G'.

WILLIAM FRANCIS GALVIN

*Secretary of the Commonwealth*

**Theory Wellness Inc.***Operating Policies and Procedures – Marijuana Product Manufacturer Application***Quality Control and Testing**

Theory Wellness Inc. (“TWI”) has been operating as an RMD and has experience ensuring that all cannabis and cannabis products that are produced are of high quality and meet all required Independent Laboratory Testing standards. When we operate as a Marijuana Product Manufacturer, we will have the following procedures in place to ensure compliance with 935 CMR 500.160 and other applicable regulations:

- No marijuana product will be sold or otherwise marketed for adult use that has not first been tested by an Commission licensed Independent Testing Laboratory and deemed to comply with the standards required under 935 CMR 500.160.
- TWI will contract with Independent Licensed Testing laboratories to perform the required quality control and potency testing for us. Sampling and testing will be performed in accordance with the ‘Protocol for Sampling and Analysis of Finished Medical Marijuana Products and Marijuana-infused Products’, as amended in November, 2016, published by the DPH. TWI is familiar with the specific procedures here, as we have operated a medical marijuana product manufacturing facility since February of 2017.
- All marijuana and marijuana products will be stored in environmentally controlled, secure areas to ensure no product deterioration takes place.
- Prior to distributing marijuana products from our Marijuana Product Manufacturer, TWI will send to the intended Marijuana Establishment a report showing satisfactory independent laboratory test on every batch of products that we plan on distributing.
- In accordance with TWI’s record keeping policies, TWI will maintain records of all testing results for no less than one year.
- TWI will adhere to the specific provisions regarding seeds and clones as set forth in 935 CMR 500.160.
- Any product that is damaged, defective, expired, or contaminated will be treated as waste and quarantined in compliance with 935 CMR 500(11)(b).
- In accordance with 935 CMR 500.120(5), any testing results indicating noncompliance with pesticide regulations will be immediately reported to the Commission.

**Theory Wellness Inc.***Operating Policies and Procedures – Marijuana Product Manufacturer Application***Personnel Policies including Background Checks**

Theory Wellness Inc. (“TWI”) will adhere to the following personnel policies, which will be updated versions of our current RMD’s personnel policies and procedures:

**Employee Handbook**

TWI currently has a 75+ page employee handbook that outlines our company’s personnel policies. TWI will ensure that all policies are compliant with both 105 CMR 725.000 and 935 CMR 500.000. All employees receive and must acknowledge receipt of this handbook prior to beginning employment at TWI. Policies included in the handbook include, but are not limited to:

1. TWI’s drug / alcohol / tobacco policy. TWI is a drug, alcohol, and tobacco free Company. All employees sign TWI’s drug / alcohol / tobacco policy prior to beginning employment.
2. All employees are eligible for health insurance and dental insurance after 30 days of employment
3. Vacation time / sick time policies and procedures
4. Reporting mechanisms for any complaints related to harassment / discrimination
5. Emergency procedures, including plans with procedures to be followed in case of fire, security risks, power outages, and snow emergencies.
6. Maternity / paternity leave

**Background Checks**

1. TWI will register all board members, directors, employees, executives, and managers, and maintain their registration, in accordance with 935 CMR 500.030, which includes submitting to the Commission a Criminal Offender Record Information (CORI) report and any other background check information required by the Commission for each individual for whom the Marijuana Establishment seeks a marijuana establishment agent registration, obtained within 30 days prior to submission. No individuals will be registered as agents that are unsuitable as defined in 935 CMR 500.800.
2. CORI background checks are stored in a separate locked cabinet that is only accessible by TWI executives, TWI’s Human Resources Manager, and the Commission upon request.
3. TWI’s Human Resources Manager will be registered with the Department of Criminal Justice Information Systems and will submit to the Commission a Criminal Offender Record Information (CORI) report and any other background check information required by the Commission for each

individual for whom the Marijuana Establishment seeks a marijuana establishment agent registration, obtained within 30 days prior to submission.

### **Additional Personnel Policies**

1. TWI spends a minimum of 40 hours training all employees, and has yearly ongoing training of at least 8 hours per year. Training is tailored to the roles and responsibilities of the job function of each employee, and at a minimum will include a Responsible Vendor Program under 935 CMR 500.105(2)(b).
2. All training is documented, and signed off on by the employee and their manager.
3. Personnel records and organizational charts will be kept in compliance with 935 CMR 500.105(9)(d). Every agent has their own "Employee Record"
4. TWI shall notify the Commission no more than one business day after a marijuana establishment agent ceases to be associated with the establishment.
5. TWI agents affiliated with multiple Marijuana Establishments will be registered as a marijuana establishment agent for each Marijuana Establishment. TWI will apply for separate registration cards for those agents for each establishment.
6. TWI's Human Resource Manager is responsible for notifying the Commission, in a form and manner determined by the Commission, as soon as possible, but in any event, within five business days of any changes to the information that TWI was previously required to submit to the Commission or after discovery that a registration card has been lost or stolen.
7. TWI will renew registration cards annually per 935 CMR 500.030(5)
8. TWI follows all required laws and regulations in respect to our Human Resources policies.
9. TWI is an equal opportunity employer – TWI has created a diversity plan to ensure we have a workforce that properly represents the communities we operate in
10. All agents must be at least 21 years of age
11. If requested by any individual, a list of all board members and executives of a Marijuana Establishment, and members, if any, of TWI will be made available. This request may be made via phone, email, or certified mail.
12. All agents must carry his or her registration card at all times while in possession of marijuana, including at all times while at a Marijuana Establishment or while transporting marijuana. This is part of the initial training. Agents are provided lanyards to hold their registration card.
13. Any violation of Operating Policies and Procedures is considered an action that requires formal and documented discipline.
  - a. Any agent who must be disciplined twice for the same violation is terminated

- b. Any agent attempting to divert cannabis is immediately terminated and reported to the CCC and local authorities per 935 CMR 500.105(1)(l).
- c. All discipline is recorded in the "Employee Record" folder

**Theory Wellness Inc.***Operating Policies and Procedures – Marijuana Product Manufacturer Application***Maintaining of Financial Records**

Theory Wellness Inc. (“TWI”) will adhere to the following financial record keeping policies and procedures:

- All records will be available for the Commission to inspect at anytime
- Our CFO and our Accounting Manager have responsibility over the maintenance of our financial records, including the records detailed in 935 CMR 500.105(9)(e)
- Our CPA firm is responsible for tax filings – TWI maintains all materials prepared for tax filing, and all records of the filings themselves
- During the license renewal process, TWI will adhere to 935 CMR 500.103(4)(d) and make available to the Commission a report detailing the financial benefits TWI provided to Bridgewater as the result of our host community agreement.
- TWI maintains its financial records in Quickbooks Online, a cloud based accounting software.
- Our sales records will be stored within our point of sale software system, a system that will be approved by the Commission. All sales records will be maintained per 935 CMR 500.140(6)
- All financial / sales records are stored indefinitely

## **Theory Wellness Inc.**

### *Operating Policies and Procedures – Marijuana Product Manufacturer Application*

#### **Record Keeping Procedures**

Theory Wellness Inc. (“TWI”) will adhere to the following record keeping procedures in compliance with 935 CMR 500.105(9) and all other applicable regulations:

- All records will be available for the Commission to inspect at anytime.
- If TWI were to close, we would store our records for at least two years, at our expense, at a location of the Commission’s choosing
- All records are **stored indefinitely** besides video surveillance (stored 90 days unless there is an ongoing investigation). This includes marijuana product testing reports received from Independent Testing Laboratories.
- Personnel records will be kept in compliance with 935 CMR 500.105(9)(d). Every agent has their own “Employee Record”
- Financial records of a Marijuana Establishment shall be maintained in accordance with generally accepted accounting principles – we use Quickbooks online for our day to day bookkeeping
- Our Director of Compliance is responsible for ensuring that all record keeping procedures are followed
- TWI agents are assigned permission, based on job role, to access and modify certain parts of the inventory control system. All actions performed by these agents are recorded in the system. All of our inventory records will be stored in both our inventory control system and METRC.
- Paper records are held in cabinets in our limited access Manager’s office.
- Sales / Dispensing records are tracked in both our inventory control system and METRC.

#### **CORI Records**

CORI background check records are maintained in the following manner:

1. These are highly sensitive and are maintained separately from the rest of the personnel files. They are maintained in a separate, locked, filing cabinet drawer
2. Access to these files is limited to agents whom have been approved to access CORI
3. TWI will not store these records electronically (all CORI results are already saved electronically on Creative Services Inc.’s secure server)
4. TWI shall not retain CORI records for longer than seven years from the date of employment or volunteer service
5. If TWI disposes of CORI records, TWI will dispose of them by shredding the records



## **Theory Wellness Inc.**

### *Operating Policies and Procedures – Marijuana Product Manufacturer Application*

#### **Qualifications and training**

Theory Wellness Inc. (“TWI”) has successfully recruited and trained over 50 individuals through its operation as a Registered Marijuana Dispensary. For our proposed Marijuana Product Manufacturer in Bridgewater, we are in the process of hiring approximately 5 new employees. We will look for the following qualifications, and train all new employees on the following guidelines:

##### *Qualifications for entry level staff*

1. Over the age of 21
2. No disqualifying events in the individual’s background check
3. You work best in a fast paced environment
4. Ability to solve unexpected problems quickly and under pressure maintaining a positive attitude at all times.
5. Attention to detail
6. Work well with your hands
7. High-energy, enthusiasm and the willingness to do whatever it takes to get the job done
8. A passion for cannabis

##### *Qualifications for our supervisors*

1. Over the age of 21
2. No disqualifying events in the individual’s background check
3. 2+ Years of management experience, ideally in food service or laboratory environments
4. Experience managing at least five individuals
5. You work best in a fast paced environment
6. Ability to solve unexpected problems quickly and under pressure while maintaining a positive attitude
7. Strong software and computer skills
8. High-energy, enthusiasm and the willingness to do whatever it takes to get the job done
9. A passion for cannabis

##### *Training*

All agents undergo extensive training in order to ensure that TWI operates in full compliance with all applicable regulations. All training is documented, and documentation is placed in individual employee records. All agents are trained on the following standard operating procedures:

- Cleanliness policies and procedures
- Security procedures, including
  - Entrance / exit procedures
  - Attempted robbery procedures
  - Diversion monitoring
  - Protocol for when an agent loses an ID card or a key fob
- Emergency procedures, including
  - Fire response
  - Medical emergency response
  - Chemical spill response
  - Natural disaster response
  - Power outage response
- Personnel Policies
  - Vacation time
  - Sick leave
  - Clock in / clock out protocol
  - Non-discrimination / harassment policy
  - Drug and alcohol policy
- Role specific procedures, including:
  - Inventory control procedures
  - Cannabis extraction procedures
  - Cannabis extract post processing procedures
  - Cannabis infused product manufacturing procedures
  - Packaging procedures
  - Inventory receiving procedures (for input materials and packaging)
  - Inventory waste procedures, including waste disposal

**Theory Wellness Inc.**

*Operating Policies and Procedures – Marijuana Product Manufacturer Application*

**Separation of recreational from medical operations, if applicable**

TWI will produce separate products for the recreational and medical marijuana markets. These products will be manufactured in the same physical room, however when each batch of marijuana infused products is made, depending on whether they are for medical or recreational, they will be stored in different physical areas and virtually separated in our electronic inventory control system.

That being said, TWI is awaiting further guidance from the CCC and the DPH to determine if there are any other aspects of the operations that need to be separated either physically or electronically in our marijuana product manufacturing section of our facility.

**Theory Wellness Inc.***Operating Policies and Procedures – Marijuana Product Manufacturer Application***Restricting Access to those who are 21+**

TWI will only hire employees who are 21+ years of age – our Human Resources team, prior to extending any offers of employment, verifies the of age of the prospective employee. Thus, our primary way to ensure that no individual under 21 years of age enters our cultivation facility is through the hiring process.

TWI's facility is a secure, limited access facility – no one can gain entrance unless they are an employee or an authorized visitor. TWI will not grant visitor access to anyone under the age of 21 years old unless authorized by the VP of Operations.

## **Theory Wellness Inc.**

### *Operating Policies and Procedures Proposed Plan for Diversity*

#### ***All licenses – Theory Wellness Inc.***

#### **Diversity Plan**

Theory Wellness Inc. (“TWI”) is committed to a policy of equal employment opportunity. We recruit and hire applicants without regard to race, color, religion, sex (including pregnancy), national origin, disability, age, sexual orientation, veteran status, genetic information, or any other factor prohibited by law.

In order to ensure we have a workforce that represents the diverse communities we do business in, TWI will create and execute a diversity plan. The goals of the plan are to (a) recruit a diverse workforce, (b) create a workplace that is free from discrimination, and (c) encourage a diverse management team. The plan will be broken down to three parts:

#### *Hiring Practices*

- Post job opportunities across multiple platforms
- Ensure applicants are screened by staff trained to be free from discrimination
- TWI will not discriminate against candidates whom have a non–disqualifying cannabis related criminal record
- TWI will embrace and acknowledge how individuals with diverse backgrounds can bring a wide range of talents to TWI. Our goal is to have a workforce equally if not more diverse than the average demographics in the communities we operate in (measured by comparing our data to the demographic of the county in which we operate in).
- TWI will offer automatic in person interviews to any individuals trained by the Commission’s Social Equity Program

#### *Training Practices*

- Train all staff, as part of initial and ongoing training, on our zero tolerance harassment and discrimination policy.
- Our Human Resources Department Staff will take, once per year, a course on diversity / discrimination in the workplace.
- Create safe avenues for employees to report potential discrimination or harassment
- Provide resources, as needed, for any individuals whom may need additional training

#### *Management Practices*

- Aim to create a diverse management team

- Encourage internal applicants for all promotional opportunities – identify and address any potential barriers to promotions for certain individuals
- Support all employees in their professional growth plans
- Allow and encourage managers to hold round table discussions on diversity if a manager feels it would be advantageous to do so
- Ensure Management properly addresses any reports of discrimination or harassment

### **Equity Provisions**

In addition to hiring a diverse workforce, TWI has launched a social equity program. We recently selected an Economic Empowerment Applicant “Legal Greens” to be our first participant in the program. This program will assist Legal Greens by:

- a. Providing the company with \$100,000 in no interest loans – we expect to have this loan complete by August 15<sup>th</sup>, 2019.
- b. Providing the company with \$150,000 worth of initial cannabis inventory. They will pay TWI back for this inventory once it has been sold.
- c. Assisting with all aspects of Legal Green’s business plan and execution, including:
  - i. State and local licensing
  - ii. Banking and other professional service relationships
  - iii. Dispensary design and construction
  - iv. Standard operating procedures
  - v. Safety and security plans

### **Measurement and Accountability**

TWI’s Board of Directors will examine, once per year, the effectiveness of our diversity plan by looking at the following metrics:

- Number and percentage of jobs held by people of color, specifically people of African-American/Black and/or Hispanic or Latino descent, women, veterans, farmers, and people with drug convictions
- Number and percentage of **management** positions held by people of color, specifically people of African-American/Black and/or Hispanic or Latino descent, women, veterans, farmers, and people with drug convictions
- Number of individuals that TWI employs that were trained by the Commission’s Social Equity Program
- Analyze the number and nature of discrimination and / or harassment complaints filed by TWI employees – based on this analysis, the Board of Directors may request revisions to personnel policies or request additional employee training to reduce the number of these complaints. TWI’s goal is to have zero complaints of this nature.