

WITCH CITY GARDENS, LLC

MCN281615
MRN281663

BACKGROUND & APPLICATION OF INTENT REVIEW

1. Name and address of the proposed Marijuana Establishment:

Witch City Gardens LLC
36-38 Jefferson Ave, Salem, MA, 01970

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

Cultivation, Tier 3/Indoor (10,001 - 20,000 sq. ft.)
Retail

The application was reopened two (2) times for additional information.

3. The applicant is a licensee or applicant for other Marijuana Establishment and/or Medical Marijuana Treatment Center license(s):

The applicant is not an applicant or licensee for any other license type.

4. List of all required individuals and their business roles in the Marijuana Establishment:

Individual	Role
Elizabeth Childs	Owner / Partner
Kevin Talbot	Owner / Partner
Tim Haigh	Executive / Officer
Rock Davis	Director
Art Crow	Director

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

Entity	Role
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Oppaset Security Consulting	Entity with Direct or Indirect Authority
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6. Applicant’s priority status:

General Applicant

7. The applicant and municipality executed a Host Community Agreement on December 20, 2018 .
8. The applicant conducted a community outreach meeting on October 29, 2019 and provided documentation demonstrating compliance with Commission regulations.
9. The Commission received a municipal response from the municipality on May 14, 2020 (cultivation) and March 23, 2020 (retail) stating the applicant was in compliance with all local ordinances or bylaws.
10. The applicant proposed the following goals for its Positive Impact Plan:

#	Goal
1	Hire at least 20% of the company’s employee workforce from residents of Lynn, MA and/or other areas of disproportionate impact.
2	Secure at least 20% of the company’s business service contracts from businesses located in Lynn, MA and/or other areas of disproportionate impact.

SUITABILITY REVIEW

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

MANAGEMENT AND OPERATIONS REVIEW

13. The applicant states that it can be operational within 3 months of receiving the provisional license(s).
14. The applicant’s proposed hours of operation are the following:

Cultivation
Monday – Friday: 8:00 a.m. – 5:00 p.m.
Saturday - Sunday: 10:00 a.m. – 4:00 p.m.



Retail

Monday – Saturday: 8:00 a.m. – 11:00 p.m.

15. The applicant submitted all applicable and required summaries of plans, policies, and procedures for the operation of the proposed establishment. The summaries were determined to be substantially compliant with the Commission’s regulations.
16. The applicant proposed the following goals for its Diversity Plan:

#	Goal
1	Hire and retain a workplace demographic that is comprised of 10 – 15% of persons with disabilities, 40% persons who identify as minorities, veterans, and people of non-normative gender identities, and LGBTQ+, and 50% women.

17. Summary of cultivation plan (if applicable):

The applicant submitted a cultivation plan that demonstrates the ability to comply with the Commission’s regulations.

18. Summary of products to be produced and/or sold (if applicable):

Not applicable.

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

Witch City Gardens, LLC plans to obtain marijuana from its affiliated licenses.

RECOMMENDATION

Commission staff recommend provisional licensure with the following conditions:

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

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

