

ÜMI

**Who We
Are**

**Chicago
Cannabis
Market**

**Security
Plan**

**Ops &
Customer
Flow**

**Traffic &
Parking
Plan**

WHO WE ARE

- MariGrow Inc. is a Chicago-based dispensary company (ÜMI) and the retail arm of a craft cannabis cultivator (11th Level Inc/ ÜMI Farms).

- We are leaders in social equity and social impact in the cannabis industry.

- Values:

- ✓ Safety
- ✓ Equity
- ✓ Sustainability
- ✓ Service



ZONING APPROVALS

Step 1: Zoning Amendment

Current Zoning

B3-3

Proposed Zoning

C2-3

Description

The “B” and “C” (Business and Commercial) districts are intended to accommodate retail, service and commercial uses.

Rationale

Cannabis dispensaries are currently only permitted in C1-C3 Districts with a Special Use Permit.

Step 2: Special Use Permit

Zoning Required

C1, C2, C3

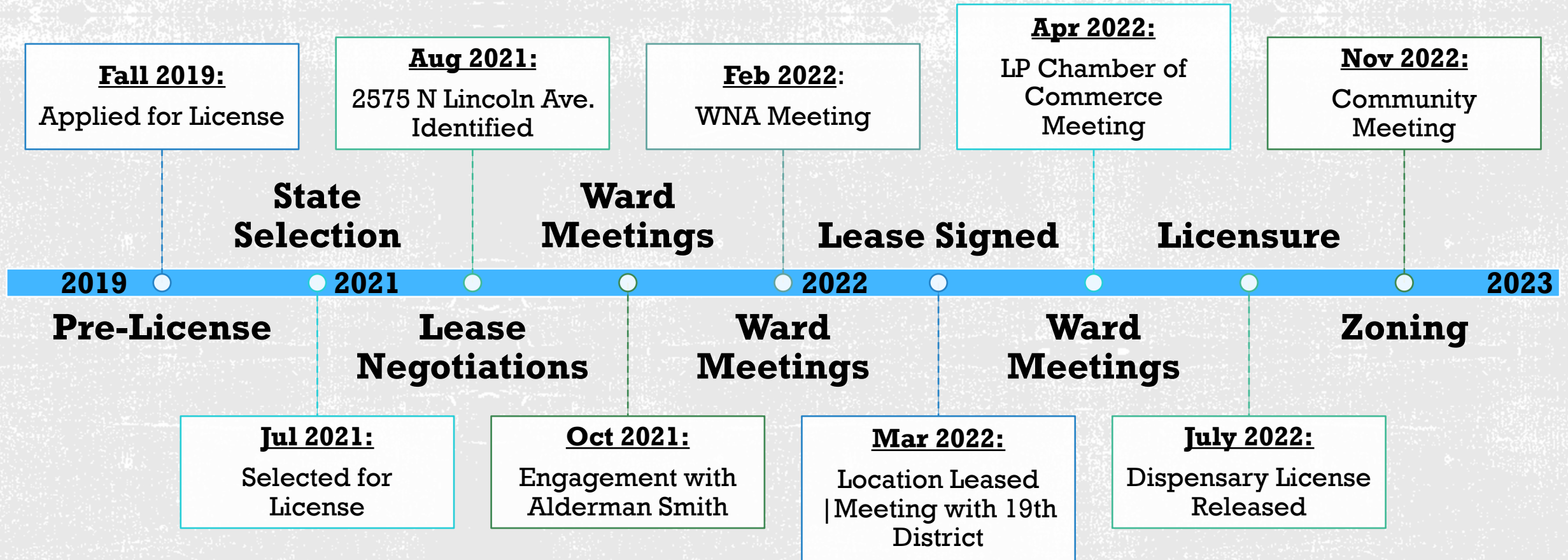
Description

Dispensaries are permitted in C1-C3 Districts with a Special Use Permit granted by the Zoning Board of Appeals.

Rationale

Other C1-C3 locations in LP are less ideal/suitable for a dispensary.

TIMELINE



ÜMI RETAIL TEAM



Akele Parnell
CEO

- Head of Equity Partnerships, Lantern
- Partner, ColaGroup
- Previously in-house counsel at Green Thumb Industries
- Board member of Chicago NORML & Cannabis Equity IL Coalition
- JD & MPH, Wash U.



Kelan Patel
COO

- CEO of OK based cannabis company
- Cannabis, retail and healthcare business operator
- Investor in Redbud Roots (MI cultivator)
- BS, Chicago State University



Gary Little
Operations Director

- Founder and CEO of the ColaGroup
- Manager of Nature's Care Dispensary in West Loop, Chicago
- Board member of Cannabis Equity IL Coalition & Illinois Minority Cannabis Business Operators)
- EMBA Northwestern University



Keena Hoyle
CSO

- Social equity partner
- Occupational therapist
- Member of Chicago NORML
- BS, Chicago State University



Trak Patel
CFO

- Founder and CEO of ARCC Consulting
- CPA for over 20 years
- Investor in Redbud Roots (MI cultivator)
- BS in Acct. & MBA, Northern Illinois University



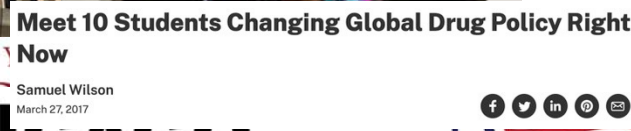
Akemi Almeida
GM

- Agent in Charge at ZenLeaf in Highland Park
- Social equity partner
- Previously Agent-in-Charge at Zenleaf Dispensary in Highland Park
- Chimney Rock Organic Hemp Farm, Intern
- BA, DePaul

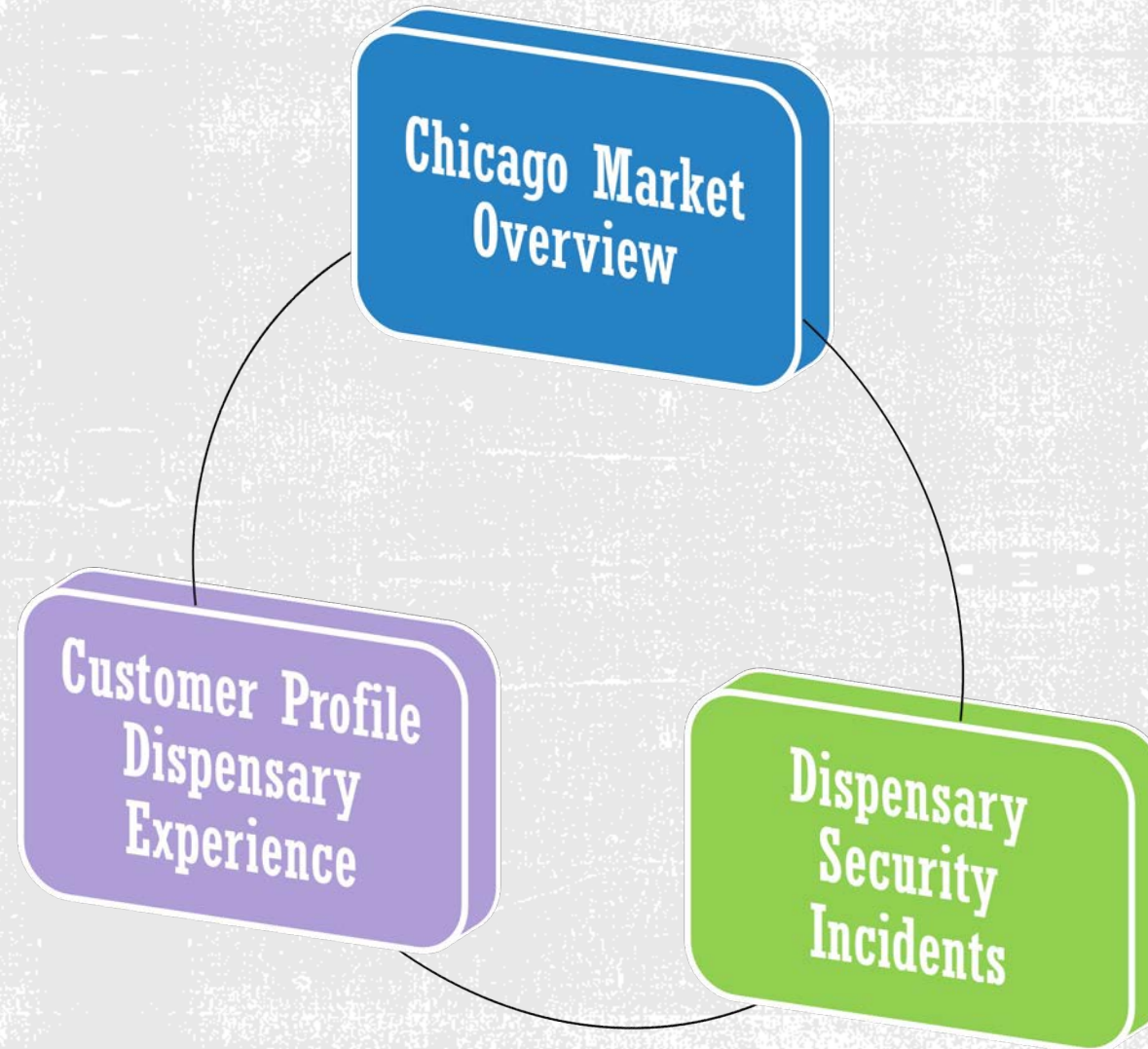


INDUSTRY LEADERS IN SOCIAL IMPACT

Our founders' social impact work has been covered by numerous media outlets!

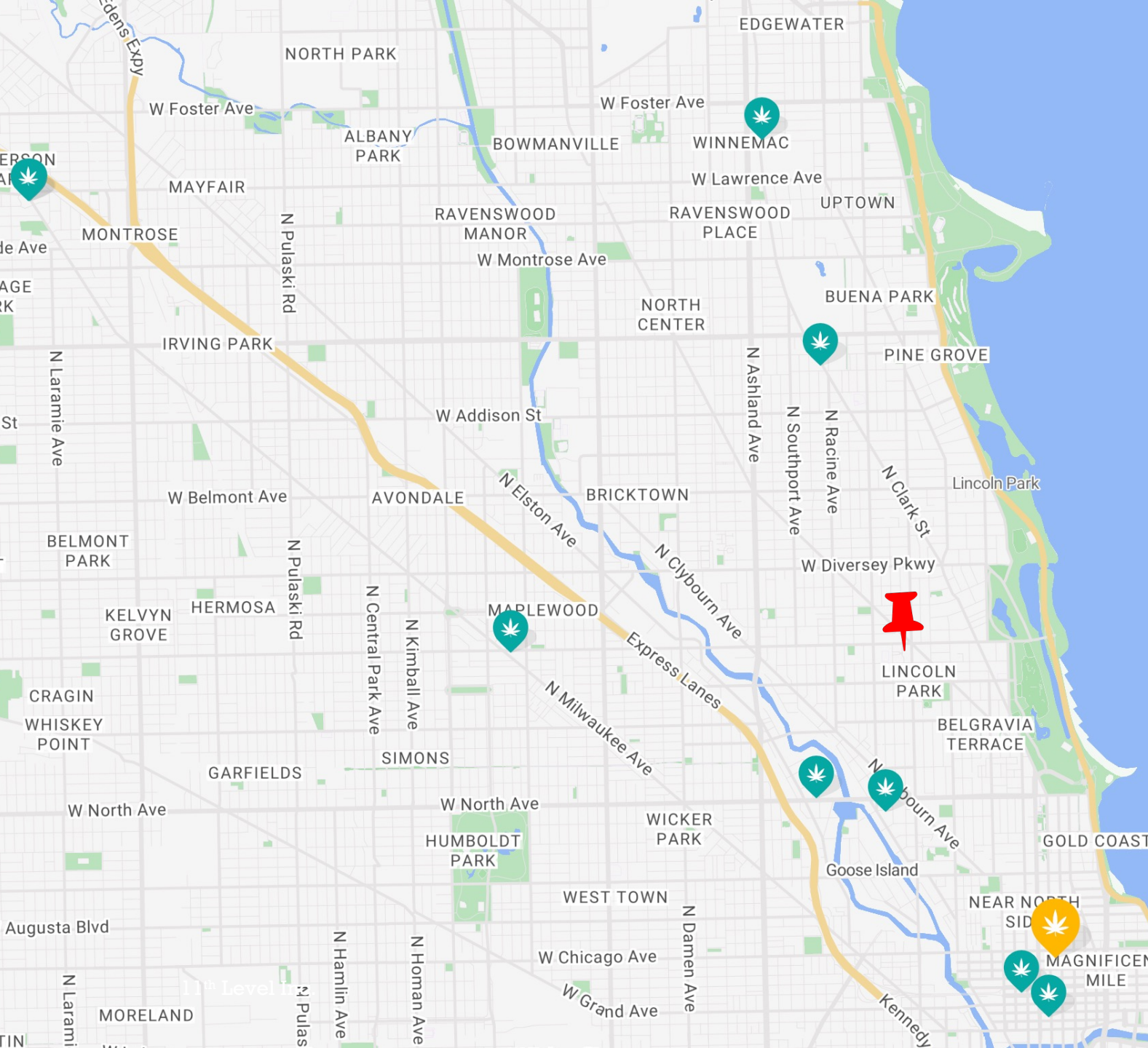


CHICAGO CANNABIS MARKET



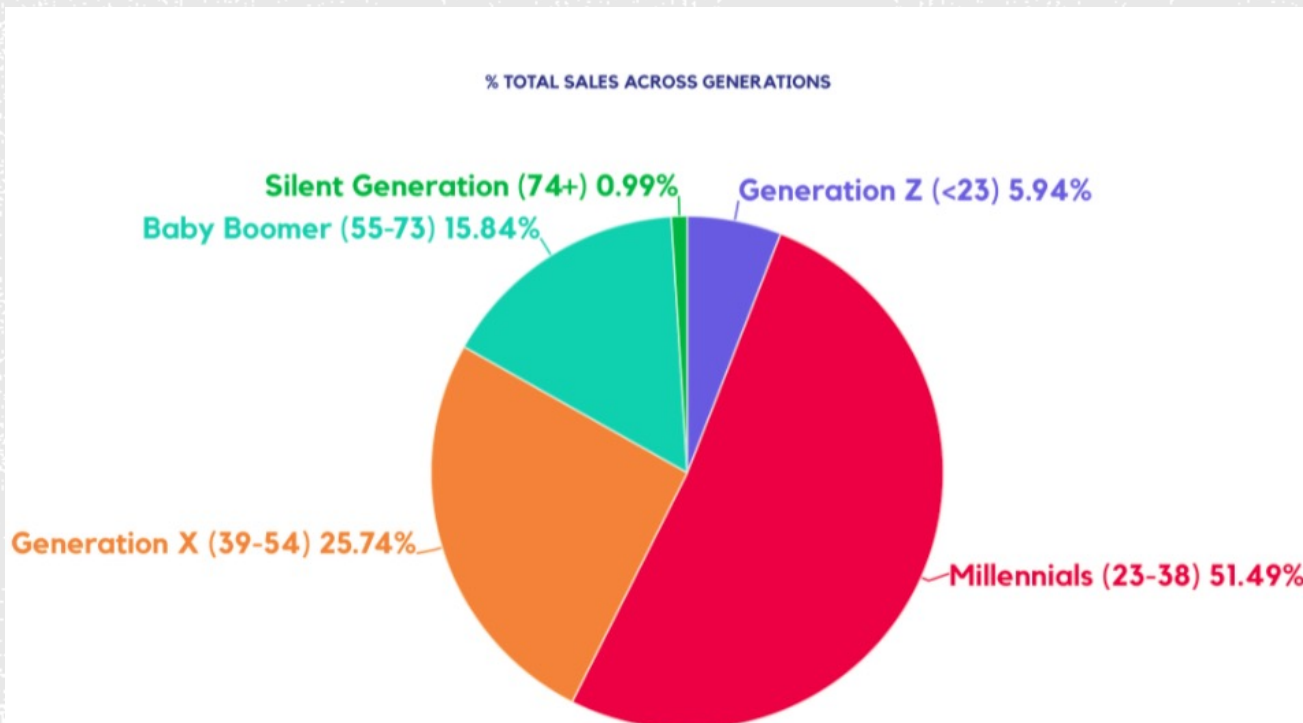
CHICAGO MARKET OVERVIEW

- 18 dispensaries in Chicago
 - **0 in Lincoln Park**
 - 1 in Old Town
 - 1 in Wrigleyville
 - 2 in Bucktown (1 otw)
 - 1 in Logan Square
 - 2 in River North
 - 3 in West Loop
- 3rd largest city in the US
- 2.7M people and 55M+ tourists



CUSTOMER PROFILE

- **Mostly 30+ professionals looking to relax after work**
 - **Avg ticket \$100.00-80.00**
 - **39-54 is about 25% of the market**
 - **Under age 23 is less than 5.94% (priced out)**



CHICAGO DISPENSARY SECURITY INCIDENTS

There have been few significant security incidents at Chicago dispensaries.

The few that occurred were inside jobs or in higher risk areas during widespread looting and unrest.

- **NONE** at the West Loop Dispensary our team members operate.
- **Logan Square dispensary burglary** – inside job, one week into legalization.
- **Mission on the South Side, THC Center on near South West Side, and other attempts occurred during citywide unrest and looting.**
- **All others were failed attempts or CBD shops.**

LOGAN SQUARE, HUMBOLDT PARK, AVONDALE

Burglars Stole \$100K From Logan Square Weed Dispensary In What Police Say Could Be An Inside Job

"This was not a random incident," a Chicago Police spokesman said.



Mina Bloom 4:50 PM CST on Jan 10, 2020



Credit: Mina Bloom/Block Club Chicago

Modern Cannabis was burglarized Jan. 6 in Logan Square.

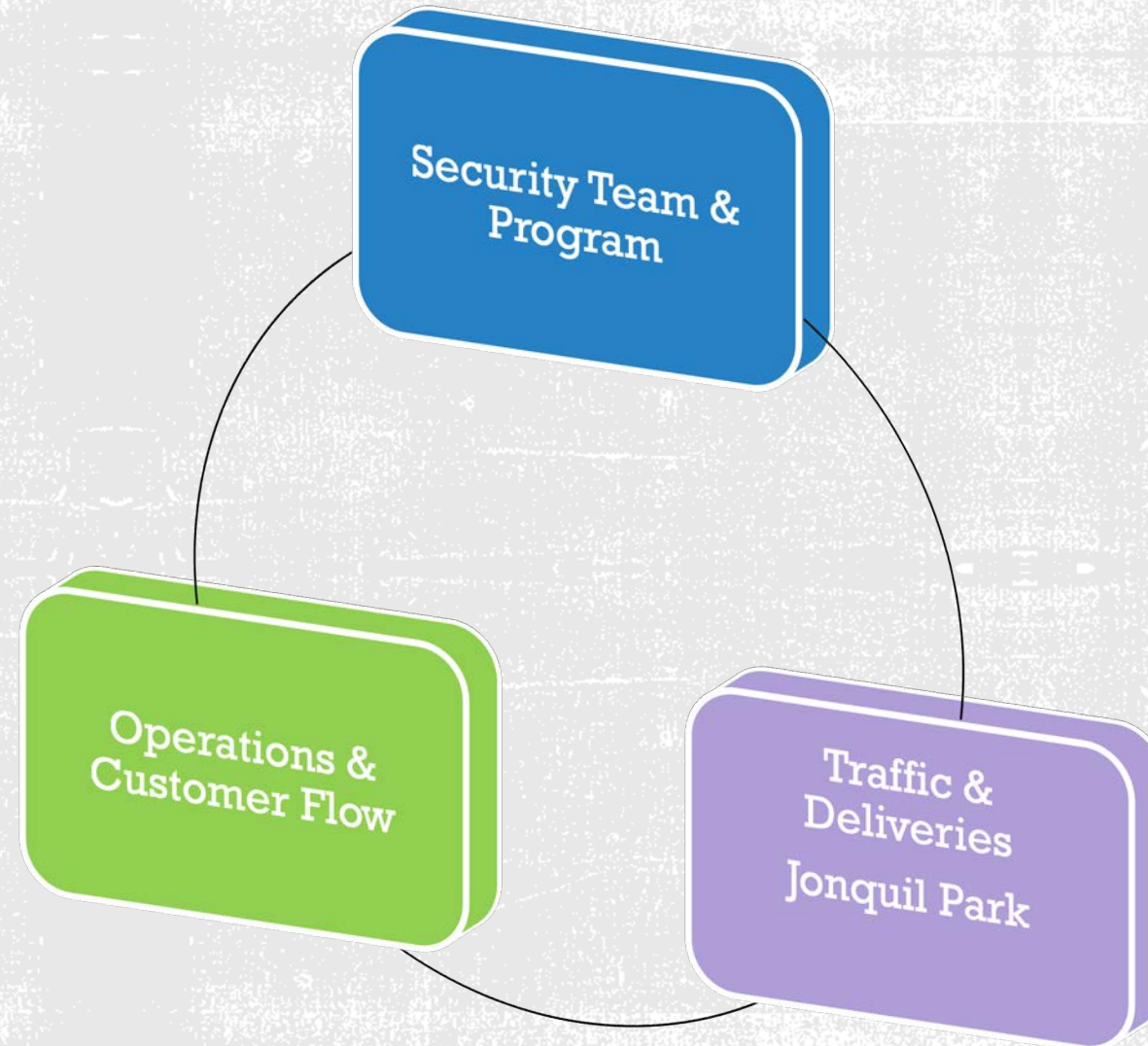
WEST LOOP EXPERIENCE

Our team has successfully operated cannabis businesses in the high traffic, high commercial and fast-growing neighborhoods of West Loop and Highland Park.

- **No break-ins or robberies**
- **No calls or incidents**
- **Customers 30+ professionals**
- **Made the local community safer through increased security, surveillance, and people presence (lines and personnel)**
- **Small line is a safety +**



SECURITY PLAN



SECURITY PLAN

Highlights

- State of the art security system
- Minimized cash transactions (debit cards & cashless payment options)
- Must be 21 (state approved ID e-verification)
- Armed security personnel
- Bank grade vault
- 24/7 surveillance – no dark spots
- Video feed direct to police (facial recognition cams)
- Panic buttons
- Community feedback hotline
- No loitering
- No public consumption
- Single Points of ingress and egress



Security Team

- Elite security firm
- Designated security manager
- Armed personnel (2-3 during operations)
- Patrol (internal and external)
- Mostly off duty/retired officers

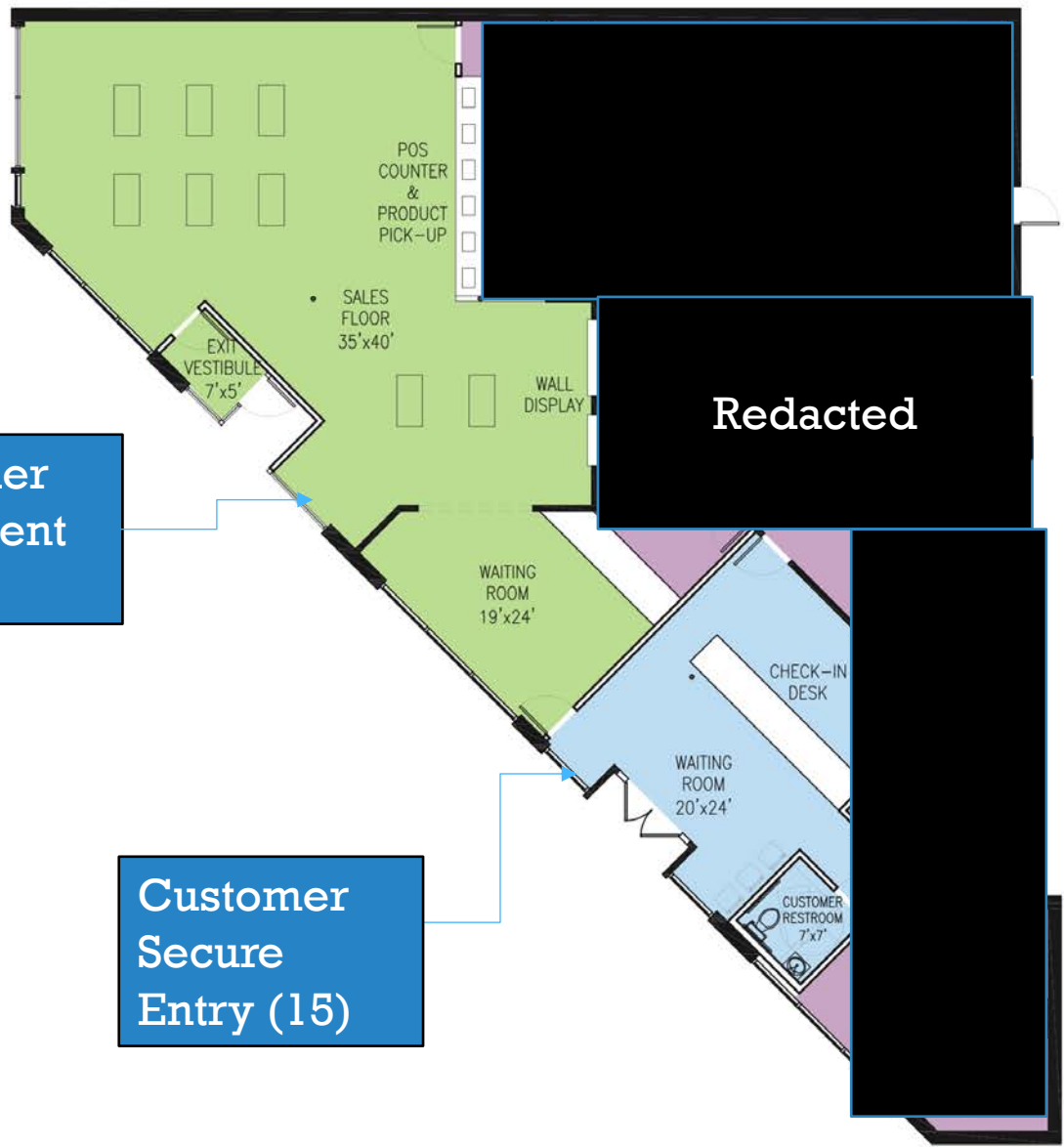


- ✓ 24/7 hi-def surveillance
- ✓ Elite integrated alarm system
- ✓ Motion detectors
- ✓ Glass break detectors
- ✓ Shatter-resistant tinted windows
- ✓ Steel reinforced frame doors
- ✓ Biometric and card access
- ✓ Well lit
- ✓ Bank-grade vault of cannabis and cash storage
- ✓ Vault not connected to exterior walls
- ✓ Single points of ingress (main door) and egress (exit door)

SECURITY IN DESIGN

Floor Plan

2575-81 N. LINCOLN AVE.



square footage :

waiting room :	440sf
customer restroom :	50sf
sales floor :	1,330sf
restricted access :	2,000sf
first floor total :	4,150sf

occupancy :

waiting room :	15 people
sales floor :	44 people

access :

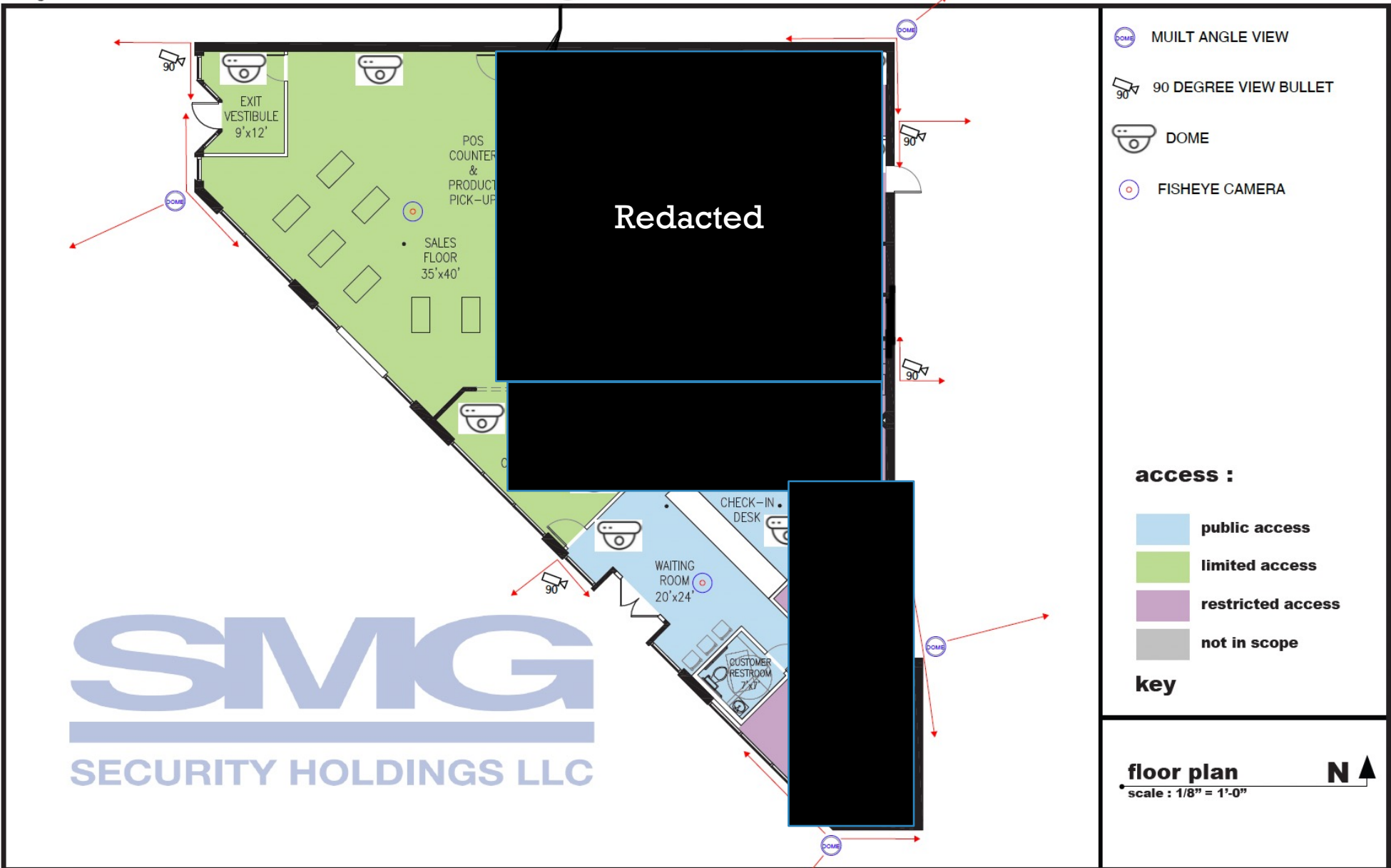
	public access
	limited access
	restricted access
	not in scope

key

floor plan

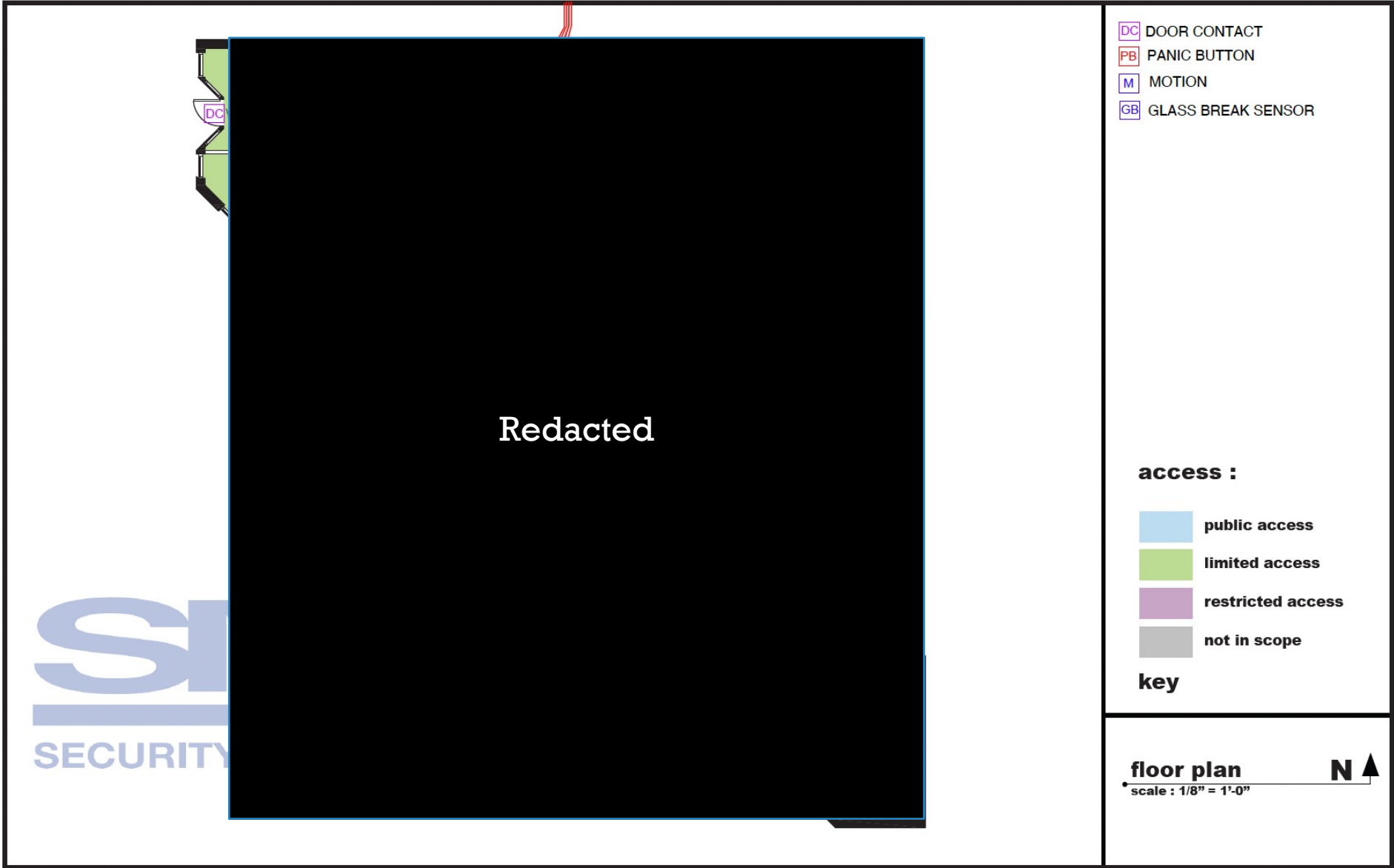
Surveillance System

marigrow - 2575 n. lincoln ave



Interior Security Layout

marigrow - 2575 n. lincoln ave



Location and Design Advantages

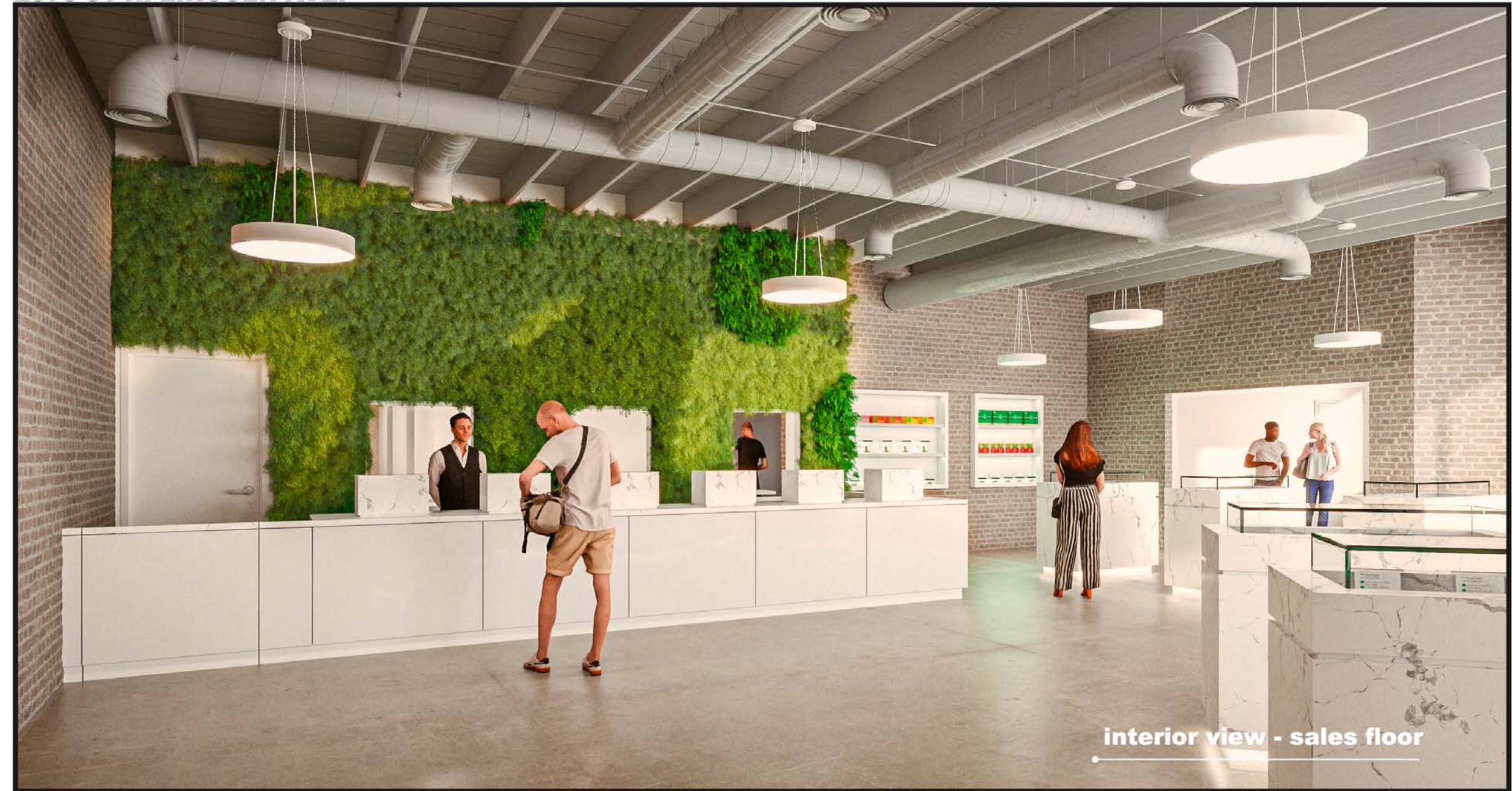
2571-85 N Lincoln Ave., Lincoln Park



ÜMI – Exterior



Exterior view - Entrance



interior view - sales floor

OPERATIONS & CUSTOMER FLOW

- Entrance and exit on Lincoln Ave
(Away from direct park view)
- Minimal lines – no loitering
- Spacious reception and waiting area
- Avg. transaction time 3 mins
- In-store kiosks to reduce transaction time
- High-tech Sales Floor
 - 60 ppl max
 - 44 sales floor
 - +15 reception
- Overflow support with local biz
- Security personnel inside and out

CUSTOMER FLOW



Secure Entrance on
Lincoln Ave.
(Step 1)

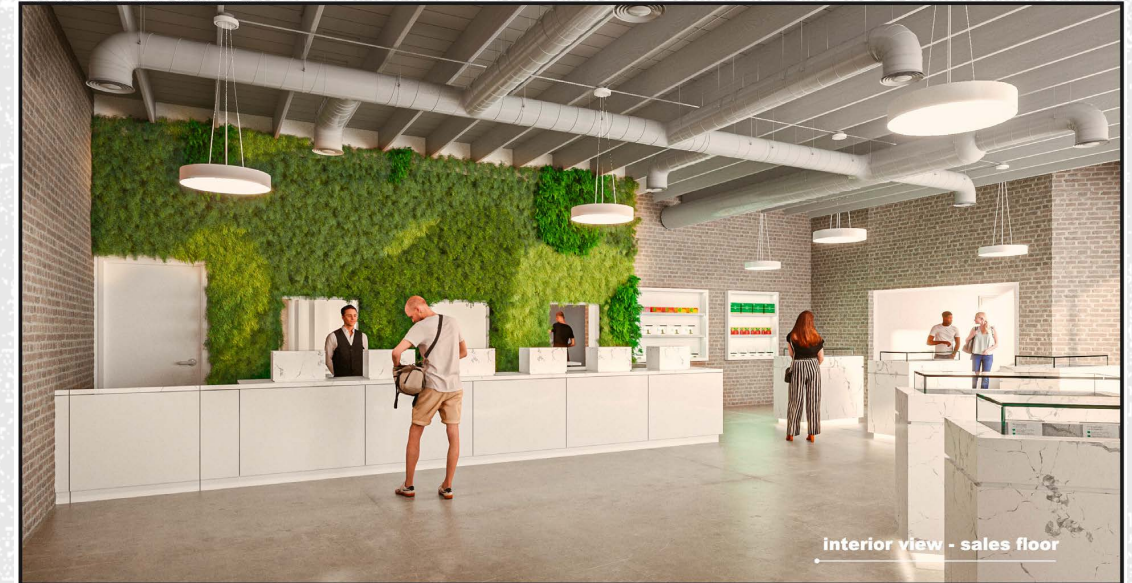


Secure Reception Area
(Step 2)

CUSTOMER FLOW

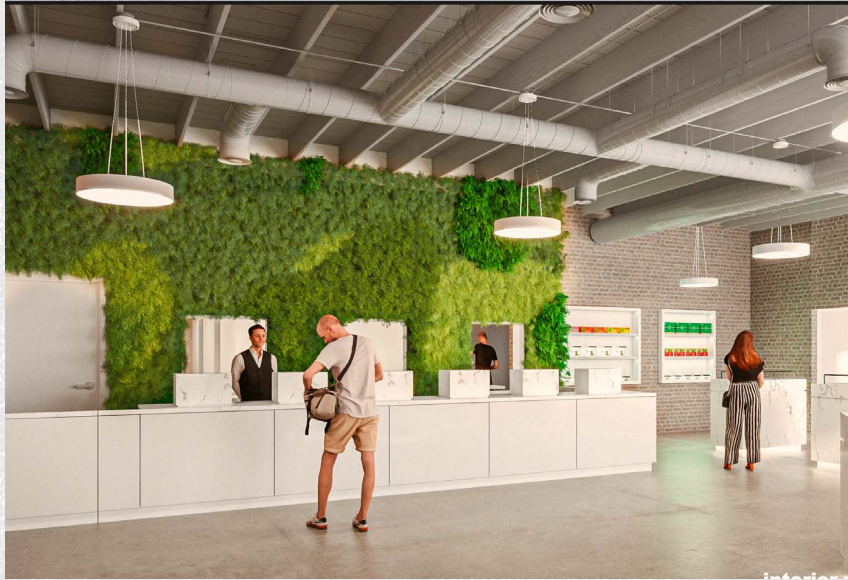


Waiting Area with
Walk-in Kiosks
(Step 3)



Sales Floor
(Step 4)

CUSTOMER FLOW



Sales Floor & POS
(Step 5)



Secured Door Secured Door
(Exit Vestibule)

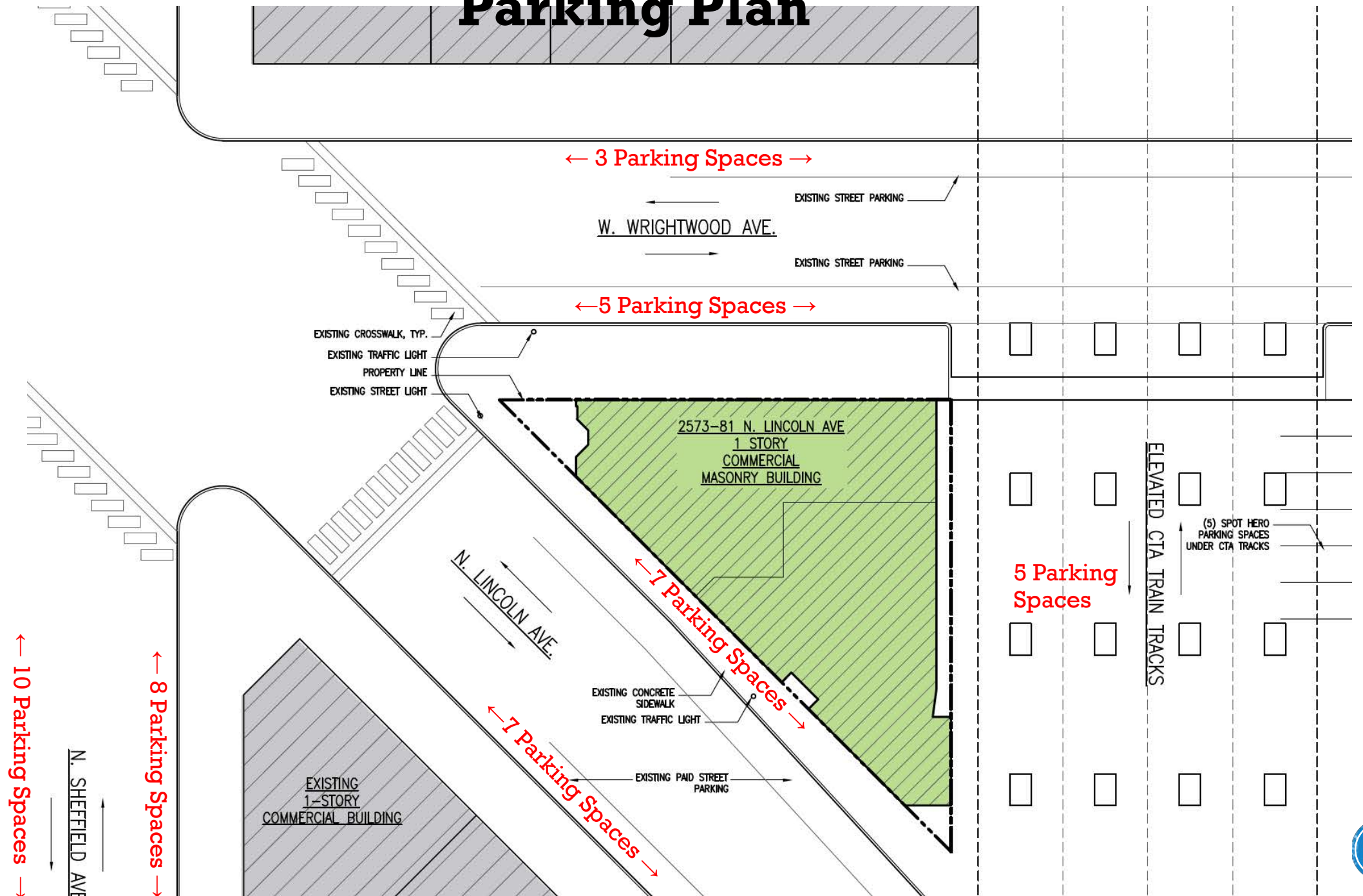


Exit on Lincoln Ave.
(Step 6)

TRAFFIC & PARKING

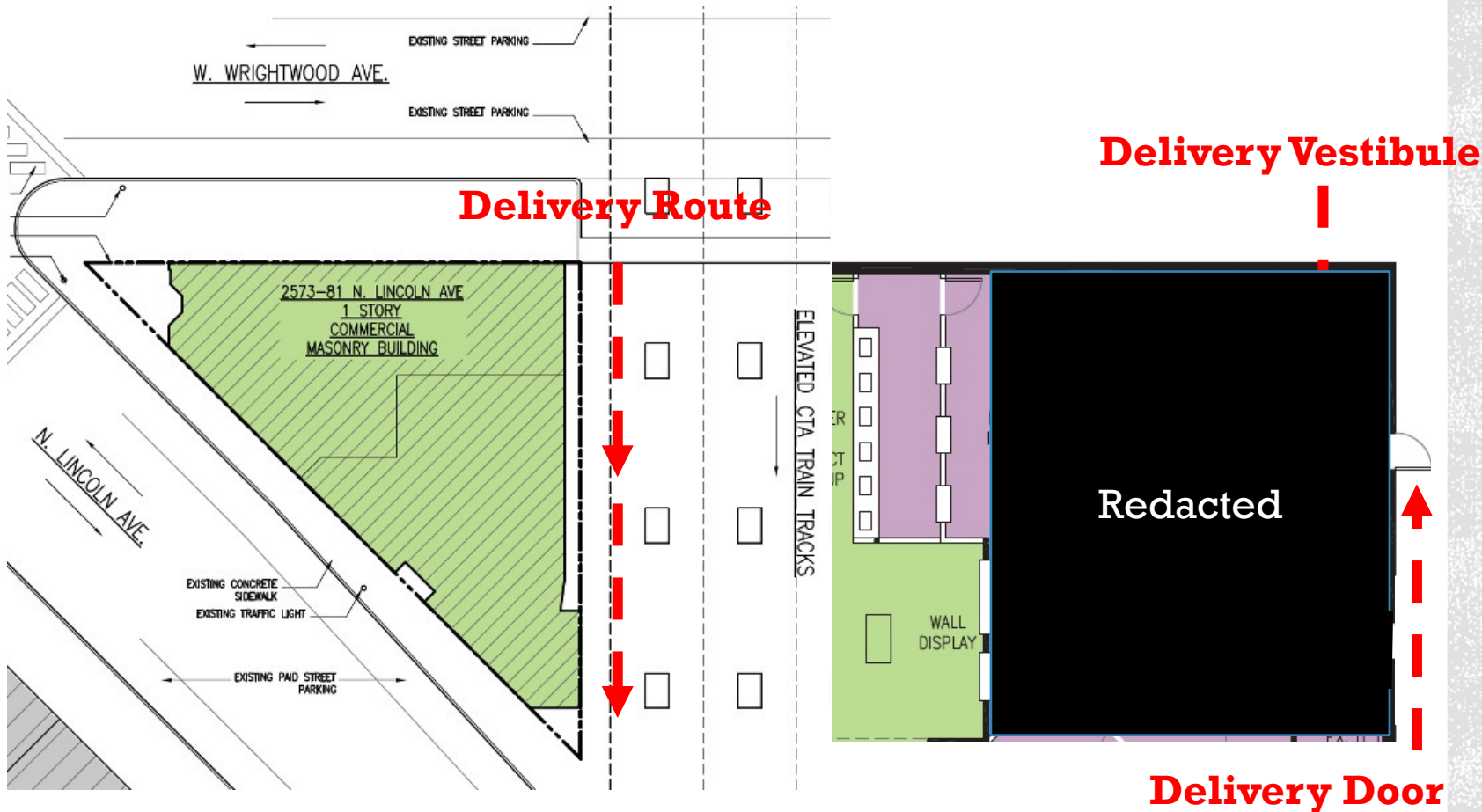
- Traffic
 - Impact minimal
 - No double parking – guard monitored
 - Adequate parking
 - Bike/Scooter rack for customers/staff
- Minimized customer lines outside
- Parking
 - Amble parking along Lincoln, Wrightwood, Sheffield (45-50 vehicles)
 - 5 Spot Hero spaces on the rear
- Rideshare for employees
- CTA

Parking Plan



DELIVERIES

- Via secure vehicles
- Occur on the eastside of building south of W. Wrightwood Ave.
- One lane behind the building will be exclusively dedicated to deliveries
- Randomized times, routes and amounts
- Armed security present



JONQUIL PARK

- Strict no public consumption policy – enforced at every sale
 - Public consumption is illegal same as alcohol
 - Violators will be banned from the dispensary
- Security personnel on patrol for consumption
- UMI team will coordinate with 19th District to address violators
- Coordinate with Jonquil Park Advisory Council
- UMI with help with park clean up monthly and sustainability
- Packaging is child proof and cannot appeal to minors under state law



THANK YOU

- Contact

- Akele Parnell, CEO
- MariGrow Inc. (ÜMI)
- 246 E Deerpath Ste, Lake Forest, IL 60045
- pjarron@outlook.com
- 205-587-3330