

E. NEW BUSINESS

7. Marijuana Cultivation Facility License

Applicant: Redoubt Reefer / Landowner: Jason Rodean

Parcel ID: 133-350-16

Location 27250 Vincent Street

Kasilof Area

AGENDA ITEM F. PUBLIC HEARING

X. State application for a marijuana establishment license; Kasilof Area

STAFF REPORT

PC MEETING: Monday, March 21, 2022

Applicant: Redoubt Reefer

Landowner: Jason Rodean

Parcel ID#: 13335016

Legal Description: T 3N R 11W SEC 6 Seward Meridian KN 0760167 OLD KASILOF SUB LOT 8

Location: 27250 Vincent Street, Kasilof, AK 99610

BACKGROUND INFORMATION: On Thursday, June 24, 2021 the applicant notified the borough that he/she had submitted an application to the state for a Standard Marijuana Cultivation Facility license. On Tuesday, July 27, 2021 the applicant supplied the borough with a signed acknowledgement form and a site plan on Tuesday, July 27, 2021 of the proposed Standard Marijuana Cultivation Facility on the above described parcel. The Alcohol and Marijuana Control Office notified the borough that the application was complete on Friday, February 18, 2022. Staff has reviewed the completed license that has been submitted to the state and the site plan submitted to the borough and has found the following concerning the standards contained in KPB 7.30.020:

1. The Borough finance department has been notified of the complete application and they report that the applicant is in compliance with the borough tax regulations.
2. Borough planning department staff has evaluated the application and has determined that the proposed facility will be located greater than 1,000 feet from any school.
3. Borough planning department staff has evaluated the application and has determined that the proposed facility will be located greater than 500 feet from all recreation or youth centers, and all buildings in which religious services are regularly conducted, and all correctional facilities.
4. The proposed facility is not located within a local option zoning district.
5. The proposed facility is located where there is sufficient ingress and egress for traffic to the parcel.
 - The site plan indicates that the approach is or will be constructed to a minimum width of 24 feet where it accesses the Vincent Street right-of-way.
 - The signed acknowledgement form indicates that there will not be any parking in borough rights-of-way.
 - The site plan indicates a clear route for delivery vehicles which allows vehicles to turn safely.
 - On-site parking and loading areas are designated at a location that would preclude vehicles from backing out into the roadway.
6. Because this application is for cultivation the hours of operation for a retail store is not applicable.

KPB 7.30.020(E) allows the recommendation of additional conditions on a license to meet the following standards:

- protection against damage to adjacent properties,
- protection against offsite odors,
- protection against noise,
- protection against visual impacts,
- protection against road damage,

- protection against criminal activity, and
- protection of public safety.

The Alaska Marijuana Control Board will impose a condition a local government recommends unless the board finds the recommended condition is arbitrary, capricious, and unreasonable (3 ACC 306.060b). If the Planning Commission recommends additional conditions, additional findings must be adopted to support the conditions.

PUBLIC NOTICE: Public notice of the application was mailed on Wednesday, March 02, 2022 to the 11 landowners of the parcels within 300 feet of the subject parcel. Public notice of the application was published in the Thursday, March 10, 2022 & Thursday, March 17, 2022 issues of the Peninsula Clarion.

KPB AGENCY REVIEW: Application information was provided to pertinent KPB staff and other agencies on Wednesday, March 02, 2022.

ATTACHMENTS

- State marijuana establishment application with associated submitted documents
- Site Plan
- Acknowledgement form
- Aerial map
- Area land use map with 500' & 1,000' parcel radius

STAFF RECOMMENDATION

Staff recommends that the planning commission forward this application to the assembly with the findings contained in this staff report and with the recommendation that the following conditions be placed on the state license pursuant to 3 AAC 306.060(b):

1. The marijuana establishment shall conduct their operation consistent with the site plan submitted to the Kenai Peninsula Borough.
2. There shall be no parking in borough rights-of-way generated by the marijuana establishment.
3. The marijuana establishment shall remain current in all Kenai Peninsula Borough tax obligations consistent with KPB 7.30.020(A).

END OF STAFF REPORT

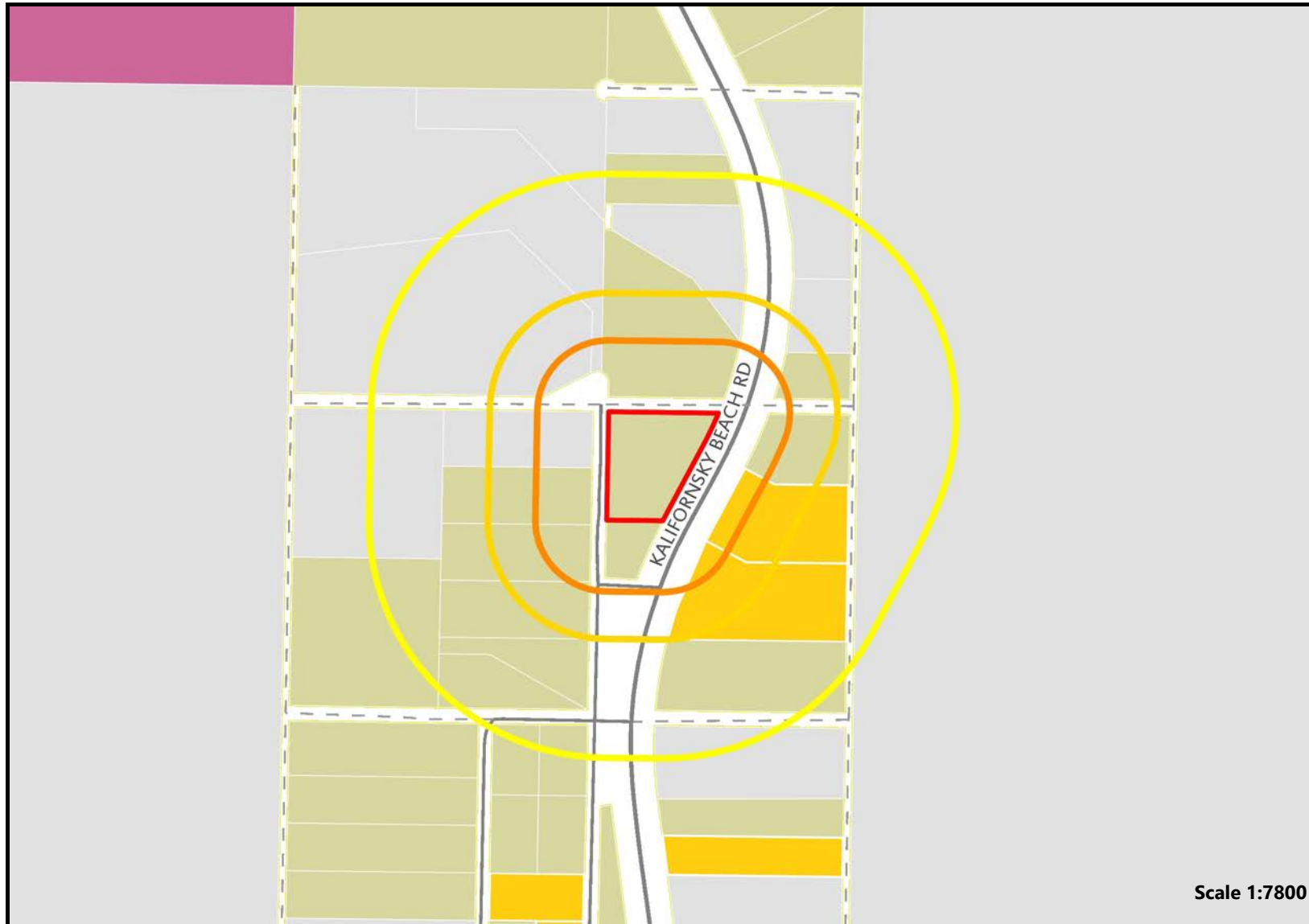


Recommendation on State Application for Standard Marijuana Cultivation Facility

Applicant: Redoubt Reefer

KPB Parcel ID: 13335016

Adjacent Land Use Map



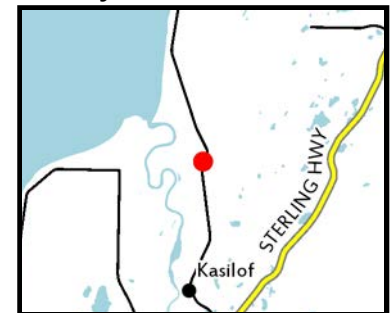
AMCO # 29604

- 1000ft Radius
- 500ft Radius
- 300ft Notification Area
- Parcel Boundary

Land Usage in 1000ft radius

- Accessory Building
2 parcels
- Residential
15 parcels
- Vacant
10 parcels

Vicinity



Radii shown depict the distance from the parcel boundaries. KPB 7.30 states that the distance must be measured by the shortest pedestrian route. If there were relevant facilities within the 500-foot or 1,000-foot radius, the shortest pedestrian path would be measured and depicted here.

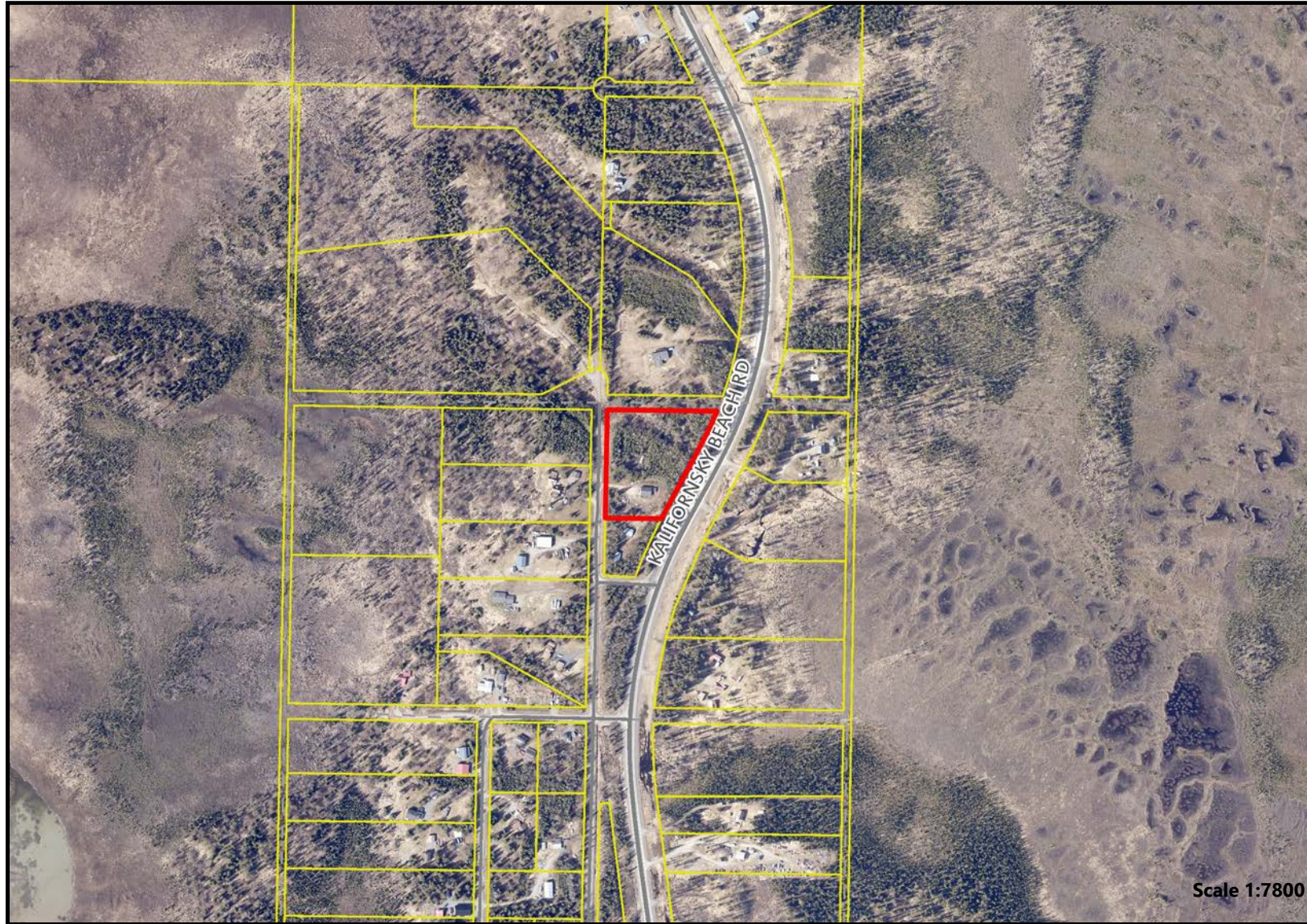




Recommendation on State Application for Standard Marijuana Cultivation Facility

Applicant: Redoubt Reefer

KPB Parcel ID: 13335016

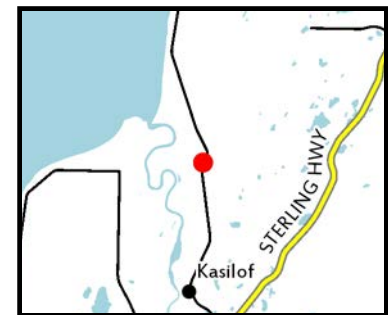
Aerial Imagery Map



-  Parcel Boundary
-  All Other Parcels

Scale 1:7800

Vicinity





Planning Department

144 N. Binkley Street, Soldotna, Alaska 99669 • (907) 714-2200 • (907) 714-2378 Fax

Charlie Pierce
Borough Mayor

KENAI PENINSULA BOROUGH PLANNING COMMISSION NOTICE OF PUBLIC HEARING

Public notice is hereby given that the Kenai Peninsula Borough has been notified of an application for a Standard Marijuana Cultivation Facility license in the Kasilof Area. The Borough will hold a public hearing prior to providing comments to the State on this application. This notice is being sent to landowners located within a 300-foot radius of the subject property. All members of the public are invited to comment. The application under consideration is described as follows:

Applicant: Redoubt Reefer

Please turn over for map.

Landowner: Jason Rodean

Parcel Number: 13335016

Property Description: T 3N R 11W SEC 6 Seward Meridian KN 0760167 OLD KASILOF SUB LOT 8

Location: 27250 Vincent Street, Kasilof, AK 99610

Proposed Land Use: The applicant wishes to obtain a license from the Alaska Marijuana Control Board for a Standard Marijuana Cultivation Facility on the parcel listed above.

Applicable Code: State marijuana applications are reviewed by the borough in accordance with KPB 7.20 and 7.30. Copies of these ordinances are available from the Clerk's Office or on the KPB website at: kpb.us. State regulations (3 AAC 306) allow local jurisdictions to protest the issuance of marijuana licenses and recommend conditions to be placed upon licenses.

Public Hearing: A hearing will be held by the Kenai Peninsula Borough Planning Commission to consider the application on **Monday, March 21, 2022**, commencing at 7:30 p.m., or as soon thereafter as business permits. The meeting will be held in the assembly chambers of the borough administration building located at 144 N. Binkley Street, Soldotna, Alaska. The public may also attend the meeting electronically/telephonically via Zoom. To join the meeting from a computer visit <https://zoom.us/j/9077142200>. To attend the Zoom meeting by telephone call toll free **1-888-788-0099** or **1-877-853-5247**. When calling you will need the Meeting ID # **907 714 2200**. If you connect by computer, and wish to comment but do not have a microphone, connect online and then select phone for audio. A box will come up with the toll free numbers, the Meeting ID#, and your participant number.

Public Comment: Those wishing to comment may come to the above meeting to give testimony or may submit a written statement addressed to: Planning Commission Chairman, 144 N. Binkley, Soldotna, Alaska 99669. A statement addressed to the chairman may also be emailed to: planning@kpb.us, or faxed to (907) 260-5992. Please provide written statements by 1:00 PM, Friday, March 18, 2022.

For additional information about this application, please call the planning department at (907) 714-2206, or 1-800-478-4441 (toll free within the Kenai Peninsula Borough).

Nancy Carver
Planner

Marijuana Compliance Review

APPROVED			
Jurisdiction: HOM			
License Years/#:		2022-2023 #29604	
Date Rec'd:		February 18, 2022	
Council/Assbly Meeting:		April 5, 2022	
Date Due:		April 19, 2022	
Date back to Clerk:		March 9, 2022	
Applicant:	REDOUBT REEFER		
Corporation Name:	Redoubt Reefer LLC		
Physical Address:	27250 Vincent St, Kasilof 99610		
Mailing Address:	PO Box 873, Kasilof 99610		
	Officers or Owners/Phone #		
	Jason Marc Rodean		
		Entity #	10169601
		Business Lic#	2130090
		License Type	Standard Cultivation
		Members	
		Email: terrapinconsulting907@gmail.com	
		Phone: 907-299-7830	

STX #	Business Name/Owner Name	Filed Thru:	MF's	BD
209123	Redoubt Reefer	NEW	0	\$ -
STX #	Lease Registration	Thru:	MF's	BD
			0	\$ -
STX #	Other Business Owned	Thru:	MF's	BD
			0	\$ -
			0	\$ -
			0	\$ -

Account #	Real Property Account Name	BD	Last Yr Pd Thru
13335016	Premises: Rodean, Jason M	\$ -	2021
13335020	Rodean, Jason Marc	\$ -	2021
		\$ -	
		\$ -	

Account #	Personal Property Account Name	BD	Last Yr Pd Thru
		\$ -	
		\$ -	
		\$ -	

Notes:



THE STATE
of **ALASKA**
GOVERNOR MIKE DUNLEAVY

Department of Commerce, Community,
and Economic Development

Alcohol and Marijuana Control Office

550 West 7th Avenue, Suite 1600
Anchorage, AK 99501
Main: 907.269.0350

February 18, 2022

Kenai Peninsula Borough

Attn: Borough Clerk

VIA Email: jblankenship@kpb.us; micheletturner@kpb.us; jshewell@kpb.us; assemblyclerk@kpb.us; mjenkins@kpb.us; maildridge@kpb.us; slopez@kpb.us; ncarver@kpb.us; jvanhooose@kpb.us

License Number:	29604
License Type:	Standard Marijuana Cultivation Facility
Licensee:	Jason Marc Rodean
Doing Business As:	Redoubt Reefer
Physical Address:	27250 Vincent st Kasilof, AK 99610
Designated Licensee:	Jason Marc Rodean
Phone Number:	907-299-7830
Email Address:	terrapiconsulting907@gmail.com

☒ **New Application** ☐ **New Onsite Consumption Endorsement Application (Retail Only)**

AMCO has received a complete application for a marijuana establishment within your jurisdiction. This notice is required under 3 AAC 306.025(d)(2). Application documents will be sent to you separately via ZendTo.

To protest the approval of this application pursuant to 3 AAC 306.060, you must furnish the director **and** the applicant with a clear and concise written statement of reasons for the protest within 60 days of the date of this notice, and provide AMCO proof of service of the protest upon the applicant. If the protest is a "conditional protest" as defined in 3 AAC 306.060(d)(2) and the application otherwise meets all the criteria set forth by the regulations, the Marijuana Control Board may approve the license, but require the applicant to show to the board's satisfaction that the requirements of the local government have been met before the director issues the license.

3 AAC 306.010, 3 AAC 306.080, and 3 AAC 306.250 provide that the board will deny an application for a new license if the board finds that the license is prohibited under AS 17.38 as a result of an ordinance or election conducted under AS 17.38 and 3 AAC 306.200, or when a local government protests an application on the grounds that the proposed licensed premises are located in a place within the local government where a local zoning ordinance prohibits the marijuana establishment, unless the local government has approved a variance from the local ordinance.

This application will be in front of the Marijuana Control Board at our April 13-14, 2022 meeting.

Sincerely,

Glen Klinkhart, Director

amco.localgovernmentonly@alaska.gov

PUBLISHER'S AFFIDAVIT

UNITED STATES OF AMERICA,
STATE OF ALASKA

} ss:

Jeff Hayden being first duly sworn, on oath deposes and says:

That I am and was at all times here in this affidavit mentions, Supervisor of Legals of the Sound Publishing / Peninsula Clarion, a newspaper of general circulation and published at Kenai, Alaska, that the advertisement, a printed copy of which is hereto annexed was published in said paper on the dates listed below:

Marijuana License Application

06/27/21

07/04/21

07/11/21

Marijuana License Application

Jason Marc Rodean is applying under 3 AAC 306.400(a)(1) for a new Standard Marijuana Cultivation Facility license, license #29604, doing business as Redoubt Reefer, located at 27250 Vincent St, Kasilof, AK 99610, UNITED STATES.

Interested persons may object to the application by submitting a written statement of reasons for the objection to their local government, the applicant and the Alcohol & Marijuana Control Office (AMCO) not later than 30 days after the director has determined the application to be complete and has given written notice to the local government. Once the application is determined to be complete, the objection deadline and a copy of the application will be posted on AMCO's website at <https://www.commerce.alaska.gov> or to 550 W 7th Ave, Suite 1600, Anchorage, AK, 99501.

Pub: June 27, July 4 & 11, 2021

931205

x *Jeff Hayden*

SUBSCRIBED AND SWORN before me on this

13th day of July, 2021.

Elizabeth A. McDonald

NOTARY PUBLIC in favor for the State of Alaska.

My commission expires 3-6-24.

Elizabeth A. McDonald
Notary Public, State of Alaska
Commission #200306009
My Commission Expires March 6, 2024



Alaska Marijuana Control Board

Form MJ-00: Application Certifications**What is this form?**

This application certifications form is required for all marijuana establishment license applications. Each person signing an application for a marijuana establishment license must declare that he/she has read and is familiar with AS 17.38 and 3 AAC 306.

This form must be completed and submitted to AMCO's main office by each proposed licensee (as defined in 3 AAC 306.020(b)(2)) before any license application will be considered complete.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	License Number:	29604		
License Type:	Standard Marijuana Cultivation Facility				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent St				
City:	Kasilof	State:	AK	ZIP:	99610

Section 2 – Individual Information

Enter information for the individual licensee.

Name:	Jason Marc Rodean
Title:	Owner

Section 3 – Other Licenses

Ownership and financial interest in other licenses:

Yes

No

Do you currently have or plan to have an ownership interest in, or a direct or indirect financial interest in another marijuana establishment license?

☐☒

If "Yes", which license numbers (for existing licenses) and license types do you own or plan to own?



Alaska Marijuana Control Board

Form MJ-00: Application Certifications

Section 4 – Certifications

Read each line below, and then sign your initials in the box to the right of each statement:

Initials

I certify that I have not been convicted of a felony in any state or the United States, including a suspended imposition of sentence, for which less than five years have elapsed from the time of the conviction to the date of this application.

I certify that I am not currently on felony probation or felony parole.

I certify that I have not been found guilty of selling alcohol without a license in violation of AS 04.11.010.

I certify that I have not been found guilty of selling alcohol to an individual under 21 years of age in violation of 04.16.051 or AS 04.16.052.

I certify that I have not been convicted of a misdemeanor crime involving a controlled substance, violence against a person, use of a weapon, or dishonesty within the five years preceding this application.

I certify that I have not been convicted of a class A misdemeanor relating to selling, furnishing, or distributing marijuana or operating an establishment where marijuana is consumed within the two years preceding this application.

I certify that my proposed premises is not within 500 feet of a school ground, recreation or youth center, a building in which religious services are regularly conducted, or a correctional facility, as set forth in 3 AAC 306.010(a).

I certify that my proposed premises is not located in a liquor licensed premises.

I certify that I meet the residency requirement under AS 43.23 for a permanent fund dividend in the calendar year in which I am initiating this application.

I certify that all proposed licensees (as defined in 3 AAC 306.020(b)(2)) have been listed on my online marijuana establishment license application. Additionally, if applicable, all proposed licensees have been listed on my application with the Division of Corporations.

I certify that I understand that providing a false statement on this form, the online application, or any other form provided by AMCO is grounds for denial of my application.



Alcohol and Marijuana Control Office

550 W 7th Avenue, Suite 1600

Anchorage, AK 99501

marijuana.licensing@alaska.gov

<https://www.commerce.alaska.gov/web/amco>

Phone: 907.269.0350

Alaska Marijuana Control Board

Form MJ-00: Application Certifications

Read each line below, and then sign your initials in the box to the right of each statement:

Initials

I certify and understand that I must operate in compliance with the Alaska Department of Labor and Workforce Development's laws and requirements pertaining to employees.



I certify and understand that I must operate in compliance with each applicable public health, fire, safety, and tax code and ordinance of this state and the local government in which my premises is located.



Read each line below, and then sign your initials in the box to the right of only the applicable statement:

Initials

Only initial next to the following statement if this form is accompanying an application for a marijuana testing facility license:

I certify that I do not have an ownership in, or a direct or indirect financial interest in a retail marijuana store, a marijuana cultivation facility, or a marijuana products manufacturing facility.



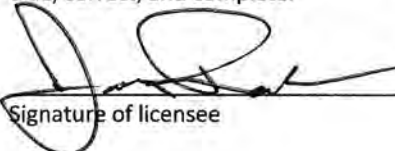
Only initial next to the following statement if this form is accompanying an application for a retail marijuana store, a marijuana cultivation facility, or a marijuana products manufacturing facility license:

I certify that I do not have an ownership in, or a direct or indirect financial interest in a marijuana testing facility license.



All marijuana establishment license applicants:

As an applicant for a marijuana establishment license, I declare under penalty of unsworn falsification that I have read and am familiar with AS 17.38 and 3 AAC 306, and that the online application and this form, including all accompanying schedules and statements, is true, correct, and complete.


Signature of licensee

JASON RODEAN
Printed name of licensee

This is a corrected page to original MJ-00. The signature of the applicant appears to be the same as the notarized one. jps/AMCO

Notary Public in and for the State of Alaska

My commission expires: _____

Subscribed and sworn to before me this _____ day of _____, 20____.



Alaska Marijuana Control Board

Form MJ-01: Marijuana Establishment Operating Plan

What is this form?

An operating plan is required for all marijuana establishment license applications. Applicants should review **Title 17.38** of **Alaska Statutes** and **Chapter 306** of the **Alaska Administrative Code**. This form will be used to document how an applicant intends to meet the requirements of those statutes and regulations. If your business has a formal operating plan, you may include a copy of that operating plan with your application, but all fields of this form must still be completed per 3 AAC 306.020(c).

What must be covered in an operating plan?

Applicants must identify how the proposed premises will comply with applicable statutes and regulations regarding the following:

- Control plan for persons under the age of 21
- Security
- Business records
- Inventory tracking of all marijuana and marijuana product on the premises
- Employee qualification and training
- Health and safety standards
- Transportation and delivery of marijuana and marijuana products
- Signage and advertising

Applicants must also complete the corresponding operating plan supplemental forms (**Form MJ-03**, **Form MJ-04**, **Form MJ-05**, or **Form MJ-06**) to meet the additional operating plan requirements for each license type.

Section 1 – Establishment & Contact Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	MJ License #:	29604		
License Type:	Standard Marijuana Cultivation Facility				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent St				
City:	Kasilof	State:	Alaska	ZIP:	99610
Mailing Address:	PO Box 873				
City:	Kasilof	State:	Alaska	ZIP:	99610
Designated Licensee:	Jason Marc Rodean				
Main Phone:	(907)299-7830	Cell Phone:	(907)299-7830		
Email:	Terrapinconsulting907@gmail.com				



Form MJ-01: Marijuana Establishment Operating Plan

Section 2 – Control Plan for Persons Under the Age of 21

2.1. Describe how the marijuana establishment will prevent persons under the age of 21 from gaining access to any portion of the licensed premises and marijuana items:

Photo ID will be required and checked for all visitors upon signing in to visitor log book.

Section 3 – Security

Restricted Access Areas (3 AAC 306.710):

3.1. Describe how you will prevent unescorted members of the public from entering restricted access areas:

Unescorted members of the public will be prohibited from entering restricted access areas passed the main entryway/office.

Signs will be posted at restricted access areas.

Guests will be accompanied at all times and will be required to wear a visitors pass for the entire visit.


3.2. Describe your recordkeeping and processes for admitting visitors into and escorting them through restricted access areas:

Guests will be required to sign in with name, age, date and time of entry and time of exit, name of the person escorting the visitor and drivers license number. An employee or owner with an "Alaska Marijuana Handler Card" will escort the visitor at all times and visitor will be required to wear a visitors pass. All information recorded will be stored in a locked file cabinet in the office.




Form MJ-01: Marijuana Establishment Operating Plan

3.3. Provide samples of licensee-produced identification badges that will be displayed by each licensee, employee, or agent while on the premises, and of visitor identification badges that will be worn by all visitors while in restricted access areas:



Identification Badge



Security Alarm Systems and Lock Standards (3 AAC 306.715):

3.4. Exterior lighting is required to facilitate surveillance. Describe how the exterior lighting will meet this requirement:

Exterior motion lighting will be installed to facilitate surveillance.
Exterior motion lights will be placed on each corner of the licensed premises to detect motion within 25 feet of the building. Lighting both interior and exterior will allow for the entire licensed premises to be sufficiently monitored via video surveillance.



Form MJ-01: Marijuana Establishment Operating Plan

3.5. An alarm system is required for all license types that must be activated on all exterior doors and windows when the licensed premises is closed for business. Describe the security alarm system for the proposed premises, explain how it will meet all regulatory requirements, and outline your policies and procedures regarding the actions to be taken by a licensee, employee, or agent when the alarm system alerts of an unauthorized breach:

An alarm system will be installed and monitored by Communications Alaska and will be set up to monitor intrusion at all entrance and exit sites during closed hours. Owner/Supervisor will be trained in alarm function, arming and disarming the system as well as breach response. Each morning Owner/Supervisor will deactivate alarm and ascertain that alarm and video surveillance systems are in working order. Owner/Supervisor will also activate alarm upon closing for the day before locking all entrances/exits. Motion activated lighting will be on the exterior of the building as well as signs notating that the building is protected by security system as an added deterrent. In case of unauthorized breach there will be a 100 decible siren that sounds in the building and the monitoring agency will be notified. Owner/Supervisor will then be contacted to determine if breach is accidental or an unauthorized intrusion. If in the event of an unauthorized breach the Alaska State Troopers will be notified and will determine the nature of the breach. The AMCO board will be notified within 24 hours in the event of an unauthorized intrusion.

3.6. Describe your policies and procedures for preventing diversion of marijuana or marijuana product, including by employees:

All employees will be subject to background check prior to hire and will be under video surveillance the entire time present on the licensed premises. All growing rooms will also be under 24 video surveillance, as well as the drying room/trimming area. All processing will be under the direction of Owner/Supervisor. All finished marijuana product will be tracked in METRC and locked in a safe and will only be handled under the supervision of Owner/Supervisor. All transfers will be done with sealed packages with strain info and weight notated on packages as well as transfer manifests and will be transported in a locked box in the secured rear of the vehicle and will be monitored by Owner/Supervisor. The Exterior of the building will have motion sensor lighting as well as 24 hour video surveillance. A security company will also be hired to monitor the security of the building.

3.7. Describe your policies and procedures for preventing loitering:

Upon arrival at the facility all visitors will be greeted by owner/employee who holds a current Alaska Marijuana Handlers card. All visitors will sign into the logbook with Name, Drivers License/ID #, reason for visit and time entered. Visitors will be escorted by owner/employee for the entire length of their visit. Visits will also be monitored and recorded by the video surveillance system. Visitors will then be required to sign out upon completion of their visit and immediately exit the licensed premises. Signs stating "No Loitering" will also be posted. "No Trespassing" signs will also be posted around the property as well as motion activated lighting to dissuade any unwanted loitering.

You must be able to certify the statement below. Read the following and then sign your initials in the box to the right:

Initials

3.8. I certify that if any additional security devices are used, such as a motion detector, pressure switch, and duress, panic, or hold-up alarm, to enhance security of the licensed premises, I will have written policies and procedures describing their use.



Form MJ-01: Marijuana Establishment Operating Plan

Video Surveillance (3 AAC 306.720):

You must be able to certify each statement below. Read the following and then sign your initials in the corresponding box: Initials

3.9. The video surveillance and camera recording system for the licensed premises covers each restricted access area, and both the interior and exterior of each entrance to the facility.



3.10. Each video surveillance recording: is preserved for a minimum of 40 days, in a format that can be easily accessed for viewing (consistent with the Alcohol & Marijuana Control Office's approved format list); clearly and accurately displays the time and date; and is archived in a format that does not permit alteration of the recorded image.



3.11. The surveillance room or area is clearly defined on the Form MJ-02: Premises Diagram that is submitted with this application.



3.12. Surveillance recording equipment and video surveillance records are housed in a designated, locked, and secure area or in a lock box, cabinet, closet or other secure area where access is limited to the licensee(s), an authorized employee, and law enforcement personnel (including an agent of the Marijuana Control Board).



3.13. Describe how the video cameras will be placed to produce a clear view adequate to identify any individual inside the licensed premises, or within 20 feet of each entrance to the licensed premises:

High resolution video cameras will be placed above all entrances and corners of the building.
High resolution video cameras will be placed in all interior rooms as to ascertain a 360 degree view of all areas of the licensed premises.
Cameras will also have high resolution recording capabilities as well as night vision.

3.14. Describe the locked and secure area where video surveillance recording equipment and original copies of surveillance records will be housed and stored, and how you will ensure the area is accessible only to authorized personnel, law enforcement, or an agent of the Marijuana Control Board. If you will be using an offsite monitoring service and offsite storage of video surveillance records, your response must include how the offsite facility will meet these security requirements:

The harddrive on which video surveillance is stored, will be kept in a locked cabinet in the surveillance room/office and the key will be kept locked in the safe which only owner/supervisor will have access to in the event that the Alaska State Troopers or a member of Alaska Marijuana Control Board need to access the records. All video surveillance records will be kept for a minimum of 40 days in a format that easily accessed for viewing.



Form MJ-01: Marijuana Establishment Operating Plan

Section 4 – Business Records

Review the requirements under 3 AAC 306.755. All licensed marijuana establishments must maintain, in a format that is readily understood by a reasonably prudent business person, certain business records.

4.1. I certify that the following business records will be maintained and kept on the licensed premises:

Initials

- a. all books and records necessary to fully account for each business transaction conducted under my license for the current year and three preceding calendar years (*records for the last six months must be maintained on the licensed premises; older records may be archived on or off-premises*);
- b. a current employee list setting out the full name and marijuana handler permit number of each licensee, employee, and agent who works at the marijuana establishment;
- c. the business contact information for vendors that maintain video surveillance systems and security alarm systems for the licensed premises;
- d. records related to advertising and marketing;
- e. a current diagram of the licensed premises, including each restricted access area;
- f. a log recording the name, and date and time of entry of each visitor permitted into a restricted access area;
- g. all records normally retained for tax purposes;
- h. accurate and comprehensive inventory tracking records that account for all marijuana inventory activity from seed or immature plant stage until the retail marijuana or retail marijuana product is sold to a consumer, to another marijuana establishment, or destroyed;
- i. transportation records for marijuana and marijuana product, as required by 3 AAC 306.750(f); and
- j. registration and inspection reports of scales registered under the Weights and Measures Act, as required by 3 AAC 306.745.

[Handwritten initials in a column next to items a-j]

4.2. A marijuana establishment is required to exercise due diligence in preserving and maintaining all required records. Describe how you will prevent records and data, including electronically maintained records, from being lost or destroyed:

A copy of all records will be made and stored in a locked file cabinet in the secured office area. Accounting software will keep records of all financial and transaction records on the hard drive of the licensed establishments computer. Computer will be stored in locked secured office area. Copies of records and files will be continually updated for the purpose of having backup copies as needed.



Form MJ-01: Marijuana Establishment Operating Plan

Section 5 – Inventory Tracking of All Marijuana and Marijuana Product

Review the requirements under 3 AAC 306.730. All licensed marijuana establishments must use a marijuana inventory tracking system capable of sharing information with Metrc to ensure all marijuana cultivated and sold in the state, and each marijuana product processed and sold in the state, is identified and tracked from the time the marijuana is propagated from seed or cutting, through transfer to another licensed marijuana establishment, or use in manufacturing a marijuana product, to a completed sale of marijuana or marijuana product, or disposal of the harvest batch of marijuana or production lot of marijuana product.

You must be able to certify each statement below. Read the following and then sign your initials in the corresponding box: Initials

- 5.1. My marijuana establishment will be using Metrc, and if any other tracking software is used, it will be capable of sharing information with Metrc.
- 5.2. All marijuana delivered to a marijuana establishment will be weighed on a scale registered in compliance with 3 AAC 306.745.
- 5.3. My marijuana establishment will use registered scales in compliance with AS 45.75.080 (Weights and Measures Act), as required by 3 AAC 306.745.

Section 6 – Employee Qualification and Training

Review the requirements under 3 AAC 306.700. All licensees, and every employee or agent of the marijuana establishment who sells, cultivates, manufactures, tests, or transports marijuana or a marijuana product, or who checks the identification of a consumer or visitor, must obtain a marijuana handler permit from the board before being licensed or beginning employment at a marijuana establishment.

You must be able to certify each statement below. Read the following and then sign your initials in the corresponding box: Initials

- 6.1. All licensees, and each employee or agent of the marijuana establishment who sells, cultivates, manufactures, tests, or transports marijuana or marijuana product, or who checks the identification of a consumer or visitor, shall obtain a marijuana handler permit from the board before being licensed or beginning employment at the marijuana establishment.
- 6.2. Each licensee, employee, or agent who is required to have a marijuana handler permit shall keep that person's marijuana handler permit card in that person's immediate possession (or a valid copy on file on the licensed premises) when on the licensed premises.
- 6.3. Each licensee, employee, or agent who is required to have a marijuana handler permit shall ensure that that person's marijuana handler permit card is valid and has not expired.

6.4. Describe any in-house training that will be provided to employees and agents (apart from a marijuana handler course):

All employees will be required to undergo company safety training, be trained in the admittance of visitors, safe handling of plants, products, inventory and the proper disposal of waste products. Employees will also be trained as to the acceptable manner in which all plants and product will be watered, fed, pruned, manicured, harvested, trimmed, delivered etc.







Form MJ-01: Marijuana Establishment Operating Plan

Section 7 – Health and Safety Standards

Review the requirements under 3 AAC 306.735.

You must be able to certify each statement below. Read the following and then sign your initials in the corresponding box: Initials

- 7.1. I understand that a marijuana establishment is subject to inspection by the local fire department, building inspector, or code enforcement officer to confirm that health or safety concerns are not present. 
- 7.2. I have policies regarding health and safety standards (including: ensuring a person with an illness or infection does not come into contact with marijuana or marijuana product; good hygienic practices; cleaning and maintenance of equipment and the premises; pest deterrence; chemical storage; sanitation principles; and proper handling of marijuana and marijuana product) and will take all reasonable measures and precautions to ensure that they are met or exceeded. 
- 7.3. I have policies to ensure that any marijuana or marijuana product that has been stored beyond its usable life, or was stored improperly, is not salvaged and returned to the marketplace. 
- 7.4. I have policies to ensure that in the event information about the age or storage conditions of marijuana or marijuana product is unreliable, the marijuana or marijuana product will be handled in accordance with 3 AAC 306.735(d). 

Answer "Yes" or "No" to each of the following questions:

Yes No

- 7.5. Adequate and readily accessible toilet facilities that are maintained and in good repair and sanitary condition are clearly indicated on my Form MJ-02: Premises Diagram. ☒ ☐
- 7.6. Convenient handwashing facilities with running water at a suitable temperature are clearly indicated on my Form MJ-02: Premises Diagram. ☒ ☐

7.7. If you answered "No" to either 7.5 or 7.6 above, describe how toilet and/or handwashing facilities are made accessible, as required by 3 AAC 306.735(b)(2):

Section 8 – Transportation and Delivery of Marijuana and Marijuana Products

Review the requirements under 3 AAC 306.750.

8.1. Describe how marijuana or marijuana product will be prepared, packaged, and secured for shipment. Include a description of the type of locked, safe, and secure storage compartments to be used in vehicles transporting marijuana or marijuana product:

After harvest, plants will be hung in a dark secured drying room for 2-5 days after which time the flower will be separated from the branches and hand trimmed to remove excess leaf. product will be allowed to cure and then be packaged, sealed and placed in the safe. Upon delivery it will be placed in a 'Non see through' plastic container and locked with the appropriate child proof locking tag. Product will then be placed in the closed and locked trunk or secured backseat of the vehicle.



Form MJ-01: Marijuana Establishment Operating Plan

You must be able to certify each statement below. Read the following and then sign your initials in the corresponding box: Initials

8.2. The marijuana establishment from which a shipment of marijuana or marijuana product originates will ensure that any individual transporting marijuana shall have a marijuana handler permit required under 3 AAC 306.700.



8.3. The marijuana establishment that originates the transport of any marijuana or marijuana product will use the marijuana inventory tracking system to record the type, amount, and weight of marijuana or marijuana product being transported, the name of the transporter, the time of departure and expected delivery, and the make, model, and license plate number of the transporting vehicle.



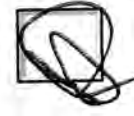
8.4. The marijuana establishment that originates the transport of any marijuana or marijuana product will ensure that a complete printed transport manifest on a form prescribed by the board must be kept with the marijuana or marijuana product at all times during transport.



8.5. During transport, any marijuana or marijuana product will be in a sealed package or container in a locked, safe, and secure storage compartment in the vehicle transporting the marijuana or marijuana product, and the sealed package will not be opened during transport.



8.6. Any vehicle transporting marijuana or marijuana product will travel directly from the shipping marijuana establishment to the receiving marijuana establishment, and will not make any unnecessary stops in between except to deliver or pick up marijuana or marijuana product at any other licensed marijuana establishment.



8.7. When the marijuana establishment receives marijuana or marijuana product from another licensed marijuana establishment, the recipient of the shipment will use the marijuana inventory tracking system to report the type, amount, and weight of marijuana or marijuana product received.



8.8. The marijuana establishment will refuse to accept any shipment of marijuana or marijuana product that is not accompanied by the transport manifest.



Section 9 – Signage and Advertising

Review the requirements under 3 AAC 306.770.

9.1. Describe any signs that you intend to post on your establishment, including quantity, dimensions, graphics, and location on your establishment (photos or drawings may be attached):

The only signs posted on the building will be informational in nature such as "No Loitering" "No Admittance to anyone Under 21" "Restricted Access Area. Visitors Must be Escorted" and signs notating that the building is protected by wired security



Alaska Marijuana Control Board

Form MJ-01: Marijuana Establishment Operating Plan

9.2. Describe any advertising you intend to distribute for your establishment. Include medium types and business logos (photos or drawings may be attached):

Redoubt Reefer will have a website as well as a line of Hoodies, T-shirts and Stickers. Most advertising will be done via word of mouth.

I declare under penalty of unsworn falsification that this form, including all accompanying schedules and statements, is true, correct, and complete.

Signature of licensee

JASON RODEAN
Printed name of licensee

Notary Public
SHAUNTEALA GRAHAM
State of Alaska
My Commission Expires April 10, 2022

Notary Public in and for the State of Alaska

My commission expires: April 10, 2022

Subscribed and sworn to before me this 11th day of August, 2021.



REDOUBT REEFER

KASILOF ALASKA



Alaska Marijuana Control Board

Form MJ-01: Marijuana Establishment Operating Plan

(Additional Space as Needed):



Alaska Marijuana Control Board

Form MJ-02: Premises Diagram

What is this form?

A detailed diagram of the proposed licensed premises is required for all marijuana establishment license applications, per 3 AAC 306.020(b)(8). **All areas designated as the licensed premises of a single license must be contiguous. All diagrams must have the licensed premises area labeled, and outlined or shaded as appropriate.**

What must be submitted with this form?

Applicants must attach multiple diagrams to this form, including (as applicable):

- **Diagram 1:**
a diagram showing only the licensed premises areas that will be ready to be **operational at the time of your preliminary inspection** and license issuance;
- **Diagram 2:**
if different than Diagram 1, a diagram outlining **all areas for which the licensee has legal right of possession** (a valid lease or deed), and clearly showing those areas' relationship to the current proposed licensed premises (*details of any planned expansion areas do not need to be included; a complete copy of Form MJ-14: Licensed Premises Diagram Change must be submitted and approved before any planned expansion area may be added to the licensed premises*);
- **Diagram 3:**
a **site plan or as-built of the entire lot**, showing all structures on the property and clearly indicating which area(s) will be part of the licensed premises;
- **Diagram 4:**
an **aerial photo of the entire lot and surrounding lots**, showing a view of the entire property and surrounding properties, and clearly indicating which area(s) will be part of the licensed premises (*this can be obtained from sources like Google Earth*); and
- **Diagram 5:**
a diagram of the **entire building in which the licensed premises is located**, clearly distinguishing the licensed premises from unlicensed areas and/or premises of other licenses within the building. If your proposed licensed premises is located within a building or building complex that contains multiple business and/or tenants, please provide the addresses and/or suite numbers of the other businesses and/or tenants (*a separate diagram is not required for an establishment that is designating the entire building as a single licensed premises*).

This form, and all necessary diagrams that meet the requirements on Page 2 of this form, must be completed and submitted to AMCO's main office before any new or transfer license application will be considered complete.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	MJ License #:	29604		
License Type:	Standard Marijuana Cultivation				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent St				
City:	kasilof	State:	Alaska	ZIP:	99610



Form MJ-02: Premises Diagram

Section 2 – Required Information

For your security, do not include locations of security cameras, motion detectors, panic buttons, and other security devices. Items marked with a double asterisks (**) are only required for those retail marijuana establishments that are also applying for an onsite consumption endorsement.

The following details must be included in all diagrams:

- ☐ License number and DBA
- ☐ Legend or key
- ☐ Color coding
- ☐ Licensed Premises Area Labeled and Shaded, or Outlined as appropriate
- ☐ Dimensions
- ☐ Labels
- ☐ True north arrow

The following additional details must be included in Diagram 1:

- ☐ Surveillance room
- ☐ Restricted access areas
- ☐ Storage areas
- ☐ Entrances, exits, and windows
- ☐ Walls, partitions, and counters
- ☐ Any other areas that must be labeled for specific license or endorsement types
- ☐ ** Serving area(s)
- ☐ **Employee monitoring area(s)
- ☐ **Ventilation exhaust points, if applicable

The following additional details must be included in Diagram 2:

- ☐ Areas of ingress and egress
- ☐ Entrances and exits
- ☐ Walls and partitions

The following additional details must be included in Diagrams 3 and 4:

- ☐ Areas of ingress and egress
- ☐ Cross streets and points of reference

The following additional details must be included in Diagram 5:

- ☐ Areas of ingress and egress
- ☐ Entrances and exits
- ☐ Walls and partitions
- ☐ Cross streets and points of reference

I declare under penalty of unsworn falsification that I have attached all necessary diagrams that meet the above requirements, and that this form, including all accompanying schedules, statements, and depictions is true, correct, and complete.

Signature of licensee

Printed name of licensee

Notary Public
SHAUNTEALA GRAHAM
State of Alaska
My Commission Expires April 10, 2022

Notary Public in and for the State of Alaska

My commission expires:

Subscribed and sworn to before me this 11th day of August, 2021.

Diagram 1
Diagram 5

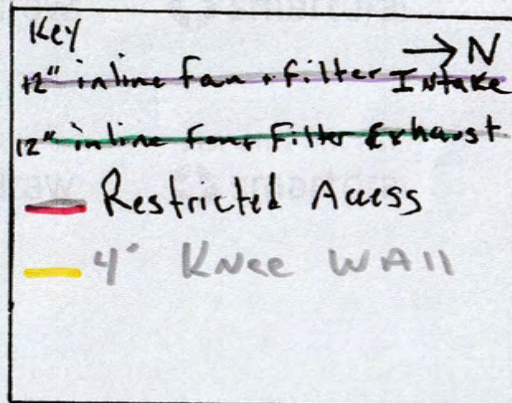
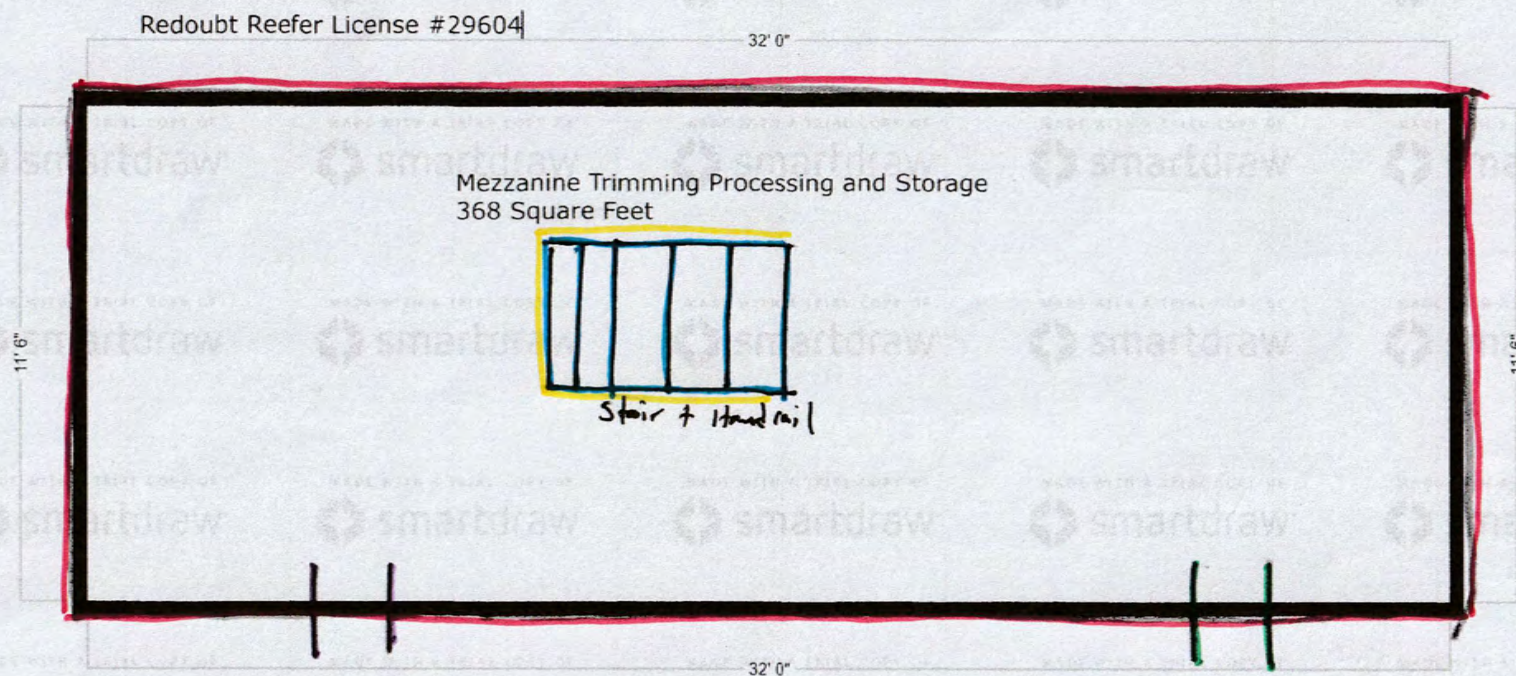
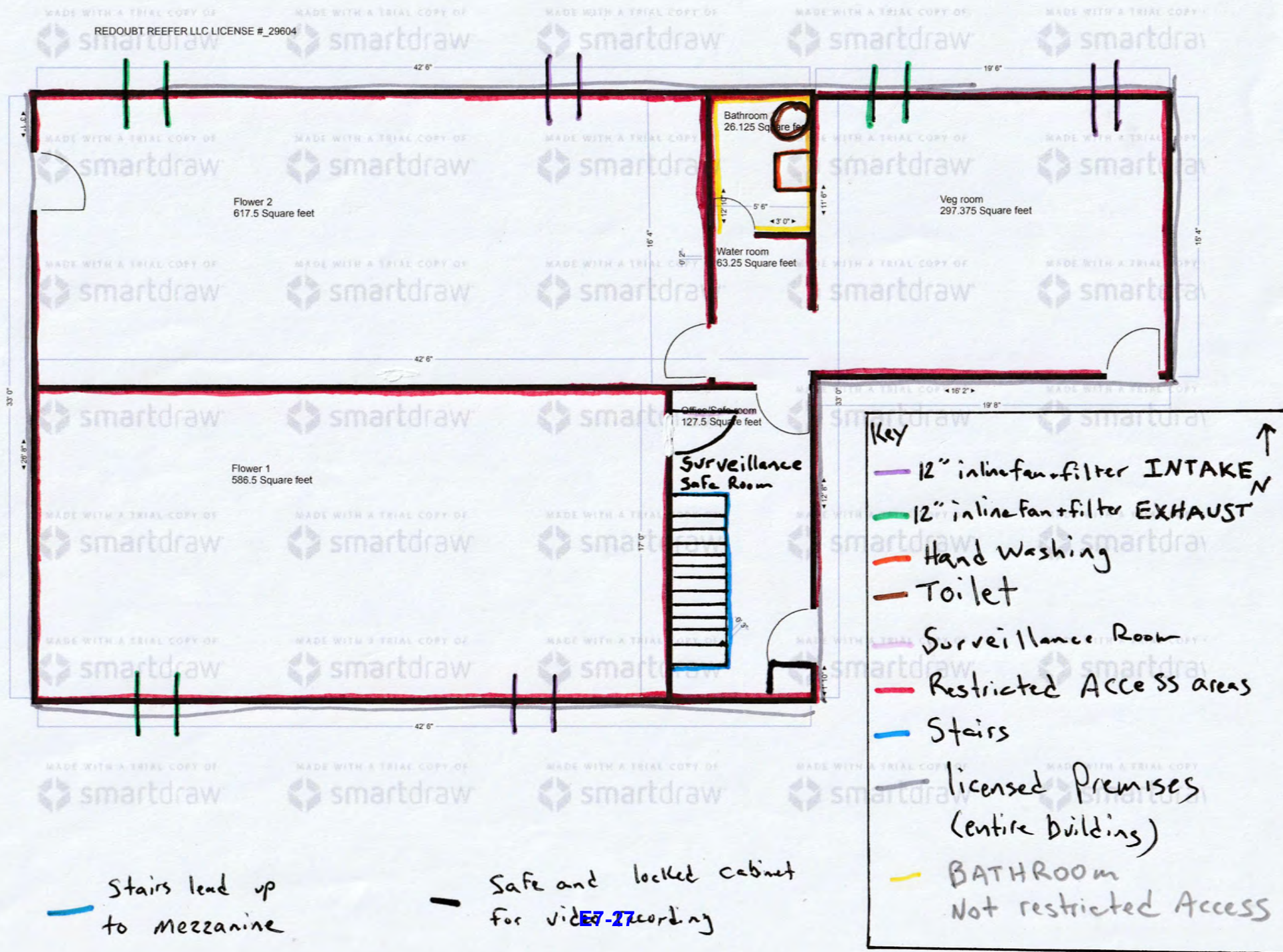


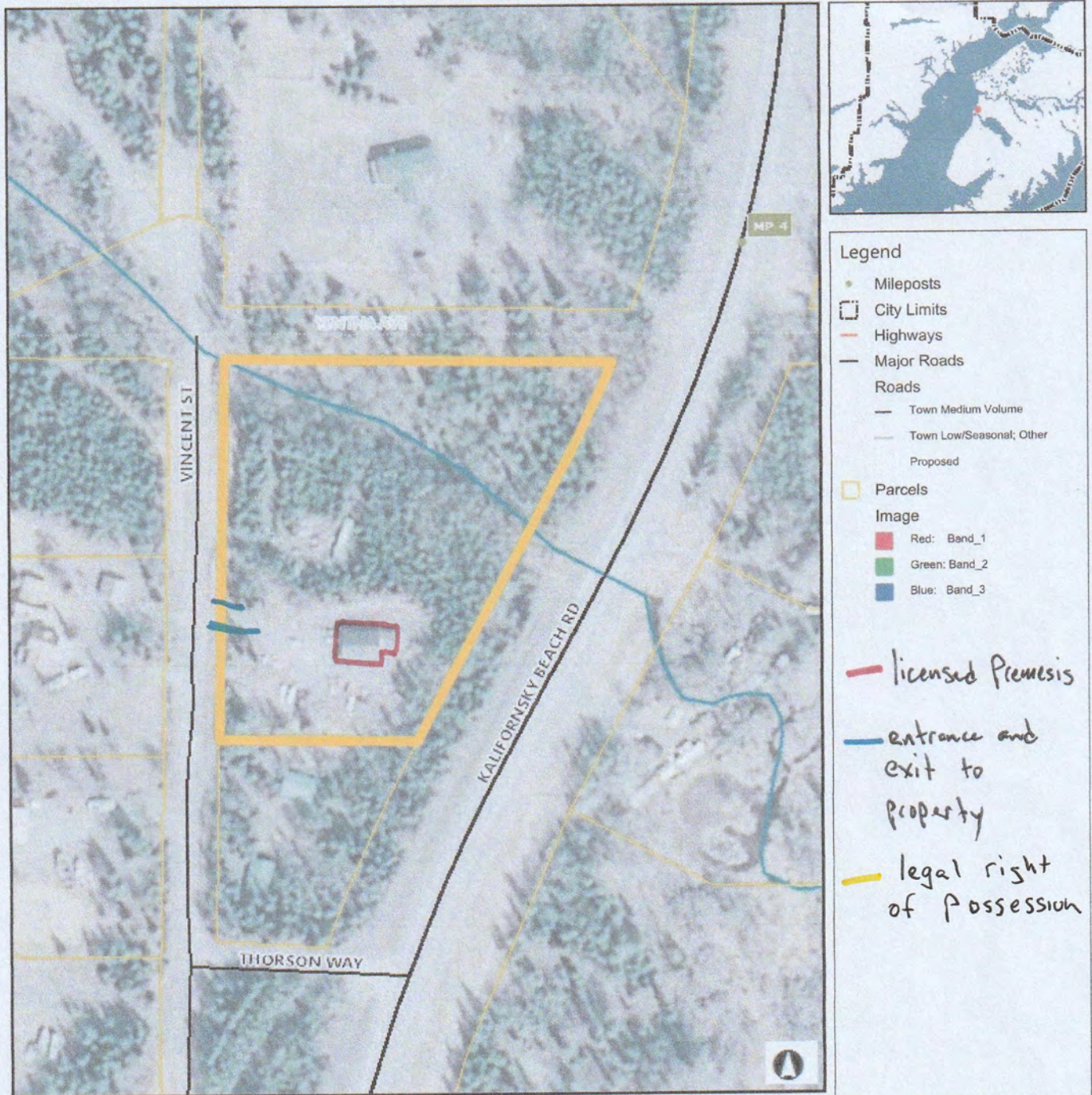
Diagram 1
Diagram 5





Geographic Information Systems
144 North Binkley Street, Soldotna, Alaska 99669

Diagram 2



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. It is not to be used for navigation.

Notes

Redoubt Reefer license #29604

DATE PRINTED: 8/9/2021



Geographic Information Systems
144 North Binkley Street, Soldotna, Alaska 99669

Diagram 3



Legend

- Mileposts
- City Limits
- Highways
- Major Roads
- Roads
 - Town Medium Volume
 - Town Low/Seasonal; Other
 - Proposed
- Parcels
- Image
 - Red: Band_1
 - Green: Band_2
 - Blue: Band_3

— licensed Premises
— entrance and exit to property

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. It is not to be used for navigation.

Notes

Redoubt Reefer license #29604

DATE PRINTED: 8/9/2021



Geographic Information Systems
144 North Binkley Street, Soldotna, Alaska 99669

Diagram 4



Legend

- Mileposts
- City Limits
- Highways
- Major Roads
- Roads
 - Town Medium Volume
 - Town Low/Seasonal; Other
 - Proposed
- Parcels
- Image
 - Red: Band_1
 - Green: Band_2
 - Blue: Band_3

— licensed Premises
— entrance and exit to property

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. It is not to be used for navigation.

Notes

Redoubt Reefer license #29604

DATE PRINTED: 8/9/2021



Alaska Marijuana Control Board
**Operating Plan Supplemental
Form MJ-04: Marijuana Cultivation Facility**

Alcohol and Marijuana Control Office
550 W 7th Avenue, Suite 1600
Anchorage, AK 99501
marijuana.licensing@alaska.gov
<https://www.commerce.alaska.gov/web/amco>
Phone: 907.269.0350

What is this form?

This operating plan supplemental form is required for all applicants seeking a marijuana cultivation facility license and must accompany **Form MJ-01: Marijuana Establishment Operating Plan**, per 3 AAC 306.020(b)(11). Applicants should review **Chapter 306: Article 4** of the **Alaska Administrative Code**. This form will be used to document how an applicant intends to meet the requirements of the statutes and regulations.

If your business has a formal operating plan, you may include a copy of that operating plan with your application, but all fields of this form must still be completed per 3 AAC 306.020 and 3 AAC 306.420(2).

What additional information is required for cultivation facilities?

Applicants must identify how the proposed establishment will comply with applicable regulations regarding the following:

- Prohibitions
- Cultivation plan
- Waste disposal
- Odor control
- Testing procedure and protocols
- Packaging and labeling

This form must be completed and submitted to AMCO's main office before any new or transfer application for a standard marijuana cultivation facility or limited marijuana cultivation facility license will be considered complete.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	MJ License #:	29604		
License Type:	Standard Marijuana Cultivation Facility				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent St				
City:	Kasilof	State:	Alaska	ZIP:	99610



Section 2 – Overview of Operations

2.1. Provide an overview of your proposed facility's operations. Include information regarding the flow of marijuana from seed or clone to harvest and transfer from your premises:

Cuttings will be taken off mother plants and placed in a cloning box for approximately 10 days until roots appear and become established. Cuttings will be planted in 6" pots and allowed to root into the growing medium for approximately 2 weeks and then be planted into a 5 gallon pot for 4 weeks. Plants will be logged into METRC and given a tagged identification number before they exceed 8" in height. This will happen under a vegetative light cycle which is 24 hours daily of light. Plants will then be placed into a flower room with 12/12 light cycle to facilitate flowering. Plants will be allowed to bloom for approximately 9 weeks and then harvested. Nutrients will be added to the water and plants will be hand watered throughout entire life cycle. Plants will be harvested, weighed and hung to dry for approximately 3 days, then hand trimmed and sealed and burped until cured at which point will be placed in a climate controlled environment in the secured office until it is ready to be packaged and transported for delivery.

Section 3 – Prohibitions

Review the requirements under 3 AAC 306.405 and 3 AAC 306.410.

3.1. I certify that the marijuana cultivation facility will not:

- a. sell, distribute, or transfer any marijuana or marijuana product to a consumer, with or without compensation;
- b. allow any person, including a licensee, employee, or agent, to consume marijuana or marijuana product on the licensed premises or within 20 feet of the exterior of any building or outdoor cultivation facility; or
- c. treat or otherwise adulterate marijuana with any organic or nonorganic chemical or compound to alter the color, appearance, weight, or odor of the marijuana.

Initials

Section 4 – Cultivation Plan

Review the requirements under 3 AAC 306.420 and 3 AAC 306.430.

4.1. Describe the size of the space(s) the marijuana cultivation facility intends to be under cultivation, including dimensions and overall square footage. Provide your calculations below:

The licensed premises will have two flowering rooms, one veg room, an office, bathroom, watering room and a drying/processing room.
Square footage of rooms are as follows:
Flower 1) 586.5 Square Feet
Flower 2) 617.55 Square Feet
Veg) 297.375 Square Feet
Office) 127.5 Square Feet
Watering room) 63.25 Square Feet
Bathroom) 26.125 Square Feet
Dry/Cure/Processing) 379.5 Square Feet
Total Square Footage of Interior of Licensed Premises is 1,781 Square Feet



Form MJ-04: Marijuana Cultivation Facility Operating Plan Supplemental

You must be able to certify the statement below. Read the following and then sign your initials in the box to the right:

Initials

4.2. The proposed area(s) for cultivation are clearly identified on the Form MJ-02: Premises Diagram that is submitted with this application.

Answer "Yes" or "No" to the following question:

Yes

No

4.3. Will the marijuana cultivation facility include outdoor production?

☐☒

If "Yes", describe the outdoor structure(s) or the expanse of open or clear ground and how it is fully-enclosed by a physical barrier:

4.4. Describe the method(s) used to ensure that any marijuana at the marijuana cultivation facility, whether indoors or outdoors, cannot be observed by the public from outside the facility:

There are no windows on the cultivation facility and all product will be kept in a secured location not viewable from outside the building

4.5. Describe the marijuana cultivation facility's growing medium(s) to be used:

Sunshine Soil Advanced #4 will be used and ammended with coconut husk

4.6. Provide the complete product name and EPA registration # (if applicable) for each of the cultivation facility's pesticide and pest control product to be used. All proposed products must be on DEC's list of approved pesticides in the state of Alaska:

Nuke Em exempt-25(b)

4.7. Describe all other fertilizers, chemicals, gases, and delivery systems, including carbon dioxide management, to be used at the marijuana cultivation facility:

Age Old Fish and Seaweed...Age Old Grow...Age Old Bloom... General Organics BioThrive...General Hydroponics Flora...Roots Organic Trinity...Roots Organic HPK...Canna P/K...Canna Aqua Flores A&B....Trifecta..



Form MJ-04: Marijuana Cultivation Facility Operating Plan Supplemental

4.8. Describe the marijuana cultivation facility's irrigation and waste water systems to be used:

Plants will be hand watered by owner/supervisor or trained staff and will never be overwatered to the point of excessive spilling. Potted plants will be placed in saucers and any overflow will be consumed by the plant.

Section 5 – Waste Disposal

Review the requirements under 3 AAC 306.740.

You must be able to certify the statement below. Read the following and then sign your initials in the box to the right:

Initials

5.1. The marijuana cultivation facility shall give the board at least three days written notice required under 3 AAC 306.740(c) before making marijuana waste unusable and disposing of it.

5.2. Describe how you will store, manage, and dispose of any solid or liquid marijuana waste, including wastewater generated during marijuana cultivation, in compliance with any applicable laws. Include details about the material(s) you will mix with ground marijuana waste and the processes that you will use to make the marijuana waste unusable for any purpose for which it was grown:

All marijuana plant waste including, roots, stalks leaves and stems will be made unusable by grinding the waste and mixing it with equal parts of soil or other acceptable compostable material, in a secured area under video surveillance and will be composted. In the marijuana tracking system the board will be given notice not later than three days before making the waste unusable and disposing of it. A record will be kept to the final destination of the marijuana waste made unusable.

All non compostable material including, paper waste, cardboard waste, plastic waste or other wastes will be disgraded at a permitted waste facility.

No wastewater will be created during the cultivation process.



Section 6 – Odor Control

Review the requirements under 3 AAC 306.430.

Answer "Yes" or "No" to the following question:

Yes No

6.1. Have you received an exemption from your local government for the odor control requirement set forth in 3 AAC 306.430(c)(2)?

☐ ☒

If "Yes", you must be able to certify the statement below. Read the following and then sign your initials in the box:

Initials

I am attaching to this form documentation of my odor control exemption from the local government.

☐

If "No" to question 6.1., describe the odor control method(s) to be used and how the marijuana cultivation facility will ensure that any marijuana at the facility does not emit an odor that is detectable by the public from outside the facility:

12" X 39" Active Air Carbon Filters with 1700 CFM capabilities will be connected to inline fans and will be placed in all areas of Vegetative, Blooming and Processing.
Fresh air will be introduced from outside via inline fans and pass through the same carbon filter.

Section 7 – Testing Procedure and Protocols

Review the requirements under 3 AAC 306.455 and 3 AAC 306.465.

You must be able to certify each statement below. Read the following and then sign your initials in the corresponding box:

Initials

7.1. I understand and agree that the board or director will, from time to time, require the marijuana cultivation facility to provide samples of the growing medium, soil amendments, fertilizers, crop production aids, pesticides, or water for random compliance checks.

☒

7.2. I will ensure that any individual responsible for collecting random, homogenous samples for required laboratory testing under 3 AAC 306.455 will prepare the necessary accompanying signed statement, provide the signed statement to the marijuana testing facility, and maintain a copy as a business record under 3 AAC 306.755.

☒

7.3. Describe the testing procedures and protocols the marijuana cultivation facility will follow:

After a period of flowering, each specific strain will be placed in segregated harvest batches. The Owner/Supervisor will take a "random sample" from each batch, it will be dried to the appropriate moisture content, packaged, labeled and entered into the marijuana tracking system. Owner/Supervisor will sign a "random sample affidavit" stating the sample has been randomly selected for sampling and provide the statement to the marijuana testing facility and retain a copy as a business record.

The sample will then be registered for transfer in the marijuana tracking system and be transported to the marijuana testing facility. During transport, the marijuana product will be in a sealed package or container and in a locked, safe, and secure storage compartment in the vehicle and be accompanied by the appropriate transfer manifests. During this time the entire batch, from which the testing sample was selected will be segregated and will be stored in a secure, cool and dry location to prevent the batch from being contaminated or losing its efficacy until the marijuana testing facility reports the results of the test.
A copy of the test results will be kept on file.



Section 8 – Packaging and Labeling

Review the requirements under 3 AAC 306.470 and 3 AAC 306.475.

Answer "Yes" or "No" to the following question:

Yes No

8.1. Will the marijuana cultivation facility be packaging marijuana for a retail marijuana store to sell to a consumer without repackaging?

☐ ☒

If "Yes", describe how the marijuana cultivation facility will ensure that the marijuana sold will meet the packaging requirements in 3 AAC 306.470, and provide a sample label that the facility will use to meet the labeling requirements set forth in 3 AAC 306.475:

Answer "Yes" or "No" to the following question:

Yes No

8.2. Will the marijuana cultivation facility be packaging marijuana in wholesale packages?

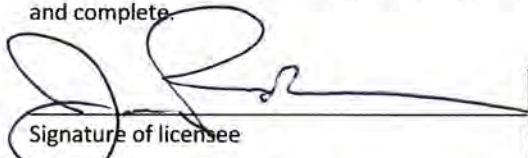
☒ ☐

If "Yes", describe how the marijuana cultivation facility will ensure that the marijuana sold will meet the packaging requirements in 3 AAC 306.470, and provide a sample label that the facility will use to meet the labeling requirements set forth in 3 AAC 306.475:

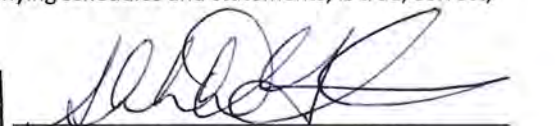
In a wholesale package not exceeding 10 pounds for repackaging by the retail marijuana store
or
To a marijuana product manufacturing facility in a wholesale package
(A) not exceeding 10 pounds
and
(B) consisting of a single strain or a mixture of strains as identified

I certify that as a marijuana cultivation facility, I will submit monthly reports to the Department of Revenue and pay the excise tax required under AS 43.61.010 and AS 43.61.020 on all marijuana sold or provided as a sample to a marijuana establishment, as required under 3 AAC 306.480.

I declare under penalty of unsworn falsification that this form, including all accompanying schedules and statements, is true, correct, and complete.


Signature of licensee
Jason Rodeau
Printed name of licensee

Notary Public
SHAUNTEALA GRAHAM
State of Alaska
My Commission Expires April 10, 2022


Notary Public in and for the State of Alaska
My commission expires: April 10, 2022

Subscribed and sworn to before me this 11th day of August, 2021.



(Additional Space as Needed):

Section 8.2 Sample Label

8.2 Sample label

Redoubt Reefer License #29604

27250 Vincent St

Kasilof AK 99610

- (1) "Marijuana has intoxicating effects and may be habit forming and addictive.";
- (2) "Marijuana impairs concentration, coordination, and judgment. Do not operate a vehicle or machinery under its influence.";
- (3) "There are health risks associated with consumption of marijuana.";
- (4) "For use only by adults twenty-one and older. Keep out of the reach of children."



Alcohol and Marijuana Control Office
550 W 7th Avenue, Suite 1600
Anchorage, AK 99501
marijuana.licensing@alaska.gov
<https://www.commerce.alaska.gov/web/amco>
Phone: 907.269.0350

Alaska Marijuana Control Board

Form MJ-07: Public Notice Posting Affidavit

What is this form?

A public notice posting affidavit is required for all marijuana establishment license applications, per 3 AAC 306.020(b)(10). As soon as practical after initiating a marijuana establishment license application, an applicant must give notice of the application to the public by posting a true copy of the application for ten (10) days at the location of the proposed licensed premises and one other conspicuous location in the area of the proposed premises, per 3 AAC 306.025(b)(1).

This form must be completed and submitted to AMCO's main office before any new or transfer license application will be considered complete.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	License Number:	29604		
License Type:	Standard Marijuana Cultivation Facility				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent st				
City:	Kasilof	State:	AK	ZIP:	99610

Section 2 – Certification

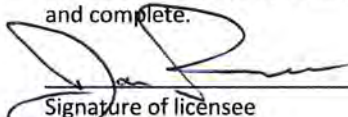
I certify that I have met the public notice requirement set forth under 3 AAC 306.025(b)(1) by posting a copy of my application for the following 10-day period at the location of the proposed licensed premises and at the following conspicuous location in the area of the proposed premises:

Start Date: June 25, 2021

End Date: July 5, 2021

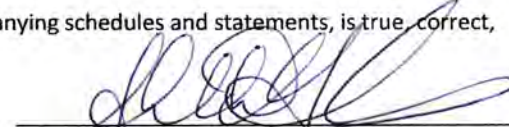
Other conspicuous location: Kasilof Post Office 23758 KBeach Rd Kasilof AK 996110

I declare under penalty of unsworn falsification that this form, including all accompanying schedules and statements, is true, correct, and complete.


Signature of licensee

Printed name of licensee

Notary Public
SHAUNTEALA GRAHAM
State of Alaska
My Commission Expires April 10, 2022


Notary Public in and for the State of Alaska

My commission expires: April 10, 2022

Subscribed and sworn to before me this 11th day of August, 2021.



Alaska Marijuana Control Board

Form MJ-08: Local Government Notice Affidavit**What is this form?**

A local government notice affidavit is required for all marijuana establishment license applications with a proposed premises that is located within a local government, per 3 AAC 306.025(b)(3). As soon as practical after initiating a marijuana establishment license application, an applicant must give notice of the application to the public by submitting a copy of the application to each local government and any community council in the area of the proposed licensed premises. For an establishment located inside the boundaries of city that is within a borough, both the city and the borough must be notified.

This form must be completed and submitted to AMCO's main office before any new or transfer license application will be considered complete.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	License Number:	29604		
License Type:	Standard Marijuana Cultivation Facility				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent St				
City:	Kasilof	State:	AK	ZIP:	99619

Section 2 – Certification

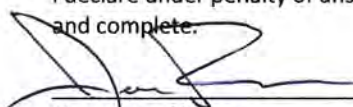
I certify that I have met the local government notice requirement set forth under 3 AAC 306.025(b)(3) by submitting a copy of my application to the following local government (LG) official(s) and community council (if applicable):

Local Government(s): Kenai Peninsula Borough Date Submitted: June 24, 2021

Name/Title of LG Official 1: Johni Blankenship, MMC Borough Clerk Name/Title of LG Official 2: _____

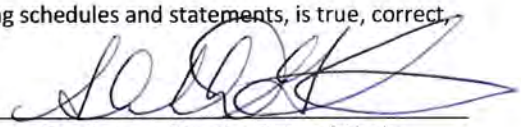
Community Council: _____ Date Submitted: _____
(Municipality of Anchorage and Matanuska-Susitna Borough only)

I declare under penalty of unsworn falsification that this form, including all accompanying schedules and statements, is true, correct, and complete.


Signature of licensee

Jason Rodean
Printed name of licensee

Notary Public
SHAUNTEALA GRAHAM
State of Alaska
My Commission Expires April 10, 2022


Notary Public in and for the State of Alaska

My commission expires: April 10, 2022

Subscribed and sworn to before me this 11th day of August, 2021.



Alaska Marijuana Control Board

Form MJ-09: Statement of Financial Interest**What is this form?**

A statement of financial interest completed by each proposed licensee (as defined in 3 AAC 306.020(b)(2)) is required for all marijuana establishment license applications, per 3 AAC 306.020(b)(4). A person other than a licensee may not have direct or indirect financial interest (as defined in 3 AAC 306.015(e)(1)) in the business for which a marijuana establishment license is issued, per 3 AAC 306.015(a).

This form must be completed and submitted to AMCO's main office by each proposed licensee before any license application will be considered complete.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Jason Marc Rodean	License Number:	29604		
License Type:	Standard Marijuana Cultivation Facility				
Doing Business As:	Redoubt Reefer				
Premises Address:	27250 Vincent St				
City:	Kasilof	State:	AK	ZIP:	99610

Section 2 – Individual Information

Enter information for the individual licensee.

Name:	Jason Marc Rodean
Title:	Owner/Operator



Alcohol and Marijuana Control Office

550 W 7th Avenue, Suite 1600

Anchorage, AK 99501

marijuana.licensing@alaska.gov

<https://www.commerce.alaska.gov/web/amco>

Phone: 907.269.0350

Alaska Marijuana Control Board

Form MJ-09: Statement of Financial Interest

Section 3 – Certifications

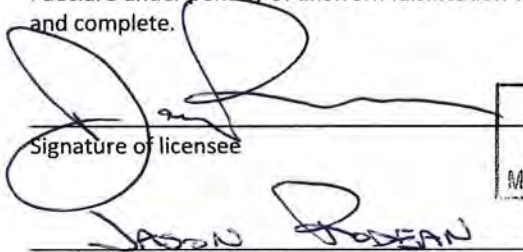
I certify that no person other than a proposed licensee listed on my marijuana establishment license application has a direct or indirect financial interest, as defined in 3 AAC 306.015(e)(1), in the business for which a marijuana establishment license is being applied for.

I further certify that any ownership change shall be reported to the board as required under 3 AAC 306.040.

I understand that my fingerprints will be used to check the criminal history records of the Federal Bureau of Investigation (FBI), and that I have the opportunity to complete or challenge the accuracy of the information contained in the FBI identification record.

The procedures for obtaining a change, correction, or updating an FBI identification record are set forth in Title 28, CFR, 16.34.

I declare under penalty of unsworn falsification that this form, including all accompanying schedules and statements, is true, correct, and complete.


Signature of licensee

Notary Public
SHAUNTEALA GRAHAM
State of Alaska
My Commission Expires April 10, 2022


Notary Public in and for the State of Alaska

Printed name of licensee

My commission expires: April 10, 2022

Subscribed and sworn to before me this 1st day of August, 2021.

Alcohol & Marijuana Control Office

Initiating License Application

4/22/2021 11:56:27 AM

License Number: 29604**License Status:** New**License Type:** Standard Marijuana Cultivation Facility**Doing Business As:** Redoubt Reefer**Business License Number:** 2130090**Designated Licensee:** Jason Marc Rodean**Email Address:** Terrapinconsulting907@gmail.com**Local Government:** Kenai Peninsula Borough**Local Government 2:****Community Council:****Latitude, Longitude:** 60.337000, -151.274000**Physical Address:** 27250 Vincent St
Kasilof, AK 99610
UNITED STATES**Licensee #1****Type:** Individual**Name:** Jason Marc Rodean
[REDACTED]
[REDACTED]**Phone Number:** 907-299-7830**Email Address:** terrapinconsulting907@gmail.com**Mailing Address:** P.O. Box 873
Kasilof, AK 99610
UNITED STATES**Note:** No entity officials entered for this license.**Note:** No affiliates entered for this license.



Kenai Peninsula Borough, Alaska

Assessing Department

[Go Back](#)
[Property Search](#)
[Print Report](#)
[Property Taxes](#)

General Info

Property Owner:
RODEAN JASON M
PO BOX 873
KASILOF AK 99610-0873

[Change of Address](#)
[Owner\(s\)](#)

Property ID

13335016

Address

27250 VINCENT ST

Transfer Date

10/19/2021

Document / Book Page

20210116110

Acreage

3.6300

Tax Authority Group

58 - CENTRAL EMERGENCY SERVICES

Legal Description

Description

T 3N R 11W SEC 6 Seward Meridian KN 0760167 OLD KASILOF SUB LOT 8

Value History

Year	2021	2020	2019	2018	2017	2016	2015	2014	2013
Reason	Main Roll Certification	Main Roll Certification	Main Roll Certification	Main Roll Certification	Main Roll Certification	Main Roll Certification	Main Roll Certification	Main Roll Certification	Main Roll Certification
Land Assd	\$35,900	\$24,700	\$23,800	\$28,600	\$28,600	\$28,600	\$28,600	\$28,600	\$28,600
Imp Assd	\$39,400	\$38,400	\$42,000	\$41,300	\$35,800	\$39,400	\$39,300	\$44,000	\$42,000
Total Assd	\$75,300	\$63,100	\$65,800	\$69,900	\$64,400	\$68,000	\$67,900	\$72,600	\$70,600

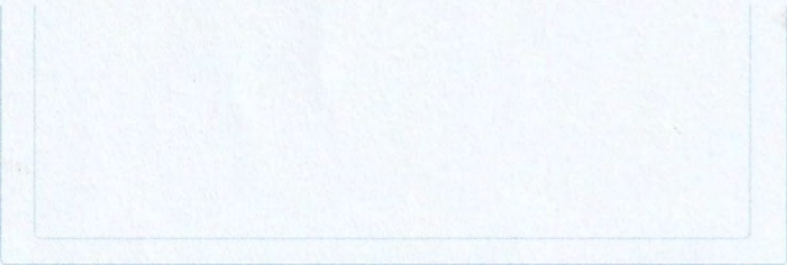
Extension Details

C01

[Attributes](#)
[Floor Areas](#)
[Exterior Features](#)

Story	Use	Attribute	Code	Detail
1	EQUIPBLD	Roofing Cover Stories	2	Metal
2	RESSF	Exterior Wall	196	Stud -Metal Siding
		Exterior Wall	41	Stud -Metal Siding

Address	27250 VINCENT ST
Grade	F
Year Built	1969
Value	\$26,900



Sketch Legend

Improvements								
Code	Description	Year	Building	Length	Width	Units	Unit Type	Value
SWL	Residential Sewer Water Landscaping	3000	C01	0	0	1	IT	\$10,500
DRIVE	Gravel Driveway	3000	C01	0	0	1	IT	\$2,000