

# DDS- Planning & Zoning: Plan Review Application



Submission date: **8 July 2022, 12:16PM**  
Receipt number: **858**  
Related form version: **2**

## Application Type

Check all that apply: **Special Permit**

## Property Information

Property Address: **722 Wethersfield Ave Hartford, CT 06114 [Map](#)  
(41.6186368, -72.630272)**

Zoning District: **M-3**

Parcel ID: **276815132**

Property Owner: **722 Wethersfield Ave LLC**

Address of Property Owner: **722 Wethersfield Ave Hartford, CT 06114**

Email: **ritacastrucci@aol.com**

## Applicant

Please check if "Applicant is the same as "Property Owner"

Name of Applicant: **Southend Harvest House LLC**

File Date: **07/06/2022**

Address: **722 Wethersfield Ave No coordinates found**

Phone: 8602501508

Email: ritacastrucci@aol.com

## Primary Point of Contact

Name: Rita Castrucci

Phone: 8602501508

Email: ritacastrucci@aol.com

## Project Narrative

Please describe your application action(s) and provide as much detail as possible. Attach additional pages if necessary:

**Special Permit for Cannabis Micro-Cultivation see attached for details**

## Zoning Map Change Application

Proposed Zone:

Describe the existing use of land and buildings in the zone change area:

Reason for this request:

## Zoning Appeal Application

Are you an aggrieved party?

Permit or Violation Number:

State your reason for appealing the decision of the administrator or enforcement officer:

## Variance Application

Please state the particular hardship\* or unnecessary difficulty that prompts this application and the site the section of the zoning regulations that you are seeking relief from:

## Subdivision Application

Number of lots to be created:

Area of each lot in square feet:

Street frontage of each of the new lots in feet:

## Lot Combination Application

Addresses of lots to be combined

Map/Block/Lot for each property to be combined:

## Liquor Permit Application

Please upload a copy of your State of CT Liquor Permit below.

## Sign Permit Application

1. Is this sign proposed outside of the building line?

Maximum extension from building line:

2. Is this sign proposed outside of the street line?

Maximum extension from the Street line

3. Is the sign luminated?

4. Engineer Name (if any):

Phone:

Address:

5. Minimum distance from lowest point to the sidewalk:

6. Maximum height of sign from lowest point of established grade:

7. Distance from the nearest outdoor sign:

8. Square feet of surface for one face of the sign:

9. Wording of the sign (include all words):

Description of work (upload additional files if necessary)

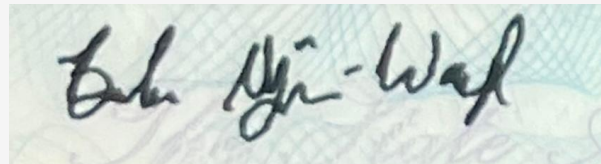
Upload any supporting materials below.

[Special Permit Request \(1\).pptx](#)

[Special Permit Request Doc. .docx](#)

## Signatures

Signature of Applicant

A handwritten signature in black ink on a light blue grid background. The signature appears to read "Brandon" followed by some less legible characters.

[Uploaded signature image: brandon signature.jpg](#)

Printed Name of Applicant:

Southend Harvest House LLC

Date:

07/06/2022

If you are not the property owner, you must attach a Letter of Authorization from the property owner to apply.

Letter of Authorization from Property Owner

Date:

07/06/2022

Special Permit Request: Cannabis Micro Cultivator - 722 Wethersfield Avenue

Current use: Proposed site is empty warehouse space, previously used as automotive.

Requested Zoning Classification Change:

- Cannabis permit for Micro Cultivation

Odor control plan:

- Air filtration kit
- Total odor blocking high absorption carbon filter that utilizes charcoal with an odor control and cleaner smelling air.
- Fans use cubic feet per minute (CFM) by calculating Length (L) x Width (W) x Height (H). Attached is a video explaining how it works.
- <https://youtu.be/9jkDQd7fUWQ>

Waste disposal plan:

- Cannabis waste is considered organic waste if it is not combined or contains any hazardous or toxic material.
- We will have a secured dumpster inside of warehouse that will hold any cannabis contaminated waste product. An approved state hauler to deal with the solid cannabis waste that will properly dispose of it.
- All cannabis plant and dirt product will be composted and reused for future harvest.

Security plan:

- 12 foot fence with electric and coded gate with barb wire on top
- Video surveillance with intrusion alarm system at all access points
- Remote access to all video and audio surveillance with video storage
- Steel doors electronically coded
- Complete property enclosure
- Access control with smart fobs, PIN pads, mobile devices and biometric devices

Logistics plan:

- All traffic in and out the Cultivation Farm will enter and exit through the right side of 375 Ledyard Street.
- There will be a gate on the parking lot of 722 Wethersfield Ave. That gate will not be open to any type of transportation. There will be a gate on 375 that will be 12 feet tall with an electronic passcode that all traffic will enter and exit on.

722 WETHERSFIELD AVENUE  
SPECIAL PERMIT REQUEST

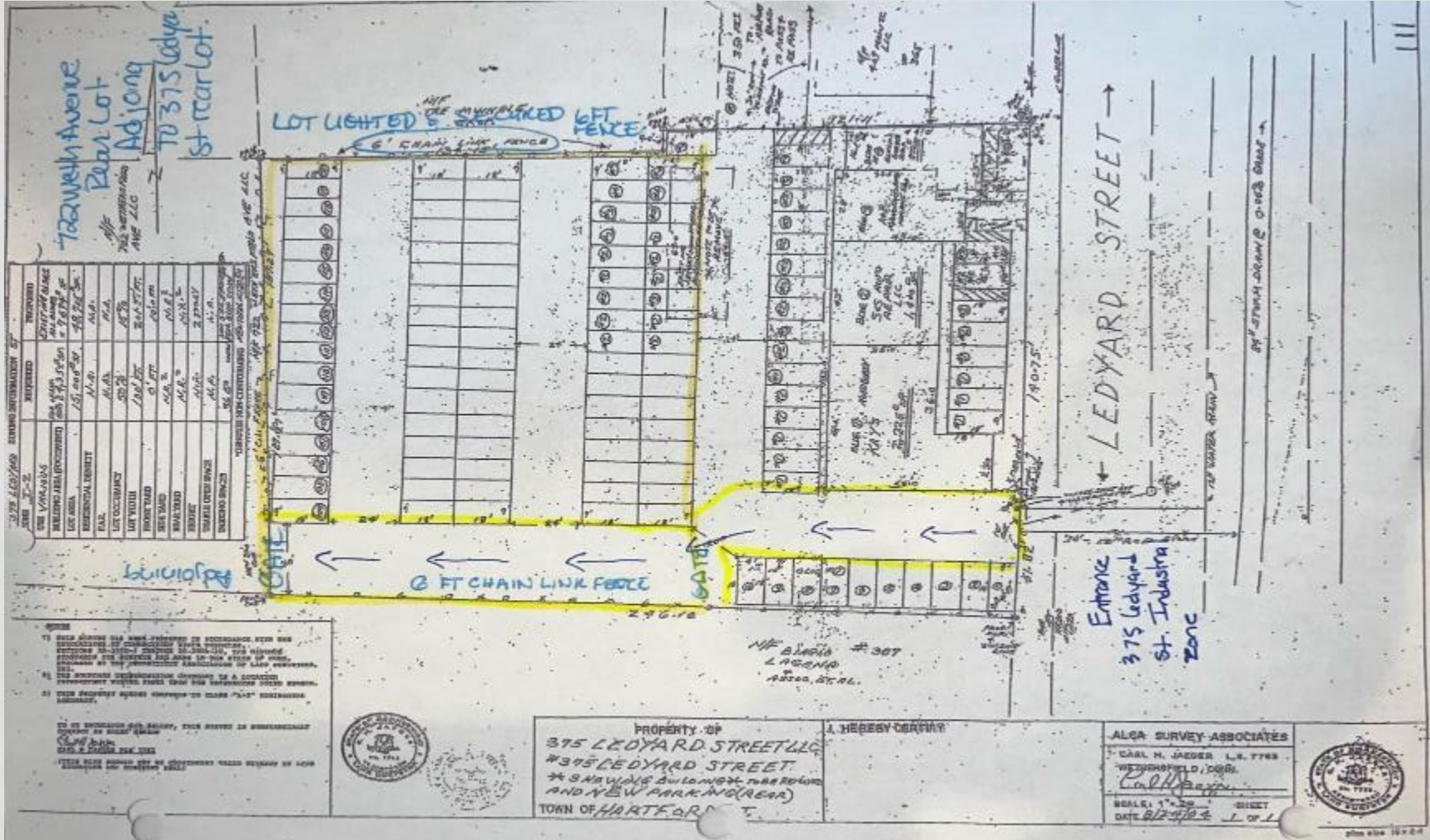
CANNABIS MICRO CULTIVATOR

# CURRENT USE

Proposed site is empty warehouse space, previously used as automotive.



# SURVEY







# REQUESTED ZONING CLASSIFICATION CHANGE

- Cannabis permit for Micro Cultivation

# ODOR CONTROL PLAN

- Air filtration kit
- Total odor blocking high absorption carbon filter that utilizes charcoal with an odor control and cleaner smelling air.
- Fans use cubic feet per minute (CFM) by calculating Length(L) x Width (W) x Height (H). Attached is a video explaining how it works.
- <https://youtu.be/9jkDQd7fUWQ>

# ODOR CONTROL PLAN



## VENTILATION CONTROL

A cost-effective, value kit compiled with all the fitted components you need to quickly build your air filtration system and start your grow.

# WASTE DISPOSAL PLAN

- Cannabis waste is considered organic waste if it is not combined or contains any hazardous or toxic material.
- We will have a secured dumpster inside of warehouse that will hold any cannabis contaminated waste product. An approved state hauler to deal with the solid cannabis waste that will properly dispose of it.
- All cannabis plant and dirt product will be composted and reused for future harvest.

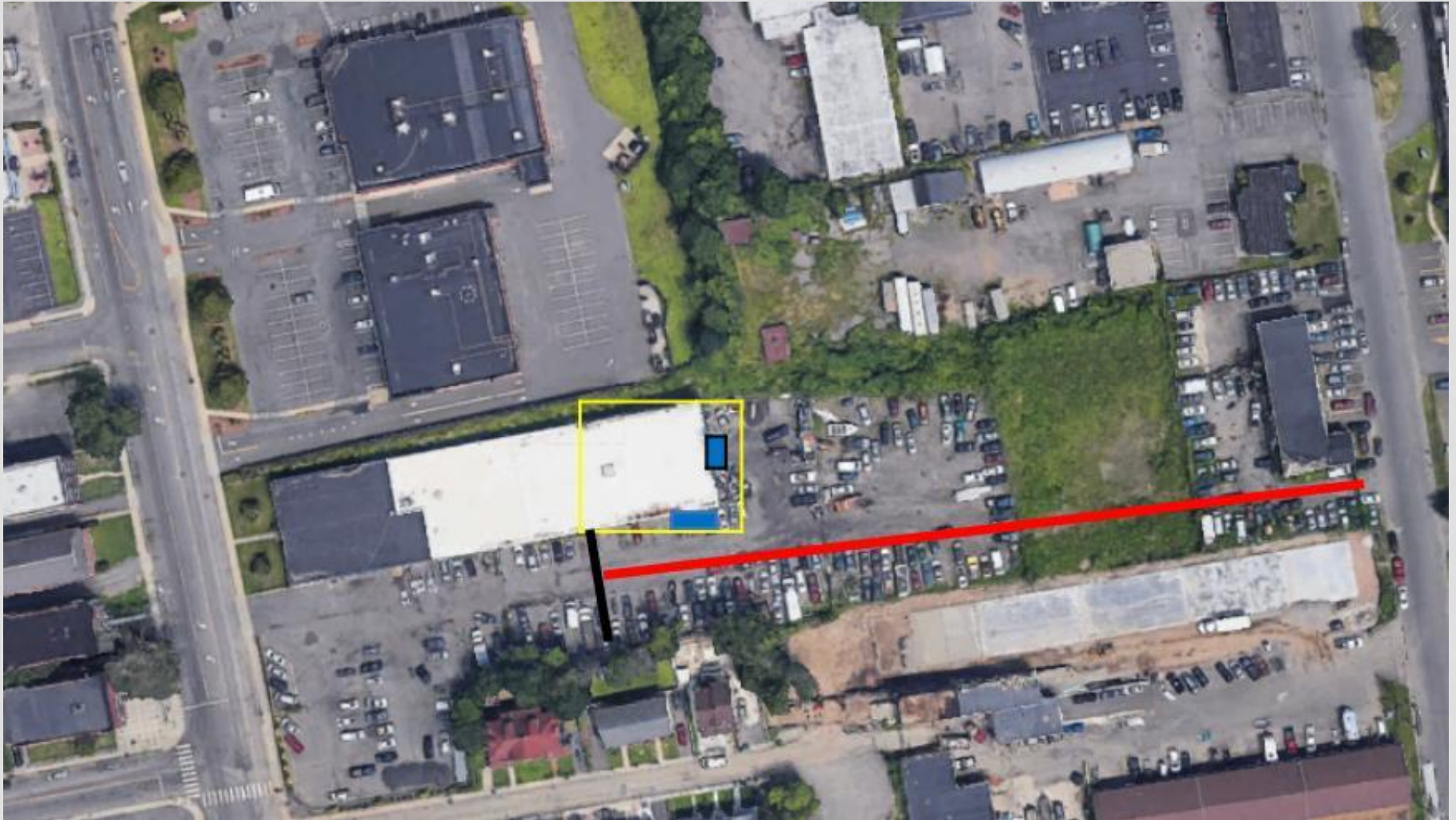
# SECURITY PLAN

- 12 foot fence with electric and coded gate with barb wire on top
- Video surveillance with intrusion alarm system at all access points
- Remote access to all video and audio surveillance with video storage
- Steel doors electronically coded
- Complete property enclosure
- Access control with smart fobs, PIN pads, mobile devices and biometric devices

# LOGISTICS PLAN

- All traffic in and out the Cultivation Farm will enter and exit through the right side of 375 Ledyard Street.
- There will be a gate on the parking lot of 722 Wethersfield Ave. That gate will not be open to any type of transportation. There will be a gate on 375 that will be 12 feet tall with an electronic passcode that all traffic will enter and exit on.

# LOGISTICS PLAN





## Paul Ashworth

---

**From:** Paul Ashworth  
**Sent:** Friday, August 12, 2022 5:19 PM  
**To:** RITA CASTRUCCI; john@kennellyassociates.com  
**Cc:** Hartford Planning Division; Berschet, Paige  
**Subject:** RE: 722 Wethersfield Ave - Special Permit Application - COMM-2022-0660

Hi Rita,

Confirmed receipt of the narrative. The level of detail you provide is very helpful, especially because this is the first permit for this type of use. The Commission will appreciate very much the operational and system details. However, the information provided raises a few new questions. For instance, the proposed employee parking area represents a complete reorganization of the parking area triggering the application of Chapter 6 of the regulations. Please find updated comments below.

1. The narrative describes lighting installed circa 2016. I wasn't able to find a permit for lighting on the subject property. The existing lighting and any proposed lighting would need to meet the zoning regulations today. Of the provided light fixture specs, YBLED26N and ALED26 meet the regulations. The large flood lights could potentially remain, but their orientation would need to be adjusted and possibly reduced in height. Please see previous comment #10. Please provide a photometric plan confirming that light will not trespass onto adjacent properties per the regulations.
  - a. *A note on the current plan states "Parking lot will be lighted". Please provide light fixture specs and a photometric plan showing compliance with sec.7.3.1.J and sec.6.15.2. All light fixtures shall be downfacing and fully shielded*
2. Consistent w/ previous comment #6, please provide a site plan showing the location of the generator, the loading/unloading cage w/ dimensions, and the proposed employee parking.
3. Please show how the 15% tree canopy coverage requirement of Sec.6.4 will be met. This could be met via a large deciduous tree in a landscape island in the corner of the re-organized parking area. Trees help reduce the urban heat island effect, reduce stormwater runoff and improve air quality.
4. The site plan should show bicycle parking per Sec.7.2. Please show capacity for 4 bicycles. Staff recommend the Inverted-U bicycle rack as a compliant design.

Thank you,

**Paul Ashworth**

Senior Planner

City of Hartford - Department of Development Services

Planning & Zoning Division

*he/him*

260 Constitution Plaza, 1<sup>st</sup> Floor

Desk: 860-757-9055

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Make an appointment online: <https://developmentservices.setmore.com/>

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**From:** RITA CASTRUCCI <ritacastrucci@aol.com>  
**Sent:** Friday, August 12, 2022 12:35 PM  
**To:** Paul Ashworth <Paul.Ashworth@hartford.gov>; Berschet, Paige <Paige.Berschet@hartford.gov>; john@kennellyassociates.com  
**Cc:** Hartford Planning Division <oneplan@hartford.gov>  
**Subject:** Re: 722 Wethersfield Ave - Special Permit Application - COMM-2022-0660

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please contact the helpdesk at 860-757-9411 if you have any questions.

Hi Paul,

Attached is an updated copy of our application for the Special Permit addressing your comments below. Please let me know if you have any questions.

Regards,

Rita Castrucci

-----Original Message-----

From: Paul Ashworth <[Paul.Ashworth@hartford.gov](mailto:Paul.Ashworth@hartford.gov)>  
To: RITA CASTRUCCI <[ritacastrucci@aol.com](mailto:ritacastrucci@aol.com)>  
Cc: Hartford Planning Division <[oneplan@hartford.gov](mailto:oneplan@hartford.gov)>  
Sent: Mon, Aug 8, 2022 12:32 pm  
Subject: RE: 722 Wethersfield Ave - Special Permit Application - COMM-2022-0660

Hi Rita,

I hope this message finds you well. I'm reaching out because I was able to review your special permit application for a cannabis micro-cultivator at 722 Wethersfield Ave.

Please find public notice requirements and instructions attached. Please reach out to me with any questions. The first of the public notice requirements must be completed by this Friday, 8/12/22. See the instructions for more details.

Please find my requests for more information and comments below:

1. The application fee is \$350 and can be paid in person with credit card or a check made out to the City of Hartford by scheduling an appointment online (<https://developmentervices.setmore.com/>), by mailing us a check with this email attached to the check and the address referenced to 260 Constitution Plaza, 1st Floor, Hartford, CT 06103 ATTN: Planning Division, or by paying online (<https://hartfordct-energov.tylerhost.net/Apps/SelfService#/payinvoice>) and searching for the invoice number: INV-00061865. **The application fee must be paid before the public hearing date.**
2. Please provide a letter of authorization for the permit application from the property owner 722 Wethersfield Avenue, LLC. The Secretary of State lists Rita Castrucci as an authorized signer of the LLC.
3. Please provide a letter of authorization from the owner of 375 Ledyard Street. The Secretary of State lists Dominich Castrucci as an authorized signer.
4. Please provide a description of daily operations of the use and any impacts the use may have on surrounding properties.
5. Proposed fencing is not permitted by the regulations. Barbed wire and electrified fencing are strictly prohibited. Fence height is limited to 8' in the ID-1 district. . Please note any fencing extending into the front yard shall not be higher than 6'.
6. Provide a more detailed site plan showing the location of proposed drive aisle connecting Ledyard street and the proposed facility. How will the drive aisle be marked/striped? Please also show the exact location of the fencing and it's height and material in that location.

- a. Please show any proposed parking spaces and their dimensions.
  - b. Is any paving proposed? It appears portions of 375 Ledyard are not currently paved. Please note paving additions may require stormwater review. Please show this on the plan.
7. Please provide confirmation that the size of the air filtration system is sufficient for the proposed 10,000 square foot space. This could consist of a plan signed by a mechanical engineer.
  8. Please provide a floor plan showing the portion of the building that will be converted to this use with dimensions.
  9. Please estimate the total number of daily vehicle trips generated by the use. Please describe the types of vehicles that may access the use.
  10. A note on the current plan states "Parking lot will be lighted". Please provide light fixture specs and a photometric plan showing compliance with sec.7.3.1.J and sec.6.15.2. All light fixtures shall be downfacing and fully shielded.

Please reach out to me with any questions,

**Paul Ashworth**

Senior Planner

City of Hartford - Department of Development Services

Planning & Zoning Division

he/him

260 Constitution Plaza, 1<sup>st</sup> Floor

Desk: 860-757-9055

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Make an appointment online: <https://developmentservices.setmore.com/>

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**From:** Hartford Planning Division <[oneplan@hartford.gov](mailto:oneplan@hartford.gov)>

**Sent:** Tuesday, July 19, 2022 2:02 PM

**To:** RITA CASTRUCCI <[ritacastucci@aol.com](mailto:ritacastucci@aol.com)>

**Cc:** Paul Ashworth <[Paul.Ashworth@hartford.gov](mailto:Paul.Ashworth@hartford.gov)>

**Subject:** RE: 722 Wethersfield Ave - Special Permit Application

Hello Rita,

Okay, thank you for confirming.

Best,

**Paige Berschet**

Administrative Assistant

City of Hartford - Department of Development Services

Planning & Zoning Division

she/her/hers

260 Constitution Plaza, 1<sup>st</sup> Floor

[oneplan@hartford.gov](mailto:oneplan@hartford.gov)

Desk: 860-757-9029

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**From:** RITA CASTRUCCI <[ritacastrucci@aol.com](mailto:ritacastrucci@aol.com)>  
**Sent:** Thursday, July 14, 2022 1:01 PM  
**To:** Berschet, Paige <[Paige.Berschet@hartford.gov](mailto:Paige.Berschet@hartford.gov)>  
**Subject:** Re: 722 Wethersfield Ave - Special Permit Application

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please contact the helpdesk at 860-757-9411 if you have any questions.

Yes an application has been submitted to the State . I will follow up with your other request.

Thank you ,  
Rita

Sent from my iPhone

On Jul 12, 2022, at 11:45 AM, Berschet, Paige <[Paige.Berschet@hartford.gov](mailto:Paige.Berschet@hartford.gov)> wrote:

Hello Rita,

Thank you for submitting your Special Permit Application for 722 Wethersfield Ave. The application review has been assigned to Paul Ashworth (cc'd) who will be in touch with any questions as he completes the staff report and the applicant public noticing requirements that must be completed prior to the public hearing. The public hearing is scheduled for the August 23, 2022 Planning & Zoning Commission Meeting and the meeting login information and documents will be posted here: <https://www.meetinginfo.org/meetings/1737>

**Some preliminary notes/questions on the application:**

- Please refer to [Section 6.13 of the Zoning Regulations](#) regarding fencing. You can request a deviation from the Planning & Zoning Commission for the height of the fence by obtaining a Special permit, but no barbed wire is permitted on any fencing.
- Please provide more detail on the waste disposal plan.
- Please confirm if an application has been made to the State.

We ask that all Commission level applicants reach out to their respective NRZ for a letter of support for their application. 722 Wethersfield Ave is located within the South End NRZ and their contact info is as follows:

Meetings: 1st Thursday, at 6:00 PM  
(no meetings June/July/August)

At the Metzner Center  
680 Franklin Avenue

Contact: Carl Williams, Chair  
[cabwill2020@outlook.com](mailto:cabwill2020@outlook.com)

The application fee is \$350 and can be paid in person with credit card or a check made out to the City of Hartford by scheduling an appointment online (<https://developmentervices.setmore.com/> ), by mailing us a check with this email attached to the check and the address referenced to 260 Constitution Plaza, 1st Floor, Hartford, CT 06103 ATTN: Planning Division, or by paying online (<https://hartfordct-energov.tylerhost.net/Apps/SelfService#/payinvoice> ) and searching for the invoice number: INV-00061865.

**The application fee must be paid before the public hearing date.**

Let us know if you have any questions.

Best,

**Paige Berschet**  
Administrative Assistant  
City of Hartford - Department of Development Services  
Planning & Zoning Division

she/her/hers  
260 Constitution Plaza, 1<sup>st</sup> Floor  
[oneplan@hartford.gov](mailto:oneplan@hartford.gov)  
Desk: 860-757-9029

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# SOUTHEND HARVEST HOUSE

CT CANNABIS MICROCULTIVATOR - SOCIAL EQUITY  
LICENSE APPLICANT

## ZONING PROPOSAL

**\*VIA ELECTRONIC COMMUNICATION\***

August 29, 2022

City of Hartford, CT Planning and Zoning Commission  
c/o Department of Developmental Services  
Attention: Mr. Paul Ashworth  
260 Constitution Plaza – 1<sup>st</sup> Floor  
Hartford, CT 06103

**RE: Supplement to Plan Review Application #858 – July 8, 2022  
Southend Harvest House, LLC  
722 Wethersfield Avenue – Special Permit Application - COMM-2022-0660  
Proposed Cannabis Microcultivator in Zoning District M-3  
Parcel ID #276815132**

Dear Mr. Ashworth and Honorable Members of The Hartford Planning and Zoning Commission:

I come before you with additional information in conjunction with the special permitting application process for the Cannabis Microcultivation Facility referenced above.

Pursuant to Connecticut Public Acts #21-1 and 22-103, application for applicable Connecticut licensure under requisite social equity (women and minority-owned) standards has begun, reception confirmed (#100526) and is currently under review. As of the date of this submission to The Hartford Planning and Zoning Commission, and as the petitioner herein of this request, I have no knowledge of the state permit application being rejected in the first round of review, and maintain confidence state permitting in conjunction with operating a micro cultivation business at the proposed site will be approved.

The following will represent a summary of action as it relates to the application.

Respectfully submitted,



Property Owner – 722 Wethersfield Avenue  
On behalf of: Southend Harvest House, LLC

## **INTRODUCTION**

The proposed use of 722 Wethersfield Avenue in Hartford, CT (the “Property”), will be for licensed operator (Applicant) to conduct the business of an all indoor-grow Cannabis Microcultivator, defined in CT Public Act #22-103 §1(36) as:

*“A person licensed to engage in the cultivation, growing and propagation of the cannabis plant at an establishment containing not less than two thousand square feet and not more than ten thousand square feet of grow space, prior to any expansion authorized by the commissioner;”*

## **PROPERTY**

The property is located at 722 Wethersfield Avenue, and is owned by 722 Wethersfield Ave, LLC. The proposed site for operations is a roughly 10,000sf steel and masonry building, previously implemented as an automotive repair business.

For purpose of this application in specifying access to the Microcultivation Facility, the subject property abuts 375 Ledyard Street, owned by 375 Ledyard St, LLC. Both associated LLC’s for each property are owned by the same individual principals, who have submitted support and favor for this proposal, pledge ongoing support, with the intention of issuing leases to the applicant for involved demised property associated with both parcels.

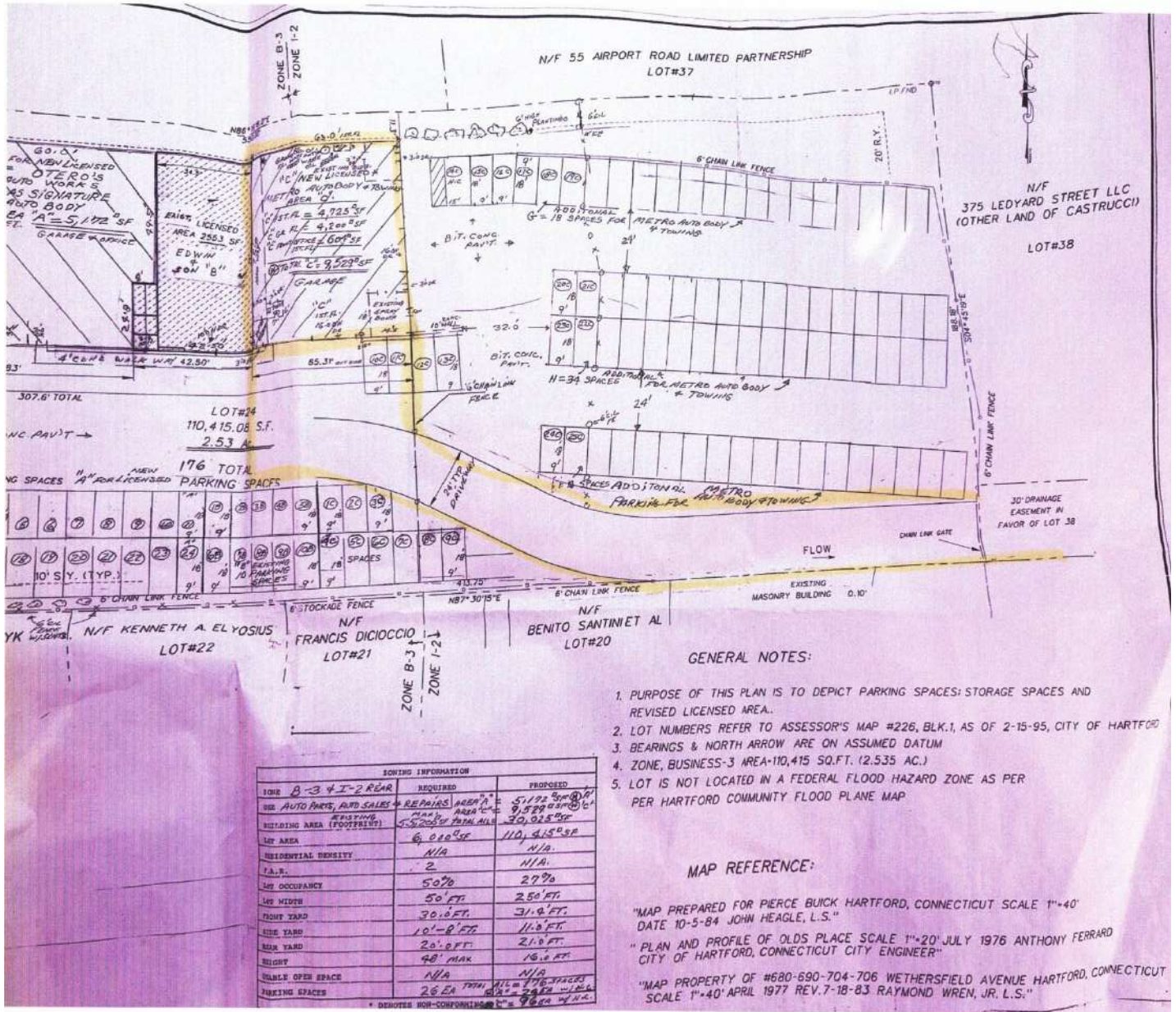
*(Certification of property ownership and authorization for proposed use, are appended {IV - VII} herein)*

*(Certification of notice mailing to adjacent property owners, along with support from three government officials, are appended {VIII and IX respectively} herein)*



# ACCESS

Since the property will be used as a microcultivator, there will be no public access to the property. Access will be from scheduled and regulated distribution sources that will not access the property from Wethersfield Avenue. Property access will only be allowed from Ledyard Street, through the co-owned property at 375 Ledyard Street. A final easement will be designed and constructed in accordance with all required zoning and permitting, subsequent to the approval of this application. (See illustration immediately following this section)







## RENOVATIONS

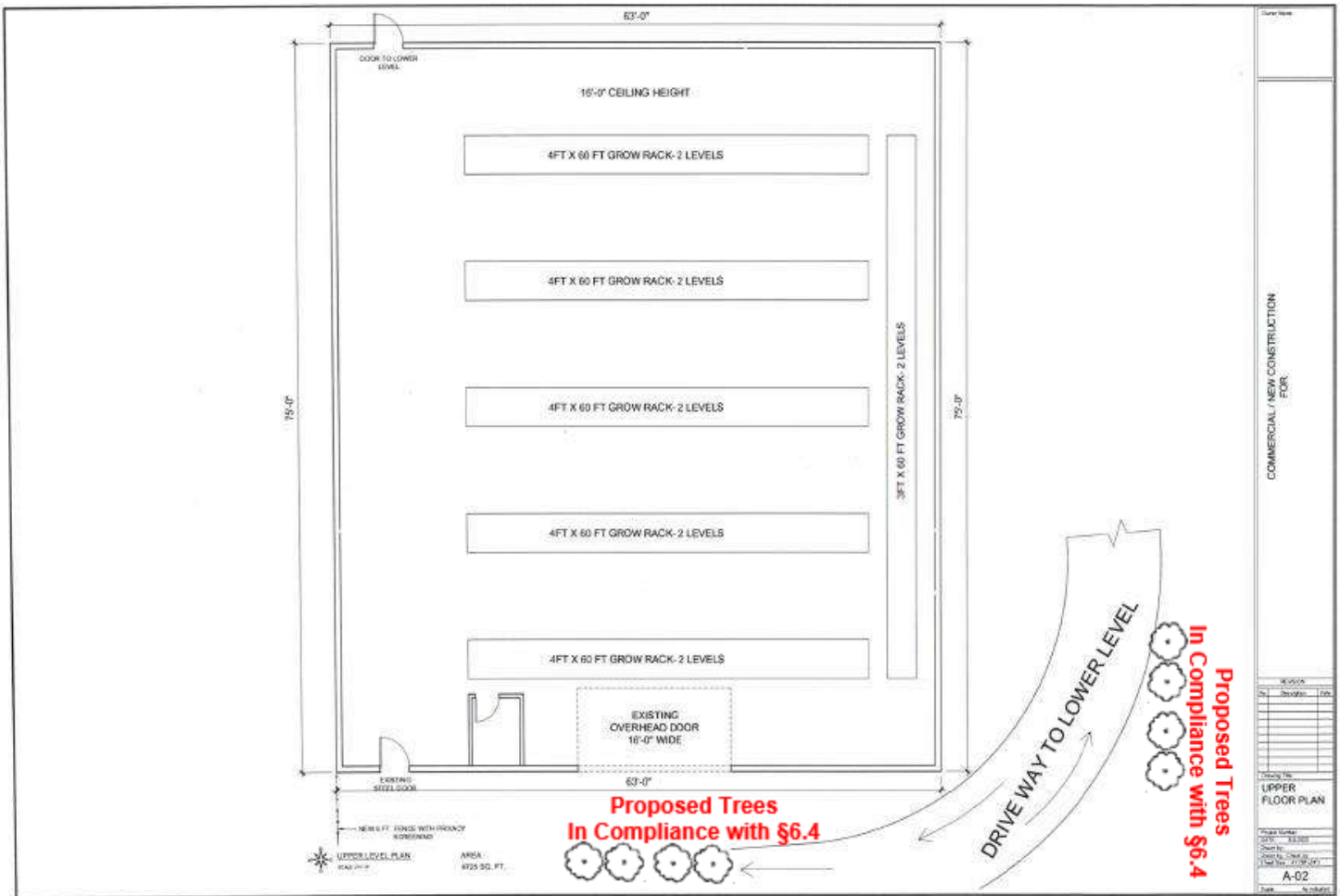
The real estate surrounding the property, as well as the adjacent 375 Ledyard property, will be cleaned, debris removed, and prepared for architectural renderings. Ingress and egress will be designed to solely allow traffic to the microcultivation facility from Ledyard Street.

In accordance with all city building regulations, the subject building will be outfitted with elevated growing beds of less than 10,000sf. The building will also house processing areas, employee spaces, waste treatment areas, and office space. Electrical, lighting, and ventilation in accordance with the implementation of odor control, waste disposal, and security will also be installed by qualified electrical and HVAC contractors.

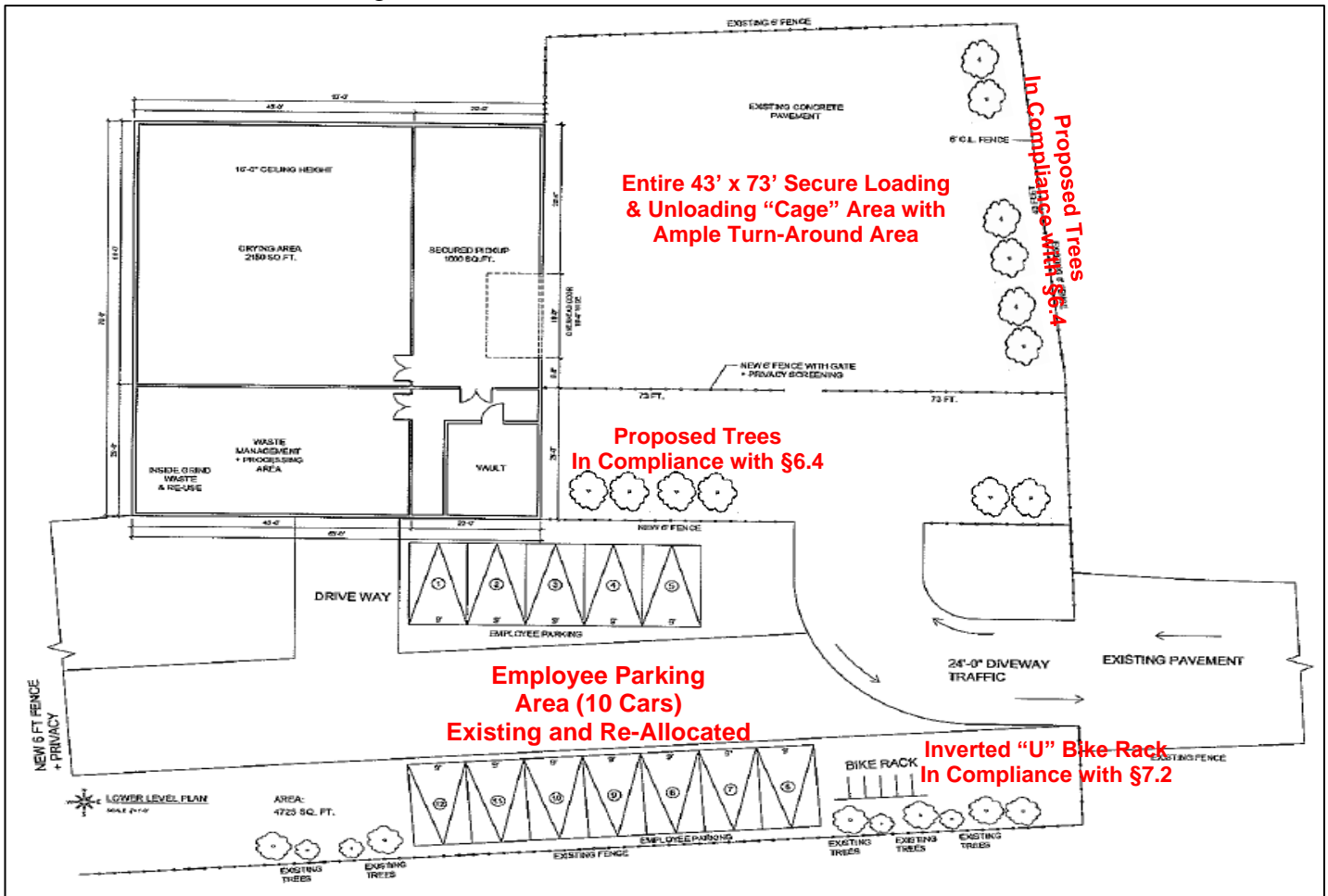
Retro-fit plans for the two-story 75'x63' existing building are included herein. The second floor will contain five, 2-level Agrify Vertical Farming Units. The first floor will contain processing areas, offices, and employee common areas. There are no plans for additional paving.



Upper Level Plan:



## Lower Level and Parking Plan:



### **SECURITY & FENCING**

6' visibly restricting fence with motorized and coded gate(s) for access, will be erected to enclose the entire perimeter of the property. Roof access will be prohibited.

Video surveillance consisting of no fewer than twenty HD (>1280x720 dpi) tpx cameras with IR capability, remote viewing, UPS battery back-up, and a minimum of 30-day DVR storage capabilities will be installed and maintained on the interior and exterior of the building.

Access to the building will be gained through steel doors, locked at all times, accessible with traceable key-cards, smart fobs, mobile devices, with an additional level of biometric security authentication. A monitored security system, along with duress alarms, will also be implemented with access tightly regulated. Additionally, robust and continuous screening of employees and on-site contractors will also be implemented.

Ample lighting will be maintained at all times within the building as well as exterior, downward facing, shielded, overnight lighting. An engineered, high-efficiency LED lighting fixture upgrade was performed on the entire interior and exterior of the property in May 2016, to improve upon the original lighting of the property installed by previous property owner.





It is estimated one small pick-up and/or delivery vehicle will visit the location per week. These vehicles are heavily regulated, armored and equipped with the latest theft detection and deterrence technology.

Vehicular access will be tightly controlled through the Ledyard Street electric gate, and a second electric gate upon entry to the employee/delivery parking area. Ample lines and arrows will be striped on the existing pavement, supplemented with clear and informative directional signage for direction to the building, from the milled driveway areas.

Upon arrival to the location, pick-up and delivery vehicles will be escorted to a secure locked enclosed “Cage” area measuring 43’ x 73’ with room for turn-around, as depicted on pg. 5. Transfer of product will take place in this structure, outside the view of the public.

All safes, vaults, and any other equipment or areas used for the cultivation, harvesting, processing or storage of marijuana products will be securely locked and protected from entry, except for the actual time required to remove or replace marijuana. All marijuana products will be kept out of plain sight and not visible from a public place.

Visitors to the facility will be required to show positive identification in addition to signing a log-book with contents including, but not limited to; date, name, times in/out, purpose of visit, and employee requesting visit. Such logbooks will be maintained either physically or electronically by the applicant for no fewer than seven years from the date of visit.

Security hardware will be outfitted by Beacon Protection (CT Security Lic. #0192271-L5), who have outfitted dozens of cannabis-related cultivators in neighboring Massachusetts, over the past five years. Beacon provides access control that is in compliance with Connecticut regulations consisting of video surveillance, remote monitoring, access control, fire and smoke detection. The alarm systems will have automatic triggers which are live monitored 24/7/365 and dispatched to local law enforcement.

Upon this zoning approval and state licensure, the applicant will partner with Beacon Protection to ensure that appropriate video monitoring, detection, and access control methods are enacted in accordance with state specifications. This coverage will apply to cultivation areas, vaults, drying

areas, packaging areas, and other work spaces including, but not limited to, all entrances, exits, delivery bays, parking areas, hallways, and eaves. Outdoor areas will be fitted with laser vehicle and motion detection capabilities.

A detailed security protocol, tailored to the applicant’s microcultivation operation will be shared with law enforcement authorities and fire services and periodically updated with the same, if the plans or procedures are modified in a material way.

Employees and contractors will be initially and continuously trained as to the accepted protocol for the applicant’s security measures and programs.

*(Engagement for security system and lighting specifications are appended {X} herein)*

**OUTSIDE ODORS & VENTILATION**

Even though there will be no on-site usage of cannabis products on the property, thus limiting the incidents of odors, the applicant recognizes that odor control will still be a definite consideration. The applicant has been engaging in comprehensive and ongoing research into odor mitigation techniques and will implement EcoSorb technology into the facility.

It has been shown, the most effective means of mitigating cannabis odor in a growing environment is to use a carbon filter. The cannabis plants' odor-causing molecules, terpenes, can effectively be trapped by a deep-bed activated carbon filter. Therefore, the use of carbon-based filtration, and the maximum allowable cubic feet per minute (CFM) use of positive pressure ventilation will be implemented on the interior space.

UV technology will also be implemented in the exhaust to remove odors escaping into the environment along with commercially available products that will ensure absolutely zero odors became a nuisance to the outside area. These products use a perimeter vaporization system on the roof to act as a polishing agent. The system continuously mists a dry vapor natural and eco-friendly odor eliminator to scrub leftover odors from the air before it leaves the vicinity.

These commercially available plant-based odor mitigation solutions have been proven to be most effective when combined with charcoal filtration, UV and O<sub>3</sub> introduction, and sufficient circulation/ventilation.

	Plant-Based Odor Removers	Masking Agents	Adsorption (Carbon Filters)	Ozone	Bio-Filtration
Uses Natural Ingredients	X		X		X
Non-Hazardous	X		X		X
Safe for the Environment	X	?	X		X
Simple Setup and Use	X	X			
Removes Odors Completely	X			X	
Effective on Organic Odors	X		X	X	X
Effective on Inorganic Odors	X		X		X
Cost-Effective (Implementation)	X	X			
Cost-Effective (Maintenance)	X	X			

## **AIR FILTRATION/CIRCULATION**

In addition to the proprietary odor scrubber, specifically designed for marijuana cultivation facilities described above, it is proposed that the applicant will implement a three-stage (particulate, VOC, and odor) air filter/circulator with an airflow capability of up to 1,000 CFM. This application is proven adequate for a 10,000sf space and will not emit toxins such as ozone.

The Clean Leaf system consists of three efficient, yet powerful fans, leading pre-filtered air into a stage 1 filter which removed larger particles and VOC's. Stage 2 is a specially designed industrial HEPA filter that is 99.7% efficient at removing particulate matter as small as 0.3 Microns. The final filter removes any remaining gaseous VOC's and other chemical substances.

The system will be wired into the standby power system to remain operable in the event of a power loss.

*(Specifications for air deodorization/filtration systems are appended {XI} herein)*

## **WASTE TREATMENT & DISPOSAL**

The applicant recognizes that anything containing THC or that comes into contact with THC must be destroyed and combined with an aggregate material until it is "unusable and unrecognizable." Although there currently exists no universal definition of "unusable and unrecognizable," the applicant intends to continue research, and hopefully become an innovator in the proper disposal of cannabis-related waste, in the state of Connecticut where such operations are still in infancy.

At a minimum, cannabis waste must be removed or separated from any packaging, or container, and rendered unusable. Cannabis waste is considered organic waste if it is not combined or contains any hazardous or toxic material. This is to prevent the waste from discharging into soil or a water source or being ingested by animals or minors.

For this reason, cannabis waste needs to be securely stored and only accessed by authorized personnel. The applicant recognizes that cannabis waste can never be treated as regular trash, which can be subject to search and seizure. Any waste generated, prior to the accepted remediation process, will be stored in locked dumpsters or other suitably strong container, inside the building, behind the security measures implemented to secure the property and building. Access to these dumpsters/containers will be tightly controlled and most likely limited to solely the applicant.

Paramount to the applicant's ideals and therefore business plan, is to maintain the highest level of sustainability and environmental consciousness. It is therefore, the bulk of waste remediation will consist of composting and re-use in future plantings, with all waste remediation operations occurring on-site, under complete control and direction of the applicant.

A commercially available fermentation process, available from Bokashi Cycle, which will be used on-site, solves the problem of cannabis waste remediation. With this fermentation and composting process, waste is degraded and rendered useless in as little as ten days, and the bio pulp produced will be recycled in soil which is maintained on the premises.

These machines were specifically designed to safely handle and contain granulated marijuana waste, including root balls. Granulated waste may be mixed with inert substrates or more efficiently fermented meeting disposal requirements with an approved protocol. Recycling

fermented end products into the grow operation will result in dramatic reductions in nutrient waste while ensuring increased crop yields, maintaining sustainability, as well as sustainability and responsible community stewardship.



This process is:

- Odor-Free with no composting smells
- Productive, since it produces byproducts that can be mixed with soil to act as fertilizer
- Fast, in that the process takes less than ten days
- Phytotoxic, rendering leaves and seeds unable to photosynthesize or germinate (unusable)
- Efficient, requiring very little energy, eliminating transport and chain of custody tracking
- Sustainable, eliminating environmental contamination with no methane production

*(Specifications for waste treatment system are appended {XII} herein)*

### **STANDBY POWER**

The building will be equipped with a Generac Industrial gaseous 9.0L V-8 engine-driven generator providing 150kW of power on demand, wired for 120/240 VAC three phase, 60 Hz in the event of a utility failure.

In keeping with the applicant's principles surrounding sustainability and environmental stewardship, natural gas is becoming the preferred solution in many applications as it provides much longer runtimes with natural gas having 90% fewer emissions compared to diesel generators. In addition, there is virtually no maintenance associated with natural gas generators, while diesel fuel requires conditioning annually.

The automatic UPS standby generator, with 600amp transfer switch, will be professionally installed in a secure, outdoor location, within a sound attenuated enclosure, and sized adequately to provide the power needed to operate all systems within the building, in the event of a temporary, or extended period of power outage.

The aesthetically appealing enclosure incorporates special designs that deliver the quietest generator of its kind. Aluminum material plus durable powder coat paint provides the best anti-corrosion performance. The generator set enclosure has been evaluated to withstand 180 MPH wind loads in accordance with ASCE7-10. The intelligent design has removable panels and service doors to provide easy access for service and maintenance.

The physical location for the generator will be on the north side of the main building on the property, adjacent to the natural gas service, in a fenced-in area. The equipment will be enclosed in a Level 2 Sound Attenuated Enclosure, permanently situated on a roughly 9'x12' concrete pad.

*(Specifications for standby power system are appended {XIII} herein)*







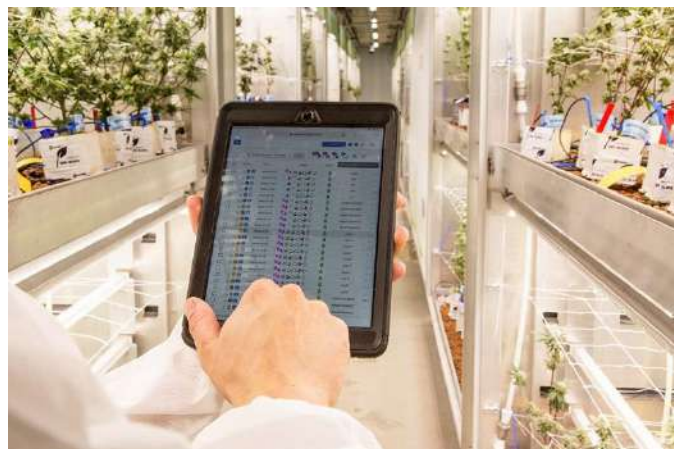
### **OPERATION OF BUSINESS**

The business will be operated under best practices for the private ownership and operation of a small business in the state of CT. The applicant pledges to abide by any and all rules, regulations, and/or policies as set forth by the licensing authority of the State of CT, the Secretary of The State, the Department of Labor, the Department of Revenue Services, as well as any and all legal requirements of The City of Hartford, and The IRS.

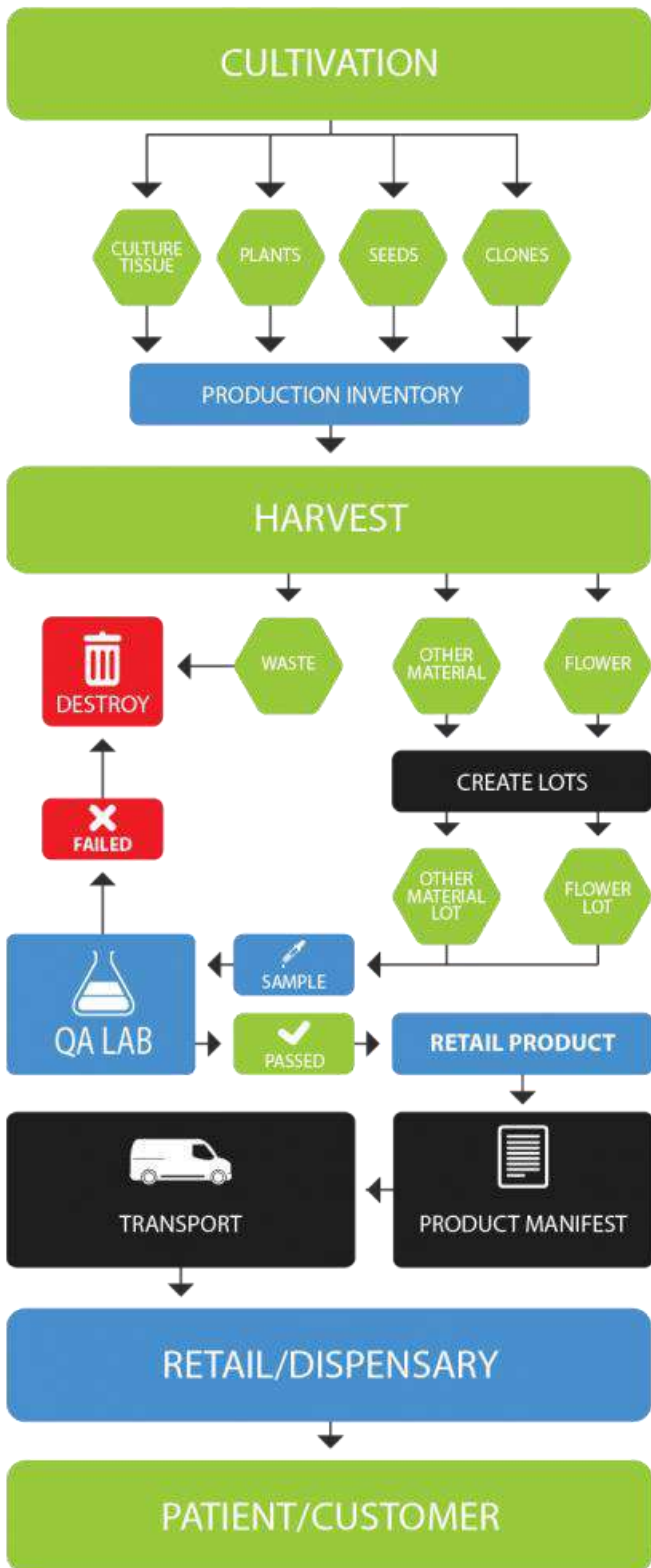
The applicant (a resident of Cromwell and CT Woman Business Owner) is 35% owner of Southend Harvest House, LLC and will be operating the business with a 65% owner who qualified under the social equity standards, a resident of Hartford and CT Hispanic Business Owner.

The applicant intends to implement the services of attorneys, accountants, enrolled agents, and business process consultants to ensure efficient, responsible, and effective operation of the business.

The business will use Agrify Vertical Farming Units which have been designed specifically for cannabis cultivation at unmatched scale. Integrated with Agrify Insights production planning software, each VFU provides independent control over its internal environment. This integration allows for precision growing and optimization.



The business will utilize Biotrack seed-to-sale Tracking and reporting tools customized to the jurisdiction’s regulations. Additionally, this robust software platform uses the latest technology to aid in the operation of a licensed cannabis grower including comprehensive reports, data-driven marketing tools, integrated hardware for minimal data entry, and customizable workflows.



Biotrack has been built for cannabis growers, by cannabis growers. Custom workflows to support the weighing of multiple plant by-products (wet or dry), plus multiple data collection points and ability to grade product quality upon curing.

**CULTIVATION**

Upon propagation from a seed, each plant or clone is assigned a globally unique 16 digit identifier. This identifier records and archives plant phases, additives and employee interactions to ensure accountability and adhere to regulations during the plants’ maturation.

**YIELD FORECASTING**

Monitor and analyze your harvest data to optimize for larger yields.

**GENEAOLOGY TRACKING**

Record and track cross-breeding, plant genetics and monitor clone potency results.

**RESULTS ANALYSIS**

Monitor Pesticides and Nutrients applied, log Strain Notes detailing light and watering cycles, plus review Past Harvest Data to optimize your future yields.

**HARVEST**

All cannabis components are batched by material-type. Batched material receives a new 16 digit identifier that contains plant history since propagation. Batched material includes prepackaged goods or derivatives such as oil concentrate.

**QA TESTING**

Cannabis and cannabis derivatives are then tested for chemicals, contaminants and other harmful additives prior to entering the market place. Test results, including potency, are automatically assigned and printed on product labels.

**TRANSPORTATION**

A detailed manifest must be completed prior to transporting cannabis.

*(Specifications for seed-to-sale tracking system are appended {XIV} herein)*

## **NEIGHBORHOOD IMPACT**

Since the physical location of the property and structure associated with this application is an existing building; the design, size, mass, scale, height, and location will not hinder or discourage the appropriate use of any adjoining properties or diminish the values thereof. Nor will the design elements be incompatible with the site characteristics and styles of other buildings in the immediate vicinity.

The neighborhood is an industrial neighborhood, consisting of industrial and office buildings. There are three residential properties, adjacent to the property subject to this application, owners of which have given consent to the project which is subject to this application, and whose support letters are appended herein.

Sine the proposal of this application does not include a retail establishment, traffic impacts will be negligible and subject to strict hours of operation related to heavily regulated carrier carriers. Furthermore, all access to the proposed facility will be via Ledyard Street, thus wholly eliminating any associated traffic entering the facility from Wethersfield Avenue.

The robust and over-engineered plans of odor mitigation, air filtration/circulation, and waste treatment will provide further protection and ensure continued unimpeded use and enjoyment of neighborhood properties.

## **REQUESTED FINDINGS**

As the applicant, it is my hope that in reviewing the application for this special permit, approval is granted based upon the foregoing, and after consideration of the commission in consideration of §1.3.4(D)(2) of the Zoning Regulations, this proposed special permit:

- (a) Is in harmony with the plan of conservation and development;
- (b) Complies with all applicable sections of these regulations pertaining to the district in which the proposal is located;
- (c) Comports with the purposes of the district in which the proposal is located;
- (d) Will not be detrimental to existing development in the district because of its location, bulk, scale, or design;
- (e) Does not create safety hazards in the proposed vehicular and pedestrian circulation pattern;
- (f) Will not seriously degrade traffic levels of service without providing adequate mitigation measures;
- (g) Is compatible with adjacent properties;
- (h) Provides for the suitable arrangement of buildings, open space, and provision of light and air;
- (i) Properly provides for adequate provision of essential services;
- (j) Will not be detrimental to the control of stormwater at its source and the minimization of runoff;
- (k) Does not place excessive demands on city services and infrastructure;
- (l) Provides landscaping, including vegetation and trees, that are appropriate to the district and enhance the public realm;
- (m) Provides pedestrian amenities; and
- (n) Conforms fully with the code.

## **CONCLUSION**

This proposal touches on key points the applicant feels are of paramount importance to this zoning committee. While the cannabis industry is new to Connecticut, the permitting and operation are a learning experience for all those involved. As with the operation of any business, the applicant's business operations are dynamic, to the extent the applicant wishes to maintain the highest level of ethical business operation in The City of Hartford, while maintain strict adherence to all regulations wherein, and all policies set forth by the licensing agencies of The State of Connecticut.

The applicant pledges to adhere to any and all requirements set forth by this zoning committee. Additionally, while the pertinent topics related to zoning were addressed herein, the applicant is very familiar with the 3<sup>rd</sup> edition of the policies and procedures effectuated by The State of CT Department of Consumer Protection as to the intent of Public Act 21-1.

Within the referenced policies and procedures, are the provisions necessary to operationalize Connecticut's adult use cannabis industry, including the parameters by which persons licensed by the Department shall operate. The policies and procedures set forth consumer protections including product quality, safeguards for minors and security of product against diversion.

## **APPENDICES**

- I. Southside Harvest House, LLC Articles of Organization as filed with the CT Secretary of The State (.pdf pg. 16)
- II. Receipt for payment to the City of Hartford for this application (pg. 18)
- III. Certification of sign postings in accordance with zoning regulations (pg. 19)
- IV. 722 Wethersfield Ave., LLC Annual Rep. as filed with the CT Sec. of The State (pg. 21)
- V. 375 Ledyard Realty, LLC Annual Rep. as filed with the CT Sec. of The State (pg. 27)
- VI. Letter of authorization for the permit application from the property owner 722 Wethersfield Avenue (pg. 33)
- VII. Letter of authorization from the owner of 375 Ledyard Street (pg. 34)
- VIII. US Postal Service verification of certified mail regarding Zoning Hearing Notice sent to adjacent property owners (pg. 36)
- IX. Dignitary Letters of Support (pg. 42)
- X. Security Engagement and Lighting Specifications (pg. 46)
- XI. Air Deodorizing and Filtration Specifications (pg. 56)
- XII. Waste Treatment Protocol Specifications (pg. 68)
- XIII. Standby Power Specifications (pg. 77)
- XIV. Seed-to-Sale Tracking Specifications (pg. 91)



# Secretary of the State of Connecticut Certificate of Organization

Domestic Limited Liability Company

## Filing Details

Filing Number: 0010578241

Filed On: 5/3/2022 8:30:51 PM

## Primary Details

Name of Limited Liability Company: SOUTHEND HARVEST HOUSE LLC

Business ALEI: US-CT.BER:2551251

Business Email Address: ritacastrucci@aol.com

NAICS Information: All Other Miscellaneous Crop Farming (111998)

## Business Location

Principal Office Address: 722 Wethersfield Ave, Hartford, CT, 06114-1900, United States

Mailing Address: 175 Freeman St, Hartford, CT, 06114-2722, United States

## Appointment of Registered Agent

Type: Individual

Agent's Name: BRANDON MEJIAS-WASYL

Business Address: 722 Wethersfield Ave, Hartford, CT, 06114-1900, United States

Residence Address: States

175 Freeman St , Hartford, CT, 06114-2722, United States

Mailing Address: 175 Freeman St, Hartford, CT, 06114-2722, United States

## Agent Appointment Acceptance

Agent Signature:

*This signature has been executed electronically*

## Manager or Member Information

Name	Title	Business Address	Residence Address
BRANDON MEJIAS-WASYL	Managing Member	722 Wethersfield Ave, Hartford, CT, 06114-1900, United States	175 Freeman St, Hartford, CT, 06114-2722, United States

## Acknowledgement

Filing Number: 0010578241

Filed On: 5/3/2022 8:30 PM



# Secretary of the State of Connecticut Certificate of Organization

Domestic Limited Liability Company

I hereby certify and state under penalties of false statement that all the information set forth on this document is true.

I hereby electronically sign this document on behalf of:

Name of Organizer: BRANDON MEJIAS-WASYL

Organizer Title: Managing Member

Filer Name: brandon MEJIAS-Wasył

Filer Signature: brandon MEJIAS-Wasył

Execution Date: 05/03/2022

*This signature has been executed electronically*

**From:** mygovpay@persolvent.com  
**Subject:** MyGovPay™ - Payment Receipt -  
City of Hartford, CT - CSS  
**Date:** Aug 8, 2022 at 5:03:10 PM  
**To:** ritacastrucci@aol.com



Transaction Date: 08/08/2022  
Agency Name: City of Hartford, CT - CSS  
Order Number: 6652

<b>Item</b>	<b>Qty</b>	<b>Unit Price</b>	<b>Total Price</b>
NONE	1	\$350.00	\$350.00

Item Total: \$350.00  
Service Fee: \$11.52  
Tax: \$0.00  
Order Total: \$361.52

Thank you for  
your payment,  
City of Hartford,  
CT - CSS



LUKE BRONIN  
MAYOR

# CITY OF HARTFORD

DEPARTMENT OF DEVELOPMENT SERVICES

Planning Division

260 Constitution Plaza, 1<sup>st</sup> Floor  
Hartford, Connecticut 06103

Telephone: (860) 757-9040

Fax: (860) 722-6402

[www.hartford.gov](http://www.hartford.gov)



I. CHARLES MATHEWS  
DIRECTOR OF DDS  
AIMEE CHAMBERS, AICP  
DIRECTOR OF PLANNING

Project Location: 722 Wethersfield AVE LLC

Public Hearing Date: AUG 23 RD

Virtual Hearing Information:

[www.MeetingInfo.org](http://www.MeetingInfo.org)

Public Hearing Time: 6PM

*This acknowledges receipt of sign furnished by the Planning & Zoning Division relative to Planning & Zoning Commission/Zoning Board of Appeals public hearing to be held on the above date and concerning the above location.*

*In accordance with Section 41 & 130 of the Hartford Municipal Code, I shall post this sign on the property in question continuously for seven (7) days prior to the above hearing date in a conspicuous place visible from the public street.*

*I also acknowledge I must return said sign to this office within 24 hours following the completion of the public hearing, and sign an affidavit that said sign has been continuously posted as required by regulations; otherwise, said hearing on this location cannot be held. A deposit of \$50 is required for each sign, which will be refunded when the sign is returned.*

Number of Signs Received: 1

8/11/2022

Date Sign was Received

Total Deposit Received: \$ 50

Peta Castucci

Signature of Applicant

### \*\*\* AFFIDAVIT \*\*\*

State of Connecticut :

: ss. City of Hartford

County of Hartford :

*The undersigned, being duly sworn, hereby deposes and says that he/she has posted the sign furnished him/her by the City, or similar sign approved by Planning Division Staff, on the above premises in question continuously for seven (7) days prior to the public hearing in a conspicuous place visible from the public street.*

Dates Sign(s) was Displayed:

8/11/22 - \_\_\_\_\_

August 11, 2022

Date

Peta Castucci

Signature of Applicant

Subscribed and sworn to before me this 11<sup>th</sup> day of August, 20 22.

[Signature]







# Secretary of the State of Connecticut Annual Report

DEPARTMENT OF THE STATE  
MANAGEMENT  
AND SERVICE SERVICES  
2022 MAR 28 A 10: 22

NO# 444993

**\* GO PAPERLESS \***

File this report online at [business.ct.gov](http://business.ct.gov)

Online filing of annual reports is mandatory unless a waiver is granted. The waiver on the last page of this document must be completed in full for each paper annual report submitted.

Review the below business information and verify that it is correct. If the proper changes are not made on this filing, additional filings and fees may apply.

Filing Details		
Report Year Due Date:		
Filing Fee:	\$80.00	
Primary Details		
Business Type:	Domestic	
Legal Structure:	LLC	
Business Name:	722 WETHERSFIELD AVENUE, LLC	
Business ALEI:	US-CT.BER:0513844	
	Existing Information	Updated Information
NAICS Information:	Automotive Body, Paint, and Interior Repair and Maintenance (811121)	Rental units
Business Email Address:	METROAUTOBODY@AOL.COM	

Update your business location information below.

Business Location	Existing Information	Updated Information
*Principal Office Address: (No P.O. Boxes)	722 WETHERSFIELD AVE, HARTFORD, CT, 06114 United States	
*Mailing Address:	722 WETHERSFIELD AVE, HARTFORD, CT, 06114 United States	



## Secretary of the State of Connecticut Annual Report

### Office in Jurisdiction Information, if necessary

Office in Jurisdiction: (No P.O. Boxes)		
Mailing Address in State of Formation: (No P.O. Boxes)		

Complete section A or B below, not both. Use section A to update agent address information only. Use section B if you are changing the agent's name or appointing a new agent.

### A. Current Agent Information

Agent Type:	Individual	
Agent's Name:	EDWARD ROSENTHAL ESQ	
	<b>Existing Information</b>	<b>Updated Information</b>
Agent Business Address:	18 NORTH MAIN STREET, WEST HARTFORD, CT, 06107 United States	
Agent Residence Address:	18 NORTH MAIN STREET, WEST HARTFORD, CT, 06107 United States	
Agent Mailing Address:	18 NORTH MAIN STREET, WEST HARTFORD, CT, 06107 United States	



## Secretary of the State of Connecticut Annual Report

Complete the following only if you are changing your agent's name or appointing a new agent.

B. New Agent Appointment	
New Agent Type: (Individual / Business)	
New Agent Name:	
Agent's Business Address:	
Agent's Residence Address: (If agent is an Individual)	
Agent's Mailing Address	
New Agent Appointment Acceptance	
Name of Person Accepting Appointment:	
Title: (If agent is a business)	
Signature Accepting Appointment:	



## Secretary of the State of Connecticut Annual Report

Current principal information is below. If a principal is no longer related to the business, select "Remove this principal". If a principal's address information is updated, detail the updates needed. If no update is required, write "No update".

### Current Principal Information

<input type="checkbox"/> Remove the below principal		
Principal Name:	RITA CASTRUCCI	
	<i>Existing Information</i>	<i>Updated Information</i>
Title:	MEMBER	
Business Address: (No P.O. Boxes)	722 WETHERSFIELD AVE, HARTFORD, CT, 06114 United States	
Residence Address: (No P.O. Boxes)	3 RIVER PARK DR., CROMWELL, CT, 06416 United States	



## Secretary of the State of Connecticut Annual Report

Space is provided for two new principals below. Report additional principals on a separate sheet of paper.

New Principal Information	
Principal Name:	
Title:	
Business Address: (No P.O. Boxes)	
Residence Address: (No P.O. Boxes)	

Principal Name:	
Title:	
Business Address: (No P.O. Boxes)	
Residence Address: (No P.O. Boxes)	

All annual reports must be filed online, unless the Secretary grants a waiver from online filing. Online filing is faster, easier, and more efficient for our office and your business. A completed waiver must accompany each paper-filed annual report.

### Online Waiver Request – Skip if a part of a Reinstatement filing

The business requests a waiver of the electronic filing requirement for annual reports. The undersigned affirms, under penalty of false statement, that the following reason for waiver is true.

- The report cannot be submitted electronically (via computer).
- The payment cannot be made by credit card. *- would not accept*
- For other good cause specified:   
 \_\_\_\_\_



# Secretary of the State of Connecticut Annual Report

I hereby state under penalties of False Statement that the information contained in this report is accurate to the best of my knowledge.

Acknowledgment	
Print Signatory Name:	RITA CASTRUCCI
Print Title:	Member
Signature:	
Date:	3/23/22



**Secretary of the State of Connecticut**  
**Annual Report**

MANAGEMENT AND SUPPORT SERVICES

MANAGEMENT AND SUPPORT SERVICES

471660  
560004

2022 APR 12 A 7:17

2022 MAR 28 A 10:22

**\* GO PAPERLESS \***

File this report online at [business.ct.gov](http://business.ct.gov)

Online filing of annual reports is mandatory unless a waiver is granted. The waiver on the last page of this document must be completed in full for each paper annual report submitted.

Review the below business information and verify that it is correct. If the proper changes are not made on this filing, additional filings and fees may apply.

Filing Details		
Report Year Due Date:	2022	
Filing Fee:	\$80.00	
Primary Details		
Business Type:	Domestic	
Legal Structure:	LLC	
Business Name:	375 LEDYARD REALTY, LLC	
Business ALEI:	US-CT.BER:0764722	
	Existing Information	Updated Information
NAICS Information:	All Other Automotive Repair and Maintenance (811198) <sup>HA</sup>	<del>Realty agents?</del>
Business Email Address:	METROAUTOBODY@AOL.COM	

Update your business location information below.

Business Location	Existing Information	Updated Information
*Principal Office Address: (No P.O. Boxes)	C/O METRO AUTO BODY 722 WETHERSFIELD AVENUE 722 WETHERSFIELD AVENUE, HARTFORD, CT, 06114 United States	
*Mailing Address:	C/O METRO AUTO BODY	

2022 MAY 10 A 5:50





## Secretary of the State of Connecticut Annual Report

	722 WETHERSFIELD AVENUE, HARTFORD, CT, 06114 United States	
<b>Office in Jurisdiction Information, if necessary</b>		
Office in Jurisdiction: (No P.O. Boxes)		
Mailing Address in State of Formation: (No P.O. Boxes)		

Complete section A or B below, not both. Use section A to update agent address information only. Use section B if you are changing the agent's name or appointing a new agent.

<b>A. Current Agent Information</b>		
Agent Type:	Individual	
Agent's Name:	EDWARD ROSENTHAL ESQ	
	Existing Information	Updated Information
Agent Business Address:	18 NORTH MAIN STREET, WEST HARTFORD, CT, 06107 United States	
Agent Residence Address:	18 NORTH MAIN STREET, WEST HARTFORD, CT, 06107 United States	
Agent Mailing Address:	18 NORTH MAIN STREET, WEST HARTFORD, CT, 06107 United States	



## Secretary of the State of Connecticut Annual Report

Complete the following only if you are changing your agent's name or appointing a new agent.

B. New Agent Appointment	
New Agent Type: (Individual / Business)	
New Agent Name:	
Agent's Business Address:	
Agent's Residence Address: (If agent is an Individual)	
Agent's Mailing Address	
New Agent Appointment Acceptance	
Name of Person Accepting Appointment:	
Title: (If agent is a business)	
Signature Accepting Appointment:	



## Secretary of the State of Connecticut Annual Report

Current principal information is below. If a principal is no longer related to the business, select "Remove this principal". If a principal's address information is updated, detail the updates needed. If no update is required, write "No update".

### Current Principal Information

<input type="checkbox"/> Remove the below principal		
Principal Name:	DOMINICK CASTRUCCI	
	<i>Existing Information</i>	<i>Updated Information</i>
Title:	MANAGER	
Business Address: (No P.O. Boxes)	C/O METRO AUTO BODY, 722 WETHERSFIELD AVENUE HARTFORD, CT, 06106 United States	
Residence Address: (No P.O. Boxes)	3 RIVER PARK DRIVE, CROMWELL, CT, 06416 United States	



## Secretary of the State of Connecticut Annual Report

Space is provided for two new principals below. Report additional principals on a separate sheet of paper.

New Principal Information	
Principal Name:	
Title:	
Business Address: (No P.O. Boxes)	
Residence Address: (No P.O. Boxes)	

Principal Name:	
Title:	
Business Address: (No P.O. Boxes)	
Residence Address: (No P.O. Boxes)	

All annual reports must be filed online, unless the Secretary grants a waiver from online filing. Online filing is faster, easier, and more efficient for our office and your business. A completed waiver must accompany each paper-filed annual report.

### Online Waiver Request – Skip if a part of a Reinstatement filing

The business requests a waiver of the electronic filing requirement for annual reports. The undersigned affirms, under penalty of false statement, that the following reason for waiver is true.

- The report cannot be submitted electronically (via computer).
- The payment cannot be made by credit card.
- For other good cause specified:

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# Secretary of the State of Connecticut Annual Report

I hereby state under penalties of False Statement that the information contained in this report is accurate to the best of my knowledge.

Acknowledgment	
Print Signatory Name:	<i>Dominick</i> DOMINICK CASTRUCCI
Print Title:	DOMINICK CASTRUCCI, Member
Signature:	<i>Dominick</i>
Date:	3/23/22



**722 Wethersfield Ave LLC.**  
**722 Wethersfield Avenue**  
**Hartford, CT 06114**

August 1, 2022

Southend Harvest House LLC  
722c Wethersfield Avenue  
Hartford, CT 06114

To whom it may concern

I, Rita Castrucci, grant permission to Southend Harvest House LLC to apply for a special permit exception for cannabis micro-cultivation at 722 unit c (upper and lower levels) Wethersfield Avenue Hartford, CT 06114.

If you have any questions, I can be reached at 860-250-1508

Regards,

***Rita Castrucci***  
Member  
722 Wethersfield Ave LLC



**375 Ledyard Realty LLC.  
722 Wethersfield Avenue  
Hartford, CT 06114**

August 1, 2022

Southend Harvest House LLC  
722c Wethersfield Avenue  
Hartford, CT 06114

To whom it may concern

I, Dominick Castrucci, grant permission to Southend Harvest House LLC to utilize the entrance of 375 Ledyard Street Hartford, CT 06114. The gated entrance leads to a 24 FT wide secured driveway to the a joining rear property address of 722 Wethersfield Avenue whom has applied for a special permit for cannabis micro-cultivation at 722 Wethersfield Avenue Hartford, CT 06114. I wish to convey my support for the proposed special permit.

If you have any questions, I can be reached at 860-335-2144.

Regards,

A handwritten signature in black ink that reads "Dominick Castrucci". The signature is written in a cursive, flowing style.

***Dominick Castrucci***  
Property Owner  
375 Ledyard Realty LLC



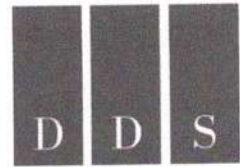
LUKE BRONIN  
MAYOR

# CITY OF HARTFORD

DEPARTMENT OF DEVELOPMENT SERVICES

Planning Division  
260 Constitution Plaza  
Hartford, Connecticut 06103

Telephone: (860) 757-9040  
Fax: (860) 722-6402  
[www.hartford.gov](http://www.hartford.gov)



DEVELOPMENT SERVICES  
HARTFORD, CT

I CHARLES MATHEWS  
DIRECTOR

AIMEE CHAMBERS, AICP  
DIRECTOR OF PLANNING

## NOTICE OF PUBLIC HEARING

### Request for Special Permit

A Public Hearing by the City of Hartford Planning & Zoning Commission as required under Section 8-7d of the Connecticut General Statutes will be held on **Tuesday, August 23, 2022 at 6:00pm** for the following:

**722 Wethersfield Avenue** - Request for Special Permit for a Cannabis Micro-Cultivator per Figure 3.2-A and Section 1.3.4.

Owner: 722 Wethersfield Ave LLC;  
Applicant: Southend Harvest House, LLC

This meeting will be held virtually and you may attend by navigating on the browser of a smart phone or personal computer to <https://www.meetinginfo.org/meetings/1737> and clicking the link titled "Virtual Notes". You may also participate in the meeting by calling in on any telephone. For more information about the call-in feature please call 860-757-9040.

All interested parties are invited to be present or represented at this hearing. Oral statements will be heard and written statements will be reviewed. Anyone knowing persons interested in or affected by this proposal is requested to inform them of the hearing.

Meeting information and application documents are available for public review and inspection online: <https://www.meetinginfo.org/meetings/1737>. If you have questions about the details of the application or need help accessing the virtual meeting, please reach out to our department via email at [oneplan@hartford.gov](mailto:oneplan@hartford.gov), via phone at 860-757-9040 or visit us on the 1<sup>st</sup> floor of 260 Constitution Plaza.





UNITED STATES  
POSTAL SERVICE®

Certificate of Mailing — Firm

Name and Address of Sender

922 Wethersfield Ave LLC  
Southend Harvest House LLC  
922 Wethersfield Ave  
Hartford, CT 06114

TOTAL NO.  
of Pieces Listed by Sender

26

TOTAL NO.  
of Pieces Received at Post Office™

26

Postmaster, per (name of receiving employee)

Takyla  
Roberts



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Postmark with Date of Receipt.



U.S. POSTAGE PAID  
WETHERSFIELD, CT  
06114  
AUG 11 2022  
AMOUNT  
**\$13.00**  
R2304H1 07827-20

USPS® Tracking Number  
Firm-Specific Identifier

Address  
(Name, Street, City, State, and ZIP Code™)

Postage

Fee

Special Handling

Parcel Airlift

1.	7021 2720 0001 9965 4780	THE AGUH AGENCY LLC 737 WETHERSFIELD AV HARTFORD, CT 06114				
2.	7021 2720 0001 9965 4797	55 AIRPORT ROAD LLC 55 AIRPORT RD STE 102 HARTFORD, CT 06114-2031				
3.	7021 2720 0001 9965 4803	75 AIRPORT RD ASSOC LP 376 LEDYARD ST HARTFORD, CT 06114-3201				
4.	7021 2720 0001 9965 4810	CITY HEART APARTMENTS LLC PO BOX 17 CHESHIRE, CT 06410				
5.	7021 2720 0001 9965 4827	COLVEST/HTFD-MAN-WFLD LLC 1259 EAST COLUMBUS AV, SUITE 201 SPRINGFIELD, MA 01105				
6.	7021 2720 0001 9965 4834	GOLDKLANG YITZCHOK 25 ALLIK WAY 101-613 SPRING VALLEY, NY 10977				



Certificate of Mailing — Firm

Name and Address of Sender

922 Wethersfield Ave  
Southend Harvest House LLC  
722 Wethersfield Ave  
Hartford CT 06114

TOTAL NO.  
of Pieces Listed by Sender

26

TOTAL NO.  
of Pieces Received at Post Office™

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USPS® Tracking Number Firm-specific Identifier	Address (Name, Street, City, State, and ZIP Code™)	Postage	Fee	Special Handling	Parcel Airift
1. 702J 2720 000J 9965 484J	GRACE WORSHIP CENTER CHURCH 750 WETHERSFIELD AV HARTFORD, CT 06114-3106				
2. 702J 2720 000J 9965 485B	KINGSTAN HOUSE LLC 737 WETHERSFIELD AVE HARTFORD, CT 06114				
3. 702J 2720 000J 9965 4865	365 LEDYARD STREET LLC 55 AIRPORT RD HARTFORD, CT 06114				
4. 702J 2720 000J 9965 4872	375 LEDYARD REALTY LLC 722 WETHERSFIELD AV HARTFORD, CT 06114-1900				
5. 702J 2720 000J 9965 4889	386-400 LEDYARD STREET LLC 111 SIMSBURY ROAD SIMSBURY, CT 06001				
6. 702J 2720 000J 9965 4896	399 LEDYARD ST LLC 40 HIGH ST BRISTOL, CT 06010				



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922 Wethersfield Ave LLC  
South and Harvest House LLC  
722 Wethersfield Ave  
Hartford CT 06114

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Postmark with Date of Receipt.

USPS® Tracking Number Firm-specific Identifier	Name, Street, City, State, ZIP Code™ Address	Postage	Fee	Special Handling	Parcel Airft
1. 7021 27 20 0001 9965 4902	MCFARLENE CALVIN 15 OLDS PL UNIT A HARTFORD, CT 06114				
2. 7021 27 20 0001 9965 4919	MCLAREN DANIE C 10 OLDS PL HARTFORD, CT 06114				
3. 7021 27 20 0001 9965 4926	MEDINA DECITRICE B 7 OLDS ST HARTFORD, CT 06114				
4. 7021 27 20 0001 9965 4933	MUNISAR HERAN B 9 OLDS PL HARTFORD, CT 06114-1903				
5. 7021 27 20 0001 9965 4940	OLIVERI ASSOC 37 AIRPORT RD HARTFORD, CT 06114-2002				
6. 7021 27 20 0001 9965 4957	PADULA LEONE 139-SOUTHWELL RD WETHERSFIELD, CT 06109				



**Certificate of Mailing — Firm**

Name and Address of Sender

722 Wethersfield Ave LLC  
 Southend Harvest House LLC  
 722 Wethersfield Ave  
 Hartford, CT 06114

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USPS® Tracking Number Firm-specific Identifier	Address (Name, Street, City, State, and ZIP Code™)	Postage	Fee	Special Handling	Parcel Airlift
1. 7021 2720 0001 9965 4964	PAWL PETER 731 WETHERSFIELD AV HARTFORD, CT 06114				
2. 7021 2720 0001 9965 4971	165 ROOSEVELT ST. LLC 51 FOREST RD #316-25 MONROE, NY 10950				
3. 7021 2720 0001 9965 4988	RAMRUP POORANRAM 16 OLDS PL HARTFORD, CT 06114-1902				
4. 7021 2720 0001 9965 4995	RPC REAL ESTATE INC 681 WETHERSFIELD AV HARTFORD CT 06114				
5. 7021 2720 0001 9965 5008	SHERWOOD ASSOC LLC C/O ANTONIO CAVALLARO ROCKY HILL, CT 06067-2003				
6. 7021 2720 0001 9849 9092	722 WETHERSFIELD AV LLC 722 WETHERSFIELD AV HARTFORD, CT 06114-1900				

Address updated  
 75 LOCUSTS  
 HARTFORD CT



UNITED STATES  
POSTAL SERVICE®

Certificate of Mailing — Firm

Name and Address of Sender

922 Wethersfield Ave LLC  
Southend Harvest House LLC  
922 Wethersfield Ave  
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USPS® Tracking Number  
Firm-specific Identifier

Address  
(Mailing Street, City, State, and ZIP Code™)

Postage

Fee

Special Handling

Parcel Airlift

1. 7021 2720 0001 9849 9108

WALTON JOHN  
12 OLDS PL 14  
HARTFORD, CT 06114-1902

2. 7021 2720 0001 9849 9115

ZAVATSKY FRANK  
63 AIRPORT RD  
HARTFORD, CT 06114

3. \_\_\_\_\_

4. \_\_\_\_\_

5. \_\_\_\_\_

6. \_\_\_\_\_

August 1, 2022

City of Hartford  
Department of Development Services, Planning Division  
260 Constitution Plaza  
Hartford, CT 06103

Dear Hartford Planning & Zoning Commissioners,

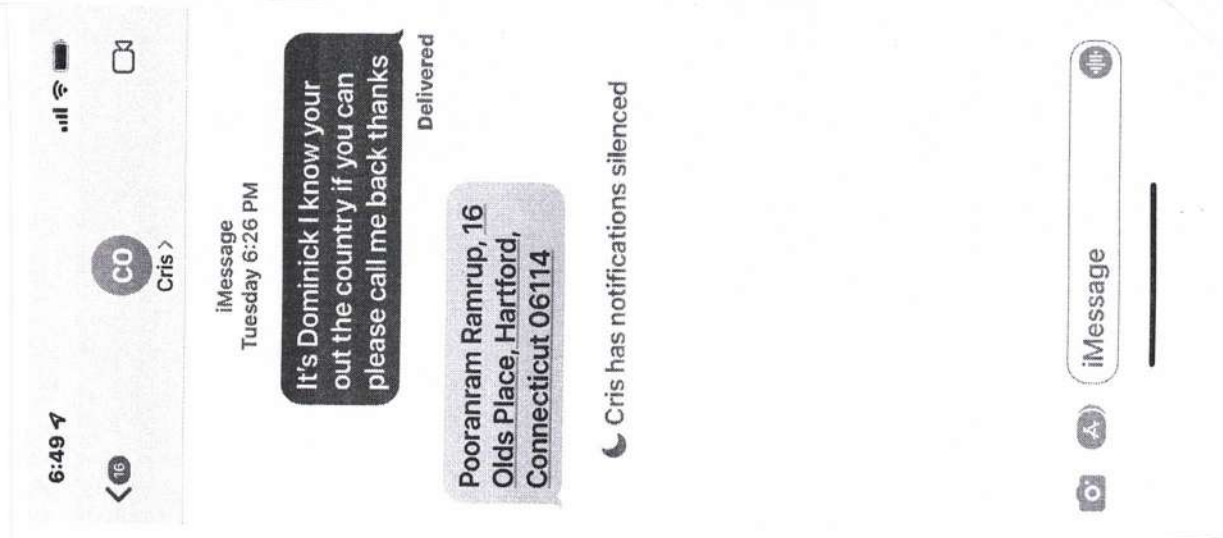
I am writing as a resident of the City of Hartford, CT today to convey my support for the proposed special permit for a Cannabis Micro-Cultivation operation at 722 Wethersfield Avenue. It is my belief that granting this permit will help revitalized Hartford business owners who have suffered loss of business and this operation will bring new employment opportunities especially to individuals in disproportionately impacted areas as well as utilize the warehouse space previously vacant for several years.

As a member of the community, I write in support of the proposed special permit for the Cannabis Micro-Cultivation, and I believe that the developers involved in this project will operate in a safe fashion to reward the residents and the City of Hartford by also generating additional tax revenues.

Thank you for your time and the opportunity to express my support for the special Permit for the Cannabis Micro-Cultivation operation at 722 Wethersfield Avenue.

Sincerely,

\*This neighbor is out of the country for an extended period of time with no access to email.



CITY OF HARTFORD  
550 MAIN STREET  
HARTFORD, CONNECTICUT 06103



**The Office of  
Councilman James B. Sanchez**

Maly D. Rosado, Council President

Tiana Hercules, Councilwoman

Thomas J. Clarke II, Majority Leader

Nick Lebrón, Councilman

Marilyn E. Rossetti, Assistant Majority Leader

Joshua Michtom, Councilman

John Q. Gale, Councilman

James Sánchez, Councilman

Shirley Surgeon, Councilwoman

Aug 4th, 2022

To Whom it may concern,

I am writing to express my support for the application for a proposed micro-cultivator business at 722 Wethersfield Avenue, Hartford, CT. I believe that the proposed location is perfect for this type of business. The facility is located in an enclosed secured area that is not visible from the street. There will be no proposed heavy traffic nor pedestrian foot traffic due to the facility not accessible to the public at any time.

The applicant and her team demonstrate the knowledge and expertise needed to run this type of business. They also have had an extensive tenure and are vested in the city of Hartford having their existing commercial business for over 30 years at this location and having lived in the south end part of the city for many years.

They have a passion and love for the city of Hartford and want to do their part to see it revitalized. With that in mind the proposed micro-cultivator business will generate full-time and part-time employment and will utilize a space that has been vacant for some time.

As Councilman for the city of Hartford, I am a voice for the needs of the community and the feedback they provide. As co-chair of the Quality of Life and Public Safety Committee, safety for the visitor, residents and business owners in the area is one of many of my priorities. I have visited the site and seen the proposed plan for the micro-cultivator, it is a very comprehensive and well thought out plan especially the levels of security for the proposed location.

Please consider this Special Permit Application favorably to approve the micro-cultivator license as it will enhance the support of local businesses and stimulate the much-needed economic growth in the city.

For more information, feel free to inquire anytime by email at [James.Sanchez@hartford.gov](mailto:James.Sanchez@hartford.gov) or contact my office at (860) 757-9676.

Sincerely,

James Sánchez, Councilman

# Court of Common Council



CITY OF HARTFORD  
550 MAIN STREET  
HARTFORD, CONNECTICUT 06103

Maly D. Rosado, Council President  
Thomas J. Clarke II, Majority Leader  
Marilyn E. Rossetti, Assistant Majority Leader  
John Q. Gale, Councilman

Tiana Hercules, Councilwoman  
Nick Lebron, Councilman  
Joshua Michtom, Councilman  
James Sánchez, Councilman  
Shirley Surgeon, Councilwoman

Noel F. McGregor, Jr, Town and City Clerk

Hartford Planning & Zoning Commission  
Department of Development Services  
260 Constitution Plaza, 1<sup>st</sup> Floor  
Hartford, CT 06103

RE: 722 Wethersfield Ave, Hartford, CT 06106  
Special Permit for Cannabis Micro-Cultivation Approval of Use

August 4<sup>th</sup>, 2022

Dear Commissioners,

Before the commission is an application requesting a Special Permit for Cannabis Micro-Cultivation at 722 Wethersfield Avenue. I am writing this letter in support of the proposed application and project being put forward by Southend Harvest House LLC.

This application seeks to take a currently unoccupied warehouse and create economic opportunity through the creation of a new business in the emerging micro-cultivation industry. This facility will not only create economic revenue through job creation, and property tax, but moves Hartford towards being a leader in the cannabis micro-cultivation field. As an elected official in the city of Hartford, I attest to the long history the applicant has had as a Hartford business owner and their commitment to being community partners in the neighborhood.

The application before the commission demonstrates the cognizance for the surrounding community, with limited impact on traffic flow, additional safety precautions, and the inclusion of an air filtration system in order to meet state and local requirements. This proposal is good for the city of Hartford and I stand in support.

Thank you for your time and consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Maly Rosado".

---

Council President Maly Rosado





State of Connecticut  
**HOUSE OF REPRESENTATIVES**

STATE CAPITOL  
HARTFORD, CONNECTICUT 06106-1591

**REPRESENTATIVE EDWIN VARGAS**  
SIXTH ASSEMBLY DISTRICT

LEGISLATIVE OFFICE BUILDING  
ROOM 4046  
CAPITOL: (860) 240-8585  
TOLL FREE: (800) 842-8267  
FAX: (860) 240-0206  
E-MAIL: Edwin.Vargas@cga.ct.gov

**DEPUTY SPEAKER**

**MEMBER**  
EXECUTIVE & LEGISLATIVE NOMINATIONS COMMITTEE  
LABOR & PUBLIC EMPLOYEES COMMITTEE  
AGING COMMITTEE

August 3, 2022

Dear Planning & Zoning Members,

I am writing to register my support of Southend Harvest House, LLC., a cannabis micro-cultivator located at 722 Wethersfield Avenue, Hartford. This business has a Latino social equity owner who is a Hartford resident and has 65% operational control, while the remaining 35% is owned by a woman.

I would appreciate it if this location were granted the necessary permit. Please feel free to contact me if you have any questions that I can answer for you. My cell phone number is 860-930-6359.

Thank you for your time and consideration.

Sincerely yours,

A handwritten signature in blue ink that reads "Edwin Vargas".

Edwin Vargas  
Deputy Speaker  
Connecticut State Representative  
6<sup>th</sup> Assembly District

SERVING HARTFORD

**From:** Hartford Planning Division <[oneplan@hartford.gov](mailto:oneplan@hartford.gov)>  
**Date:** August 11, 2022 at 4:38:44 PM EDT  
**To:** Carl Williams <[cabwill2020@outlook.com](mailto:cabwill2020@outlook.com)>, [ritacastrucci@aol.com](mailto:ritacastrucci@aol.com)  
**Cc:** Paul Ashworth <[Paul.Ashworth@hartford.gov](mailto:Paul.Ashworth@hartford.gov)>  
**Subject:** RE: 722 Wethersfield Ave.

Hello Carl,

Received, thank you for your input.

Best,

**Paige Berschet**  
Administrative Assistant  
City of Hartford - Department of Development Services  
Planning & Zoning Division  
*she/her/hers*  
260 Constitution Plaza, 1<sup>st</sup> Floor  
[oneplan@hartford.gov](mailto:oneplan@hartford.gov)  
Desk: 860-757-9029

Follow us! @DDSHartford

**From:** Carl Williams <[cabwill2020@outlook.com](mailto:cabwill2020@outlook.com)>  
**Sent:** Thursday, August 11, 2022 4:37 PM  
**To:** Hartford Planning Division <[oneplan@hartford.gov](mailto:oneplan@hartford.gov)>; [ritacastrucci@aol.com](mailto:ritacastrucci@aol.com)  
**Subject:** 722 Wethersfield Ave.

Planning and Zoning Commission  
R.E. 722 Wethersfield Ave.  
. COMM - 2022 - 0660

The South End N.R.Z. chair met with Rita Castrucci and reviewed the Site as well.

The Site, is in an isolated area, not next to any residential. Fencing is all around the Site as well as other security measures.

Chairperson Williams then discussed this with all South End N.R.Z. members. A majority of members agreed that this is a legal business venture and not a Site for sales, but for production.

The South End N.R.Z. supports this business venture, and wishes them the best of luck.

Sincerely,

Carl A. Williams  
South End N.R.Z. Chair

-----Original Message-----

From: Peter Kaufman <[kaufmanp@beaconprotection.com](mailto:kaufmanp@beaconprotection.com)>

To: RITA CASTRUCCI <[ritacastrucci@aol.com](mailto:ritacastrucci@aol.com)>

Sent: Wed, Aug 10, 2022 2:48 pm

Subject: Security Plan for Southend Harvest House LLC

Hello Mrs. Castrucci,

Beacon Protection is working with Southend Harvest House LLC to provide a full security solution that will comply with all requirements required by the state of CT, and the city of Hartford.

The comprehensive solution will include intrusion alarms consisting of door sensors, motion sensors, glass break sensors, and police panic buttons that are monitored 24/7 by UL Rated a central station monitoring center. These systems will have redundant paths of communication including cellular radio monitoring, with land line back up. These systems will have battery back up, and will notify the grow facility of a/c failure when the system switches to back up battery.

Additionally Beacon Protection will provide Video Surveillance, Fire alarm monitoring, as well as Access control that will provide a record of door entry for audit purposes and notifications to system administrators.

Beacon Protection Security CT License #0192271-L5

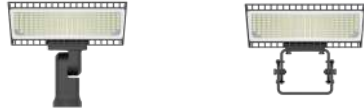
Thank You,

Peter Kaufmann  
Security Specialist  
Beacon Protection  
Cell # 413 426-8585  
MA Lic # 22179A  
NJ Lic # 34BF00057200  
NY Lic # 1200030244  
CT Lic # 0192271-L5

# FXLED Field-Adjustable Floodlights



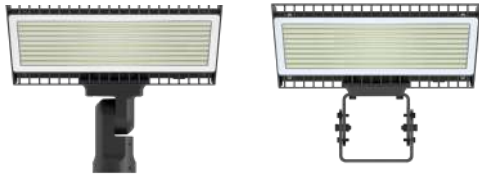
FXLEDS (Small)



FXLEDM (Medium)



FXLEDL (Large)



PROJECT:

DATE:

TYPE:

PREPARED BY:



## KEY FEATURES

- \* Available in three different sizes:  
SMALL: 69W/97W/132W/168W selectable  
MEDIUM: 213W/346W selectable  
LARGE: 445W/534W selectable
- \* CCT: Selectable **4000/5000K**.
- \* Available in 120-277V and 480V
- \* **Slipfitter** and **Trunnion** available on all models
- \* Available in bronze and white finish
- \* UL listed for wet location
- \* **IP66** listed
- \* **0-10V** dimmable

## Field-adjustable CCT and Wattages



0-10V



100,000  
HOURS



WET  
RATED



IP RATING



FIELD  
ADJUSTABLE

## TECHNICAL SPECIFICATIONS

### COMPLIANCE

#### UL Listed

Suitable for wet locations. Suitable for mounting within 4 feet of the ground.

#### DLC Listed

This product is listed by Design Lights Consortium (DLC) as an ultra-efficient premium product that qualifies for the highest tier of rebates from DLC Member Utilities. Designed to meet DLC 5.1 requirements.

### PERFORMANCE

#### Lifespan

100,000-hour LED lifespan based on IES LM-80 results and -21 calculations

### LED CHARACTERISTICS

#### LEDS

Long-life, high-efficacy, surface-mount LEDs

#### Color Uniformity

RAB's range of Correlated Color Temperature follows the guidelines of the American National Standards for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2017.

#### Color Consistency

7-step MacAdam Ellipse binning to achieve consistent fixture-to-fixture color

#### Color Stability

LED color temperature is warranted to shift no more than 200K in color temperature over a 5-year period

### CONSTRUCTION

#### Cold Weather Starting

Minimum starting temperature is -40°C (-40°F)

#### Maximum Ambient Temperature

Suitable for use in up to 40°C (104°F)

#### Housing

Die-cast aluminum

#### Mounting

Slipfitter, Trunnion.

#### Tilt increment:

Slipfitter and Knuckle: 5°

Trunnion: 30°

#### Lens

Ultra-clear tempered glass

#### Reflector

Small & Medium: Vacuum metalized polycarbonate

Large: Vacuum metalized die cast aluminum alloy

#### Gaskets

High-temperature silicone gaskets

#### Effective Projected Area

Small: 0.5 (Slipfitter), 0.37 (Trunnion)

Medium: 0.72 (Slipfitter), 0.59 (Trunnion)

Large: 1.02 (Slipfitter and Trunnion)

#### IP Rating

Ingress protection rating of IP66 for dust and water

#### Vibration Rating

3G vibration rating per ANSI C136.31

## TECHNICAL SPECIFICATIONS (CONTINUED)

### ELECTRICAL

#### Drivers:

Constant Current, Class 2, 120-277V, 50/60 Hz

#### FXLEDS (Small) @ 5000k/4000k

69W: 120V: 0.58A, 208V: 0.34A, 240V: 0.29A, 277V: 0.25A  
 97W: 120V: 0.81A, 208V: 0.47A, 240V: 0.41, 277V: 0.35A  
 132W: 120V: 1.10A, 208V: 0.64A, 240V: 0.55A, 277V: 0.48A  
 168W: 120V: 4.40A, 208V: 0.81A, 240V: 0.70A, 277V: 0.61A

#### FXLEDM (Medium) @ 5000k/4000k

213W: 120V: 1.78A, 208V: 1.03A, 240V: 0.89A, 277V: 0.77A  
 346W: 120V: 2.84A, 208V: 1.67A, 240V: 1.45A, 277V: 1.25A

#### FXLEDL (Large) @ 5000k/4000k

445W: 120V: 3.71A, 208V: 2.14A, 240V: 1.86A, 277V: 1.61A  
 534W: 120V: 4.45A, 208V: 2.57A, 240V: 2.23A, 277V: 1.93A

#### Surge Protection

6kV

#### Drivers:

Constant Current, Class 1, 480V, 50/60 Hz

#### FXLEDS (Small) @ 5000k/4000k

69W: 480V: 0.15A  
 97W: 480V: 0.21A  
 132W: 480V: 0.28A  
 168W: 480V: 0.35A

#### FXLEDM (Medium) @ 5000k/4000k

213W: 480V: 0.45A  
 346W: 480V: 0.72A

#### FXLEDL (Large) @ 5000k/4000k

445W: 480V: 0.93A  
 534W: 480V: 1.12A

#### Dimming Driver:

Driver includes dimming control wiring for 0-10V dimming systems. Requires separate 0-10V DC dimming circuit. Dims down to 10%.

### CONSTRUCTION (CONTINUED)

#### Green Technology

Mercury and UV free. RoHS-compliant components.

#### Finish

Formulated for high durability and long lasting color. Available in bronze & white finish.

### OPTICAL

#### NEMA Type

NEMA Beam Spread of 7H x 6V

### OTHER

#### Warranty

RAB warrants that our LED products will be free from defects in materials and workmanship for a period of ten (10) years from the date of delivery to the end user, including coverage of light output, color stability, driver performance and fixture finish. RAB's warranty is subject to all terms and conditions found at [rablighting.com/warranty](http://rablighting.com/warranty).

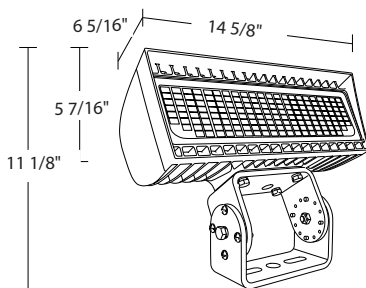
#### Buy American Act Compliance:

RAB values USA manufacturing! Upon request, RAB may be able to manufacture this product to be compliant with the BUY American Act (BAA). Please contact customer service to request a quote for the product to be made BAA compliant.

## DIMENSIONS

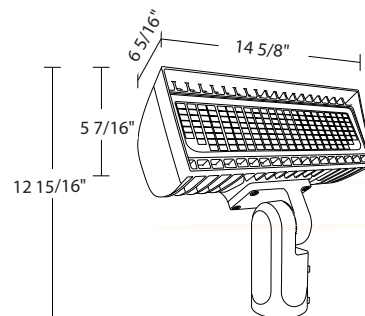
### FXLEDST : 69W/97W/132W/168W

Weight 20.2 lbs ( With Trunnion Mount)



### FXLEDSSF : 69W/97W/132W/168W

Weight 16.5 lbs (With Slipfitter Mount)



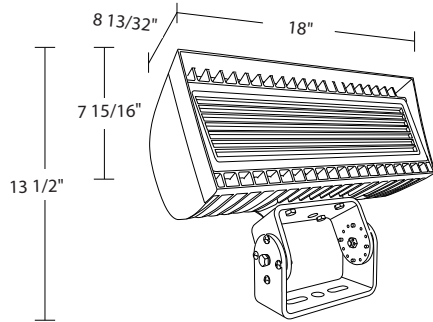
# FXLED Field-Adjustable Floodlights



## DIMENSIONS (CONTINUED)

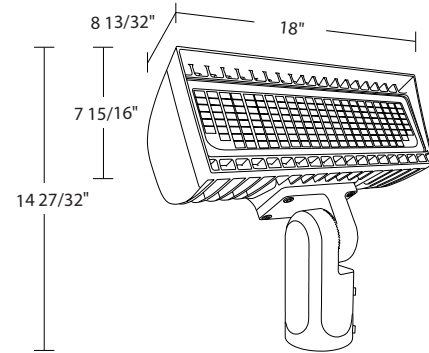
**FXLEDMT : 213W/346W**

Weight 35.6 lbs (With Trunnion Mount)



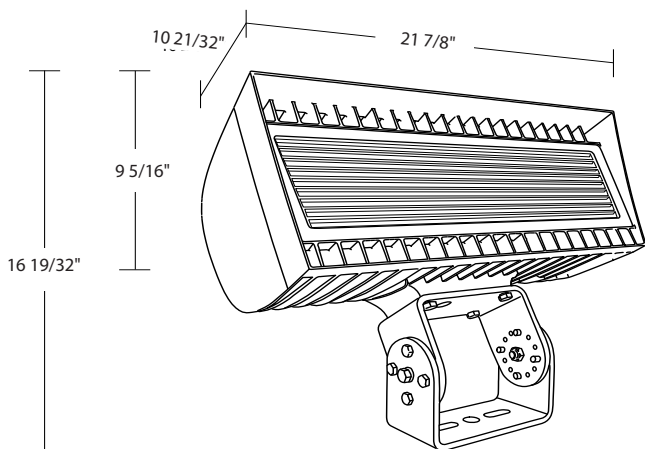
**FXLEDMSF : 213W/346W**

Weight 31.7 lbs (With Slipfitter mount)



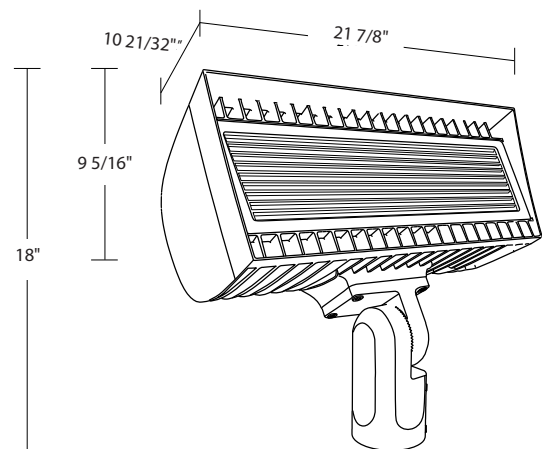
**FXLEDT : 445W/534W**

Weight 59 lbs (With Trunnion Mount)



**FXLEDLSF : 445W/534W**

Weight 54.6 lbs (With Slipfitter Mount)



# FXLED Field-Adjustable Floodlights



## PERFORMANCE (CONTINUED)

FXLEDS (Small)	5000K	4000K	5000K	4000K	5000K	4000K	5000K	4000K
FA wattage	69W	69W	97W	97W	137W	137W	168W	168W
Input Watts	67.1W	67.5W	95.4W	95.9W	129W	129.3W	165.3W	167.3W
Lumens	10206	10220	13888	13934	17832	17898	21649	22010
Lm/W	152.1	151.5	145.6	145.3	138.3	138.4	131.0	131.5
CRI	81	82	82	81	81	81	81	81
Voltage Ratings	120-277V	120-277V	120-277V	120-277V	120-277V	120-277V	120-277V	120-277V

FXLEDS (Small)	5000K	4000K	5000K	4000K	5000K	4000K	5000K	4000K
FA wattage	69W	69W	97W	97W	137W	137W	168W	168W
Input Watts	47.5W	47.8W	71.3W	71.8W	91.5W	92.2W	168.3W	168.3W
Lumens	7257	6141	10536	8581	13127	10531	22308	21083
Lm/W	152.8	128.5	147.7	119.5	143.5	114.2	132.5	125.2
CRI	82	82	82	82	82	82	81	81
Voltage Ratings	480V	480V	480V	480V	480V	480V	480V	480V

FXLEDM (Medium)	5000K	4000K	5000K	4000K	5000K	4000K	5000K	4000K
FA wattage	213W	213W	346W	346W	213W	213W	346W	346W
Input Watts	210.2W	209W	343.2W	344.2W	205.7W	206W	334.5W	335.0W
Lumens	30228	30156	44369	45135	30305	30575	45052	45431
Lm/W	143.8	144.3	129.3	131.1	147.3	148.4	134.7	135.6
CRI	82	81	81	82	81	82	81	81
Voltage Ratings	120-277V	120-277V	120-277V	120-277V	480V	480V	480V	480V

FXLEDL (Large)	5000K	4000K	5000K	4000K	5000K	4000K	5000K	4000K
FA wattage	445W	445W	534W	534W	445W	445W	534W	534W
Input Watts	443.5	447.8	539.9	543.2	442.4	447.9	504.2	509.7
Lumens	63204	61887	72667	71624	63023	64058	70461	71580
Lm/W	142.5	138.2	134.6	131.9	142.5	143	139.6	140.4
CRI	82	81	82	81	81	81	81	81
Voltage Ratings	120-277V	120-277V	120-277V	120-277V	480V	480V	480V	480V

## ORDERING MATRIX

### FXLED

Family	Housing Size	Color Temperature	Mounting	Finish	Voltage*	Options
<b>FXLED</b>						
S	Small (FA 69W/97W/132W/168W)	BLANK	SF	BLANK	BLANK	No Option
M	Medium (FA 213W/346W)	FA 5000K/4000K	T	W	120-277V 480V	7 Pin Receptacle
L	Large (FA 445W/534W)			Bronze White		

\*0-10V Dimming standard



Color: Bronze

Weight: 6.3 lbs

<b>Project:</b>	<b>Type:</b>
<b>Prepared By:</b>	<b>Date:</b>

Driver Info		LED Info	
Type	Constant Current	Watts	26W
120V	0.22A	Color Temp	5000K (Cool)
208V	0.13A	Color Accuracy	70 CRI
240V	0.11A	L70 Lifespan	100,000 Hours
277V	0.10A	Lumens	3,851
Input Watts	28.7W	Efficacy	134.2 lm/W

## Technical Specifications

### Compliance

#### UL Listed:

Suitable for wet locations

#### IESNA LM-79 & LM-80 Testing:

RAB LED luminaires and LED components have been tested by an independent laboratory in accordance with IESNA LM-79 and LM-80.

#### DLC Listed:

This product is listed by Design Lights Consortium (DLC) as an ultra-efficient premium product that qualifies for the highest tier of rebates from DLC Member Utilities. Designed to meet DLC 5.1 requirements.

DLC Product Code: P00001700

### Performance

#### Lifespan:

100,000-Hour LED lifespan based on IES LM-80 results and TM-21 calculations

### Construction

#### IP Rating:

Ingress protection rating of IP66 for dust and water

### IES Classification:

The Type IV distribution (also known as a Forward Throw) is especially suited for mounting on the sides of buildings and walls, and for illuminating the perimeter of parking areas. It produces a semicircular distribution with essentially the same candlepower at lateral angles from 90° to 270°.

### Housing:

Precision die-cast aluminum housing, lens frame

### Gaskets:

High-temperature silicone

### Effective Projected Area:

EPA = 0.27.

### Finish:

Formulated for high durability and long-lasting color

### Green Technology:

Mercury and UV free. RoHS-compliant components.

### Ambient Temperature:

Suitable for use in up to 40°C (104°F)

### Cold Weather Starting:

The minimum starting temperature is -40°C (-40°F)

### LED Characteristics

#### Lumen Maintenance:

The LED will deliver 70% of its initial lumens at 100,000 hours of operation



**Technical Specifications (continued)**

**LED Characteristics**

**Color Consistency:**

7-step MacAdam Ellipse binning to achieve consistent fixture-to-fixture color

**Color Stability:**

LED color temperature is warrantied to shift no more than 200K in color temperature over a 5-year period

**Color Uniformity:**

RAB's range of Correlated Color Temperature follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2017.

**Electrical**

**Driver:**

Constant Current, Class 2, 120-277V, 50/60Hz, 120V: 0.22A, 208V: 0.13A, 240V: 0.11A, 277V 0.10A

**Dimming Driver:**

Driver includes dimming control wiring for 0-10V dimming systems. Requires separate 0-10V DC dimming circuit. Dims down to 10%.

**THD:**

10.68% at 120V, 10.68% at 277V

**Power Factor:**

95.4% at 120V, 95.4% at 277V

**Other**

**Patents:**

The ALED design is protected by U.S. PATENT D608,040 and patents pending in the U.S., Canada, China, Taiwan and Mexico.

**Equivalency:**

Equivalent to 125W Pulse Start Metal Halide

**Warranty:**

RAB warrants that our LED products will be free from defects in materials and workmanship for a period of five (5) years from the date of delivery to the end user, including coverage of light output, color stability, driver performance and fixture finish. RAB's warranty is subject to all terms and conditions found at [rablighting.com/warranty](http://rablighting.com/warranty).

**Buy American Act Compliance:**

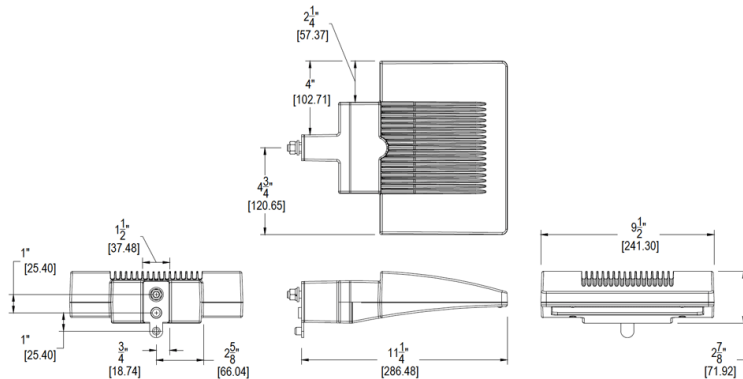
RAB values USA manufacturing! Upon request, RAB may be able to manufacture this product to be compliant with the Buy American Act (BAA). Please contact customer service to request a quote for the product to be made BAA compliant.

**Optical**

**BUG Rating:**

B1 U0 G0

**Dimensions**



**Features**

- High output LED light engine
- Maintains 70% of initial lumens at 100,000-hours
- Weatherproof high temperature silicone gaskets
- Superior heat sinking with die cast aluminum housing and external fins



High output LED yardblaster delivers enough light to hit the broad side of a barn. Durable finish withstands harsh environments.

Color: Silver gray

Weight: 6.9 lbs

**Project:**

**Type:**

**Prepared By:**

**Date:**

### Driver Info

Type	Constant Current
120V	0.5A
208V	N/A
240V	N/A
277V	N/A
Input Watts	29.7W

### LED Info

Watts	26W
Color Temp	4000K (Neutral)
Color Accuracy	75 CRI
L70 Lifespan	100,000 Hours
Lumens	3,626
Efficacy	122.1 lm/W

## Technical Specifications

### Compliance

#### UL Listed:

Suitable for wet locations

#### IESNA LM-79 & LM-80 Testing:

RAB LED luminaires and LED components have been tested by an independent laboratory in accordance with IESNA LM-79 and LM-80.

#### DLC Listed:

This product is on the Design Lights Consortium (DLC) Qualified Products List and is eligible for rebates from DLC Member Utilities.

DLC Product Code: P0000173G

### Electrical

#### Driver:

Constant Current, 120V, 50/60 Hz, 700mA, 120V: 0.6A, Power Factor: 99.6%

#### THD:

6.8% at 120V, 12.4% at 277V

#### Power Factor:

99.5% at 120V, 93.6% at 277V

#### Photocell:

Integrated 120V compatible photocell included

#### Surge Protection:

2kV

### LED Characteristics

#### LEDs:

Multi-chip, high-output, long-life LED

#### Color Stability:

LED color temperature is warranted to shift no more than 200K in color temperature over a 5-year period

#### Color Uniformity:

RAB's range of Correlated Color Temperature follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2017.

### Performance

#### Lifespan:

100,000-Hour LED lifespan based on IES LM-80 results and TM-21 calculations

### Construction

#### Cold Weather Starting:

The minimum starting temperature is -40°C (-40°F)

#### Housing:

Precision die-cast aluminum housing and arm



## Technical Specifications (continued)

### Construction

#### Mounting:

Mounts on wall or existing arm/pole YARM24 (1 5/8" diameter pipe)

#### Effective Projected Area:

EPA = 0.3

#### Recommended Mounting Height:

15 ft

#### Lens:

High-impact, frosted polycarbonate lens

#### Reflector:

High-reflectance white paint

#### Gaskets:

High-temperature silicone

#### Finish:

Our environmentally friendly polyester powder coatings are formulated for high-durability and long-lasting color

#### Green Technology:

Mercury and UV free. RoHS-compliant components.

### Other

#### Patents:

The design of YBLED26 is protected by patents pending in US, Canada, China, Taiwan and Mexico

#### Warranty:

RAB warrants that our LED products will be free from defects in materials and workmanship for a period of five (5) years from the date of delivery to the end user, including coverage of light output, color stability, driver performance and fixture finish. RAB's warranty is subject to all terms and conditions found at [rablighting.com/warranty](http://rablighting.com/warranty).

#### Buy American Act Compliance:

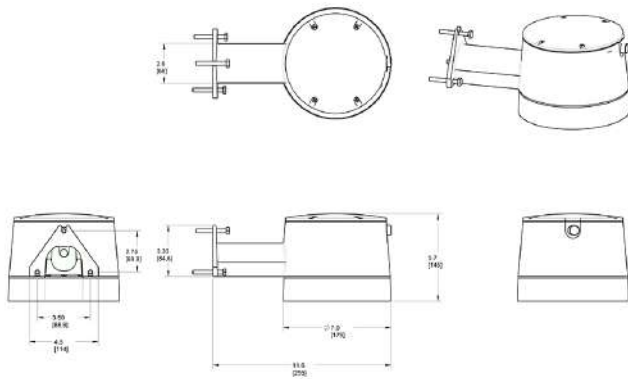
RAB values USA manufacturing! Upon request, RAB may be able to manufacture this product to be compliant with the Buy American Act (BAA). Please contact customer service to request a quote for the product to be made BAA compliant.

### Optical

#### BUG Rating:

B1 U2 G1

## Dimensions



## Features

- Widespread light distribution illuminates large areas
- Vandal-resistant
- High-impact polycarbonate lens
- Rugged die-cast aluminum housing withstands harsh environments
- Integrated dusk to dawn photocell
- 100,000-hour LED lifespan



## Ordering Matrix

Family	Wattage	Color Temp	Mounting	Dimming	Options
YBLED	26	N			
26 = 26W 40 = 40W 60 = 60W	Blank = 5000K Cool Y = 3000K Warm N = 4000K Neutral	Blank = Wall /ARM = Arm	Blank = No Dimming <sup>3</sup> /D10 = 0-10V Dimming <sup>1</sup>	Blank = Button Photocell <sup>2</sup> /PCU = Standard Button Photocell /PCT = Twistlock Photocell /SPR = 5-Pin Receptacle /LC = Lightcloud® Controller	

<sup>1</sup> Available only in 40W & 60W with /SPR or /LC

<sup>2</sup> Standard with 26W

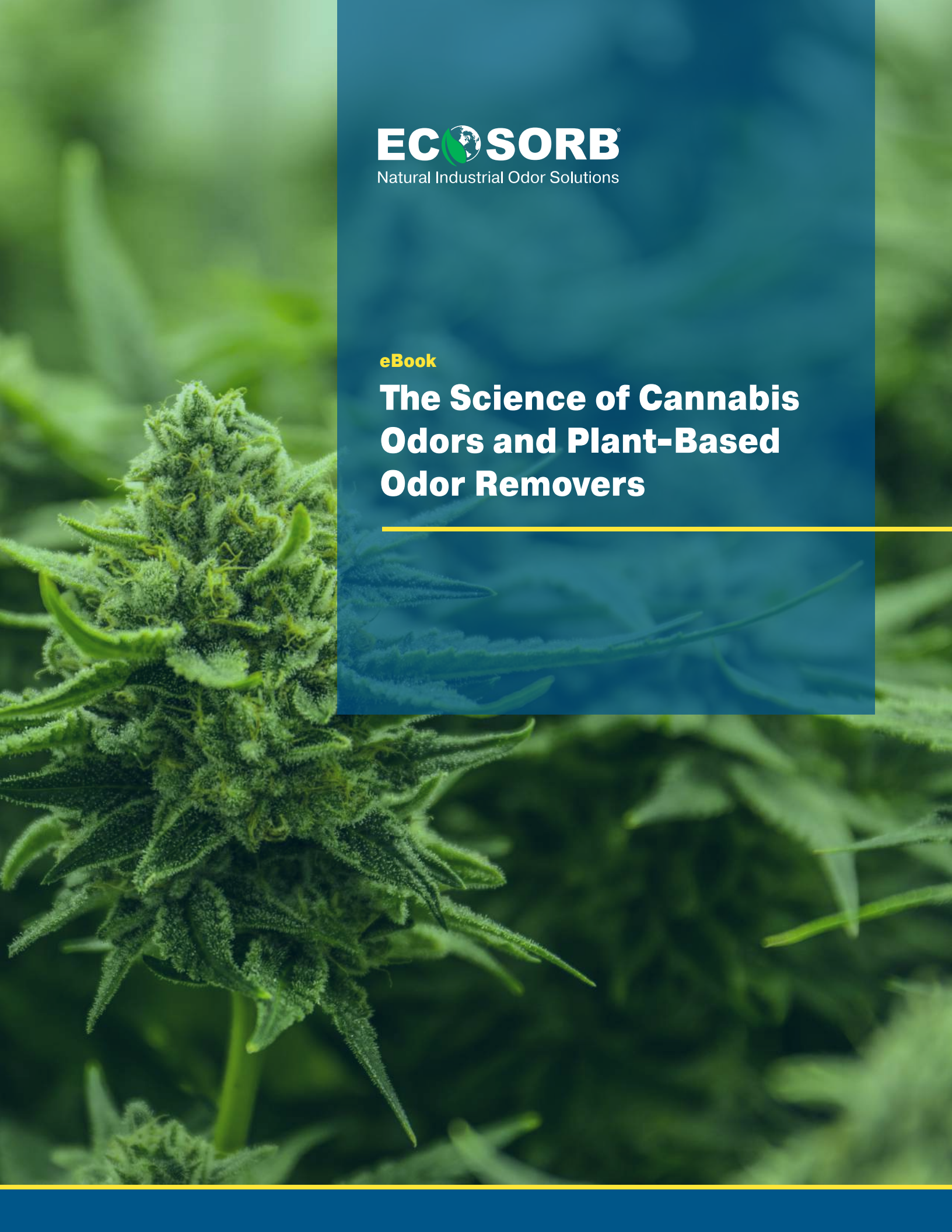
<sup>3</sup> Available only in the Blank, /PCU or /PCT options



**eBook**

# **The Science of Cannabis Odors and Plant-Based Odor Removers**

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A photograph of a cannabis grow room. The plants are lush green and have several white spider webs draped over them. The background is slightly blurred, showing the structure of the grow room.

**eBook**

# **The Science of Cannabis Odors and Plant-Based Odor Removers**

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## INTRODUCTION

As legal marijuana sales continues to explode (it's estimated to quadruple in the U.S. between 2016 and 2021), **growers face mounting challenges** along with enticing profits. Odor complaints from cannabis have jumped in some areas by as much as 87% since growing became legal. In Denver alone, **30% of all municipal odor complaints are now cannabis-related.**

Local governments and clean air agencies are starting to enact laws and issue fines — in the tens of thousands of dollars — to limit odors. Many odor control solutions require complex engineering, expensive permitting, or costly equipment. One option that is gaining interest is plant-based odor removers, a **cost-effective and more earth-friendly way** to get rid of cannabis smells.



*It is imperative for cannabis growers to understand the odors produced during cultivation and safely control them to maintain the quality of life for their neighbors and themselves.*

**DR. LAURA HAUPERT**

Director of Research and Development at OMI Industries, the leader in plant-based odor removing products.

## SCIENCE OF CANNABIS ODOR SOURCES












The strong odors produced by growing cannabis are often described as *pungent, skunky, floral, fruity*, or even “sewer-like.” Created by the plant’s essential oils (terpenes), odors are strongest when the flower is budding. Some odors from cannabis farms have been detected more than a mile from their source.

Cannabis odor is a complex mixture of chemicals. The “scent” usually comes from the **terpenoids** and **terpenes** that it contains. Terpenoids can be further classified into monoterpenoids, sesquiterpenoids, diterpenoids, and triterpenoids. They can be acyclic, monocyclic, or polycyclic hydrocarbons that may have substitutions on them including alcohols, aldehydes, ethers, ketones, and esters. A mixture of general hydrocarbons also play a role in the odor.

The concentration and combination of odorous chemicals **vary from greenhouse to greenhouse**. Hundreds of different strains of cannabis can be grown, each with a *unique scent profile*. Over 200 individual compounds have been identified as terpenoids, making the chemical makeup of odors complex.

**Because smells and their chemistry can vary, it can be difficult to find an odor solution that works for every grower and every facility.**

### Common Cannabis Terpenes

							
<b>Terpene</b> Aroma	<b>Limonene</b> Citrus, Lemon	<b>Pinene</b> Pine, Fir	<b>Myrcene</b> Musky, Earthy, Cloves	<b>Linalool</b> Floral, Lavender	<b>Caryophyllene</b> Spices, Black Pepper, Wood	<b>Terpinolene</b> Pine, Herbs	<b>Camphene</b> Damp Woods
							
<b>Terpene</b> Aroma	<b>Terpineol</b> Lilac, Flower Blossoms	<b>Phellandrene</b> Peppermint, Citrus	<b>Carene</b> Sweet, Pungent (Fir)	<b>Humulene</b> Hops, Beer	<b>Pulegone</b> Peppermint	<b>Sabinene</b> Pine, Orange, Spices	<b>Geraniol</b> Rose

[Source 1](#), [Source 2](#)



## COMMON CANNABIS CULTIVATION ODOR CONTROL TECHNIQUES

There are several commonly used techniques currently in place to remove odors in cannabis growing facilities. While there are viable options, each come with a variety of limitations and their own shortcomings.



Most cannabis greenhouses use **carbon filters** to remove odors permeating from the facility. Activated carbon works by the contaminated air stream passing through the activated carbon. Carbon is porous, has a large surface area, which allows the carbon to absorb the odorous chemicals in the air stream.

### CONS

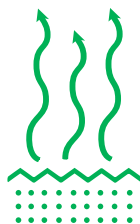
Activated **carbon filters** work well on sulfur-containing compounds, but it is not as effective at treating nitrogen-based compounds. They also must be replaced about every year, which can be costly and time consuming in larger facilities. Also, carbon filters reduce airflow through greenhouse fans. Since airflow is so important to growing, additional fans are sometimes needed.



**Wet scrubbers** treat contaminated air by pumping it into an aqueous solution before it escapes outside. The odorous compounds go into the liquid and chemically react with the solution, removing odors. If mercaptans or ammonia is present in the air, a multi-stage scrubber is sometimes used.

### CONS

**Scrubbers** can be expensive to build and must be operated by trained personnel and serviced in protective gear. The complex setups are designed for a specific application and have to include careful considerations for dangerous exhaust gas. Also, the chemicals used are considered reactive, hazardous, and must be neutralized before disposal.



In **Biofiltration**, contaminated air passes through soil, compost, wood chips, or other organic material. As the odorous air flows through the material, pollutants (including odor molecules) transfer into a thin biofilm on its surface. Microorganisms are immobilized in the biofilm and eliminate odors.

### CONS

**Biofiltration** works on odors that are both biodegradable and water-soluble, including hydrogen sulfide and other sulfur-containing compounds. They do not work effectively on chemicals containing nitrogen. In order for the microbes to interact with the odorous compounds, they must be present in them for long periods. To scrub large amounts of odorous air, a sizable amount of material and a massive -footprint are often needed.



**Masking agents** are chemicals sprayed into the air to cover up produced odors. Masking agents use fragrances to “hide” odors and are used outside greenhouse facilities so they do not impact the taste or smell of actual cannabis plants. They often work by adhering to the outside of odor molecules.

### CONS

While **masking agents** give an immediate cover to odors, they will eventually return. After a short period, the fragrance and odor molecules separate, leaving the odor behind.

Other odor control challenges include:

- Most municipalities now restrict how commercial cannabis grow operations handle odors.
- Large-scale ventilation systems that pump untreated air outdoors can be prohibited in some urban areas.
- Industrial filtration systems can be costly to install, operate and maintain.
- Some odor solutions require the use of water to distribute, adding additional costs and equipment (especially in areas of water conservation).
- Multiple partners are often needed for equipment, materials, setup, and maintenance.

## USING PLANT POWER TO FIGHT PLANT ODOR

**Plant-based odor removers** use natural plant oils to destroy cannabis smells. The blend of plant oils attract odor molecules, and use adsorption and absorption reactions to neutralize their offensive scents. These liquid products are distributed by systems placed where exhaust exits a growing facility, eliminating odors before they become a nuisance to neighbors.

There's a saying in chemistry that "like dissolves like." A more common version of this saying is "**fighting fire with fire.**" Natural odor removers use plant oils to neutralize plant odors.

As an example, alpha-pinene is a volatile organic compound (VOC) that is a terpene — an odor-causing compound in cannabis. Alpha-pinene is in other plants, including Pine, Rosemary, Frankincense, Cypress, Juniper Berry, and Orange. Some of these oils are effective at attracting and neutralizing odor molecules from cannabis, because of their similar chemical makeup.

Using this knowledge, natural odor removers can be specifically designed to eliminate the odorous chemical compounds in cannabis — including cannabinoids, terpenes, and sesquiterpenes. Since a blend can be engineered for broad-spectrum odor control (it can remove a larger range of odorous compounds), it works better and more universally than other methods.

Plant-based odor removers **do not contain harsh chemicals or synthetic fragrances.** Because they are non-toxic, non-hazardous, biodegradable, non-flammable, and contain no harmful VOCs, they are safe to use around people and require no permits to use. Delivery often needs no added water, thanks to advanced Vapor Phase technology, making it cost effective and more eco-friendly. And they are used outside greenhouses so they do not come into contact or alter the plant itself.

### Science of Plant-Based Odor Removers



#### Contact

Ecosorb is delivered into an area affected by odors and attracts to odor molecules.



#### Adsorption

Ecosorb attaches to odor molecules.



#### Absorption

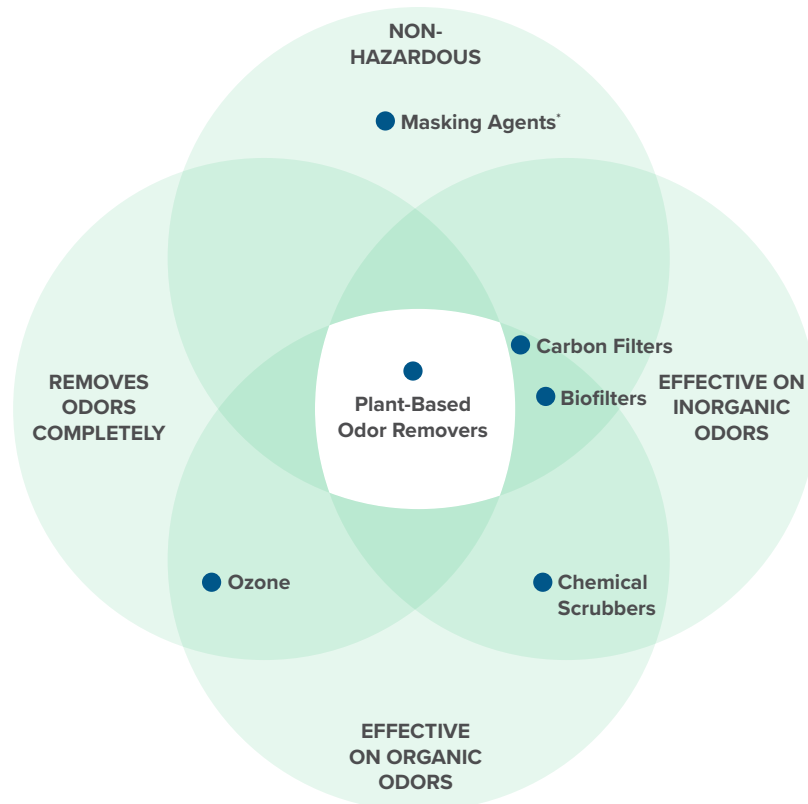
Ecosorb surrounds odor molecules, neutralizing their smell.

# COMPARISON OF COMMON ODOR CONTROL TECHNIQUES

## Odor Solution Method Comparisons

	Plant-Based Odor Removers	Masking Agents	Adsorption (Carbon Filters)	Ozone	Bio-Filtration
Uses Natural Ingredients	X		X		X
Non-Hazardous	X		X		X
Safe for the Environment	X	?	X		X
Simple Setup and Use	X	X			
Removes Odors Completely	X			X	
Effective on Organic Odors	X		X	X	X
Effective on Inorganic Odors	X		X		X
Cost-Effective (Implementation)	X	X			
Cost-Effective (Maintenance)	X	X			

\*Masking agents that use fragrances have been proven to include harmful ingredients. In University of Washington research of common air fresheners, they found on average 17 chemicals in each product — nearly a quarter which would be classified as toxic or harmful. [Source](#)



\*Masking agents that use synthetic fragrances have been know to use harmful ingredients

## HOW TO USE PLANT-BASED ODOR REMOVERS

Most products come in concentrated liquid. They can be delivered through misting systems at exhaust vents, vapor ducting at the top, or other areas of a greenhouse. Another advantage of natural odor removers is their flexibility. Complete solutions can be customized to every facility to combat any odor issue.

Other options include:

- Distribution equipment placed indoors or outside (weatherproofed for any climate)
- Modular systems for individual greenhouses
- Master, centralized systems for multiple growing areas
- Automated controls that regulate dispersion
- Integrated controls with existing systems

## ECOSORB CNB 100: FORMULATED FOR CANNABIODOR CONTROL

Ecosorb® CNB 100 by OMI Industries is a natural odor remover designed for the control of cannabis plant odors. Our blend of purified water, surfactant, and natural plant oils eliminates odor-causing chemical compounds in cannabis — including cannabinoids, terpenes and sesquiterpenes.

Ecosorb products do not contain harsh chemicals or synthetic fragrances. They do not mask odors and are safe for use around people and animals. The distribution of Ecosorb requires no added water, thanks to advanced Vapor Phase technology.

For over 25+ years, Ecosorb has been the trusted solution for organic and inorganic odor removal in many industries. Companies in asphalt production, wastewater treatment, composting and food processing have trusted our products and proven them effective.



### Effective

Verifiably, scientifically proven to work.



### Natural

Ecosorb uses the natural power of plant oils to remove odors, meaning no permits required.



### Safe

Non-toxic, non-hazardous, biodegradable, non-flammable, and no harmful VOCs.

## CASE STUDY: ECOSORB CNB100 IN ACTION TO FIGHT PLANT ODOR

### Challenge

A marijuana growing operation in the Midwest saw high odor emission from their facility. Neighbors in the surrounding area began to take issue with the odor — a challenge the facility needed to solve quickly.

In the spirit of being a good neighbor, the cannabis operation tested dozens of products to cut down the distinct, potent smell. After six months of trial-and-error, the operation turned to OMI Industries.

### Solution

To solve their odor issues, OMI immediately recommended their Ecosorb CNB100 product. CNB100 was designed specifically for the cannabis growing industry and related odors, making it a perfect solution for the operation.

“CNB100 was designed specifically for cannabis production,” said Steve Lattis, Operations Director, OMI Industries. “Each growing operation in this industry is unique, so we created a broad-spectrum odor remover to fit the needs of each grower and facility.”

Ecosorb CNB100 can be used as constituted or diluted with water, based on delivery method. At this cannabis facility, the product is being diluted 300:1 and then atomized through a high-pressure atomization system — eliminating odor before it becomes a nuisance to neighbors.

### Result

After trying many products, the cannabis facility finally got the proper odor control they needed with CNB100. With the odor no longer a nuisance to their neighbors, they can now focus on production, like any growing operation should.

“Whatever industry we operate in, our goal is to eliminate issues with production and reduce its effect in the area,” said Lattis. “When cannabis growers have the ability to reduce the effect of their operation, they eliminate preventable issues with their production.”



## ABOUT OMI INDUSTRIES

Ecosorb® by OMI Industries is the leader for **natural, safe, effective, and complete** plant-based odor solutions for any industry — including cannabis growing. They don't mask smells, they get rid of them for good by breaking down and neutralizing odor molecules. Each product includes plant-based ingredients that are safe for the public — neighbors, employees, communities — animals, and the planet.

For almost 30 years, Ecosorb has used simple science to harness the power of plants as natural odor removers. Our proprietary blend of plant oils tackle the toughest smells **without dangerous side effects**. Ecosorb® is strong enough to battle the worst odors — from landfills to refineries to wastewater treatment facilities — yet **safe for people and the environment**.

### Our Process

Implementing an Ecosorb solution is **less complicated than other common odor control methods**. Our experienced team partners with each customer to create a complete control plan based on specific odor issues.



#### *Design*

Using our years of expertise in odor control, we match your odor problem to an existing Ecosorb blend. In some cases, a custom formula is needed to battle unique odor combinations, like those found in cannabis grows of different strains. Chemists at OMI Industries can determine the best mix of ingredients for each odor issue.



#### *Build*

We manufacture, engineer and customize equipment to deliver Ecosorb, based on each application and its environment — weather, delivery method, output volume, and more.



#### *Outfit*

Ecosorb delivery systems fully integrate with your existing equipment and processes. Our engineers work with your team to install and maintain a complete odor solution.

### Get Started

To learn more about Ecosorb solutions and equipment, visit [EcosorbIndustrial.com](https://EcosorbIndustrial.com) or contact us at 800-662-6367.

**From:** dan@aircleaningspecialists.com,

**To:** ritacastucci@aol.com,

**Subject:** Your CleanLeaf Quote

**Date:** Wed, Aug 10, 2022 3:36 pm

**Attachments:** Quote.pdf (93K), Product\_Literature.pdf (308K)

---

Hello Rita,

Thank you for reaching out today, attached is the quote and literature for the units you would need in the dry area and upper level. In order to achieve the recommended air changes per hour for odor control, you would need (2) units in the dry area and (6) in the upper level.

As for the secured pickup area, there would be no need to filter the air before sending it outside, so I will send a separate quote for a simple wall fan to clear the vehicle exhaust in that space.

Please review and let me know if you have any questions or concerns.

Sincerely,

Dan Schroeder

**CleanLeaf**

**11088 Gravois Industrial Ct.**

**Saint Louis, MO 63128**

866 999-9008 Ext. 111

866 422-4099 Fax

dan@aircleaningspecialists.com

<http://www.cleanleaf.com/>

## Comply With Odor Regulations & Protect Your Plants

Controlling odor in and around your facility is a constant challenge. Make the CL1250D-CCPHE part of your **Odor Mitigation Plan**. Packed with 56 lbs. of activated carbon and a 95% efficient HEPA filter, the CL1250D-CCPHE eliminates the odor of even the most potent plants while protecting them from mold and mildew growth. Focus on your grow without worry of odor complaints or mold outbreaks.



**SKU: CL1250D-CCPHE**

### Unit Specifications

Sound Level*	73 dBA @ 5'
Cabinet Size	25"W x 16.5"T x 59"L
Cabinet Material	16 Ga. Cold Rolled Steel
Cabinet Finish	White
Motor	48V DC Brushless Axial Flow Fan
Input Power	115V/60Hz/1PH/12A
Hanging Weight	333 lbs.
Shipping Weight	437 lbs.
Warranty	2 Years
<b>Options</b>	Silencer* (Reduces to 63 dBA @ 5')
	Ducting Package
	Alternative Voltage Options
	WiFi/Modbus Smart Controls
	7 lb. Carbon After-filter

*\*Noise level measured at typical operating speed*

#### AIRFLOW LEVELS

CFM	Conditions	W.G.
1500	Max Speed, No Filters	0" w.g.
1420	Max Speed, Clean Filters	1.33" w.g.
900-1000	Suggested Operating Range for Max Filter Effectiveness	Variable

### Filter Stages

- 35% Efficient Pleated Pre-Filter, 15" x 25" x 2"
- 95% Efficient D.O.P. HEPA Filter, 15" x 25" x 4"
- (8) 7lb. Activated Carbon Canisters, **56 lbs. Total**
- 35% Efficient Pleated After-Filter, 15" x 25" x 2"



### Features & Benefits

- ✓ Easy Installation (Pre-Installed Eye Bolts/115V Wall Plug, 5-15p)
- ✓ Minimal Maintenance (Long Filter Life, Hinged Door Filter Access, Filter Change Indicator)
- ✓ Adaptable: Can Be Stand-Alone Or Ducted, Flexible Filter Configuration Options
- ✓ High Static (4" w.g.) Continuously Variable Speed Motor (Maintains Airflow as Filters Load)
- ✓ Industry-Leading Carbon Weight (56 lbs per unit)
- ✓ Combines Clean Room HEPA Filtration + Odor Control



**From:** lrgreen@bokashicycle.com,

**To:** ritacastrucci@aol.com,

**Subject:** Bokashicycle.....quote for Equipment Waste Processing

**Date:** Sat, Jul 30, 2022 12:15 pm

**Attachments:** Invoice\_SHH\_07302022A\_Quote.pdf (99K), lrgreen.vcf (4),

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Hello Rita,

Thank you for the address information so we could calculate shipping. We would ship from our warehouse located at 9004 West 19th st, bldg V Space 2, University Place, WA 98466 directly to the address in Hartford.

Based on the information you provided as I mentioned on the phone, I would recommend 24 fermenting units, accelerant and bokashi culture mix, the MJ Granulating machine, and also a tipping machine to handle the full 55 gallon fermenters to drain and collect fluid at the end of the waste fermenting so you can cycle it back through your grow operation. The 1 ton capacity tipping machine allows you to drain 4 barrels at a time safely and reduces the work and handling time significantly.

Currently we have all of the equipment in our warehouse ready to ship so there is no production delay or issues related to supply chain hold ups but once we are out of inventory, it is possible we may experience delays and there could be some price changes for some of the parts that go into our machines.

I have attached the invoice including freight delivery door to door. As you mentioned, you may want to have your own trucking company handle freight and that is fine. You can calculate your freight based on the address at our warehouse shipping to your location and I have all of the details regarding dimensions, weights, etc. needed to get an accurate rate quote. We usually split the forwarding freight shipping the 4 pallets as a unit and the tipping machine in a separate shipment because many carriers we deal with prefer LCL for these items split to avoid full truck shipping.

I understand you have to obtain approvals before you are prepared to move forward but hope the information I have provided is useful and look forward to your success in moving forward.

Best Regards,  
Larry  
cell 253.988.4411



[www.bokashicycle.com](http://www.bokashicycle.com)  
[store.bokashicycle.com](http://store.bokashicycle.com)

Phone: 800.714.2130

On 7/29/2022 1:20 PM, [ritacastrucci@aol.com](mailto:ritacastrucci@aol.com) wrote:

Southend Harvest House LLC  
722 Wethersfield Ave  
Hartford, CT 06114

We also own a transport co and depending on the weight of the merchandise and space requirement, we may be able to transport it back to CT ourselves.

Rita  
860-250-150

Invoice Number: SHH\_07302022A\_Quote  
 Date: 07.30.2022  
 Purchase Order: Quote good for 30 days

## Southend Harvest House LLC

**Rita CASTRUCCI**  
 722 Wethersfield Ave  
 Hartford, CT 06114

Phone: 860-250-1508  
 Email: [ritacastucci@aol.com](mailto:ritacastucci@aol.com)  
 Web:

## Banking Information

Chase  
 Consumer Banking  
 10011 Gravelly Lake Dr SW  
 Lakewood, WA 98499 USA  
 phone 800.935.9935  
 Swift: CHASUS33  
 Bokashicycle LLC  
 Lawrence R. Green  
 Account # 4231606372

Larry Green  
[cell 253.988.4411](tel:2539884411)  
[lrgreen@bokashicycle.com](mailto:lrgreen@bokashicycle.com)

Item	Qty	Description	Unit Price	Total
55 Gal Fermenters	24	55 gallon cap HDPE Fermenters w/cassette & Safety pressure release		
Culture Mix	24	50 lbs bulk mix bokashi culture mix discount pricing		
	48	1 gal accelerant concentrate		
MJ Granulating Mc	1	3 HP TW Electric MJ Granulator Machine with step/stand HS# 847989		
BCOMM02	1	55 Gallon Drum Tipping Machine for Easy Drain & Emptying		
		SalesTax Hartford CT 5.5%		
		Shipping Bokashicycle to be determined FOB University Place, WA		
	4	pallets, total 3000 lbs		
			Total Due	
	1	crate 59x48x28, 400 lbs		
	1	axle. Pipe wrapped carton, 105 lbs 10 ft length		



## **Bokashi Fermenting solves the MMJ Dispensary and Grower Waste Disposal Problem**

Many states have approved medical marijuana. They are putting in place stringent regulations on how growers and dispensaries must comply with the law.

Medical marijuana waste must be properly handled.

Disposing of waste can be expensive. Dispensaries are not allowed to place waste materials in the trash containers available to the public for obvious reasons.

Regulatory agencies want to be certain that the waste materials are not left unattended or available to the public in dumpsters or containers that could be opened off site.

The growers and dispensaries are struggling to cost efficiently solve the waste disposal problem.

Waste produced at a dispensary or by a grower must be rendered unusable before it leaves the facility and then it must be transported to a properly licensed facility for composting but there are few approved available sites for composting and every step in this process is expensive and time consuming.

A chain of custody must be established for the transporting of waste from its on-site location to the approved composting site. Security must be in place. Properly approved and licensed transport services are required.

Accurate account records are required to establish that the mass of material leaving the facility is identical to the mass of material accepted at the composting site.

All of these measures add significantly to the cost and make handling the waste by either a dispensary or grower less efficient, especially if off-site waste disposal is implemented.

Waste has value. It can be recycled on-site.

### **Bokashi Fermenting Advantage:**

- On site rapid disposal of all organic waste
- Far more efficient than composting – takes only 7 days to ferment



- Bio pulp mixed with soil results in highly enriched soil, improved microbial flora and enriched organic content soil
- Conserves water
- Requires no additional machinery or effort to process
- Eliminates odors and does not attract vermin or pests
- Fermenting is phytotoxic killing weeds and their seeds
- May combine all waste in a single operation
- Eliminates expense of pick-up and transport
- For MMJ – no chain of custody additional tracking is required because waste is processed on site
- Eliminates greenhouse gas production in processing waste
- Bokashi culture mix costs are about \$25 per ton of waste processed – least expensive of all waste processing methods
- Fermenting waste is the most sustainable agricultural method of waste management

## **Destroy MMJ Waste On-site and Eliminate Transport Problems and Expenses**

There is a better way to handle the waste. Composting the waste in a bokashi fermenting system on-site solves the problem for dispensaries and growers.

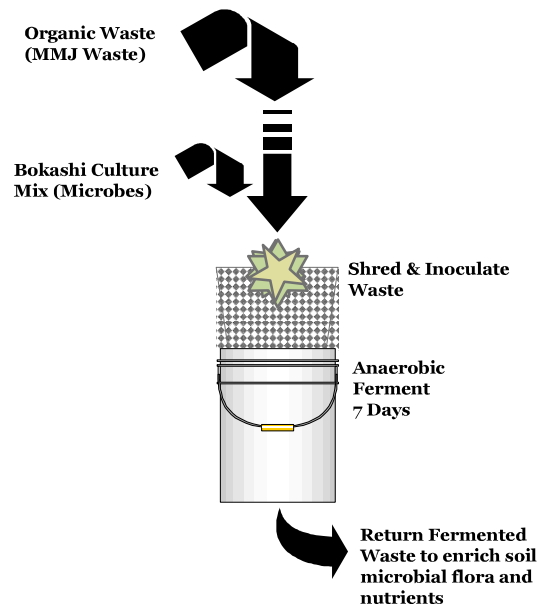
This process can accommodate any size operation. Waste is degraded and rendered useless in as little as 10 days in specially designed fermenters. The bio pulp produced can be recycled in soil maintained on the premises.

A smaller dispensary may have a few pounds to several hundred pounds of waste per month. Waste is placed in the fermenter with the culture mix and allowed to be degraded to a bio pulp.

The bio pulp is then mixed with soil on the premises. The enriched soil is used to support new plants and in so doing reduces dependency on fertilizers and other nutrients that contribute to water polluting disposal problems.

## Bokashi Composting is Very Easy and Fast

What is Bokashi Fermenting?



Bokashi fermenting is a method of rapidly metabolizing all organic waste with naturally occurring soil microbes. It is 10 times faster than composting, produces no greenhouse gases, produces no heat, and takes only 7 days. The “pickled” waste material is then mixed with soil to return all the nutrients and microbes to soil.

Bokashi fermenting is an approved method for disposing of MMJ waste.<sup>1</sup>

All organic waste will rapidly decompose and noxious odors, putrefaction, and gases are eliminated. No insects or rodents are attracted to the end product. It is accomplished in a remarkably small amount of space and requires no turning, mixing, aerating, or additional materials to complete.

When processing MMJ waste, an accelerant is combined with the microbes to increase the speed of processing because the cellulose content of waste is very high. The liquid accelerant is sprayed onto the waste with each addition of culture mix and the system is then closed to exclude oxygen.

<sup>1</sup> <http://www.colorado.gov/cs/Satellite?blobcol=urldata&blobheadername1=Content-Disposition&blobheadername2=Content-Type&blobheadervalue1=inline%3B+filename%3D%22Current+Set+of+Rules%2C+Effective+July+1%2C+2011.pdf%22&blobheadervalue2=application%2Fpdf&blobkey=id&blobtable=MungoBlobs&blobwhere=1251781468397&ssbinary=true>



If the waste pH in the fermenter after adding the culture mix and accelerant with water has a pH that is greater than 6.0, the operator should adjust the pH to a level below 6.0 to be assured that fermenting will be efficient. Although this is not a common experience, it may be essential if a lot of ammonia fertilizers are used in a grow operation.

Vinegar is a simple and effective way of lowering the pH if it is required. It is inexpensive, non-toxic, and easy to use. Any kind of vinegar can be used as it is only used to lower the pH. Depending on how much ammonia or other basic materials are in the waste the operator will add vinegar to the fermenter to bring the pH into a range between 4.0 and 6.0. If the pH is above this level fermenting will be less efficient and likely will not work if it is greater than 6.5.

**Table 2: List of essential materials to properly process marijuana waste.**

<b>Materials Required for Waste Processing:</b>	
Vinegar	Use to adjust fermenter only if the pH >6.0
Bokashi culture mix	25 lbs will process 1 ton of waste
Accelerant	1 gallon will process 1 ton of waste
MJ Granulating Machine	Directs waste to fermenters, inoculates waste
Fermenters	HDPE 55 gal band clamp/safety pressure release cassette

### **Step by Step Protocol for Processing Marijuana Waste:**

<b>Activity</b>	<b>Comment</b>
1. Locate the MJ Granulating machine in a flat working area along with the stair platform access	Lock the wheels and attach the stair platform to the machine with the hinge gate locking unit
2. Plug the machine into a 220 volt outlet	The 3 HP Teco Westinghouse is well built and rugged. It requires single phase 220 v 50 – 60 Hz power
3. Gather MJ waste in bins or as stocks including root balls	Rocks or heavy clay materials should be removed from root balls. Remove as much soil as possible and cut to size to fit the hopper
4. Wear eye and ear protection	Operators should read the operator’s manual before engaging the machine
5. Place the fermenting barrel or carton to collect minced and granulated waste below the machine stand	The stand is designed to fit 55 gallon barrels. Push the barrel so that the curtain on the stand is centered over the barrel
6. Start the machine and granulate	

all waste filling to within 4 inches of the top of the barrel or carton	
7. Replace a filled container with an empty container	Label each granulated container by time and date

Activity	Comment
8. Bokashi Fermenting, Composting, On-site or Off-site Disposal	Arrange for off-site handling or on-site composting. If Bokashi fermenting advance to activity # 9
9. Waste collected in 55 gal size fermenters	Filled to within 4 inches of the top
10. Add 1.6 Lbs of culture mix and 250 mL of accelerant to a 5 gallon bucket	
11. Fill the bucket with 5 gallons of water	
12. Pour the liquid slurry of culture mix, water and accelerant over the minced material in the barrel	The objective is to wet all material and inoculate as the solution travels through the waste
13. Repeat Activity 10 – 12 twice so that 15 gallons of slurry have been put into the fermenter	
14. Confirm the pH is below 6.0	Obtain a small amount of fluid from the fermenter and test with a pH meter or tape.
15. Seal the fermenter using the band clamp lock and check that the safety pressure valve is in place	The safety valve fits in the top of the cassette attached to the lid for the fermenter
16. Record the ID for the fermener in a log book and the date fermenting started	Each barrel lid has its own ID number or label
17. Allow at least 10 to 14 days at room temperature	
18. After fermenting check the pH to be certain it is below 6.0	
19. Drain liquids from the fermenter by tipping on its side and removing the safety valve	This liquid can be used to water plants. It is rich in nutrients.
20. The entire fermented material	Tilling the fermented material into



including liquids can be mixed with soil	normal soil or mixing into a pile of soil will result in its rapid further incorporation into the soil
21. Allow a few weeks for the soil with fermented end product to mature	Soil with end product can be recycled or sent off site for use in gardens

You may throw any food scraps into the granulating machine hopper when the marijuana waste is being minced and granulated. The food scraps will ferment and accelerate marijuana waste processing.

### **What about Pathogens and other un-wanted chemical bi-products?**

Bokashi fermenting is a very efficient way of killing pathogens including *E. coli* and *Salmonella*. The enzymatic activity in the fermenting process will break down most chemical compounds into basic simple molecules and it will kill most seeds. Do not add petroleum products or oils as they will interfere in efficient fermenting.

Wear gloves when handling the end products as they are mildly acidic (like vinegar) and wash your skin or eyes with copious amounts of water if you accidentally splash the material on the skin or eyes. We recommend wearing safety goggles in addition to gloves as a common sense precaution.

### **What is the starting basic system for waste processing?**

Bokashicycle recommends for all growers a basic minimal system that consists of the electric 3 HP pulverizing machine on its stand with swivel wheels and 2 55 gallon yard waste fermenting systems. The yard waste fermenting systems come with enough culture mix and accelerant to process up to 2 tons of waste.

3 HP 220v 1 PH Electric Granulating Machine:

[https://store.bokashicycle.com/MJ-Granulating-Machine--3-HP-Electric-single-phase-220v\\_p\\_54.html](https://store.bokashicycle.com/MJ-Granulating-Machine--3-HP-Electric-single-phase-220v_p_54.html)

Yard Waste Fermenting System:

<https://store.bokashicycle.com/bcomm01>

Bokashicycle offers wholesale pricing and discounts to all growers for volume orders. Bokashi culture mix kept dry and protected has a shelf life greater than 5 years as does the accelerant. A volume discount pack of 500 pounds of culture mix and 20 gallons of accelerant on a single skid is offered at \$995 plus delivery. That is enough inoculants to process 20 tons of waste.





## **Getting Started with a Quote:**

Bokashicycle will provide to the grower a recommended set up for processing all waste based on the information provided.

The quote will include the cost of equipment, number of fermenters, and amount of culture mix needed to process all waste efficiently.

Call us for a quote at 800.714.2130 or email us at [support@bokashicycle.com](mailto:support@bokashicycle.com)

On Aug 10, 2022, at 4:37 PM, Mike Houghton <[mikehoughton@huntingtonpower.com](mailto:mikehoughton@huntingtonpower.com)> wrote:

Hi Reid,

Attached is the budgetary proposal for 722 Wethersfield Ave., Harford, CT. The proposed ATS will accommodate the transfer of the entire building and the generator will support an amperage load of up to 452 Amps of your entire 600 Amp service. Please review and let me know if you have any questions or if there's anything additional that we can do to help you with your application.

Thank you,

*Michael Houghton*

34 East Dudley Town Road, Bloomfield, CT 06002

Office: 203-929-3203 X302 Cell: 860-810-8123

[mikehoughton@huntingtonpower.com](mailto:mikehoughton@huntingtonpower.com)



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August 10, 2022

HPE Proposal - 60724-MH

Project Name:  
South End Harvest House  
722 Wethersfield Ave.  
Hartford, CT

Huntington Power Equipment is pleased to propose the following for your review:

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### Bill of Materials

#### **Quantity 1 - Generac Industrial gaseous 9.0L V-8 engine-driven generator, consisting of the following features and accessories:**

- Stationary Emergency-Standby rated
- 150 kW Rating, wired for 120/240 VAC three phase, 60 Hz
- Permanent Magnet Excitation
- Level 1 Acoustic Enclosure, Steel
  - Industrial Grey Baked-On Powder Coat Finish
- UL2200
- EPA Certified
- H-100 Control Panel
  - Meets NFPA 99 and 110 requirements
  - Temp Range -40 to 70 degrees C
  - Digital Microprocessor:
    - Two 4-line x 20 displays, full system status
    - 3 Phase sensing, +/-0.25% digital voltage regulation
    - RS232, RS485 and Canbus remote ports
    - Waterproof connections
    - All engine sensors are 4-20ma for minimal interference
    - Programmable I/O
    - Built-in PLC for special applications
  - Engine function monitoring and control:
    - Full range standby operation; programmable auto crank, Emergency Stop, Auto-Off-Manual switch
    - Isochronous Governor, +/-0.25% frequency regulation
    - Full system status on all AC output and engine function parameters
    - Service reminders, trending, fault history (alarm log)
    - I2T function for full generator protection
    - Selectable low-speed exercise
  - 2-wire start controls for any 2-wire transfer switch
- 21 Light Remote Annunciator
  - Surface-Mount
  - Integral 8 Function Relay Board
- Natural Gas fuel system (7-11")

- 90 AH, 700 CCA Group 27F Battery, with rack, installed
- Standard MLCB, 80% rated thermal-magnetic
  - 500 Amp
- Battery Charger, 10 Amp, NFPA 110 compliant, installed
- Coolant Heater, 1500W, 120VAC
- Std set of 3 Manuals
- 120V GFCI and 240V Outlet
- Extreme Cold Weather Kit - Heated Crankcase Breather System
- Flex Fuel Line
- 5-Year Comprehensive Warranty
- SG0150JG269.0S18HPSYE

**Quantity 1 - 9.0 5.4 6.8 GAS 5C 5 YR P/L/T**

**Quantity 1 - TRANSFER SWITCH - TX SERIES**

- 600 Amp, 3 pole, 120/240 VAC three phase, 60 Hz, with 2-Wire Start Circuit
  - Utility Voltage Sensing Controls:
    - Adjustable Drop-out and Pick-up
    - Adjustable Utility Interrupt Delay
  - Adjustable Logic Controls:
    - Minimum Standby Voltage
    - Minimum Standby Frequency
    - Engine Warmup
    - Return to Utility
    - Engine Cooldown
    - Transfer on Exercise
- 3 Owner's Manuals
- Double Set of Form C Aux Cont
- Enclosure Heater
- UL Listed 1008 by ETL
- Controller and Circuit Breaker Covers, Padlockable, Black
- NEMA 3R Enclosure
- Service Entrance Rated
- In Phase Only Transfer
- Five Year Extended Warranty
- TX301NS0600J3CH

**Quantity 1 - G/H/M/TX 400-800 5C 5 YR P/L**

**Quantity 1 – Site Services**

- Delivery all equipment listed above to the site
- Excavate and pour concrete generator pad at the proposed location
- Rig and secure generator to pad
- Plumb gas piping to generator and install regulator as necessary (assuming adequate gas pressure at generator location to tap of existing pipe)
- Mount ATS to exterior of building
- Install conduit and wiring as necessary from generator to ATS and from Main disconnect to exterior ATS and back
- Testing & Commissioning
  - Startup, calibration and testing of system using building load
  - File paperwork and register system for factory warranty

**Total \$86,073.00**

Sales Tax Not Included

## **NOTES & CLARIFICATIONS:**

- **The above represents a Budgetary proposal based on the initial information provided.**
- Engineering studies, site drawings, or fees are not included in this proposal.
- All proposed equipment locations and design are subject to Town and utility approvals.
- Startup and load transfer test are not included in the proposal unless otherwise specified as an itemized item above.
- Gas piping assumes adequate gas pressure is available at the existing regulator. Verification from the utility company will be required prior to ordering\*.
- HPE does not have plans or specs for this project
- This proposal is based on information supplied to Huntington Power which may or may not have been correct or complete. The customer is responsible for reviewing this proposal for compliance with the complete and final drawings and specifications.
- If the generator is intended to support life safety loads, configuration and testing are required to comply with NFPA110 Level 1 requirements. Huntington Power would be pleased to provide a quote for field load bank testing and/or provide assistance regarding Life Safety Load applications and definitions.
- Generator sizing analysis has not been performed by HPE
- Installation of equipment is not included in the proposal unless otherwise specified above.
  - Permits, fuel, fuel supply & piping, electrical wiring, signage, duct work, anchor bolts, tie down of unit, concrete foundation, etc. are not included in this proposal unless otherwise specified as included above.
- We take exception to any proprietary information pertaining to manufacturer specific functions and components. Inclusion of any product or requirements not listed in this proposal shall not be assumed, regardless of specification, unless agreed upon in writing by both parties.
- All 3<sup>rd</sup> party testing & commissioning including but not limited coordination studies, NETA Testing, infrared scanning and/or thermographic surveys, harmonic content testing, oscilloscope testing, insulation resistance and all other resistance testing, battery testing, vibration testing, noise level, exhaust emissions & exhaust back pressure testing are not included.
- Prices include LTL common carrier freight, FOB Factory. Offloading & rigging are not included unless otherwise specified.
- Prices include freight common carrier (FOB manufacturer, freight allowed), off-load and rigging by Others
- Work to be performed after normal work hours or on weekend or holiday is available at an additional cost.

## **PRICING QUALIFICATIONS:**

- **Prices are limited to this Proposal and the items listed herein and do not include any federal, state or local taxes and shall be added in lieu of Tax Exemption Certificate**
- Prices and items are based on the above outlined BOM and are valid for 30 days.
- Prices do not include unforeseen modifications to the scope of work as a result of Federal, State, or Local requirements, as well as any financial penalties incurred resulting from subsequent code compliance.

## **FORCE MAJEURE STATEMENT**

- Huntington Power and Generac Industrial Power understand the serious impact that current delays in shipping have had on projects from pricing to scheduling. Please understand that all levels of the supply chain that feed the factory production lines are being affected by global and local product supply chain shortages resulting in substantial manufacturing delays, increased lead times, and costs due to unforeseeable events outside of our control. Estimated shipping dates are changing indiscriminately, but we are doing everything within our control to mitigate these circumstances.
- Covid and the current situation in Russia and the Ukraine has and will continue to impact all levels of the supply chain for the foreseeable future. The ultimate duration and scope of these effects remain unknown and unclear. Accordingly, HPE must treat the impact of this pandemic and conflict as a force majeure event, meaning that prior

terms, conditions, commitments, and/or schedules, among others, may in certain circumstances require adjustment as we work to navigate and mitigate the effects of the current situation. Be assured we are in touch with the factory every day and will update our customers as soon we have information.

- Optional addition: If you and your team wish to join HPE's CEO on a conference call to discuss the above, I'd be pleased to arrange it. If interested, let me know what time/day works best and we'll try to accommodate your schedule.

**STATEMENT:**

Due to unprecedented circumstances, prices and lead times are only valid at the time of quotation. Additionally, as we all are aware Covid and the response to the pandemic by governmental authorities has and will continue to impact all levels of the supply chain for the foreseeable future. The resulting product shortages, manufacturing delays, increased lead times and costs are unforeseeable events outside of our control. The ultimate duration and scope of these and other still unknown effects remain unclear. Accordingly, we must treat this pandemic as a force majeure event, which means that, for example, prior terms, conditions, commitments, and/or schedules, among others, may in certain circumstances require adjustment as we work to navigate and mitigate the effects of this pandemic.

Thank you for the opportunity to quote you. We look forward to being of service to you. Feel free to contact me at (860)289-8790 or [mikehoughton@huntingtonpower.com](mailto:mikehoughton@huntingtonpower.com)

Best Regards,

*Michael Houghton*

34 East Dudley Town Road, Bloomfield, CT 06002

Office: 860-289-8790 X302, Cell: 860-810-8123

[mikehoughton@huntingtonpower.com](mailto:mikehoughton@huntingtonpower.com)



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**PAYMENT SCHEDULE AND PAYMENT TERMS WILL BE DETERMINED AT TIME OF ORDER, BASED ON CREDIT REVIEW AND APPROVAL**

**HUNTINGTON POWER STANDARD TERMS AND CONDITIONS ARE INCORPORATED WITHIN THIS PROPOSAL (ATTACHED BELOW)**

**PROPOSAL AND TERMS ACCEPTANCE:**

**SG150 | 14.2L | 150 kW**  
**INDUSTRIAL SPARK-IGNITED GENERATOR SET**

EPA Certified Stationary Emergency and Non-Emergency

**DEMAND RESPONSE READY**

**Standby Power Rating**

150 kW, 188 kVA, 60 Hz

**Demand Response Rating**

150 kW, 188 kVA, 60 Hz

**Prime Power Rating**

135 kW, 169 kVA, 60 Hz

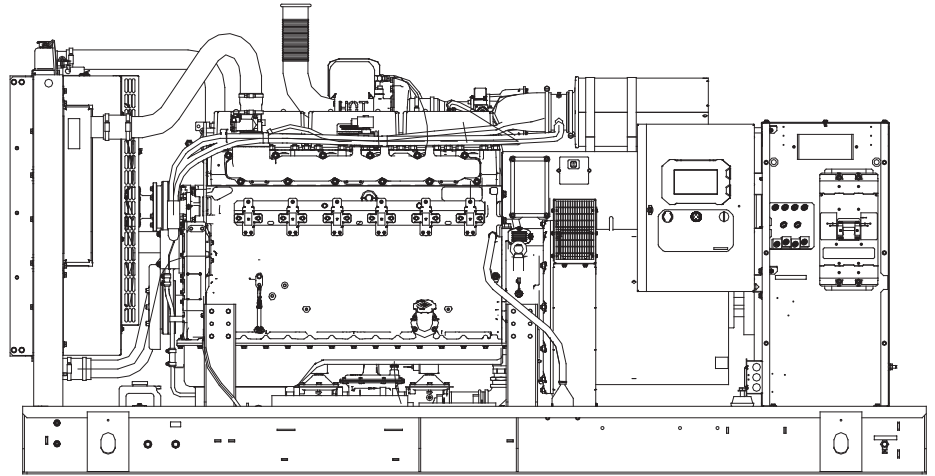


Image used for illustration purposes only



**Codes and Standards**

Not all codes and standards apply to all configurations. Contact factory for details.

-   UL2200, UL6200, UL1236, UL489
-  CSA C22.2, B149
-   BS5514 and DIN 6271
-  SAE J1349
-  NFPA 37, 70, 99, 110
-  NEC700, 701, 702, 708
-  ISO 3046, 7637, 8528, 9001
-  NEMA ICS10, MG1, 250, ICS6, AB1
-  ANSI C62.41
-  IBC 2009, CBC 2010, IBC 2012, ASCE 7-05, ASCE 7-10, ICC-ES AC-156 (2012)

**Powering Ahead**

Generac ensures superior quality by designing and manufacturing most of its generator components, such as alternators, enclosures, control systems and communications software. Generac also makes its own spark-ignited engines, and you'll find them on every Generac gaseous-fueled generator. We engineer and manufacture them from the block up — all at our facilities throughout Wisconsin. Applying natural gas and LP-fueled engines to generators requires advanced engineering expertise to ensure reliability, durability and necessary performance. By designing specifically for these dry, hotter-burning fuels, the engines last longer and require less maintenance. Building our own engines also means we control every step of the supply chain and delivery process, so you benefit from single-source responsibility.

Plus, Generac Industrial Power's distribution network provides all parts and service so you don't have to deal with third-party suppliers. It all leads to a positive owner experience and higher confidence level. Generac spark-ignited engines give you more options in commercial and industrial generator applications as well as extended run time from utility-supplied natural gas.

# SG150 | 14.2L | 150 kW

## INDUSTRIAL SPARK-IGNITED GENERATOR SET

EPA Certified Stationary Emergency and Non-Emergency

### STANDARD FEATURES

### DEMAND RESPONSE READY

#### ENGINE SYSTEM

- Oil Drain Extension
- Air Cleaner
- Stainless Steel Flexible Exhaust Connection
- Critical Silencer
- Factory Filled Oil and Coolant
- Radiator Duct Adapter (Open Set Only)
- Shipped Loose Catalyst Silencer (Open Set Only)
- Oil Temperature Indication and Alarm
- Level 1 Fan and Belt Guards (Open Set Only)

#### Fuel System

- NPT Fuel Connection on Frame
- Primary and Secondary Fuel Shutoff

#### Cooling System

- Closed Coolant Recovery System
- UV/Ozone Resistant Hoses
- Factory-Installed Radiator
- 50/50 Ethylene Glycol Antifreeze
- Radiator Drain Extension

#### Electrical System

- Battery Charging Alternator
- Battery Cables
- Battery Tray
- Rubber-Booted Engine Electrical Connections
- Solenoid Activated Starter Motor

#### ALTERNATOR SYSTEM

- UL2200 GENprotect™
- Class H Insulation Material
- 2/3 Pitch
- Skewed Stator
- Permanent Magnet Excitation
- Sealed Bearing
- Amortisseur Winding
- Full Load Capacity Alternator

#### GENERATOR SET

- Internal Genset Vibration Isolation
- Separation of Circuits - High/Low Voltage
- Separation of Circuits - Multiple Breakers
- Wrapped Exhaust Piping
- Standard Factory Testing
- 2 Year Limited Warranty (Standby Rated Units)
- 1 Year Limited Warranty (Prime Rated Units)
- Silencer Mounted in the Discharge Hood (Enclosed Unit Only)
- Ready to Accept Full Load in <10 Seconds

#### ENCLOSURE (If Selected)

- Rust-Proof Fasteners with Nylon Washers to Protect Finish
- High Performance Sound-Absorbing Material (Sound Attenuated Enclosures)
- Gasketed Doors
- Upward Facing Discharge Hood (Radiator and Exhaust)
- Stainless Steel Lift Off Door Hinges
- Stainless Steel Lockable Handles
- RhinoCoat™ - Textured Polyester Powder Coat Paint

#### CONTROL SYSTEM



#### Power Zone® Pro Sync Controller

##### Program Functions

- NFPA 110 Level 1 Compliant
- Engine Protective Functions
- Alternator Protective Functions
- Digital Engine Governor Control
- Digital Voltage Regulator
- Multiple Programmable Inputs and Outputs
- Remote Display Capability
- Remote Communication via Modbus® RTU, Modbus TCP/IP, and Ethernet 10/100
- Alarm and Event Logging with Real Time Stamping
- Expandable Analog and Digital Inputs and Outputs

- Remote Wireless Software Update Capable
- Wi-Fi®, Bluetooth®, BMS and Remote Telemetry
- Built-In Programmable Logic Eliminates the Need for External Controllers Under Most Conditions
- Ethernet Based Communications Between Generators
- Programmable I/O Channel Properties
- Built-In Diagnostics

##### Protections

- Low Oil Pressure
- Low Coolant Level
- High/Low Coolant Temperature
- Sensor Failure
- Oil Temperature
- Over/Under Speed
- Over/Under Voltage
- Over/Under Frequency
- Over/Under Current
- Over Load
- High/Low Battery Voltage
- Battery Charger Current
- Phase to Phase and Phase to Neutral Short Circuits (I<sup>2</sup>T Algorithm)

#### 7 Inch Color Touch Screen Display

- Resistive Color Touch Screen
- Sunlight Readable (1400 NITS)
- Easily Identifiable Icons
- Multi-Lingual
- On Screen Editable Parameters
- Key Function Monitoring
- Three Phase Voltage, Amperage, kW, kVA, and kVA<sub>r</sub>
- Selectable Line to Line or Line to Neutral Measurements
- Frequency
- Engine Speed
- Engine Coolant Temperature
- Engine Oil Pressure
- Engine Oil Temperature
- Battery Voltage
- Hourmeter
- Warning and Alarm Indication
- Diagnostics
- Maintenance Events/Information



# SG150 | 14.2L | 150 kW

## INDUSTRIAL SPARK-IGNITED GENERATOR SET

EPA Certified Stationary Emergency and Non-Emergency

### CONFIGURABLE OPTIONS

### DEMAND RESPONSE READY

#### ENGINE SYSTEM

- Engine Coolant Heater
- Baseframe Cover/Rodent Guard
- Oil Heater
- Air Filter Restriction Indicator
- Radiator Stone Guard (Open Set Only)
- Level 1 Fan and Belt Guards (Enclosed Units Only)

#### FUEL SYSTEM

- NPT Flexible Fuel Line

#### ELECTRICAL SYSTEM

- 10A UL Listed Battery Charger
- Battery Warmer

#### ALTERNATOR SYSTEM

- Alternator Upsizing
- Anti-Condensation Heater
- Tropical Coating

#### CIRCUIT BREAKER OPTIONS

- Main Line Circuit Breaker
- 2nd Main Line Circuit Breaker
- Shunt Trip and Auxiliary Contact
- Electronic Trip Breakers

#### GENERATOR SET

- Demand Response Rating
- Extended Factory Testing (3-Phase Only)
- 12 Position Load Center
- Vapor Recovery Heater

#### ENCLOSURE

- Weather Protected Enclosure
- Level 1 Sound Attenuated
- Level 2 Sound Attenuated
- Level 2 Sound Attenuated with Motorized Dampers
- Steel Enclosure
- Aluminum Enclosure
- AC/DC Enclosure Lighting Kit
- Enclosure Heaters (with Motorized Dampers)
- IBC Certification
- Door Open Alarm Switch
- Pad Vibration Isolators
- Up to 200 MPH Wind Load Rating (Contact Factory for Availability)

#### CONTROL SYSTEM

- NFPA 110 Level 1 Compliant 21-Light Remote Annunciator
- Remote Relay Assembly (8 or 16)
- Remote E-Stop (Break Glass-Type, Surface Mount)
- Remote E-Stop (Red Mushroom-Type, Surface Mount)
- Remote E-Stop (Red Mushroom-Type, Flush Mount)
- 10A Engine Run Relay
- Ground Fault Annunciator
- 120V GFCI and 240V Outlets
- Damper Alarm Contacts (Motorized Dampers Only)
- 100 dB Alarm Horn

#### WARRANTY (Standby Gensets Only)

- 2 Year Extended Limited Warranty
- 5 Year Limited Warranty
- 5 Year Extended Limited Warranty
- 7 Year Extended Limited Warranty
- 10 Year Extended Limited Warranty

### ENGINEERED OPTIONS

#### ENGINE SYSTEM

- Fluid Containment Pan

#### ALTERNATOR SYSTEM

- 3rd Breaker System

#### CONTROL SYSTEM

- Battery Disconnect Switch

#### GENERATOR SET

- Special Testing
- Battery Box

# SG150 | 14.2L | 150 kW

## INDUSTRIAL SPARK-IGNITED GENERATOR SET

EPA Certified Stationary Emergency and Non-Emergency

### APPLICATION AND ENGINEERING DATA

**DEMAND RESPONSE READY**

#### ENGINE SPECIFICATIONS

##### General

Make	Generac
Cylinder #	6
Type	In-line
Displacement - in <sup>3</sup> (L)	864.71 (14.2)
Bore - in (mm)	5.31 (135)
Stroke - in (mm)	6.50 (165)
Compression Ratio	9.5:1
Intake Air Method	Turbocharged/Aftercooled
Number of Main Bearings	7
Connecting Rods	Carbon Steel
Cylinder Head	Cast Iron GT250, OHV
Cylinder Liners	Ductile Iron
Ignition	Electronic
Piston Type	Aluminum
Crankshaft Type	Ductile Iron
Lifter Type	Solid
Intake Valve Material	Special Heat-Resistant Steel
Exhaust Valve Material	High Temp Steel Alloy
Hardened Valve Seats	High Temp Steel Alloy

##### Engine Governing

Governor	Electronic
Frequency Regulation (Steady State)	±0.25%

##### Lubrication System

Oil Pump Type	Gear Driven
Oil Filter Type	Full-Flow with Cartridge
Crankcase Capacity - qt (L)	36.2 (34.3)

##### Cooling System

Cooling System Type	Pressurized Closed Recovery
Fan Type	Pusher
Fan Speed - RPM	1,894
Fan Diameter - in (mm)	30 (762)

##### Fuel System

Fuel Type	Natural Gas
Carburetor	Down Draft
Secondary Fuel Regulator	Standard
Fuel Shut Off Solenoid	Standard
Operating Fuel Pressure - in H <sub>2</sub> O (kPa)	7 - 11 (1.7 - 2.7)

##### Engine Electrical System

System Voltage	24 VDC
Battery Charger Alternator	57.5 A
Battery Size	See Battery Index 0161970SBY
Battery Voltage	(2) - 12 VDC
Ground Polarity	Negative

#### ALTERNATOR SPECIFICATIONS

Standard Model	K0150124Y21
Poles	4
Field Type	Revolving
Insulation Class - Rotor	H
Insulation Class - Stator	H
Total Harmonic Distortion	<5% (3-Phase Only)
Telephone Interference Factor (TIF)	<50

Standard Excitation	Permanent Magnet
Bearings	Sealed Ball
Coupling	Direct
Prototype Short Circuit Test	Yes
Voltage Regulator Type	Digital
Number of Sensed Phases	All
Regulation Accuracy (Steady State)	±0.25%

# SG150 | 14.2L | 150 kW

## INDUSTRIAL SPARK-IGNITED GENERATOR SET

EPA Certified Stationary Emergency and Non-Emergency

### OPERATING DATA

**DEMAND RESPONSE READY**

#### POWER RATINGS - NATURAL GAS

	Standby/Demand Response		Prime	
Single-Phase 120/240 VAC @1.0pf	150 kW/150 kVA	Amps: 625	135 kW/135 kVA	Amps: 563
Three-Phase 120/208 VAC @0.8pf	150 kW/188 kVA	Amps: 521	135 kW/169 kVA	Amps: 469
Three-Phase 120/240 VAC @0.8pf	150 kW/188 kVA	Amps: 452	135 kW/169 kVA	Amps: 406
Three-Phase 277/480 VAC @0.8pf	150 kW/188 kVA	Amps: 226	135 kW/169 kVA	Amps: 203
Three-Phase 346/600 VAC @0.8pf	150 kW/188 kVA	Amps: 181	135 kW/169 kVA	Amps: 163

#### MOTOR STARTING CAPABILITIES (skVA)

skVA vs. Voltage Dip			
277/480 VAC	30%	208/240 VAC	30%
K0150124Y21	326	K0150124Y21	244
K0200124Y21	478	K0200124Y21	361
K0250124Y21	630	K0250124Y21	506
K0300124Y21	790	K0300124Y21	609

#### FUEL CONSUMPTION RATES\*

Percent Load	Natural Gas – scfh (m <sup>3</sup> /hr)	
	Standby/Demand Response	Prime
25%	840 (23.8)	780 (22.1)
50%	1,380 (39.1)	1,260 (35.7)
75%	1,800 (51.0)	1,680 (47.6)
100%	2,220 (62.9)	2,040 (57.8)

\* Fuel supply installation must accommodate fuel consumption rates at 100% load.

#### COOLING

		Standby/Demand Response	Prime
Air Flow (Fan Air Flow Across Radiator) - Open Set	scfm (m <sup>3</sup> /min)	9,162 (259.4)	9,162 (259.4)
Coolant Flow	gpm (Lpm)	90 (340.7)	90 (340.7)
Coolant System Capacity	gal (L)	10.5 (39.7)	10.5 (39.7)
Maximum Operating Ambient Temperature	°F (°C)	122 (50)	122 (50)
Maximum Operating Ambient Temperature (Before Derate)		See Bulletin No. 0199270SSD	
Maximum Additional Radiator Backpressure	in H <sub>2</sub> O (kPa)	0.5 (0.12)	0.5 (0.12)

#### COMBUSTION AIR REQUIREMENTS

	Standby/Demand Response	Prime
Flow at Rated Power - scfm (m <sup>3</sup> /min)	354 (10.0)	320 (9.1)

#### ENGINE

		Standby/Demand Response	Prime
Rated Engine Speed	RPM	1,800	1,800
Horsepower at Rated kW**	hp	232	209
Piston Speed	ft/min (m/min)	1,950 (594)	1,950 (594)
BMEP	psi (kPa)	118 (814)	106 (732)

#### EXHAUST

		Standby/Demand Response	Prime
Exhaust Flow (Rated Output)	scfm (m <sup>3</sup> /min)	1,166 (33.0)	1,043 (29.5)
Maximum Allowable Backpressure (Post Silencer)	inHg (kPa)	0.75 (2.54)	0.75 (2.54)
Exhaust Temp (Rated Output)	°F (°C)	1,318 (714.4)	1,300 (704.4)

\*\* Refer to "Emissions Data Sheet" for maximum bHP for EPA and SCAQMD permitting purposes.

Deration – Operational characteristics consider maximum ambient conditions. Derate factors may apply under atypical site conditions.

Please contact a Generac Power Systems Industrial Dealer for additional details. All performance ratings in accordance with ISO3046, BS5514, ISO8528, and DIN6271 standards.

Standby - See Bulletin 0187500SSB

Demand Response - See Bulletin 10000018250

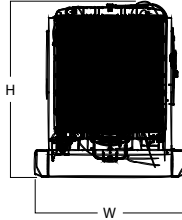
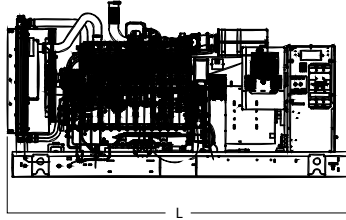
Prime - See Bulletin 0187510SSB

**SG150 | 14.2L | 150 kW**  
**INDUSTRIAL SPARK-IGNITED GENERATOR SET**

EPA Certified Stationary Emergency and Non-Emergency

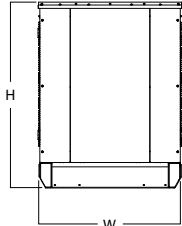
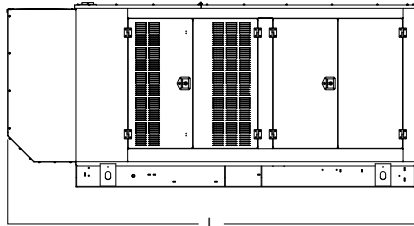
**DIMENSIONS AND WEIGHTS\***

**DEMAND RESPONSE READY**



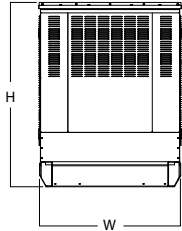
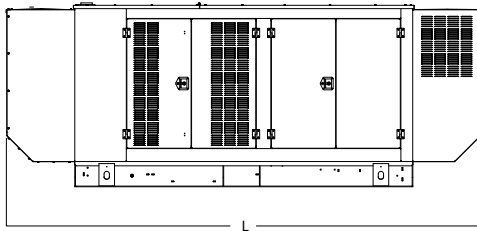
**OPEN SET**

L x W x H - in (mm)	128.0 (3,251) x 52.9 (1,344) x 62.3 (1,582)
Weight - lbs (kg)	5,281 - 6,031 (2,395 - 2,735)



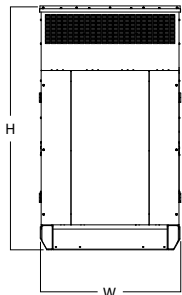
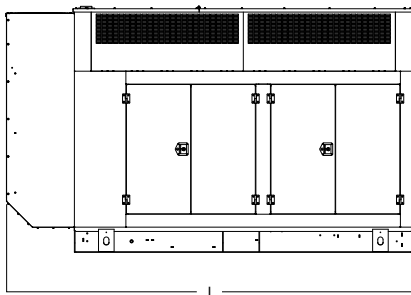
**WEATHER PROTECTED ENCLOSURE**

L x W x H - in (mm)	154.4 (3,922) x 54.0 (1,372) x 69.8 (1,773)
Weight - lbs (kg)	Steel: 6,261 - 7,596 (2,839 - 3,445) Aluminum: 5,795 - 6,786 (2,628 - 3,078)



**LEVEL 1 SOUND ATTENUATED ENCLOSURE**

L x W x H - in (mm)	179.9 (4,569) x 54.0 (1,372) x 69.8 (1,773)
Weight - lbs (kg)	Steel: 6,566 - 8,059 (2,978 - 3,655) Aluminum: 5,926 - 7,000 (2,688 - 3,175)



**LEVEL 2 SOUND ATTENUATED ENCLOSURE**

L x W x H - in (mm)	154.4 (3,922) x 54.0 (1,372) x 93.3 (2,370)
Weight - lbs (kg)	Steel: 6,801 - 8,632 (3,084 - 3,915) Aluminum: 6,027 - 7,247 (2,733 - 3,287)

\* All measurements are approximate and for estimation purposes only.

<b>YOUR FACTORY RECOGNIZED GENERAC INDUSTRIAL DEALER</b>

Specification characteristics may change without notice. Please contact a Generac Power Systems Industrial Dealer for detailed installation drawings.

# TX301 Series Transfer Switch

600 Amps

Service Entrance Rated · Contactor Type · Open and Delayed Transition

- Automatic Transfer Switch
- 600A up to 600V VAC, 60 Hz, 100% current rated
- Single or Three Phase
- 2, 3, or 4 Poles
- NEMA 1 or 3R
- Open and Inphase or Open with Delayed Transition
- ETL Listed to UL 1008
- High Withstand and Closing Ratings



Image used for illustration purposes only

## Codes and Standards

Not all codes and standards apply to all configurations. Contact factory for details.



cETL Listed



NFPA 70, 99, 110



NEC 700, 701, 702, 708

## Description

Generac's contactor type transfer switches are double-throw robust switch construction with inherent interlocks to ensure safe positive transfer between power sources. The contacts are silver composite for long life, resisting pitting or burning. The switches are rated for full load transfers in mission critical, emergency, legally required, and optional power systems.

The microprocessor based controller provides the customers with the flexibility to program a comprehensive group of set points to match the application needs. The controller has two programmable inputs and one programmable output as standard and is available with an optional expansion board for up to four programmable inputs and outputs. The LCD displays real time and historical information with time-stamped events. The integrated plant exerciser can be configured in off, daily, day of week, biweekly, and monthly intervals with user selectable run time. Standard features of the controller include three phase sensing on both sources, phase unbalance, phase reversal, load shed, emergency inhibit, and communications.

# TX301 Series Transfer Switch

600 Amps

Service Entrance Rated · Contactor Type · Open and Delayed Transition

## STANDARD FEATURES

### GENERAL

- Small Footprint, Results in Easy Mounting and Installation for Reduced Time and Costs
- Wall Mount
- Cable Entry is Top or Bottom
- Double-throw, stored energy transfer mechanism
- Can be electrically isolated while energized
- Graphical LCD-Based Display for Programming, System Diagnostics, and Help Menu Display Mimic
- Diagram with Source Available and Connected LED Indicator
- Method of Transfer: Open with Inphase Transition
- Mechanically Interlocked to Prevent Connection of Both Sources
- Modbus® RTU Communications
- TXC 100 Controller
- Operating Temperature: -4° to 158°F (-20° to 70°C)
- Removable Bottom Plates for Ease of Entry
- Voltage Agnostic\*
- High Withstand and Closing Ratings
- Heater Kit Standard on all 3R Enclosures
- Auxiliary Output Includes: Two Wire Start, Signal Before Transfer, Fault, and a Programmable Relay Output
- Auxiliary Input Includes: Permissive Inputs (24VDC)
- General Alarm Indication
- 2 Year Standard Warranty

### VOLTAGE AND FREQUENCY SENSING

- Three Phase Under and Over Voltage Sensing on Normal and Emergency Sources
- Under and Over Frequency Sensing on Normal and Emergency
- Selectable Settings: Single or Three Phase Voltage
- Sensing on Normal and Emergency 60 Hz
- Phase Sequence Sensing for Phase Sensitive Loads

### START CIRCUIT

- 2-wire Start
- 3-wire Start from C Contact for Circuit Monitoring

### DIGITAL OUTPUTS

- Switch Position Indication (2 Form C)
- Signal Before Transfer (Elevator)
- General Alarm

### DIGITAL INPUTS

- Emergency Inhibit (Permissive & Load Shed)
- Go to Emergency
- Manual Generator Retransfer

### CONTROLS

- Front Programmable Control Reduces PPE Needs and Arc Flash Hazard
- Built in Battery Backup – Increases Switch Reliability and Reduces Switch Transition Time to Alternate Source
- Battery Backup Able to Power the Controller for up to 60 Minutes in the Event of No Source Availability
- Generator Battery Backup for Controller
- Accessible USB Port for Easy Data Downloads, Firmware Updates without Requiring PPE, Reducing the Risk of Arc Flash
- All Amp Nodes Offered with Delayed Transition
- Heater Programmable through Control for Desired Temperature and Humidity Settings
- Front Accessible Customer Connections
- Time-Stamped Event History Log
- Programmable Exerciser – Daily, Weekly, Biweekly, Monthly

\* 480 V 3-Wire Systems and all 600 V systems must be specified at time of ordering for Transformer Kit to be included

## AVAILABLE OPTIONS

- Time Delay in Neutral Transition (TDN) or Inphase with a Default to Time Delay in Neutral Transfer
- Remote Annunciator
- Chicago Code Kit
- 3R Padlockable Cover for Controller (Standard on 3R Enclosure)
- CTs for Integrated Metering
- Heater Option for Temperature and Humidity Control (Standard on 3R Enclosure)
- Expandable Input/Output Board Module Includes: 4 Relay Outputs and 4 Optically Isolated Inputs
- 2 Year Extended Limited Warranty
- 5 Year Basic Limited Warranty
- 5 Year Extended Limited Warranty
- 7 Year Extended Limited Warranty
- 10 Year Extended Limited Warranty

### Engineered Options

- Transient Voltage Surge Suppressor (TVSS)
- Manual Generator Retransfer Switch
- Go to Emergency Switch

### Conversion Kits

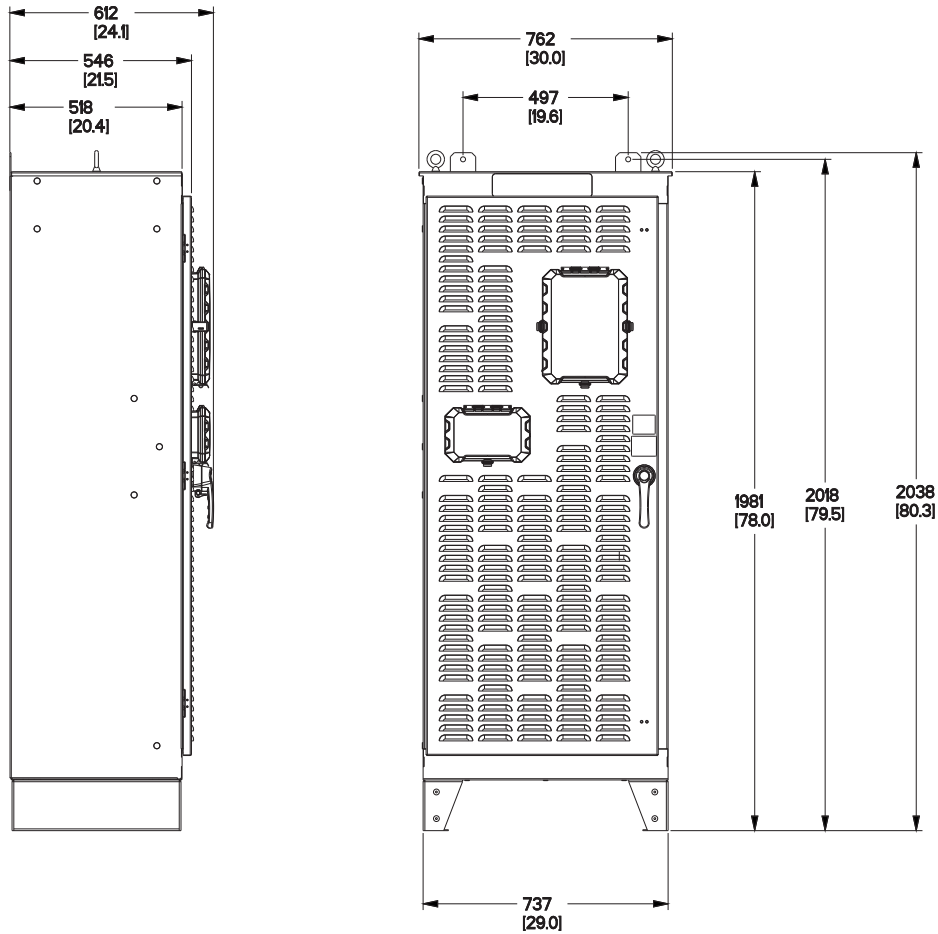
- 480 V Transformer Kit for 3-Wire Systems
- 600 V Transformer Kit

# TX301 Series Transfer Switch

600 Amps

Service Entrance Rated · Contactor Type · Open and Delayed Transition

## UNIT DIMENSIONS\*



### Service Entrance Rated, Contactor Type, Open and Delayed Transition, 600 A

Description	Cu/Al								lbs (kg)
	Normal 75 °C Wire	Normal Wire Lug Torque lb/in (Nm)	Standby/ Load Source 75 °C Wire	Standby/Load Wire Lug Torque lb/in (Nm)	Neutral Connection	Neutral Wire Lug Torque lb/in (Nm)	Ground Connection	Ground Wire Lug Torque lb/in (Nm)	
600A SER NEMA 1	(2) 600 - 2/0	450 (50.8)	(2) 750 - 2	620 (70)	(8) 350 - 6	275 (31.1)	(4) 350 - 6	275 (31.1)	465 (211)
600A SER NEMA 3R	(2) 600 - 2/0	450 (50.8)	(2) 750 - 2	620 (70)	(8) 350 - 6	275 (31.1)	(4) 350 - 6	275 (31.1)	467 (212)

### UL 1008 Withstand and Closing Ratings

Ampere Rating	Service Entrance (kA)	Fuse Rating (kA, Max Fusing Rating, Class)
600	100	200 kA, 1600A, L

\* All measurements are approximate and for estimation purposes only. Specification characteristics may change without notice. Please contact a Generac Power Systems Industrial Dealer for detailed installation drawings.

**From:** brett.harris@forian.com,

**To:** ritacastucci@aol.com,

**Subject:** Biotrack Quote and Resources

**Date:** Wed, Aug 10, 2022 5:16 pm

**Attachments:** BioTrack Proposal (2).pdf (175K)

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Rita and Southend Harvest Team,

Thanks for taking some time to chat earlier today. I have added the quote and hardware link to this email for your reference. I will be sending another email to introduce you to our trusted hardware vendor, Jay. I have also sent an order form for the letter of intent and support documentation for your application through Right Signature.

[Biotrack Approved Hardware](#)

--

Brett Harris  
Sales Development Specialist  
720.221.3155





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## BioTrack Proposal for Southend Harvest House

August 8, 2022

### ***BioTrack Universal Features:***

- All-in-one cannabis tracking solution
- True hardware Integration
- Local or Cloud Server Options
- SOC 1 and 2 Compliant
- Government State System Integration (METRC, BioTrack, etc.)
- Industry-Leading Security Standards
- Data-driven marketing tools & business insights
- Non-repeatable barcode algorithm - ensure compliance with automatic 16-digit barcodes
- 10+ years of cannabis industry experience
- Pin Code/Biometric fingerprint permission system

### ***Cultivation Main Aspects:***

- Design custom plant tags
- Easy-to-use Cultivation Grid and list view mode - design and customize for your operation
- Create Virtual Rooms, Tables, Groups, Link Clones to Mothers
- Monitor Nutrient Addition, Phase Changes, Wet and Dry Harvests/Trimming, Plant Audits
- Custom Harvest Options- (Select one or multiple Bi-products, multiple collection points, batch later)
- Strain notes - monitor genealogy, potency and design workflows around your S.O.P's
- Automate Harvests using Scale Integration
- Reports and Analytics – Mother/Clone Reports, Yields, Forensics, Yield Forecasting, Strain Ranking, etc

### ***Inventory/Processing Tools:***

- Easy inventory tracking - monitor thousands of products through a single interface
- Created unlimited inventory rooms based on SOPs and workflows
- Expiring Inventory Reports - know what is due to expire and establish markdown or discount plans for liquidation
- Vendor Profiles - Manage Vendor information including address, licenses info, notes, documentation, etc
- Invoice, purchase orders, and delivery manifest creation
- Track top vendors and top selling wholesale products
- Comprehensive Labeling Tool - customizable labeling tool based on variables, imagines, test results etc.
- Inventory Auditing- perform audits on your entire inventory to reconcile numbers down to the exact milligram
- Conversion Tracking - Convert products into single or multiple by-products, while maintaining a complete chain of custody, logging cost per gram calculations and product notifications and recalls.
- Automated Data Entry - Eliminate data entry and human error with integrated hardware that populates metrics right on your screen. Weigh directly into the computer, scan patient ID and populate customer profiles, with a single action.
- 160 Pre-built reports

### ***Dispensary Point-of-Sale Main Aspects:***

- Easy-to-use Interface - Intuitive, fast, easy POS navigation
- Automated Data Entry - Eliminate data entry and human error with integrated hardware that populates metrics right on your screen. Weigh directly into the computer, scan patient ID and populate customer profiles, with a single action.
- Customer Profiles - Create individual customer profiles to help treat all of your customers like regulars. Keep track of special preferences, medical conditions, membership tiers, purchase history, rewards points and more.
- Discounts & Loyalty Programs - Setup discounts based on date, time, product, brand and more. Reward the loyal customers with our exclusive loyalty points program
- Supports both Medical Patients and Recreational customers
- 160 Pre-built reports

## What is Cannabis Seed to Sale Software?

Seed to sale software is specialized inventory management software that tracks legal cannabis plants from their early life cycle until the final sale to the end consumer. You can think of it like an easy seed to sale crm that offers marijuana cultivators, processors, and dispensaries easy sale tracking, integrated APIs and effortless record keeping from a centralized point. Seed to sale tracking is important throughout the supply chain to help prevent diversion, assist in product recalls and provide regulators with a clear understanding of the industry. The best seed to sale software on the market does this and so much more. BioTrack's marijuana seed to sale software will not only help you run a compliant business, but also gives you the tools you need to save time and scale your business.

The BioTrack seed to sale marijuana tracking software was specifically designed for the cannabis industry. The inventory management system will help licensed marijuana businesses as well as states to keep track of inventory throughout the supply chain and help to ensure products are safe well before they reach the general public. This helps both licensed businesses and industries grow to reach their full potential.

Just because BioTrack has been in the industry for over 10 years does not mean that we are resting on our laurels. In 2020 alone, we added multiple new features to the platform to help manage operation, provide enhanced tools and control cost along with multiple new integrations with the goal of helping companies with compliant growth from top to bottom.

Our best in class seed-to-sale software helps clients meet and stay ahead of ever-changing regulatory compliance with the assistance of our dedicated government affairs team, and our dedicated support team makes the operation of your cannabis business their top priority.

With the germination of each cannabis seed, sale of a safe, top-quality product to the end consumer is the primary goal. By using BioTrack's seed to sale software and point of sale system both business owners and government regulators can ensure a safe and compliant cannabis industry for years to come.

## COMPLIANCE KEY FEATURES

We make sure you stay compliant, so you can focus on cultivating our industry's future.

### Seed-to-Sale Tracking Solution

Our extensive enterprise cannabis seed to sale cultivation software platform helps licensed operators in any legal market to remain compliant in 2020 and beyond while helping to identify key data points across the supply chain to streamline and optimize inventory management and improve operations at each phase of the operation; cultivation, processing, destruction and waste, transportation and distribution, lab testing and dispensing. Ultimately providing you with a management software that can cut costs, increase production and ensure high quality products for the industry.

- Automatically Report Required Data to State System's
- Custom Compliance-Focused Reporting
- Track Waste, Destruction and Account for Conversion and Moisture Losses
- Unique 16 Character Alphanumeric Tags
- Transport Manifests With All Necessary Information
- Real-Time Product Recalls
- Compliant Labels Customized with Your Business Logo, Name, and Much More
- Industry-Leading [Security](#) Standards
- 24/7 Access to Real-Time Data, Analytics and Reports
- Metric Integration



# BIOTRACK AND SECURITY

## Why is security important in the cannabis industry?

Maintaining complete privacy and anonymity to our client's customers and to our medical patients is our highest priority. It's because of this that we aim to achieve the highest possible security standards available for all of our systems, both government, and commercial. Data security is of the utmost importance and that's why with BioTrack, you own your data, nobody else.

## Commercial BioTrack Software Security

## How does BioTrack currently store data?

Some of the features that are offered on BioTrack's Core system are as follow:

Two-Factor Authentication

In addition to entering a user's email address, Universal Business Identifier (UBI), and password, users can also implement a one-time use passcode required for a user to login. This feature, which updates every time a user logs in, adds another level of protection for business owner's and their customers by mitigating the compromise of unwanted access.

#### Password Encryption

BioTrack employs bcrypt, which is the strongest password encryption type currently available.

#### Inactivity

By timing sessions for each individual user, BioTrack logs inactivity and cues an automatic logoff after remaining inactive for a certain amount of time, allowing for further protection of private data and eliminating data breaches due to oversights.

#### SSL Certs

We utilize the latest Secure Socket Layer (SSL) encryption technology available to protect the privacy of businesses and customer's data.

#### Database Encryptions

Our Database connections are encrypted with standard authentication and the same SSL encryption technology mentioned previously. At no point in the network path will data be unencrypted.

#### User Permissions

Create granular user permission settings to minimize the opportunity for error and keep a close eye on who has access to what.

#### Access Logs

Enjoy comprehensive access logs detailing date, time, and user, for every single action performed in your BioTrack system.

Scale: 1 Inch= 50 Ft.



Prepared By:  
Hobrook-Associated  
35 Reservoir Park Drive  
Rockland, MA 02370

Job Name:  
722 Weathersfield Ave  
Hartford, CT

Filename: C:\Users\jhoobrook\Documents\140332 - Design\2022 Design\atview\Kathryn\722 Weathersfield Ave\722 Weathersfield AGI

Scale: as noted		Project ID: 198966	
Date: 8/29/2022		Rep: CR /AK	
Filename: 722 Weathersfield AGI			
Drawn By: jhoobrook			

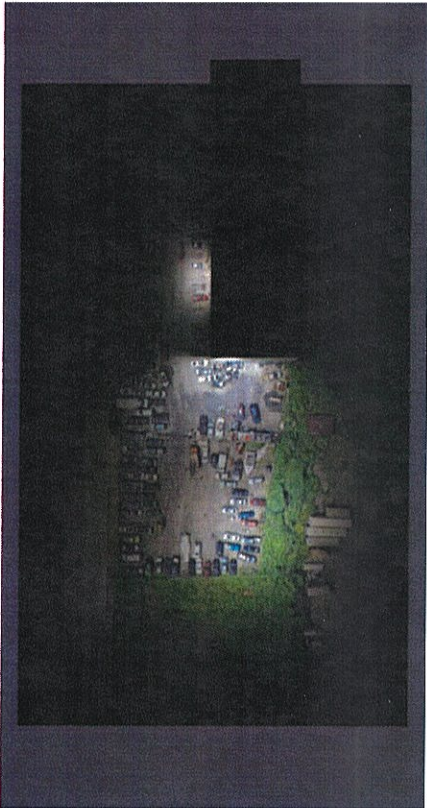
The design, analysis, and/or construction of any system and/or structure is intended to be based on the design parameters and information provided by the client. The design, analysis, and/or construction of any system and/or structure is intended to be based on the design parameters and information provided by the client. The design, analysis, and/or construction of any system and/or structure is intended to be based on the design parameters and information provided by the client. The design, analysis, and/or construction of any system and/or structure is intended to be based on the design parameters and information provided by the client.



Calculation Summary							PrSpocLr	PrSpocTb	Meter Type
Label	Calc Type	Units	Avg	Max	Min	Avg/Min	Max/Min	Description	Readings Taken @ 0'-0" AFG
Parking Lot	Illuminance	Fc	0.64	8.6	0.0	N.A.	N.A.		
									10
									10
									Horizontal

Luminaire Schedule									
All quotes/orders generated from this layout must be forwarded to the Local Rep Agency									
Symbol	Qty	Tag	Label	Arrangement	LLF	Description	BUG Rating		
	1	A	A17 4T150	Single	1.000	A17-4T150	B3-U0-G4		
	1	B	SLIM17FAFC150	Single	1.000	SLIM17FAFC150_5K at 0_CCT Setting	B3-U0-G2		
	1	C	SLIM17FA30ADJ	Single	1.000	SLIM17FA30ADJ_5K at 0_CCT Setting	B2-U2-G1		

Expanded Luminaire Location Summary						
LumNo	Tag	X	Y	Z	Orient	Tilt
1	C	183	177.5	15	270	0
2	B	261.5	194.5	30	0	0
3	A	415.906	228.09	30	252.734	0
Total Quantity: 3						



Render Image - Top View

Prepared By:  
Hobbrook-Associated  
35 Reservoir Park Drive  
Rockland, MA 02370

Job Name:  
722 Wethersfield Ave  
Hartford, CT

Scale: as noted  
Date: 8/29/2022

Project ID: 198966  
Rep: CR / AK

Filename: 722 Wethersfield AGI  
Drawn By: JHobbrook

The client hereby authorizes Hobbrook-Associated to provide the design services for the project. The client understands that the design services provided by Hobbrook-Associated are for illustrative purposes only and are not intended to constitute a contract. The client agrees to hold Hobbrook-Associated harmless from and against all claims, damages, losses, and expenses, including reasonable attorneys' fees, arising from or in connection with the design services provided by Hobbrook-Associated, whether or not such claims, damages, losses, and expenses are caused in whole or in part by the negligence of Hobbrook-Associated.

**NOTES**

- The client hereby authorizes Hobbrook-Associated to provide the design services for the project. The client understands that the design services provided by Hobbrook-Associated are for illustrative purposes only and are not intended to constitute a contract. The client agrees to hold Hobbrook-Associated harmless from and against all claims, damages, losses, and expenses, including reasonable attorneys' fees, arising from or in connection with the design services provided by Hobbrook-Associated, whether or not such claims, damages, losses, and expenses are caused in whole or in part by the negligence of Hobbrook-Associated.
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